



BUILDING CHARACTERISTICS			
CATEGORY	TYPE	%	PTS
Exterior Wall	27 PREFIN METAL	100	42.00
Roof Struct	9 RIGID FR/BAR J	100	9.00
Roofing Cover	12 MODULAR METAL	100	3.00
Interior Wall	5 DRYWALL	100	23.00
Int Flooring	3 CONCRETE FIN	100	10.00
Heating Fuel	4 ELECTRIC	100	1.00
Heating Type	4 FORCED-DUCTED	100	4.00
Air Cond	3 CENTRAL	100	6.00
Comm Htg & AC	2 HTG & AC ZONED	100	1.00
Comm Frame	5 S-STEEL	100	8.00
Ceiling Wall	6 NS CEIL WALL	100	1.00

1692 Shopping Ctr/Nbhd

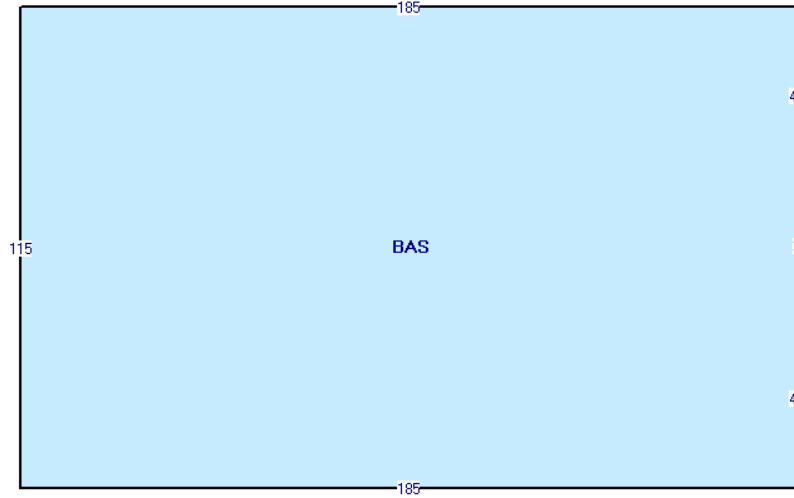
** VALUE SUBJECT TO CHANGE **

CATEGORY	UNITS	ADJ
Stories	2.00	0
Baths	18.00	0
Rooms / Units	5.00	0
Avg Story Height	16.00	0

BASE RATE ADJ	ADJ
Quality Adjustment	1.0000
Mkt/Design Factor	1.0000
Size Adj.	0.8900
TOTAL ADJUSTED POINTS	103
DEPRECIATION ADJ	ADJ
UNFINISHED INTERIOR	0.1000

TYPE	STYLE	CLS	QUA	HX %	NHX %	LOC	% COMP
1602	04	5	03	0.00	100.00	1.00	100
REPL. COST NEW	AYB	EYB	DT	NORM	% GOOD		
1,585,377	2010	2010	C4	11.00	80.10%		

SAR	AREA	B	H	P. of B.	EFF. AREA	DPR VALUE
BAS	21,305	X	100	21,305	1,261,126	
MZA	1,480	X	10	148	8,761	



Duval County Property Appraisers Office		Tax Dist	GS
VALUE SUMMARY			
PRIMARY VALUATION METHOD			Income
BUILDING VALUE			1,269,887
EXTRA FEATURE VALUE			82,926
TOTAL MARKET LAND VALUE			157,470
MARKET VALUE OF AG LAND			0
TOTAL LAND VALUE AG + COMMON			0
MARKET VALUE			1,441,600
ASSESSED VALUE			1,176,483
CAP BASE YEAR			0
TAXABLE VALUE			1,176,483
EXEMPTIONS			None
TOTAL EXEMPTIONS VALUE			0
SENIOR EXEMPTION VALUE			0
SR/HISTORIC TAXABLE VALUE			N/A

PERMIT NO.	TP	ST.	DESCRIPTION	EST VALUE	ISSUE DATE
B16771603	ALTS	C	STOREFRONT AWNING	1,165	4/21/2016
B10358067	BLDG	C	NEW BLDG-DIVERS	1,318,229	3/16/2010
B10362438	POOL	C	POOL-FOR DIVER'S	122,352	3/3/2010

BUILDING DIMENSIONS
BAS:185,0:=S42 E1 S30 W1 S43 W185 N115 E185 \$ MZA :223,47:=S13 W4 S55 W21 N68 E25 \$.

