

DATA							SUMMARY	
							Building No.	Building Value
Factor .30 or .60 5 = Corner Lot Factor								
Influence Factors				Adjusted				
$\frac{3}{36}$	$\frac{4}{39}$	$\frac{5}{41}$	$\frac{6}{44}$	Unit Value 46	Land Value 52			
Total Land Value								
Exempt	C	Appeal Decision						
C/VET	S	Building	Land	Total				
					Land	360000		
					Building	372900		
					Total	732900		

Owner _____
Street Address _____

COMMERCIAL BUILDING DATA

Card Code 28 _____
Building Number 30 _____
Predominant Shell Type 32 **103**
Predominant Use Type 1 = Apt. 2 = Comm. 3 = Indus. 35 _____
Overall Quality 1 = Low 2 = Below Avg. 3 = Avg. 4 = Above Avg. 5 = High 36 _____
Year Built 37 **1949**
Condition 1 = Poor 2 = Fair 3 = Normal 4 = Good 5 = Excel. 41 _____
Effective Age in Years 42 **35**
100% - (Eff. Age Dep. _____% Obser. Phys. Cond. _____%)
- Physical Net Condition 45 _____
OBSOLESCENCE
100% - (Func. Obsol. _____% + Econ. Obsol. _____%)
- Obsol. Net Condition 48 _____
Physical Net Cond. _____% x Obsol. Net Cond. _____%
- Final Net Condition 51 _____

STRUCTURAL SHELL

Card Code 28 _____
Structural Shell Type Codes 101 = Lt. Wood Frame 102 = Heavy Timber
103 = Masonry Load Bearing 104 = Reinf. Conc. 105 = Steel 106 =
Fireproof Steel 107 = Lt. Steel with Galvanized Steel Exterior 108 =
Lt. Steel with Enamelled Steel or Aluminum Exterior 109 = Lt. Steel with
Insulated Sandwich Panel Exterior 110 = Bsmt. with Conc. Floor 111 =
Bsmt. with Wood Floor 112 = Dock High Foundation 123 = Low Quality
Service Station 124 = Below Average Quality Service Station 125 =
Average Quality Service Station 126 = Above Average Quality Service
Station 127 = Good Quality Service Station 133 = Low Quality Specialty
Bldg. 134 = Below Average Quality Specialty Bldg. 135 = Average Quality
Specialty Bldg. 136 = Above Average Quality Specialty Bldg. 137 = Good
Quality Specialty Bldg. 145 = Garden Apartments
Shell Segment Quality Codes 1 = Low 3 = Average 5 = High

Segmt.	QL	Type	Sty/Hgt	Ground Area	Perimeter
30	31	32	35	38	44
48	49	50	53	56	62
30	31	32	35	38	44
48	49	50	53	56	62
30	31	32	35	38	44
48	49	50	53	56	62
30	31	32	35	38	44
48	49	50	53	56	62

Segmt.	QL	Type	Rate	Apt. Factor	Cost
30	31	32	35	38	44
48	49	50	53	56	62
30	31	32	35	38	44
48	49	50	53	56	62
30	31	32	35	38	44
48	49	50	53	56	62

Roof **1** Lt. Wood 5-Galv. Steel
2-Heavy Timber 6-Enam. Steel
3-Stl. Deck 7-Insul. Panels
4-Concrete 8-Precast Conc.

EXTERIOR WALL FINISH

Card Code 28 _____
Exterior Wall Finish Codes 1 = Grooved Plywood or Equiv. 2 = Wood Siding
or Equiv. 3 = Cement Block or Equiv. 4 = Tilt-up Concrete Panels or
Equiv. 5 = Common Brick on Block or Equiv. 6 = Face Brick on Wood
Sheathing or Equiv. 7 = Face Brick on Block or Equiv. 8 = Common Brick
on Reinf. Conc. or Equiv. 9 = Face Brick on Reinf. Conc. or Equiv. 10 =
Precast Con. Panels with Exposed Aggregate or Equiv. 11 = Metal and Glass
Curtain Walls or Equiv. 12 = Stone or Equiv. 13 = Limestone or Equiv.
14 = Marble or Equiv. 15 = Polished Granite or Equiv. 16 = Store Front
Quality Codes 1 = Low 3 = Average 5 = High

