

MEMORANDUM OF AGREEMENT
BETWEEN
THE FLORIDA FISH AND WILDLIFE CONSERVATION COMMISSION
AND
INDIAN RIVER COUNTY
PARKS AND CONSERVATION RESOURCES
FOR
BOATING ACCESS PROJECTS

THIS MEMORANDUM OF AGREEMENT is entered into by and between THE FLORIDA FISH AND WILDLIFE CONSERVATION COMMISSION, 620 South Meridian Street, Tallahassee, Florida 32399-1600, hereafter called "COMMISSION," and INDIAN RIVER COUNTY, PARKS AND CONSERVATION RESOURCES, 5500 77th Street, Vero Beach, Florida 32967 hereafter called "COOPERATOR."

WHEREAS, the purpose of this Memorandum of Agreement is to establish an agreement between the parties to provide mutually beneficial support and enhancement of public recreational boating opportunities in their respective efforts for the following boat ramps in Attachment A: Table A, hereafter referred to as the "PROJECTS," and

WHEREAS, the COMMISSION has available labor, equipment, and materials funded in part from the Sport Fish Restoration Act – Boat Access program and in part from state funding to construct new, improve existing, and maintain the PROJECTS, and

WHEREAS, the COOPERATOR has property available for boating access, further described in Attachments A: Table B, hereafter referred to as the "PROJECT SITES," and wishes to cooperate with the COMMISSION.

In consideration of mutual promises contained herein, the COMMISSION and the COOPERATOR agree as follows:

1. RESPONSIBILITIES OF THE PARTIES. The parties hereby agree to accept and undertake the following responsibilities assigned to them under this Agreement:
 - A. Responsibilities of the COMMISSION.
 1. Provide labor, equipment, and materials to maintain the structure or improvements at the PROJECT SITES described in Attachment A: Table B.
 2. Agrees to perform all structural maintenance and improvements to the PROJECT SITES as may be necessary during the term of this Agreement.
 3. Obtain appropriate permits prior to construction or repair work performed hereunder.

4. Communicate with the COOPERATOR on any changes to the Agreement.

B. Responsibilities of the COOPERATOR

1. Agrees to dedicate, by appropriate action of its governing body, the real property referenced in Attachment A, Table A, Exhibit(s), and by its acceptance to the provisions of this Agreement does hereby dedicate it to public use as a recreation area available to the general public for recreation and boating purposes only. COOPERATOR agrees to complete the Site Dedication Form, Attachment B, and file it as an official record in the Clerk of the Circuit Court with jurisdiction over the project sites. The parties further agree that the execution of this Agreement shall constitute an acceptance of the dedication of PROJECT SITES on behalf of the general public of the State. The Site Dedication shall last for the term of this Agreement unless the Agreement is terminated. Should the Agreement terminate or otherwise end, the COOPERATOR may request, and the COMMISSION shall issue a Termination of the Dedication for filing with the Clerk of Court.
2. Agrees to provide a means of ingress and egress to the PROJECT SITES.
3. Agrees to provide and to maintain all existing parking spaces and ancillary facilities described in Attachments A: Table C, PROJECT FACILITIES.
4. COOPERATOR further agrees, subject to availability of necessary funds, to provide other ancillary facilities such as, but not limited to, lighting, public restrooms, picnic and recreational facilities as may be deemed, in the opinion of the COOPERATOR, to be necessary or desirable.
5. Agrees to operate and, subject to the terms of paragraph A.2 hereof, maintain PROJECT SITES, and all ancillary facilities thereon for the duration of the term of this agreement. Such operational and maintenance responsibility shall include, but not be limited to, the maintenance of ancillary facilities, trash removal, grounds maintenance on the PROJECT SITES, and the provision of such law enforcement services as are usual and customary in order to allow the safe and orderly public utilization of the PROJECT SITES.
6. Shall keep the PROJECT SITES and PROJECT FACILITIES open for public use, maintained in accordance with all applicable health and safety standards and kept in good repair to prevent undue deterioration and provide for safe public use.
7. Covenants that it has full legal authority and financial ability to develop, operate and maintain the PROJECT FACILITIES and improvements in accordance with the terms of this Agreement.
8. Communicate in writing to the COMMISSION when repairs or maintenance to be conducted by the COMMISSION in accordance with paragraph A.2 hereof are deemed necessary by the COOPERATOR.

9. Shall not, for any reason, convert all or any portion of the PROJECT SITES or PROJECT FACILITIES to other purposes, without prior written approval of the COMMISSION. Any such conversion will result in termination of this Agreement.
10. Agrees that no launch fee shall be charged by the COOPERATOR. Entrance fees may be collected by the COOPERATOR if existing at the time of the execution of this Agreement or agreed to in writing by the COMMISSION, and if done in accordance with all State and Federal laws and regulations. Entrance fees charged for the PROJECT SITES by the COOPERATOR shall be imposed uniformly upon all users without regard to age, sex, race, religion, handicap, or other lawfully prohibited condition. All entrance fees charged by the COOPERATOR for the PROJECT SITES must be uniform and consistent with fees charged throughout the COOPERATOR's jurisdiction, and must be invested back into the maintenance of PROJECT SITES or PROJECT FACILITIES, as identified in Attachment A.
11. Agrees not to restrict access hours between dawn to dusk to boat launching facilities comprising the PROJECTS unless such restriction is agreed to by the COMMISSION in writing and made part of this Agreement by way of an amendment.
12. Agrees, upon request, to provide the COMMISSION with any existing documents such as surveys, design plans, or as built drawings as may be necessary for construction or repair of the project facilities and to otherwise assist the COMMISSION, as appropriate, in obtaining all necessary permits for work on the PROJECTS. As available, the COOPERATOR further agrees to provide engineering services, when necessary, to address special design problems or major rebuilds and for the purpose of reviewing and signing permit applications requiring a professional engineer's signature. In the event that special design problems or major rebuilds are identified, the COOPERATOR may qualify for grant funding through the COMMISSION'S programs to cover the costs of these engineering services. If the COOPERATOR does not agree to provide these engineering services, the specific PROJECT shall be removed from this Agreement going forward.
13. To the extent applicable by law, agrees to indemnify the Commission for any penalties imposed by United States, Department of Interior due to the COOPERATOR'S non-compliance with applicable Federal regulations, to the extent provide by law. Any such penalties will be paid by the COOPERATOR.
14. Agrees to give the COMMISSION access to the PROJECT FACILITIES, through its agents and employees for the purpose of inspecting the PROJECT FACILITIES thereon, and to perform any duties imposed hereunder. The parties agree that, in compliance with 50 CFR 80.132, those lands or waters on which capital improvements are made by the COMMISSION hereunder shall remain within the control of the COMMISSION to the extent necessary to assure the protection, maintenance, and use of the improvement(s) throughout the term of this agreement.

15. Agrees to allow the COMMISSION to post, at its own expense, signs at the PROJECT SITES identifying the PROJECT FACILITIES as a Federal Aid Project, and the parties hereto as cooperators in providing boating access facilities. In addition, such signs may include public information concerning maintenance of the PROJECT SITES.
2. **TERM OF THE AGREEMENT.** It is understood and agreed that the relation established by this Agreement is meant to be for the benefit of both parties, and that this Agreement shall be effective on the date of execution by both parties, and shall remain in effect for a period of **twenty (20) years**, or for a period of twenty (20) years from the completion of any reconstruction or major repair, or significant structural alteration or addition to the PROJECT FACILITIES, approved in writing by the parties and conducted at the expense of the COMMISSION, unless otherwise terminated, suspended or modified in writing by an appropriate amendment executed by both parties.
3. **TERMINATION.** Either party may terminate this Agreement, in whole or as to any specified PROJECT FACILITIES which are the subject hereof, upon giving written notice to the other party specifying the termination date, by certified mail, return receipt requested, at least thirty (30) days prior to the termination date specified in the notice. In the event of such termination, the obligations of the parties hereunder shall cease as to the PROJECT SITES or PROJECT FACILITIES which are the subject of termination, and such PROJECT SITES or PROJECT FACILITIES shall revert to the exclusive control of the COOPERATOR. Should the Agreement terminate, the COMMISSION shall issue a Termination of the Site Dedication for filing with the Clerk of Court where the original site dedication was filed.
4. **NOTICES.** Any and all notices shall be delivered to the parties at the following addresses (or such changed address or addressee as may be provided by notice). A notice or other communication shall be deemed received by the addressee on the next business day after having been placed in overnight mail with the U. S. Postal Service, or other overnight express service such as FedEx, UPS, or similar service. Notices sent by means other than overnight delivery shall be deemed received when actually received by the addressee:

FOR THE COMMISSION:

Laura Briggs
Boating Access Coordinator
Fish and Wildlife Conservation Commission
620 South Meridian Street
Tallahassee, Florida 32399
Phone: (850) 617-9459
Fax: (850) 488-9284
Email: Laura.Briggs@MyFWC.com

FOR THE COOPERATOR:

Beth Powell
Director, Parks and Recreation
Indian River County
5500 77th Street
Vero Beach, Florida 32967
Phone: (772) 226-1875
Fax:
Email: bpowell@ircgov.com

5. **AUTHORITIES.** It is understood and agreed that each party operates under its own legal authorities, policies and administration, and each party's obligations under this Agreement are thereby limited. It shall be the responsibility of each party to interpret its own authorities and policies, and make decisions as required under law and policies applicable to each.

