

90-08-04-100-017.000-004

## CITY OF BLUFFTON

224 N SCOTT

**640. Exempt, Municipality**

#### **BLUFFTON COMMERCIAL/**

1/2

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## CITY OF BLUFFTON

## General Information

Occupancy	C/I Building	Pre. Use	Commercial Garage
Description	C/I Building	Pre. Framing	Fire Resistant
Story Height	1	Pre. Finish	Unfinished
Type	N/A	# of Units	0
		SB	B
		1	U

Wall Type 1: 1(78'),3(156')

Heating 2808 sqft

A/C

Sprinkler

Plumbing RES/CI				Roofing						
#	TF	#	TF	<input type="checkbox"/> Built Up	<input type="checkbox"/> Tile	<input type="checkbox"/> Metal	<input type="checkbox"/> Wood	<input type="checkbox"/> Asphalt	<input type="checkbox"/> Slate	<input type="checkbox"/> Other
Full Bath	0	0	0	0						
Half Bath	0	0	1	2						
Kitchen Sinks	0	0	0		GCK Adjustments					
Water Heaters	0	0	0		<input type="checkbox"/> Low Prof	<input type="checkbox"/> Ext Sheat	<input type="checkbox"/> Insulatio			
Add Fixtures	0	0	2	2	<input type="checkbox"/> SteelGP	<input type="checkbox"/> AluSR	<input type="checkbox"/> Int Liner			
Total	0	0	3	4	<input type="checkbox"/> HGSR	<input type="checkbox"/> PPS	<input type="checkbox"/> Sand Pnl			

## Exterior Features

Description	Area	Value

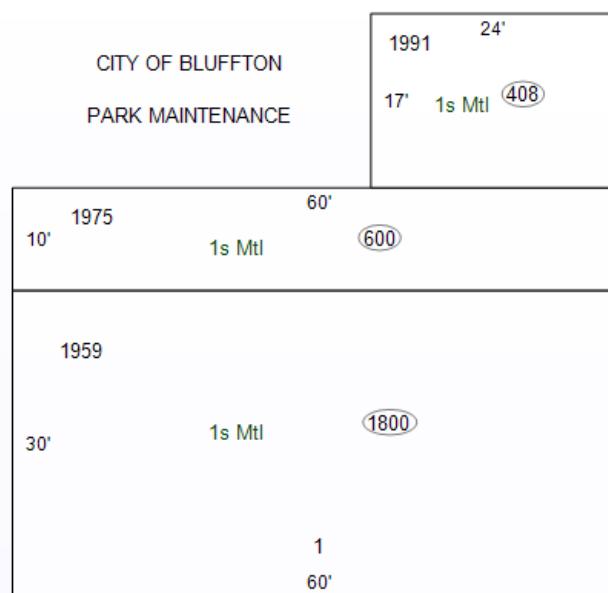
Special Features		Other Plumbing	
Description	Value	Description	Value

Mezz 280sqft	\$3,500	1 x Drink Fount	\$800
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640, Exempt, Municipality

BLUFFTON COMMERCIAL/ 2/2



Floor/Use Computations				
Pricing Key	GCI	GCI	GCI	
Use	COMGAR	COMGAR	COMGAR	
Use Area	1800 sqft	600 sqft	408 sqft	
Area Not in Use	0 sqft	0 sqft	0 sqft	
Use %	64.1%	21.4%	14.5%	
Eff Perimeter	234'	234'	234'	
PAR	8	8	8	
# of Units / AC	0 / N	0 / N	0 / N	
Avg Unit sz dpth				
Floor	1	1	1	
Wall Height	16'	7'	10'	
<b>Base Rate</b>	<b>\$100.23</b>	<b>\$100.23</b>	<b>\$100.23</b>	
Frame Adj	\$0.00	\$0.00	\$0.00	
Wall Height Adj	\$2.39	(\$8.35)	(\$4.77)	
Dock Floor	\$0.00	\$0.00	\$0.00	
Roof Deck	\$0.00	\$0.00	\$0.00	
<b>Adj Base Rate</b>	<b>\$102.62</b>	<b>\$91.88</b>	<b>\$95.46</b>	
BPA Factor	1.00	1.00	1.00	
<b>Sub Total (rate)</b>	<b>\$102.62</b>	<b>\$91.88</b>	<b>\$95.46</b>	
Interior Finish	\$0.00	\$0.00	\$0.00	
Partitions	\$0.00	\$0.00	\$0.00	
Heating	\$0.00	\$0.00	\$0.00	
A/C	\$0.00	\$0.00	\$0.00	
Sprinkler	\$0.00	\$0.00	\$0.00	
Lighting	\$0.00	\$0.00	\$0.00	
Unit Finish/SR	\$0.00	\$0.00	\$0.00	
GCK Adj.	\$0.00	\$0.00	\$0.00	
<b>S.F. Price</b>	<b>\$102.62</b>	<b>\$91.88</b>	<b>\$95.46</b>	
<b>Sub-Total</b>				
Unit Cost	\$0.00	\$0.00	\$0.00	
Elevated Floor	\$0.00	\$0.00	\$0.00	
<b>Total (Use)</b>	<b>\$184,722</b>	<b>\$55,130</b>	<b>\$38,949</b>	

## Summary of Improvements

Description	Story Height	Constr Type	Grade	Year Built	Eff Year	Eff Co Age nd	Base Rate	LCM	Adj Rate	Size	RCN	Norm Dep	Remain. Value	Abn Obs	PC	Nbhd	Mrkt	Cap 1	Cap 2	Cap 3	Improv Value
1: C/I Building	1	Metal	C	1968	1968	57 A		0.96		2,808 sqft	\$277,921	80%	\$55,580	0%	100%	1,000	1,000	0.00	0.00	100.00	\$55,600
2: Fencing	1	7 Gauge	C	1968	1968	57 F	\$18.63	0.96	\$19.70	320' x 6'	\$6,304	80%	\$1,260	0%	100%	1,000	1,000	0.00	0.00	100.00	\$1,300
3: Paving	1	Concrete	C	1968	1968	57 A	\$3.51	0.96	\$3.37	300 sqft	\$1,011	80%	\$200	0%	100%	1,000	1,000	0.00	0.00	100.00	\$200

Total all pages

\$57,100

Total this page

\$57,100