Type	QL	Wall Area	Rate	W/D Factor	Cost
30	32	33			
40	42	43			
50	52	53			
60	62	63			
70	72	73			
30	32	33			
40	42	43			
50	52	53			

Card Code 28 _____
Exterior Wall Total Cost _____

INTERIOR FINISH

Card Code 28 _____
Interior Finish Codes 1 = Apt. - Avg. Size 300 s.f. 400 s.f. 500 s.f.
600 s.f. 700 s.f. 800 s.f. 900 s.f. 1000 s.f. and over 2 = Apt. Utility
Area 3 = Motel or Equiv. 4 = Small Off. or Equiv. 5 = Large Open
Offices or Equiv. 6 = Prof. Off. or Equiv. 7 = Clinics or Equiv. 8 =
Large Retail Stores or Equiv. 9 = Retail Stores or Equiv. 10 = Banks
or Equiv. 11 = Warehouse 12 = Light Mfg. Area 13 = Heavy Mfg. Area
Quality Codes 1 = Low 2 = Below Average 3 = Average 4 = Above Average
5 = High
Gross Apartment Floor Area ÷ Number of Apartment Units
= Average Sq. Feet per Apartment 30 _____

Type	QL	Floor Area	Rate	Cost
34	36	37		
44	46	47		
54	56	57		
64	66	67		
34	36	37		
44	46	47		
54	56	57		
64	66	67		

Card Code 28 _____
Interior Finish Total Cost _____

HEATING/COOLING *** includes bsmt**

Card Code 28 _____
Building Use Type Codes 1 = Apt. 2 = Comm. 3 = Indust.
Heating/Cooling Unit Type Codes 1 = Hot Water 2 = Forced Hot Air 3 =
Unit Heaters 4 = Central Cooling 5 = Package Cooling 6 = Central
Combined 7 = Package Combined
Heating/Cooling Quality Codes 1 = Low 3 = Average 5 = High
Boiler Present for Type 1 Unit 0 = No 1 = Yes 30 _____

Building Unit Use Code	Code	QL	Floor Area	Rate	Cost
31	32	33	34		
42	43	44	45		
53	54	55	56		

Heating/Cooling Base Cost _____
Type 1 Boiler Adjustment Factor _____
Heating/Cooling Predominant Class Quality Factor _____
Heating/Cooling Adjusted Cost _____

Industrial Unit Heaters

Number	Rate	Cost
64		
69		
74		

Small Ind. Ht. _____
Med. Ind. Ht. _____
Large Ind. Ht. _____
Unit Heaters Total Cost _____

PLUMBING FIXTURES

Card Code 28 _____
Plumbing Fixture Quality Codes 1 = Low 3 = Average 5 = High

Number	QL	Rate	Cost
30	35		
36	41		
42	47		

Apt. Fix. _____
Comm. Fix. _____
Ind. Fix. _____
Plumbing Total Cost _____

ELECTRICAL INSTALLATION

Card Code 28 _____
Light Intensity 1 = Minimum 2 = Adequate 3 = Bright
Quality Codes 1 = Low 3 = Average 5 = High

Type	Floor Area	QL	Rate	Cost
49	56			
57	64			
65	72			

Apt. _____
Comm. _____
Ind. _____
Electrical Installation Total Cost _____

SPRINKLER SYSTEM **No**

Card Code 28 _____
Quality Codes 1 = Low 3 = Average 5 = High

Type	Floor Area	QL	Rate	Cost
30	37			
38	45			
46	53			

Apt. _____
Comm. _____
Ind. _____
Sprinkler System Base Cost _____
Sprinkler System Quality Factor _____
Sprinkler System Total Cost _____