6. PUBLIC RECORDS. All records in conjunction with this Agreement shall be public records in accordance with the laws applicable to the parties.
7. LIABILITY. Each party hereto agrees that it shall be solely responsible for the negligent or wrongful acts of its employees and agents. However, nothing herein shall constitute a waiver by either party of sovereign immunity or statutory limitations on liability.
8. STATE REQUIRED CLAUSES.
 - a. Non-discrimination. No person, on the grounds of race, creed, color, national origin, age, sex, or disability, shall be excluded from participation in, be denied the proceeds or benefits of, or be otherwise subjected to discrimination in performance of this Agreement.
 - b. Prohibition of Discriminatory Vendors. In accordance with Section 287.134, Florida Statutes, an entity or affiliate who has been placed on the discriminatory vendor list may not submit a bid, proposal, or reply on a contract to provide any goods or services to a public entity; may not submit a bid, proposal or reply on a contract with a public entity for the construction or repair of a public building or public work; may not submit bids, proposals, or replies on leases of real property to a public entity; may not be awarded or perform work as a contractor, supplier, subcontractor, or consultant under a contract with any public entity; and may not transact business with any public entity.
 - c. Public Entity Crimes. In accordance with Section 287.133(2)(a), F.S., a person or affiliate who has been placed on the convicted vendor list following a conviction for a public entity crime may not submit a bid, proposal, or reply on a contract to provide any goods or services to a public entity; may not submit a bid, proposal, or reply on a contract with a public entity for the construction or repair of a public building or public work; may not submit bids, proposals, or replies on leases of real property to a public entity; may not be awarded or perform work as a contractor, supplier, subcontractor, or consultant under a contract with any public entity; and may not transact business with any public entity in excess of the threshold amount provided in s. 287.017 for CATEGORY TWO for a period of 36 months following the date of being placed on the convicted vendor list.
 - d. Legislative appropriation. For Agreements whose term extends beyond the State fiscal year in which encumbered funds were appropriated, the State of Florida's performance and obligation to pay is contingent upon an annual appropriation by the Legislature.
9. FEDERAL REQUIRED CLAUSES.
 - a. Non-discrimination. All activities pursuant to this Agreement and the provisions of Exec. Order No. 11246, 3 C.F.R. 339 (1964-65) shall be in compliance with the requirements of Title VI of the Civil Rights Act of 1964 (78 Stat. 252; 42 U.S.C. 2000d et seq.); Title V, Section 504 of the Rehabilitation Act of 1973 (87 Stat. 394; 29 U.S.C. 794); the Age Discrimination Act of 1975 (89 Stat. 728; 42 U.S.C. 6101 et seq.); and with all other Federal laws, regulations, and policies prohibiting discrimination on the grounds of race, color, national origin, handicap, religion, sex, or sexual orientation, in providing for facilities and service to the public.

- b. Public Laws. Nothing herein contained in this Agreement shall be deemed to be inconsistent with or contrary to the purpose of or intent of any Act of Congress or the laws of the District establishing, affecting, or relating to the Agreement.
 - c. Appropriations. Nothing contained in this Agreement shall be construed as binding the COMMISSION to expend in any one fiscal year any sum in excess of appropriations made by Congress, and available for the purposes of this Agreement for that fiscal year, or as involving the United States in any contract or other obligation for the further expenditure of money in excess of such appropriations.
10. NON-ASSIGNMENT. This Agreement may not be assigned in whole or in part without the written approval of all parties. Any such assignment or attempted assignment shall be null and void.
11. SEVERABILITY AND CHOICE OF VENUE. This Agreement has been delivered in the State of Florida and shall be construed in accordance with the laws of Florida. Wherever possible, each provision of this Agreement shall be interpreted in such manner as to be effective and valid under applicable law, but if any provision of this Agreement shall be prohibited or invalid under applicable law, such provision shall be ineffective to the extent of such prohibition or invalidity, without invalidating the remainder of such provision or the remaining provisions of this Agreement. Any action in connection herewith, in law or equity, shall be brought in Leon County, Florida, to the exclusion of all other lawful venues.
12. NO THIRD-PARTY RIGHTS. The parties hereto do not intend, nor shall this Agreement be construed to grant any rights, privileges or interest to any person not a party to this Agreement.
13. JURY TRIAL WAIVER. As part of the consideration for this Agreement, the parties hereby waive trial by jury in any action or proceeding brought by any party against any other party pertaining to any matter whatsoever arising out of or in any way connected with this Agreement, or with the products or services provided under this Agreement; including but not limited to any claim of quantum meruit.
14. PROHIBITION OF UNAUTHORIZED ALIENS. In accordance with Executive Order 96-236, the COMMISSION shall consider the employment by the COOPERATOR of unauthorized aliens a violation of section 274A(e) of the Immigration and Nationalization Act. Such violation shall be cause for unilateral cancellation of this Agreement if the COOPERATOR knowingly employs unauthorized aliens.
15. EMPLOYMENT ELIGIBILITY VERIFICATION. The COOPERATOR shall enroll in and use the U.S. Department of Homeland Security's E-Verify Employment Eligibility Verification System (<http://www.uscis.gov/portal/site/uscis>) to verify the employment eligibility of all new employees hired by the COOPERATOR during the term of this Agreement.

The COOPERATOR shall include in any subcontracts for the performance of work or provision of services pursuant to this Agreement the requirement that the subcontractor use the E-Verify system to verify the employment eligibility of all new employees hired by the subcontractor during the Agreement term.

The COOPERATOR further agrees to maintain records of its participation and compliance with the provisions of the E-Verify program, including participation by its subcontractors as provided above, and to make such records available to the COMMISSION or other authorized state entity consistent with the terms of the COOPERATOR'S enrollment in the program. This includes maintaining a copy of proof of the COOPERATOR'S and subcontractors' enrollment in the E-Verify Program (which can be accessed from the "Edit Company Profile" link on the left navigation menu of the E-Verify employer's homepage).

Compliance with the terms of the Employment Eligibility Verification provision is made an express condition of this Agreement and the COMMISSION may treat a failure to comply as a material breach of the Agreement.

16. ENTIRE AGREEMENT; AMENDMENT. This Agreement with all incorporated attachments and exhibits represents the entire agreement of the parties. This Agreement may be amended by mutual written agreement of the parties.

Remainder of page left blank intentionally. Signature page to follow.

IN WITNESS WHEREOF, the parties hereto have caused this Memorandum of Agreement to be executed through their duly authorized signatories on the day and year last below written.

