

State Use 031
Print Date 11/19/2025 8:41:03 A

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style:	74	RESTAURANT			
Model	94	COMMERCIAL			
Grade	C	AVERAGE			
Stories	1.00	1 STORY			
Occupancy	2.00				
Exterior Wall 1	25	CONC.PANEL			
Exterior Wall 2	7	BRICK			
Roof Structure	1	GABLE			
Roof Cover	1	ASPHALT SH			
Interior Wall 1	8	PLYWD PANL			
Interior Wall 2	1	DRYWALL			
Interior Floor 1	14	ASPHL TILE			
Interior Floor 2	11	MASONRY			
Heating Fuel	2	GAS			
Heating Type	1	FORCED H/A			
AC Percent	100				
FBM Sqft					
Bldg Use	326	RST/BAR			
Total Rooms	0				
Bedrooms	0				
Full Baths	2				
Half Baths	6				
Extra Fixtures	6				
#Heat Sys	1				
Frame	1	WOOD			
Bath Style	A	AVERAGE			
Foundation	1	CONCRETE			
Partitions	T	TYPICAL			
Wall Height	12.00				
FBM Quality					
Overhead Door					
Kitchens	1				

MIXED USE		
Code	Description	Percentage
031	MixComRes	100
		0
		0

COST / MARKET VALUATION		
RCN		1,039,261
Year Built		1973
Effective Year Built		1993
Depreciation Code		AG
Remodel Rating		03
Year Remodeled		2021
Depreciation %		32
Functional Obsol		
External Obsol		
Trend Factor	1	
Condition		
Condition %		
Percent Good	68	
Cns Sect Rcnd	706,700	
Dep % Ovr		
Dep Ovr Comment		
Misc Imp Ovr		
Misc Imp Ovr Comment		
Cost to Cure Ovr		
Cost to Cure Ovr Comment		

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	14,500	2.00	1973	AV	60	A	1.00	17,400
81	COOLER	B	35	46.00	1983	AV	68	A	1.00	2,200
84	SIGN-ILU	L	18	40.25	2022	GD	70	A	1.00	500

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
CNP	CANOPY	0	284		4.57	1,299	
FFL	1ST FLOOR	5,567	5,567		92.79	516,569	
LFL	LOWER FLR	4,280	4,280		78.87	337,574	
OPF	OPEN PORCH	0	80		9.28	742	
SFL	2ND FLOOR	1,662	1,662		92.79	154,219	
STG	STORAGE	0	576		37.05	21,342	
WDK	WOOD DECK	0	576		13.05	7,516	
Ttl Gross Liv / Lease Area		11,509	13,025			1,039,261	