BUILDING ACCESSORY CODES

Item	Code	Measure One	Measure Two	Codes	Quality	Adj.
Special Purpose Doors	S001	No. of Units		1, 3, 5	No	No
Auto-Swinging Pedestrian Door	S002	No. of Units		1, 3, 5	No	No
Auto-Slide Pedestrian Door	S003	No. of Units		1, 3, 5	No	No
Air Curtain Pedestrian Door	S004	No. of Units		1, 3, 5	No	No
Wood Sectional Industrial Door	S005	No. of Units		1, 3, 5	No	No
Steel Sectional Industrial Door	S006	No. of Units		1, 3, 5	No	No
Steel Roll-Up Industrial Door	S007	No. of Units		1, 3, 5	No	No
Steel Tilt-Up Industrial Door	S008	No. of Units		1, 3, 5	No	No
Electric Door Operator	S009	No. of Units		1, 3, 5	No	No
Exterior Stairs	ES01	No. of Flights		1, 3, 5	No	No
Wood Stairs	ES02	No. of Flights		1, 3, 5	No	No
Reinforced Concrete Stairs	ES03	No. of Flights		1, 3, 5	No	No
Steel and Concrete Stairs	ES04	No. of Flights		1, 3, 5	No	No
Fireplaces	FP01	No. of Units		1 thru 5	No	No
Floor Adjustments	FA01	S.F. Floor Area		1, 3, 5	No	No
Concrete Slab Floor	FA02	S.F. Floor Area		1, 3, 5	No	No
Wood Deck Floor	FA03	S.F. Floor Area		1, 3, 5	No	No
Concrete Deck Floor	FA04	S.F. Floor Area		1, 3, 5	No	No
Reinforced Concrete Floor	FA05	S.F. Floor Area		1, 3, 5	No	No
Balconies and Decks	BD01	S.F. Floor Area		1, 3, 5	No	No
Wood Balcony/Deck	BD02	S.F. Floor Area		1, 3, 5	No	No
Concrete Balcony/Deck	BD03	S.F. Floor Area		1, 3, 5	No	No
Steel/Concrete Balcony/Deck	BD04	S.F. Floor Area		1, 3, 5	No	No
Floor Grating	FG01	S.F. Grating Ar.		1, 3, 5	No	No
Steel Grating	FG02	S.F. Grating Ar.		1, 3, 5	No	No
Aluminum Grating	FG03	S.F. Grating Ar.		1, 3, 5	No	No
Plastic Grating	FG04	S.F. Grating Ar.		1, 3, 5	No	No
Roof Adjustments	RA01	S.F. Roof Area		1, 3, 5	No	No
Light Wood	RA02	S.F. Roof Area		1, 3, 5	No	No
Heavy Timber	RA03	S.F. Roof Area		1, 3, 5	No	No
Steel	RA04	S.F. Roof Area		1, 3, 5	No	No
Concrete	RA05	S.F. Roof Area		1, 3, 5	No	No
Galvanized Steel	RA06	S.F. Roof Area		1, 3, 5	No	No
Enamel and Steel	RA07	S.F. Roof Area		1, 3, 5	No	No
Insulated Sandwich Panels	RA08	S.F. Roof Area		1, 3, 5	No	No
Precast Concrete	RA09	S.F. Canopy Ar.		1, 3, 5	No	No
Campuses	CA01	S.F. Canopy Ar.		1, 3, 5	No	No
Wide Span Roofing	WR01	Span Width		1, 3, 5	Yes	Yes
Wood Truss	WR02	Span Width		1, 3, 5	Yes	Yes
Wood Bluff-Beam	WR03	Span Width		1, 3, 5	Yes	Yes
Steel Truss	WR04	Span Width		1, 3, 5	Yes	Yes
Precast Concrete Beam	WR05	Span Width		1, 3, 5	Yes	Yes
Bank Vaults and Door	BV01	S.F. Floor Area		None	No	No