INDIAN RIVER COUNTY, FLORIDA
BOARD OF COUNTY COMMISSIONERS

FLORIDA FISH AND WILDLIFE
CONSERVATION COMMISSION

SIGNATURE

SIGNATURE

Name: _____

Name: _____

Title: _____

Title: _____

Date: _____

Date: _____

APPROVED as to form and legality
by FWC Attorney:

SIGNATURE

Attachments:

- Attachment A: Projects List
- Attachment B: Site Dedication Form
- Exhibit 1: Project Site Description, Blue Cypress Lake Boat Ramp
- Exhibit 2: Project Site Description, Oslo Boat Ramp
- Exhibit 3: Project Site Description, Wabasso Causeway Boat Ramp
- Exhibit 4: Project Site Description, Round Island Boat Ramp
- Exhibit 5: Project Site Description, Dale Wimbrow Park Boat Ramp
- Exhibit 6: Project Site Description, Donald McDonald Boat Ramp

Table A: PROJECTS			
FWC Ramp Number	Ramp Name	GPS Location	Exhibit(s): Site Control/Legal Description (Deed, Easement, Property Appraisal Document)
IR00084OS	Blue Cypress Lake Boat Ramp (North)	27.727295°, -80.776428°	Exhibit 1: Parcel 32360000000000000000
IR00084OS	Blue Cypress Lake Boat Ramp (South)	27.726413°, -80.776303°	
IR00106CV	Oslo Boat Ramp	27.586484°, -80.365182°	Exhibit 2: Special Warranty Deed
IR00110KX	Wabasso Causeway Boat Ramp	27.756516°, -80.422486°	Exhibit 3: Parcel 31392700000300000000
IR00195AZ	Round Island Boat Ramp	27.561057°, -80.328532°	Exhibit 4: Parcel 33403400001000000012.1
IR00020QC	Dale Wimbrow Park Boat Ramp	27.810109°, -80.504685°	Exhibit 5: Parcel 30382200001001000000.0
IR00201LK	Donald McDonald Boat Ramp	27.819846°, -80.507778°	Exhibit 6: Parcel 30382200001001000000.0

Table B: PROJECT SITES			
FWC Ramp Number	Ramp Name	Waterbody	Structures Maintained
IR00084OS	Blue Cypress Lake Boat Ramp (North)	Blue Cypress Lake	Boat Ramp
IR00084OS	Blue Cypress Lake Boat Ramp (South)	Blue Cypress Lake	Boat Ramp, Boarding Dock
IR00106CV	Oslo Boat Ramp	Indian River Lagoon	Boat Ramp
IR00110KX	Wabasso Causeway Boat Ramp	Indian River Lagoon	Boat Ramp
IR00195AZ	Round Island Boat Ramp	Indian River Lagoon	Boat Ramp
IR00020QC	Dale Wimbrow Park Boat Ramp	Saint Sebastian River	Boat Ramp
IR00201LK	Donald McDonald Boat Ramp	Saint Sebastian River	Boat Ramp

Table C: PROJECT FACILITIES		
FWC Ramp Number	Ramp Name	List of Parking Spaces & Additional Ancillary Facilities
IR00084OS	Blue Cypress Lake Boat Ramp (North)	28 Parking Spaces
IR00084OS	Blue Cypress Lake Boat Ramp (South)	
IR00106CV	Oslo Boat Ramp	9 Parking Spaces
IR00110KX	Wabasso Causeway Boat Ramp	23 Parking Spaces
IR00195AZ	Round Island Boat Ramp	24 Parking Spaces
IR00020QC	Dale Wimbrow Park Boat Ramp	17 Parking Spaces
IR00201LK	Donald McDonald Boat Ramp	9 Parking Spaces

SITE DEDICATION

This Site Dedication gives notice that the Real Property identified as described in Attachment A: Table A: Exhibit(s), Legal Description, attached hereto, (the "PROJECTS") has been developed with financial assistance provided by Sport Fish Restoration Funds, through the Fish and Wildlife Conservation Commission, under the grant program called the Sport Fish Restoration Program. In accordance with 50 CFR 80, the PROJECTS is hereby dedicated to the public as a boating access facility for the use and benefit of the general public for a minimum period of twenty (20) years from the date of this dedication.

DEDICATOR

Original signature

Witness

Printed Name

Printed Name

Title

Witness

Date

Printed Name

STATE OF FLORIDA
COUNTY OF _____

The foregoing instrument was acknowledged before me this ____ day of _____, 20____
by _____, who is personally known to me or who
produced _____ as identification.

Stamp:

Notary Public, State of Florida

IR000840S
Blue Cypress Lake Boat Ramp

PROPERTY 41310 R COMM 10/20/2015
Legal Description
 N 800 FT OF LOT L PER OR BK 47 PP 507

OWNER ID: INDIAN RIVER COUNTY
 155537 (LOC 4100 #5055)
 1801 27TH ST
 VERO BEACH, FL 32960

TAX AREA: 3F
 41310
ACRES: 23.0000
APPR VAL METHOD: Cost

IMPROVEMENT VALUE	242,571	
LAND MARKET	+	140,760
TOTAL MARKET VALUE	=	383,331
AG VALUE	=	0
PRODUCTIVITY LOSS	=	0
ASSESSED VALUE	=	383,331
EXEMPTION VALUE	=	383,331
TAXABLE VALUE	=	0

3236000000000000003.0
SITUS 7400 BLUE CYPRESS LAKE RD VERO BEACH, FL 32966

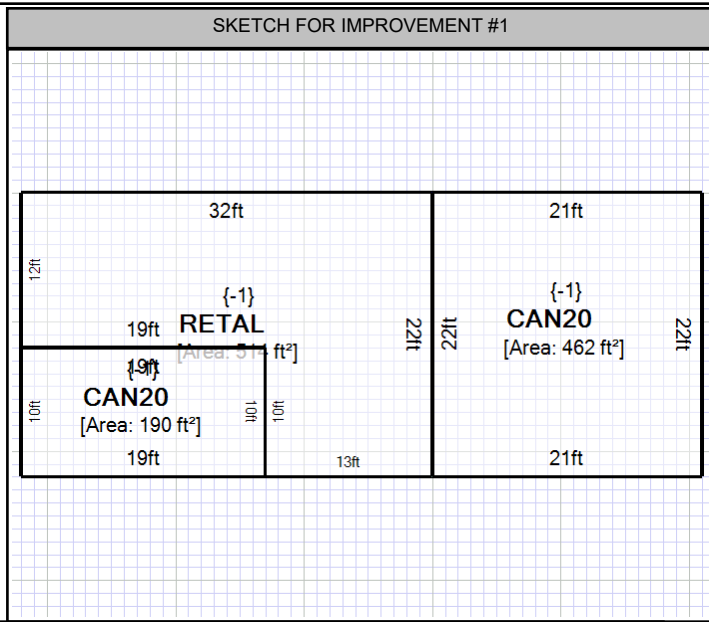
DBA:

SOH %: 0.00
 NSOH 54 %: 100.00
 NSOH 55 %: 100.00

GENERAL			
UTILITIES	LAST APPR.		
TOPOGRAGPHY	LAST APPR. YR	2013	
ROAD ACCESS	LAST INSP. DATE	06/07/2013	
ZONING	A-3	NEXT INSP. DATE	
PRIMARY USE	8600	# OF IMPRV	7
NEXT REASON			
REMARKS			

BUILDING PERMITS				
ISSUE DT	PERMIT TYPE	PERMIT AREA	ST	PERMIT VAL
01/11/1996	MISC		A	45,000
06/16/1994	ROOF		A	0

SALES INFORMATION			
SALE DT	PRICE	GRANTOR	DEED INFO



EXEMPTIONS	
EX-CGVT	Government property exemption



REGION:	SUBD:	NBHD:	990006.00 (100% SUBSET:	IMPROVEMENT VALUATION	LIVING AREA:	3,757	APPR/SQFT:	102.03	SALE/SQFT:	0.00	B-USE:	RETAL										
#	TYPE	SHAPE	MTHD	CLASS/SUB	Quality	LF	LENGTH	WIDTH	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE
1	*RETA		JMM	D/	LO	100	0.00	0.00	514.0	38.01	1	1945	1945	FA	19,537	30%				0.30	5,861	
2	CAN2		JMM	D/	LO	100	0.00	0.00	462.0	7.60	1	1945	1945	FA	3,511	30%				0.30	1,053	
3	WDDI		MISC	D/	LO	100	53.00	6.00	318.0	2.93	1	1983	1983	FA	932	55%				0.55	513	
4	MDWI		MISC	D/	LO	100	63.00	6.00	378.0	47.58	1	1996	1996	FA	17,985	75%				0.75	13,489	
5	MDWI		MISC	D/	LO	100	20.00	10.00	200.0	47.58	1	1996	1996	FA	9,516	75%				0.75	7,137	
6	CAN2		JMM	D/	LO	100	0.00	0.00	190.0	7.60	1	1945	1945	FA	1,444	30%				0.30	433	
1	Retail Store										2,062.0	(E1945) Homesite: N		52,925	Living Area:	514	28,486					
CORRECTED DRAW PER FC																						

