



| CONSTRUCTION DETAIL                                                |              |     |             |            |             | CONSTRUCTION DETAIL (CONTINUED) |             |           |                |             |  |
|--------------------------------------------------------------------|--------------|-----|-------------|------------|-------------|---------------------------------|-------------|-----------|----------------|-------------|--|
| Element                                                            |              | Cd  | Description |            |             | Element                         |             | Cd        | Description    |             |  |
| Style:                                                             | 43           |     | WAREHOUSE   |            |             |                                 |             |           |                |             |  |
| Model                                                              | 94           |     | COMMERCIAL  |            |             |                                 |             |           |                |             |  |
| Grade                                                              | C+           |     | AVG. (+)    |            |             |                                 |             |           |                |             |  |
| Stories                                                            | 1.00         |     | 1 STORY     |            |             |                                 |             |           |                |             |  |
| Occupancy                                                          | 4.00         |     |             |            |             | MIXED USE                       |             |           |                |             |  |
| Exterior Wall 1                                                    | 25           |     | CONC.PANEL  |            |             | Code                            | Description |           |                | Percentage  |  |
| Exterior Wall 2                                                    |              |     |             |            |             | 332                             | AUTOREP     |           |                | 100         |  |
| Roof Structure                                                     | 4            |     | FLAT        |            |             |                                 |             |           |                | 0           |  |
| Roof Cover                                                         | 4            |     | TAR+GRAVEL  |            |             |                                 |             |           |                | 0           |  |
| Interior Wall 1                                                    | 5            |     | MINIMUM     |            |             | COST / MARKET VALUATION         |             |           |                |             |  |
| Interior Wall 2                                                    | 8            |     | PLYWD PANL  |            |             | RCN                             |             |           | 364,558        |             |  |
| Interior Floor 1                                                   | 12           |     | CONCRETE    |            |             |                                 |             |           |                |             |  |
| Interior Floor 2                                                   |              |     |             |            |             | Year Built                      |             |           | 1972           |             |  |
| Heating Fuel                                                       | 2            |     | GAS         |            |             |                                 |             |           |                |             |  |
| Heating Type                                                       | 1            |     | FORCED H/A  |            |             | Effective Year Built            |             |           | 1991           |             |  |
| AC Percent                                                         | 80           |     |             |            |             |                                 |             |           |                |             |  |
| FBM Sqft                                                           |              |     |             |            |             | Depreciation Code               |             |           | GD             |             |  |
| Bldg Use                                                           | 332          |     | AUTOREP     |            |             |                                 |             |           |                |             |  |
| Total Rooms                                                        | 0            |     |             |            |             | Remodel Rating                  |             |           |                |             |  |
| Bedrooms                                                           | 0            |     |             |            |             |                                 |             |           |                |             |  |
| Full Baths                                                         | 0            |     |             |            |             | Year Remodeled                  |             |           | 27             |             |  |
| Half Baths                                                         | 4            |     |             |            |             |                                 |             |           |                |             |  |
| Extra Fixtures                                                     | 5            |     |             |            |             | Depreciation %                  |             |           |                |             |  |
| #Heat Sys                                                          | 1            |     |             |            |             |                                 |             |           |                |             |  |
| Frame                                                              | 2            |     | STEEL       |            |             | Functional Obsol                |             |           |                |             |  |
| Bath Style                                                         | A            |     | AVERAGE     |            |             |                                 |             |           |                |             |  |
| Foundation                                                         | 6            |     | SLAB        |            |             | External Obsol                  |             |           |                |             |  |
| Partitions                                                         | T            |     | TYPICAL     |            |             |                                 |             |           |                |             |  |
| Wall Height                                                        | 16.00        |     |             |            |             | Trend Factor                    |             |           | 1              |             |  |
| FBM Quality                                                        |              |     |             |            |             |                                 |             |           |                |             |  |
| Overhead Door                                                      | 05           |     | 5 OVD       |            |             | Condition                       |             |           |                |             |  |
| Kitchens                                                           | 0            |     |             |            |             |                                 |             |           |                |             |  |
| OB - OUTBUILDING & YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B) |              |     |             |            |             |                                 |             |           |                |             |  |
| Code                                                               | Description  | L/B | Units       | Unit Price | Yr Blt      | Cond. Cd                        | % Good      | Grade     | Grade Adj      | Appr. Value |  |
| 85                                                                 | PAVING       | L   | 3,600       | 1.61       | 1960        | AV                              | 55          | A         | 1.00           | 3,200       |  |
| PSP                                                                | PARTIAL SPRI | L   | 1           | 1.00       |             | AV                              | 55          | A         | 1.00           | 0           |  |
| BUILDING SUB-AREA SUMMARY SECTION                                  |              |     |             |            |             |                                 |             |           |                |             |  |
| Code                                                               | Description  |     |             |            | Living Area | Floor Area                      | Eff Area    | Unit Cost | Undeprec Value |             |  |
| FFL                                                                | 1ST FLOOR    |     |             |            | 10,000      | 10,000                          |             | 35.97     | 359,738        |             |  |
| GAR                                                                | GARAGE       |     |             |            | 0           | 336                             |             | 14.35     | 4,820          |             |  |
| Ttl Gross Liv / Lease Area                                         |              |     |             |            | 10,000      | 10,336                          | 10,134      |           | 364,558        |             |  |