Cash Type Bank Vault	BV02	S.F. Floor Area		None	No	No
Record Type Bank Vault	BV03	S.F. Floor Area		None	No	No
Cash Type Vault Door	BV04	Door Thickness		None	No	No
Record Type Vault Door	BV05	S.F. Door Area		None	No	No
Bank Accessory	BA01	No. of Units		1, 3, 5	No	No
Drive-In Windows	BD01	No. of Units		1, 3, 5	No	No
Night Depositories	BD02	No. of Units		1, 3, 5	No	No
Pharmaceutical Storage System	BD03	No. of Stations		1, 3, 5	No	No
Cold Storage Rooms	CS01	S.F. Floor Area		None	No	No
Chiller (350 - 500)	CS02	S.F. Floor Area		None	No	No
Freezer (-150 - 50)	CS03	S.F. Floor Area		None	No	No
Quick Freezer (-450 - -150)	CS04	S.F. Floor Area		None	No	No
Escalators	EF01	No. of Flights	Unit Width	1, 3, 5	Yes	Yes
10 Foot Height	EF02	No. of Flights	Unit Width	1, 3, 5	Yes	Yes
12 Foot Height	EF03	No. of Flights	Unit Width	1, 3, 5	Yes	Yes
14 Foot Height	EF04	No. of Flights	Unit Width	1, 3, 5	Yes	Yes
16 Foot Height	EF05	No. of Flights	Unit Width	1, 3, 5	Yes	Yes
18 Foot Height	EF06	No. of Flights	Unit Width	1, 3, 5	Yes	Yes
20 Foot Height	EF07	No. of Flights	Unit Width	1, 3, 5	Yes	Yes
Elevators	EV01	No. of Units	Capacity (lbs.)	1, 3, 5	Yes	Yes
Passenger - Auto - Local	EV02	No. of Units	Capacity (lbs.)	1, 3, 5	Yes	Yes
Passenger - Auto - Express	EV03	No. of Units	Capacity (lbs.)	1, 3, 5	Yes	Yes
Passenger - Manual - Local	EV04	No. of Units	Capacity (lbs.)	1, 3, 5	Yes	Yes
Passenger - Manual - Express	EV05	No. of Units	Capacity (lbs.)	1, 3, 5	Yes	Yes
Freight - Hydraulic	EV06	No. of Units	Capacity (lbs.)	1, 3, 5	Yes	Yes
Freight - Electric	EV07	No. of Units	Capacity (lbs.)	1, 3, 5	Yes	Yes
Freight - Hydraulic	EV08	No. of Units	Capacity (lbs.)	1, 3, 5	Yes	Yes
Freight - Electric	EV09	No. of Units	Capacity (lbs.)	1, 3, 5	Yes	Yes
Freight Elevators - Total Stairs	EV10	No. of Units	Capacity (lbs.)	1, 3, 5	Yes	Yes
Freight Elevators - Total Stairs	EV11	No. of Units	Capacity (lbs.)	1, 3, 5	Yes	Yes
Sidewalk - Electric	EV12	No. of Units	Capacity (lbs.)	1, 3, 5	Yes	Yes
Sidewalk - Hydraulic	EV13	No. of Units	Capacity (lbs.)	1, 3, 5	Yes	Yes
Dumbwaiters - Manual	EV14	No. of Units	Capacity (lbs.)	1, 3, 5	Yes	Yes
Dumbwaiters - Electric	EV15	No. of Units	Capacity (lbs.)	1, 3, 5	Yes	Yes
Personal Lift - Manual	EV16	No. of Units	Capacity (lbs.)	1, 3, 5	Yes	Yes
Personal Lift - Vertical Belt Type	EV17	No. of Units	Capacity (lbs.)	1, 3, 5	Yes	Yes
Personal Lift - Total Floors Over 2	EV18	No. of Units	Capacity (lbs.)	1, 3, 5	Yes	Yes