IMPROVEMENT FEATURES					
DESCRIPTION	UNITS	CODE	DESCRIPTION	UNITS	CODE
Ceiling	0.00	Other			
Depreciation Table	0.00	Commercial Bld			
Exterior	100.00	Wood Siding			
FloorType	0.00	Plank, heavy w/			
Frame	0.00	Wood Frame			
Group ID	0.00	Shed, Farm & L			
Plumbing	0.00	Plumbing			
Roof Type	0.00	Shed			
Roofing	100.00	Composition, SI			
Special Rate	0.00	Special Rate			
Units Type	480.00	Square feet			

REGION:	SUBD:	NBHD:	990006.00 (85%)	SUBSET:	LAND VALUATION	IRR Wells:	Capacity:	IRR Acres:	Oil Wells:							
L#	DESCRIPTION	ZONING	LUSE	SOIL	CLS	TABLE	HS	METH	UNITS	UNIT PRICE	GROSS VAL	ADJ	LAND	ADJ	SRC	MKT VAL
1	A	A-3	86B			SPECIAL	N	A	23.0000	AC	7,200.00	165,600	1.00	0.85	A	140,760
Land Total : 688,500										23.0000						140,760

PRODUCTIVITY VALUATION					
AG	ACRES	AG USE	AG TABLE	AG UNIT PRC	AG VALUE
N				0.00	0
					0

PROPERTY 41310 R COMM 10/20/2015
Legal Description
 N 800 FT OF LOT L PER OR BK 47 PP 507

OWNER ID: INDIAN RIVER COUNTY
 155537
 (LOC 4100 #5055)
 1801 27TH ST
 VERO BEACH, FL 32960

TAX AREA: 3F
 41310
ACRES: 23.0000
APPR VAL METHOD: Cost

IMPROVEMENT VALUE	242,571
LAND MARKET	140,760
TOTAL MARKET VALUE	383,331
AG VALUE	0
PRODUCTIVITY LOSS	0
ASSESSED VALUE	383,331
EXEMPTION VALUE	383,331
TAXABLE VALUE	0

32360000000000000003.0

SITUS 7400 BLUE CYPRESS LAKE RD VERO BEACH, FL 32966

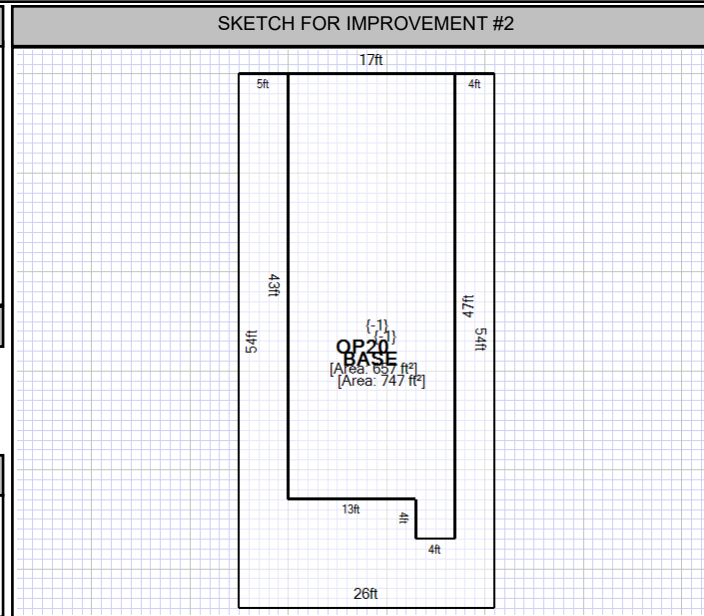
DBA:

SOH %: 0.00
 NSOH 54 %: 100.00
 NSOH 55 %: 100.00

GENERAL	
UTILITIES	LAST APPR.
TOPOGRAGPHY	LAST APPR. YR
ROAD ACCESS	LAST INSP. DATE
ZONING	NEXT INSP. DATE
PRIMARY USE	# OF IMPRV
NEXT REASON	
REMARKS	

BUILDING PERMITS

SALES INFORMATION



EXEMPTIONS

PICTURE

REGION:	SUBD:	NBHD:	990006.00 (100% SUBSET:	IMPROVEMENT VALUATION	LIVING AREA:	3,757	APPR/SQFT:	102.03	SALE/SQFT:	0.00	B-USE:	RETAIL											
#	TYPE	SHAPE	MTHD	CLASS/SUB	Quality	LF	LENGTH	WIDTH	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE	
1	*BASE	2	RES	R4/WLCOI	AV	100	0.00	0.00	747.0	55.30	1	1996	1996		42,709	85%					0.85	36,303	
2	OP20	2	RES	R4/WLCOI	AV	100	0.00	0.00	657.0	11.06	1	1996	1996		7,266	85%					0.85	6,176	
3	WDW	2	MISC	R4/WLCOI	AV	100	26.00	6.00	156.0	20.42	1	1996	1996		3,186	85%					0.85	2,708	
2	Residence								1,560.0	(E1996)	Homesite:	N			53,161								45,187
										Living Area:		747											

IMPROVEMENT FEATURES		
DESCRIPTION	UNITS	CODE
Bath Finish	0.00	Low Quality
Bath Fixtures	2.00	Bath Fixtures
Bathrooms	1.00	Bathrooms
Bedrooms	0.00	Bedrooms
Exterior Wall	0.00	Sd Wood/Hrdi F
Fir St/Cv	0.00	Single; Hardwo
HVAC	0.00	Forced Hot Air,
Interior Wall	0.00	Hardwood Pane
Roof Data	0.00	Gbl/Jst-Trs/Met
Shape Code	0.00	Rectangle
Substructure Code	0.00	Wood Piling or I
Total Rooms	2.00	Total Rooms

REGION:	SUBD:	NBHD:	SUBSET:	LAND VALUATION	IRR Wells:	Capacity:	IRR Acres:	Oil Wells:							
L#	DESCRIPTION	ZONING	LUSE	SOIL	CLS	TABLE	HS	METH	UNITS	UNIT PRICE	GROSS VAL	ADJ	LAND ADJ	SRC	MKT VAL

PRODUCTIVITY VALUATION					
AG	ACRES	AG USE	AG TABLE	AG UNIT PRC	AG VALUE

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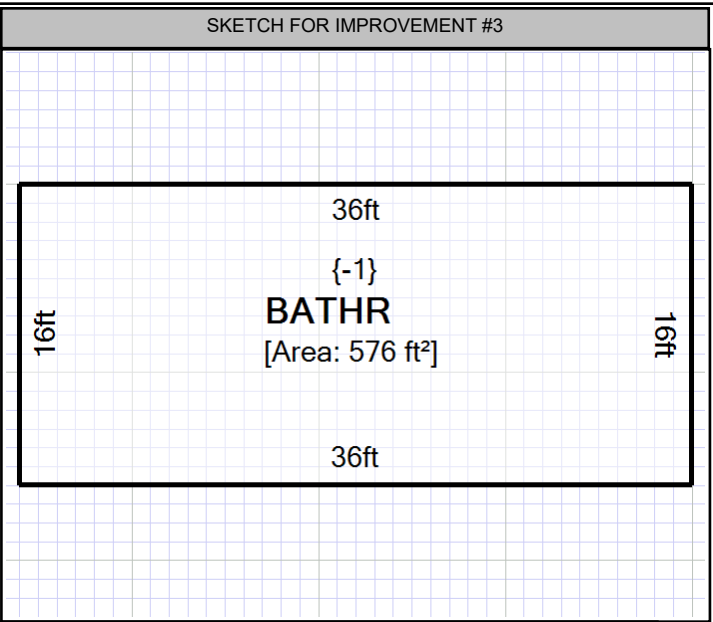
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LAND MARKET		140,760
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PRODUCTIVITY LOSS	=	0
ASSESSED VALUE	=	383,331
EXEMPTION VALUE	=	383,331
TAXABLE VALUE	=	0