BUILDING NOTES
UI= 7,245 SF FOR 2017 TR

BUILDING: 1 AKA: DIVERS SUPPLY PLAZA
SITE ADDRESS: 2225 S ST JOHNS BLUFF RD JACKSONVILLE 32246 1602 SHOP CTR NBHD

L N	VOLUME / YEAR	PAGE / CLERK	DATE OF SALE	I N	Q U	V I	R E	SALES PRICE	NOTE AMOUNT	MAC	MAC AMOUNT	GRANTOR	GRANTEE	SALES NOTE
1	14479	01553	4/24/2008	WD	Q	V	02	310000		0	N	PHILIPPE TERRANCE & GINI	DIVERS SUPPLY INC	20110706 BLDG
2	14173	01732	8/28/2007	WD	Q	V	01	300000		0	N	D & R SHUTTERS INC	DIVERS SUPPLY INC	20070914
3	13391	01383	6/22/2006	WD	Q	V	01	255000		0	N	SALATTO WINKLER MARTHA	D & R SHUTTERS INC	20070125
4	13225	00489	3/28/2006	WD	U	V	11	100		0	N	PHILIPPE TERRANCE & GINI	PHILIPPE TERRANCE & GINI	20060717 CORR O/R

L N	OB/XF CODE	DESCRIPTION	BLD	HX %	NHX %	LENGTH	WIDTH	UNITS	GRADE	FACTOR	UNIT PRICE	ADJ UNIT PRICE	ORIG COND	ACTUAL YEAR	EFF YEAR	YEAR ON ROLL	% COND	OB/XF MKT VALUE	APPRaisal DATES	APPRAISED BY	
1	SWSC6	Sprinkler Wet System	1	0.00	100.00	0	0	22,785.0	3	100	2.00	2.00	100	2010	2010	2011	70	31,899	BUILDING	7/11/2011	EJT
2	POLC5	Pool	1	0.00	100.00	0	0	1.00	3	100	21,250.00	21,250.00	100	2010	2010	2011	70	14,875	LAND LINES	7/25/2013	RDC
3	PVCC1	Paving Concrete	1	0.00	100.00	0	0	9,811.00	3	100	5.50	6.05	100	2010	2010	2011	55	32,646	VALUE REVIEW	7/3/2018	JB1
4	LPMC1	Light Pole Metal	1	0.00	100.00	0	0	2.00	3	100	1,946.50	1,946.50	100	2010	2010	2011	55	2,141	TRIENNIAL INCOME	12/12/2016	MAP
5	LITC1	Lighting Fixtures	1	0.00	100.00	0	0	2.00	3	100	977.50	977.50	100	2010	2010	2011	30	587		7/3/2018	JB1
6	FWDC1	Fence Wood	1	0.00	100.00	0	0	46.00	3	100	16.70	16.70	100	2010	2010	2011	55	423			
7	FCCL1	Fence Chain Link	1	0.00	100.00	0	0	28.00	3	100	18.10	18.10	100	2010	2010	2011	70	355			

L N	USE CODE	LAND USE DESCRIPTION	HX %	NHX %	R D	LOC ZONE	FRONT	DEPTH	SIZE FACTOR	UNITS	UNIT TYPE	D T	DPH FACT	COND FACTOR	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE
C	1	4030 BUSINESS PARK 1	0.00	100.00		IBP	0.00	0.00	100.00	52,490.00	S	0	1.00	1.00	3.00	3.00	157,470

L N	DATE	BLD	USER ID	CD	PARCEL NOTES