EXTERIOR ACCESSORY CODES

Item	Code	Measure One	Measure Two	Codes	Quality	Adj.
Service Station Accessories						
Two Pump Island - Concrete	SS01	No. of Islands		None	No	No
Three Pump Island - Concrete	SS02	No. of Islands		None	No	No
Four Pump Island - Concrete	SS03	No. of Islands		None	No	No
Canopies			S.F. Canopy Ar.	1 thru 5	No	No
Paving						
Concrete - Light	PM01		S.F. Paved Area	None	No	No
Concrete - Heavy	PM02		S.F. Paved Area	None	No	No
Concrete - Heavy	PM03		S.F. Paved Area	None	No	No
Asphalt - Light	PM04		S.F. Paved Area	None	No	No
Asphalt - Heavy	PM05		S.F. Paved Area	None	No	No
Asphalt - Heavy	PM06		S.F. Paved Area	None	No	No
Curbing						
Swimming Pools						
Rectangular Shape	SP01		S.F. Surface Ar.	1, 3, 5	Yes	Yes
Irregular Shape	SP02		S.F. Surface Ar.	1, 3, 5	Yes	Yes
Poly-Mounted Floodlights						
Poles - Wood	FL01	No. of Poles		1, 3, 5	No	No
Poles - Steel	FL02	No. of Poles		1, 3, 5	No	No
Poles - Aluminum and Concrete	FL03	No. of Poles		1, 3, 5	No	No
Light Fixtures - Incandescent	FL04	No. of Fixtures		1, 3, 5	No	No
Light Fixtures - Fluorescent	FL05	No. of Fixtures		1, 3, 5	No	No
Light Fixtures - Mercury Vapor	FL06	No. of Fixtures		1, 3, 5	No	No
Mobile Home Parks/Drive-In Theaters						
Mobile Home Parks/Drive-In Theaters	MT01	No. of Spaces		1 thru 5	No	No
Theater Screen	MT02	No. of Screens		1 thru 5	No	No
Theater Screen	MT03	No. of Screens	S.F. Screen Ar.	1 thru 5	No	No
Utility Buildings						
Wood Frame	UB01		S.F. Floor Area	1, 3, 5	No	No
Wood Frame with Metal Siding	UB02		S.F. Floor Area	1, 3, 5	No	No
Concrete Block	UB03		S.F. Floor Area	1, 3, 5	No	No
Shed Labeled Addition	UB04		S.F. Floor Area	1, 3, 5	No	No
Greenhouses						
Heated	GH01		S.F. Floor Area	1, 3, 5	Yes	Yes
Unheated	GH02		S.F. Floor Area	1, 3, 5	Yes	Yes
Utility Building/Greenhouse Flooring						
Wood Floor	FR01		S.F. Floor Area	1, 3, 5	No	No
Concrete Floor	FR02		S.F. Floor Area	1, 3, 5	No	No
Fencing and Gates						
Wood Fence	FD01	Fence Hgt.(Ft.)	Fence Lgt. (Ft.)	1, 3, 5	Yes	Yes
Concrete Fence	FD02	Fence Hgt.(Ft.)	Fence Lgt. (Ft.)	1, 3, 5	Yes	Yes
Brick/Stone Fence	FD03	Fence Hgt.(Ft.)	Fence Lgt. (Ft.)	1, 3, 5	Yes	Yes
Chain Link Siding Gate	FD04	Fence Hgt.(Ft.)	Fence Lgt. (Ft.)	1, 3, 5	Yes	Yes
Chain Link Siding Gate	FD05	Fence Hgt.(Ft.)	Fence Lgt. (Ft.)	1, 3, 5	Yes	Yes
Extra Rail/Barbed Wire Top Bracket	FD06	Fence Hgt.(Ft.)	Fence Lgt. (Ft.)	1, 3, 5	Yes	Yes
Marine Docks						
Small Boat Moorage	MD01		S.F. Area	1 thru 5	No	No
Enclosure Roof	MD02		S.F. Area	1 thru 5	No	No
Enclosure Walls	MD03		S.F. Area	1 thru 5	No	No
Ship Dock	MD04		S.F. Area	1 thru 5	No	No
Marine Bulwark - Wood	MD05		L.F. Perimeter	1 thru 5	No	No
Marine Bulwark - Concrete	MD06		L.F. Perimeter	1 thru 5	No	No
Marine Bulwark - Concrete	MD07		L.F. Perimeter	1 thru 5	No	No