32360000000000000003.0
SITUS 7400 BLUE CYPRESS LAKE RD VERO BEACH, FL 32966

DBA:
 SOH %: 0.00
 NSOH 54 %: 100.00
 NSOH 55 %: 100.00

GENERAL	
UTILITIES	LAST APPR.
TOPOGRAGPHY	LAST APPR. YR
ROAD ACCESS	LAST INSP. DATE
ZONING	NEXT INSP. DATE
PRIMARY USE	# OF IMPRV
NEXT REASON	
REMARKS	

BUILDING PERMITS



EXEMPTIONS

PICTURE

SALES INFORMATION

REGION:	SUBD:	NBHD:	990006.00 (100% SUBSET:	IMPROVEMENT VALUATION	LIVING AREA:	3,757	APPR/SQFT:	102.03	SALE/SQFT:	0.00	B-USE:	RETAIL											
#	TYPE	SHAPE	MTHD	CLASS/SUB	Quality	LF	LENGTH	WIDTH	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE	
1	*BATH	JMM	D/		AV	100	0.00	0.00	576.0	124.88	1	1996	1996	AV	71,931	82%						0.82	58,983
3	RESTROOM BUILDING												576.0 (E1996) Homesite: N		71,931	Living Area: 576		58,983					

IMPROVEMENT FEATURES		
DESCRIPTION	UNITS	CODE
Ceiling	0.00	No Ceiling
Depreciation Table	0.00	Commercial Bld
Exterior	100.00	Wood Siding
FloorType	0.00	Concrete Slab
Frame	0.00	Wood Frame
Group ID	0.00	Commercial Gr
Plumbing	2.00	Plumbing
Roof Type	0.00	Monitor
Roofing	100.00	Corrugated Ste
Special Rate	0.00	Special Rate
Units Type	576.00	Square feet

REGION:	SUBD:	NBHD:	SUBSET:	LAND VALUATION	IRR Wells:	Capacity:	IRR Acres:	Oil Wells:							
L#	DESCRIPTION	ZONING	LUSE	SOIL	CLS	TABLE	HS	METH	UNITS	UNIT PRICE	GROSS VAL	ADJ	LAND ADJ	SRC	MKT VAL

PRODUCTIVITY VALUATION					
AG	ACRES	AG USE	AG TABLE	AG UNIT PRC	AG VALUE

PROPERTY 41310 R COMM 10/20/2015
Legal Description
 N 800 FT OF LOT L PER OR BK 47 PP 507

OWNER ID: INDIAN RIVER COUNTY
 155537
 (LOC 4100 #5055)
 1801 27TH ST
 VERO BEACH, FL 32960

TAX AREA: 3F
 41310
ACRES: 23.0000
APPR VAL METHOD: Cost

IMPROVEMENT VALUE	242,571
LAND MARKET	140,760
TOTAL MARKET VALUE	= 383,331
AG VALUE	= 0
PRODUCTIVITY LOSS	= 0
ASSESSED VALUE	= 383,331
EXEMPTION VALUE	= 383,331
TAXABLE VALUE	= 0

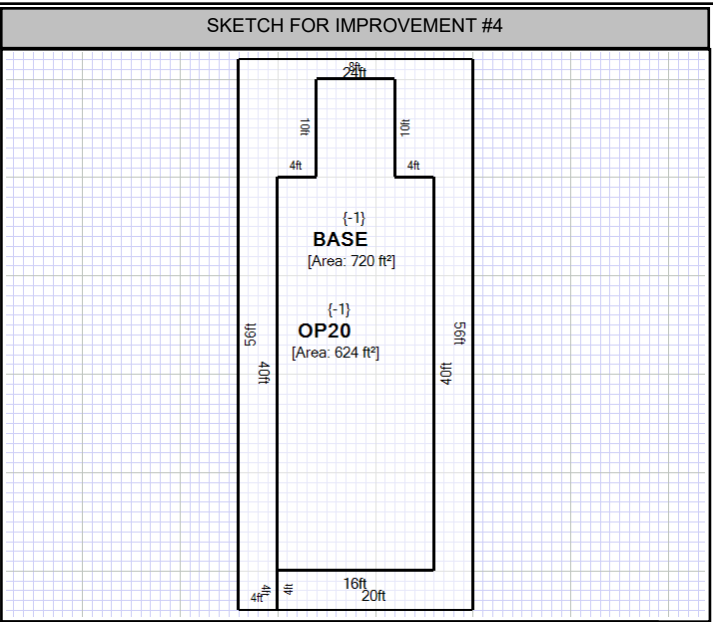
32360000000000000003.0
SITUS 7400 BLUE CYPRESS LAKE RD VERO BEACH, FL 32966

DBA:
SOH %: 0.00
NSOH 54 %: 100.00
NSOH 55 %: 100.00

GENERAL	
UTILITIES	LAST APPR.
TOPOGRAGPHY	LAST APPR. YR
ROAD ACCESS	LAST INSP. DATE
ZONING	NEXT INSP. DATE
PRIMARY USE	# OF IMPRV
NEXT REASON	
REMARKS	

BUILDING PERMITS

SALES INFORMATION



EXEMPTIONS

PICTURE

REGION:	SUBD:	NBHD:	990006.00 (100% SUBSET:	IMPROVEMENT VALUATION	LIVING AREA:	3,757	APPR/SQFT:	102.03	SALE/SQFT:	0.00	B-USE:	RETAIL											
#	TYPE	SHAPE	MTHD	CLASS/SUB	Quality	LF	LENGTH	WIDTH	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE	
1	*BASE	2	RES	R4/WLCOI	AV	100	0.00	0.00	720.0	56.11	1	2008	2008		41,799	93%					0.93	38,873	
2	OP20	2	RES	R4/WLCOI	AV	100	0.00	0.00	624.0	11.22	1	2008	2008		7,001	93%					0.93	6,511	
3	WDW	2	MISC	R4/WLCOI	AV	100	24.00	8.00	192.0	20.42	1	1996	1996		3,921	85%					0.85	3,333	
4	WDW	2	MISC	R4/WLCOI	AV	100	26.00	4.00	104.0	20.42	1	1996	1996		2,124	85%					0.85	1,805	
4	Residence								1,640.0 (E2008)		Homesite:	N			54,845								50,522
										Living Area:		720											

IMPROVEMENT FEATURES		
DESCRIPTION	UNITS	CODE
Bath Finish	0.00	Low Quality
Bath Fixtures	2.00	Bath Fixtures
Bathrooms	1.00	Bathrooms
Bedrooms	0.00	Bedrooms
Exterior Wall	0.00	Sd Wood/Hrdi F
Fir St/Cv	0.00	Single; Hardwo
HVAC	0.00	Forced Hot Air,
Interior Wall	0.00	Hardwood Pane
Roof Data	0.00	Gbl/Jst-Trs/Met
Shape Code	0.00	Rectangle
Substructure Code	0.00	Wood Piling or I
Total Rooms	2.00	Total Rooms

REGION:	SUBD:	NBHD:	SUBSET:	LAND VALUATION	IRR Wells:	Capacity:	IRR Acres:	Oil Wells:								
L#	DESCRIPTION	ZONING	LUSE	SOIL	CLS	TABLE	HS	METH	UNITS	UNIT PRICE	GROSS VAL	ADJ	LAND	ADJ	SRC	MKT VAL

PRODUCTIVITY VALUATION					
AG	ACRES	AG USE	AG TABLE	AG UNIT PRC	AG VALUE

PROPERTY 41310 R COMM 10/20/2015
 Legal Description N 800 FT OF LOT L PER OR BK 47 PP 507

OWNER ID: INDIAN RIVER COUNTY
 155537 (LOC 4100 #5055)
 1801 27TH ST
 VERO BEACH, FL 32960

TAX AREA: 3F
 41310
 ACRES: 23.0000

IMPROVEMENT VALUE	242,571
LAND MARKET	140,760
TOTAL MARKET VALUE	383,331
AG VALUE	= 0
PRODUCTIVITY LOSS	= 0
ASSESSED VALUE	= 383,331
EXEMPTION VALUE	= 383,331
TAXABLE VALUE	= 0

3236000000000000003.0
 SITUS 7400 BLUE CYPRESS LAKE RD VERO BEACH, FL 32966

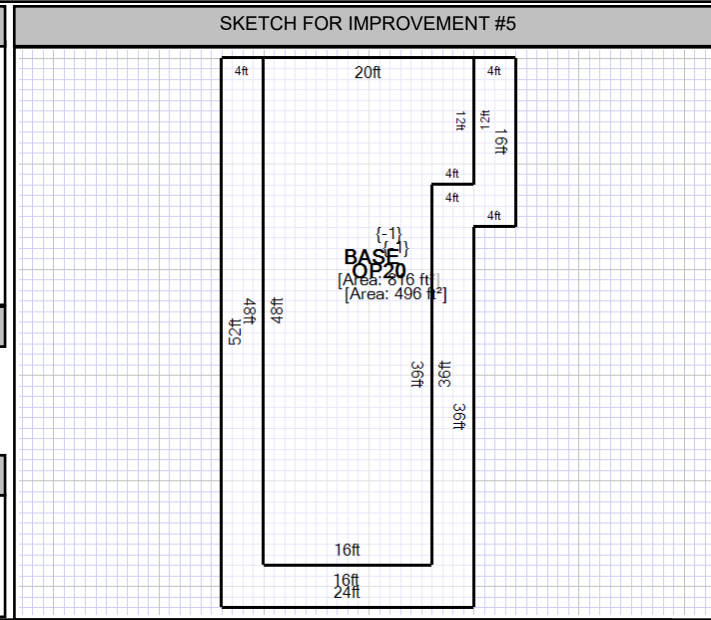
DBA:

APPR VAL METHOD: Cost
 SOH %: 0.00
 NSOH 54 %: 100.00
 NSOH 55 %: 100.00

GENERAL	
UTILITIES	LAST APPR.
TOPOGRAGPHY	LAST APPR. YR
ROAD ACCESS	LAST INSP. DATE
ZONING	NEXT INSP. DATE
PRIMARY USE	# OF IMPRV
NEXT REASON	
REMARKS	

BUILDING PERMITS

SALES INFORMATION



EXEMPTIONS

PICTURE

REGION:	SUBD:	NBHD:	990006.00 (100% SUBSET:	IMPROVEMENT VALUATION	LIVING AREA:	3,757	APPR/SQFT:	102.03	SALE/SQFT:	0.00	B-USE:	RETAIL											
#	TYPE	SHAPE	MTHD	CLASS/SUB	Quality	LF	LENGTH	WIDTH	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE	
1	*BASE	2	RES	R4/WLCOI	AV	100	0.00	0.00	816.0	53.39	1	1996	1996		44,966	85%					0.85	38,221	
2	OP20	2	RES	R4/WLCOI	AV	100	0.00	0.00	496.0	10.68	1	1996	1996		5,297	85%					0.85	4,502	
3	WDDI	2	MISC	R4/WLCOI	AV	100	28.00	8.00	224.0	2.93	1	1996	1996		656	85%					0.85	558	
4	WDW	2	MISC	R4/WLCOI	AV	100	20.00	6.00	120.0	20.42	1	1996	1996		2,450	85%					0.85	2,083	
5	WDW	2	MISC	R4/WLCOI	AV	100	20.00	6.00	120.0	20.42	1	1996	1996		2,450	85%					0.85	2,083	
6	WDW	2	MISC	R4/WLCOI	AV	100	36.00	8.00	288.0	20.42	1	1996	1996		5,881	85%					0.85	4,999	
5	Residence								2,064.0 (E1996)					Homesite: N	61,700								52,446

IMPROVEMENT FEATURES					
DESCRIPTION	UNITS	CODE	DESCRIPTION	UNITS	CODE
Bath Finish	0.00	Low Quality			
Bath Fixtures	2.00	Bath Fixtures			
Bathrooms	1.00	Bathrooms			
Bedrooms	0.00	Bedrooms			
Exterior Wall	0.00	Sd Wood/Hrdi F			
Flr St/Cv	0.00	Single; Hardwo			
HVAC	0.00	Forced Hot Air,			
Interior Wall	0.00	Hardwood Pane			
Roof Data	0.00	Gbl/Jst-Trs/Met			
Shape Code	0.00	Rectangle			
Substructure Code	0.00	Wood Piling or I			
Total Rooms	2.00	Total Rooms			

REGION:	SUBD:	NBHD:	SUBSET:	LAND VALUATION	IRR Wells:	Capacity:	IRR Acres:	Oil Wells:								
L#	DESCRIPTION	ZONING	LUSE	SOIL	CLS	TABLE	HS	METH	UNITS	UNIT PRICE	GROSS VAL	ADJ	LAND	ADJ	SRC	MKT VAL

PRODUCTIVITY VALUATION						
AG	ACRES	AG USE	AG TABLE	AG UNIT	PRC	AG VALUE

PROPERTY 41310 R COMM 10/20/2015
Legal Description
 N 800 FT OF LOT L PER OR BK 47 PP 507

OWNER ID: INDIAN RIVER COUNTY
 155537
 (LOC 4100 #5055)
 1801 27TH ST
 VERO BEACH, FL 32960

TAX AREA: 3F
 41310
ACRES: 23.0000
APPR VAL METHOD: Cost

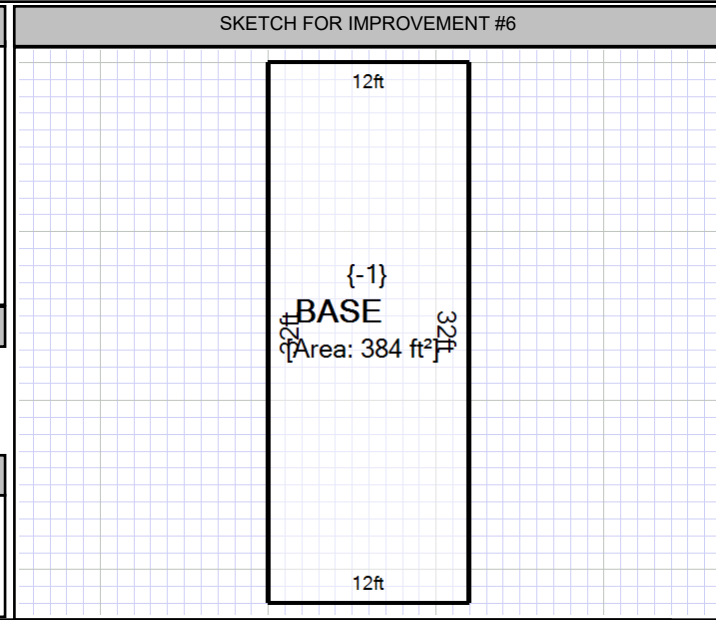
IMPROVEMENT VALUE	242,571
LAND MARKET	+ 140,760
TOTAL MARKET VALUE	= 383,331
AG VALUE	= 0
PRODUCTIVITY LOSS	= 0
ASSESSED VALUE	= 383,331
EXEMPTION VALUE	= 383,331
TAXABLE VALUE	= 0

32360000000000000003.0
SITUS 7400 BLUE CYPRESS LAKE RD VERO BEACH, FL 32966

DBA:

SOH %: 0.00
 NSOH 54 %: 100.00
 NSOH 55 %: 100.00

GENERAL	
UTILITIES	LAST APPR.
TOPOGRAGPHY	LAST APPR. YR
ROAD ACCESS	LAST INSP. DATE
ZONING	NEXT INSP. DATE
PRIMARY USE	# OF IMPRV
NEXT REASON	
REMARKS	
BUILDING PERMITS	



EXEMPTIONS
PICTURE

SALES INFORMATION

REGION:	SUBD:	NBHD:	990006.00 (100% SUBSET:	IMPROVEMENT VALUATION	LIVING AREA:	3,757	APPR/SQFT:	102.03	SALE/SQFT:	0.00 B-USE:	RETAIL										
#	TYPE	SHAPE	MTHD CLASS/SUB	Quality	LF	LENGTH	WIDTH	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE
1	*BASE	OBH MH2/	AV	100	0.00	0.00		384.0	32.55	1	1996	1996		12,499	37%					0.37	4,625
6	Mobile Home							384.0 (E1996)		Homesite:	N			12,499		Living Area:	384				4,625