Bulkhead - Residential Type	MD08		L.F. Perimeter	1 thru 5	No	No
Grain Elevators						
50 Foot Height	GE01	Diameter (Ft.)	Perimeter (Ft.)	None	No	No
70 Foot Height	GE02	Diameter (Ft.)	Perimeter (Ft.)	None	No	No
90 Foot Height	GE03	Diameter (Ft.)	Perimeter (Ft.)	None	No	No
110 Foot Height	GE04	Diameter (Ft.)	Perimeter (Ft.)	None	No	No
130 Foot Height	GE05	Diameter (Ft.)	Perimeter (Ft.)	None	No	No
Headwound/Conveyor Gallery	GE06	Enter Yes or No		None	No	No
Industrial Stacks/Chimneys						
Unlined Brick	IC01	Diameter (Ft.)	Height (Ft.)	None	No	No
Lined Brick	IC02	Diameter (Ft.)	Height (Ft.)	None	No	No
Lined Firebrick	IC03	Diameter (Ft.)	Height (Ft.)	None	No	No
Concrete						
Canarymays						
Indoor	CA01	Capacity (Tons)	Length (Ft.)	None	No	No
Outdoor	CA02	Capacity (Tons)	Length (Ft.)	None	No	No
Truck Scales						
Truck Scales	TS01	Capacity (Tons)		None	No	No
Loading Docks						
Lightwood Dock	LD01		S.F. Surface Ar.	1 thru 5	No	No
Heavy Timber Dock	LD02		S.F. Surface Ar.	1 thru 5	No	No
Concrete Dock	LD03		S.F. Surface Ar.	1 thru 5	No	No
Dock Ramp	LD04		S.F. Surface Ar.	1 thru 5	No	No
Ramp Floor to Floor	LD05		S.F. Surface Ar.	1 thru 5	No	No
Mechanical Leveler	LD06		S.F. Surface Ar.	1 thru 5	No	No
Hydraulic Leveler	LD07		S.F. Surface Ar.	None	No	No
Railroad Sours						
Ramp Stoop	RS01	No. of Units		None	No	No
Concrete	RS02	No. of Units		None	No	No
Paint Flasher Signals	RS03	No. of Units		None	No	No
Siding Trackage	RS04		Length (Ft.)	None	No	No
Steel Grain Storage Tanks						
Steel Grain Storage Tanks	GT01	No. of Tanks	Capacity (Bu.)	None	No	No
Elevated Storage Tanks						
Wood Tank and Tower	ST01	Height (Ft.)	Capacity (Gal.)	None	No	No
Steel Tank and Tower	ST02	Height (Ft.)	Capacity (Gal.)	None	No	No
Bulk Petroleum Storage Tanks						
Flat or Cone Roof	PT01	No. of Tanks	Capacity (Bbls.)	None	No	No
Flat or Cone Roof	PT02	No. of Tanks	Capacity (Bbls.)	None	No	No
Double Deck Tanks	PT03	No. of Tanks	Capacity (Bbls.)	None	No	No
Fuel Storage Tanks						
Underground	FT01	No. of Tanks	Capacity (Gal.)	None	No	No
Above Ground - Horizontal	FT02	No. of Tanks	Capacity (Gal.)	None	No	No
Above Ground - Vertical	FT03	No. of Tanks	Capacity (Gal.)	None	No	No
Pneumatic Pressure Storage Tanks						
Pneumatic Pressure Storage Tanks	PP01	No. of Tanks	Capacity (Gal.)	None	No	No
Large Pressure Storage Tanks						
5 PSI Headpressure Type	LIT01	No. of Tanks	Capacity (Bbls.)	None	No	No
10 PSI Headpressure Type	LIT02	No. of Tanks	Capacity (Bbls.)	None	No	No
20 PSI Headpressure Type	LIT03	No. of Tanks	Capacity (Bbls.)	None	No	No
30 PSI Sphere Type	LIT04	No. of Tanks	Capacity (Bbls.)	None	No	No
50 PSI Sphere Type	LIT05	No. of Tanks	Capacity (Bbls.)	None	No	No
75 PSI Sphere Type	LIT06	No. of Tanks	Capacity (Bbls.)	None	No	No