IMPROVEMENT FEATURES		
DESCRIPTION	UNITS	CODE
Bathrooms	0.00	Bathrooms
Bedrooms	1.00	Bedrooms
Converted Rate	0.00	Converted Rate
Electric	0.00	Electric
Exterior Wall	0.00	Aluminum/Vinyl

REGION:	SUBD:	NBHD:	SUBSET:	LAND VALUATION	IRR Wells:	Capacity:	IRR Acres:	Oil Wells:								
L#	DESCRIPTION	ZONING	LUSE	SOIL	CLS	TABLE	HS	METH	UNITS	UNIT PRICE	GROSS VAL	ADJ	LAND	ADJ	SRC	MKT VAL

PRODUCTIVITY VALUATION						
AG	ACRES	AG USE	AG TABLE	AG UNIT	PRC	AG VALUE

PROPERTY 41310 R COMM 10/20/2015
Legal Description
 N 800 FT OF LOT L PER OR BK 47 PP 507

OWNER ID: INDIAN RIVER COUNTY
 155537
 (LOC 4100 #5055)
 1801 27TH ST
 VERO BEACH, FL 32960

TAX AREA: 3F
 41310
ACRES: 23.0000
APPR VAL METHOD: Cost

IMPROVEMENT VALUE	+	242,571
LAND MARKET		140,760
TOTAL MARKET VALUE	=	383,331
AG VALUE	=	0
PRODUCTIVITY LOSS	=	0
ASSESSED VALUE	=	383,331
EXEMPTION VALUE	=	383,331
TAXABLE VALUE	=	0

32360000000000000003.0

SITUS 7400 BLUE CYPRESS LAKE RD VERO BEACH, FL 32966

DBA:

SOH %: 0.00
 NSOH 54 %: 100.00
 NSOH 55 %: 100.00

GENERAL	
UTILITIES	LAST APPR.
TOPOGRAGPHY	LAST APPR. YR
ROAD ACCESS	LAST INSP. DATE
ZONING	NEXT INSP. DATE
PRIMARY USE	# OF IMPRV
NEXT REASON	
REMARKS	
BUILDING PERMITS	

SKETCH INFORMATION													

EXEMPTIONS	
PICTURE	

SALES INFORMATION	

REGION:	SUBD:	NBHD:	990006.00 (100% SUBSET:	IMPROVEMENT VALUATION				LIVING AREA:	3,757	APPR/SQFT:	102.03	SALE/SQFT:	0.00 B-USE:	RETAIL									
#	TYPE	SHAPE	MTHD	CLASS/SUB	Quality	LF	LENGTH	WIDTH	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE	
1	CONC		MISC */	AV	100	0.00	0.00		123.0	2.72	1	1960	1960		335	30%					0.30	101	
2	FCWE		MISC */	AV	100	50.00	6.00		300.0	1.41	1	1996	1996		423	82%					0.82	347	
3	WDW		MISC */	AV	100	0.00	0.00		148.0	20.42	1	1983	1983		3,022	62%					0.62	1,874	
7	COMMERCIAL MISCELLANEI								571.0 (E1960) Homesite: N						3,780							0	2,322

IMPROVEMENT FEATURES					
DESCRIPTION	UNITS	CODE	DESCRIPTION	UNITS	CODE

REGION:	SUBD:	NBHD:	SUBSET:	LAND VALUATION				IRR Wells:	Capacity:	IRR Acres:	Oil Wells:					
L#	DESCRIPTION	ZONING	LUSE	SOIL	CLS	TABLE	HS	METH	UNITS	UNIT PRICE	GROSS VAL	ADJ	LAND	ADJ	SRC	MKT VAL

PRODUCTIVITY VALUATION						
AG	ACRES	AG USE	AG TABLE	AG UNIT	PRC	AG VALUE

IR00106CV
Oslo Boat Ramp

10-190

OFFICIAL RECORD BOOK 142 PAGE 451

(Ind. SW)

SRD NO. 11P-R (10-4-61)
SECTION 22601-2601
STATE ROAD 2-606
Indian River COUNTY

Parcel 11A

SPECIAL WARRANTY DEED

THIS INDENTURE made this 28th day of December A. D. 1961
between Archie Smith and Margaret Elizabeth Smith, his wife

as part 122 of the first part and the STATE OF FLORIDA, for the use and benefit of the State Road Department of Florida, as party of the second part.

WITNESSETH, That the said part 122 of the first part for and in consideration of the sum of One Dollar and other valuable considerations, paid receipt of which is hereby acknowledged, do hereby grant, bargain, sell, and convey unto the party of the second part, its successors and assigns, the following described land, situate, lying and being in the County of Indian River State of Florida, to-wit:

That part of the SE 1/4 of the SE 1/4 of Section 19, Township 33 South, Range 40 East, more particularly described as follows:

BEGINNING at the intersection of the North line of Oalo Road and the West shore of Indian River, run West on the North line of Oalo Road 100 feet; thence North 100 feet; thence East to the West shore of Indian River; thence Southeasterly on the West shore of Indian River to the POINT OF BEGINNING;

which lies within 50 feet of the South line of said Section 19, together with all riparian rights thereunto appertaining, and containing 0.097 of an acre, more or less.

Delivered February 13, 1962.

FLORIDA STATE ROAD DEPARTMENT
DIVISION OF RIGHTS OF WAY

OCT 4 1961

DESCRIPTION APPROVED
4th DISTRICT BY C. A. Schneider, III

DOCUMENTARY STAMPS
STATE FEDERAL
FEB 6 1962



Handwritten signature and date: C. A. Schneider, III, FEB 13 1962

TO HAVE AND TO HOLD THE SAME, together with all and singular the appurtenances thereto belonging or in anywise incident or appertaining, forever, and the parties of the first part will defend the title thereto against all persons claiming by, through, or under the said parties of the first part

IN WITNESS WHEREOF, said parties of the first part have hereunto set their hand and seals the date first above written

Signed, sealed and delivered in the presence of:

Robert R. Orndorff
Ruth R. Miller

Archie Smith (SEAL)

Margaret Elizabeth Smith (SEAL)

(SEAL)

(SEAL)

(SEAL)

(SEAL)

Signature of TWO witnesses required above by Florida law

STATE OF FLORIDA
COUNTY OF INDIAN RIVER

Before me personally appeared ARCHIE SMITH and MARGARET ELIZABETH SMITH, and his wife, to me well known and known to me to be the individuals described in and who executed the foregoing instrument and acknowledged before me that they executed the same for the purposes therein expressed.

WITNESS my hand and official seal this 28th day of December, A. D. 1961



Ruth R. Miller
Notary Public in and for the County and State aforesaid.

Notary Public, State of Florida at Large
My Commission Expires JAN. 6, 1963
Bonded by American Surety Co. of N. Y.

SPECIAL WARRANTY DEED

Section _____
State Road _____
FROM

TO
STATE OF FLORIDA

Dated _____ 1961

FILED FOR RECORD

In the office of the Clerk of the Circuit Court for the County of _____ State of Florida, on the _____ day of _____ A. D. 1961 and recorded in Deed Book _____ Page _____ and the record verified.

Clerk of Circuit Court
County, Florida

OFFICIAL RECORD 600K 142 Vol 455

IR00110KX
Wabasso Causeway Boat Ramp

PROPERTY 38590 R COMM 10/20/2015
Legal Description
 WAYSIDE PARK FORMED BY FILLING OF CAUSE- WAY OF SR 510 (WABASSO BRIDGE) CONTAIN- ING BOAT RAMP IN NW 1/4 OF SEC 27-31-39

OWNER ID: INDIAN RIVER COUNTY
 155519 (LOC 4100 #5228)
 1801 27TH ST
 VERO BEACH, FL 32960

TAX AREA: 1
 38590
ACRES: 7.2000
APPR VAL METHOD: Cost

IMPROVEMENT VALUE	165,391
LAND MARKET	+ 306,000
TOTAL MARKET VALUE	= 471,391
AG VALUE	= 0
PRODUCTIVITY LOSS	= 0
ASSESSED VALUE	= 322,397
EXEMPTION VALUE	= 322,397
TAXABLE VALUE	= 0

31392700000300000001.0

SITUS 3105 WABASSO BRIDGE RD VERO BEACH, FL 32963

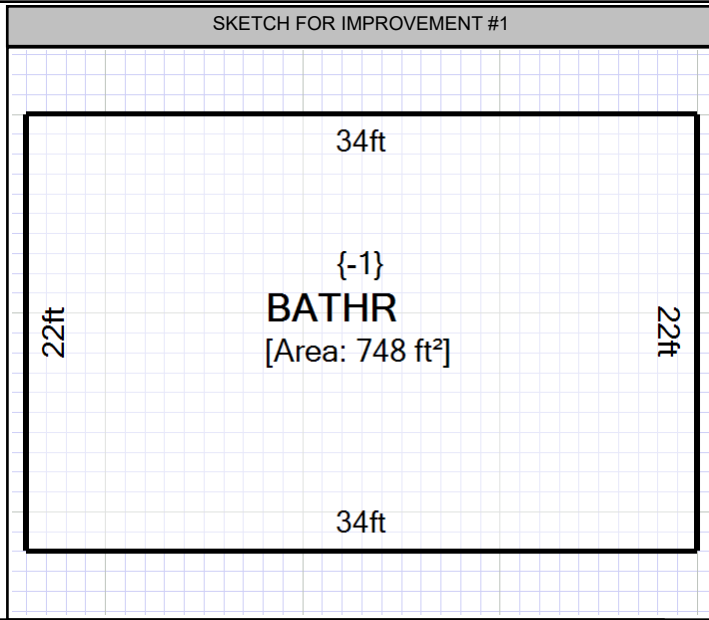
DBA:

SOH %: 0.00
 NSOH 54 %: 0.00
 NSOH 55 %: 100.00

GENERAL		
UTILITIES	LAST APPR.	WB
TOPOGRAGPHY	LAST APPR. YR	2019
ROAD ACCESS	LAST INSP. DATE	06/18/2019
ZONING	NEXT INSP. DATE	
PRIMARY USE	CON-1	# OF IMPRV 2
8600		
NEXT REASON		
REMARKS		

BUILDING PERMITS					
ISSUE DT	PERMIT TYPE	PERMIT AREA	ST	PERMIT VAL	
12/18/2019	ROOF		I	2,000	
12/17/2019	ROOF		A	2,000	

SALES INFORMATION			
SALE DT	PRICE	GRANTOR	DEED INFO



EXEMPTIONS	
EX-CGVT	Government property exemption
PICTURE	

REGION:	SUBD:	NBHD: 091030.00 (100% SUBSET:	IMPROVEMENT VALUATION	LIVING AREA: 748	APPR/SQFT: 630.20	SALE/SQFT:	0.00 B-USE: BATHI															
#	TYPE	SHAPE	MTHD	CLASS/SUB	Quality	LF	LENGTH	WIDTH	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE
1	*BATH		JMM	C/	AV	100	0.00	0.00	748.0	133.05	1	2000	2000	GO	99,521	86%					0.86	85,588
2	FCWE		MISC	C/	AV	100	0.00	0.00	560.0	1.41	1	2000	2000	GO	790	86%					0.86	679
3	GZBC		MISC	C/	AV	100	22.00	12.00	264.0	13.80	1	1995	1995	GO	3,643	81%					0.81	2,951
4	GZBC		MISC	C/	AV	100	14.00	12.00	168.0	13.80	1	1995	1995	GO	2,318	81%					0.81	1,878
5	GZBC		MISC	C/	AV	100	14.00	12.00	168.0	13.80	1	1995	1995	GO	2,318	81%					0.81	1,878
6	CONC		MISC	C/	AV	100	0.00	0.00	850.0	2.72	1	2000	2000	GO	2,312	86%					0.86	1,988
7	AAPV		MISC	C/	AV	100	0.00	0.00	160.0	1.96	1	1995	1995	GO	314	81%					0.81	254
8	WDW		MISC	C/	AV	100	0.00	0.00	800.0	20.42	1	1985	1985	GO	16,336	66%					0.66	10,782

IMPROVEMENT FEATURES					
DESCRIPTION	UNITS	CODE	DESCRIPTION	UNITS	CODE
Ceiling	0.00	Other			
Depreciation Table	0.00	Commercial Bld			
Exterior	100.00	Concrete Block			
Floor Cov	0.00	Other			
FloorType	0.00	Concrete Slab			
Frame	0.00	Masonry			
Group ID	0.00	School Group			
Plumbing	2.00	Plumbing			
Roof Type	0.00	Hip			
Roofing	100.00	Wood Shake			
Special Rate	0.00	Special Rate			

REGION:	SUBD:	NBHD: 091030.00 (85% SUBSET:	LAND VALUATION	IRR Wells:	Capacity:	IRR Acres:	Oil Wells:									
L#	DESCRIPTION	ZONING	LUSE	SOIL	CLS	TABLE	HS	METH	UNITS	UNIT PRICE	GROSS VAL	ADJ	LAND	ADJ	SRC	MKT VAL
1	A	CON-186B				SPECIAL	N	A	7.2000 AC	50,000.00	360,000	1.00	0.85	A		306,000
Land Total : 447,950									7.2000							306,000

PRODUCTIVITY VALUATION					
AG	ACRES	AG USE	AG TABLE	AG UNIT PRC	AG VALUE
N				0.00	0
					0

PROPERTY 38590 R COMM 10/20/2015
Legal Description
 WAYSIDE PARK FORMED BY FILLING OF CAUSE- WAY OF
 SR 510 (WABASSO BRIDGE) CONTAIN- ING BOAT RAMP IN
 NW 1/4 OF SEC 27-31-39

OWNER ID: INDIAN RIVER COUNTY
 155519 (LOC 4100 #5228)
 1801 27TH ST
 VERO BEACH, FL 32960

TAX AREA: 1
 38590
ACRES: 7.2000

IMPROVEMENT VALUE		165,391
LAND MARKET	+	306,000
TOTAL MARKET VALUE	=	471,391
AG VALUE	=	0
PRODUCTIVITY LOSS	=	0
ASSESSED VALUE	=	322,397
EXEMPTION VALUE	=	322,397
TAXABLE VALUE	=	0

31392700000300000001.0

SITUS 3105 WABASSO BRIDGE RD VERO BEACH, FL 32963

DBA:

APPR VAL METHOD: Cost
 SOH %: 0.00
 NSOH 54 %: 0.00
 NSOH 55 %: 100.00

GENERAL	
UTILITIES	LAST APPR.
TOPOGRAGPHY	LAST APPR. YR
ROAD ACCESS	LAST INSP. DATE
ZONING	NEXT INSP. DATE
PRIMARY USE	# OF IMPRV
NEXT REASON	
REMARKS	
BUILDING PERMITS	

SKETCH INFORMATION													

EXEMPTIONS	
PICTURE	

SALES INFORMATION	

REGION:	SUBD:	NBHD:	091030.00 (100% SUBSET:				IMPROVEMENT VALUATION				LIVING AREA: 748			APPR/SQFT: 630.20				SALE/SQFT: 0.00 B-USE: BATH						
#	TYPE	SHAPE	MTHD	CLASS/SUB	Quality	LF	LENGTH	WIDTH	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE		
9	GZBC		MISC	C/	AV	100	14.00	12.00	168.0	13.80	1	1995	1995	GO	2,318	81%					0.81	1,878		
10	GZBC		MISC	C/	AV	100	14.00	12.00	168.0	13.80	1	1995	1995	GO	2,318	81%					0.81	1,878		
1	RESTROOM BUILDING								4,054.0 (E2000)	Homesite: N			132,188				Living Area: 748				109,754			

IMPROVEMENT FEATURES					
DESCRIPTION	UNITS	CODE	DESCRIPTION	UNITS	CODE

REGION:	SUBD:	NBHD:	SUBSET:				LAND VALUATION		IRR Wells:		Capacity:	IRR Acres:		Oil Wells:	
L#	DESCRIPTION	ZONING	LUSE	SOIL	CLS	TABLE	HS	METH	UNITS	UNIT PRICE	GROSS VAL	ADJ	LAND ADJ	SRC	MKT VAL

PRODUCTIVITY VALUATION					
AG	ACRES	AG USE	AG TABLE	AG UNIT PRC	AG VALUE

PROPERTY 38590 R COMM 10/20/2015
Legal Description
 WAYSIDE PARK FORMED BY FILLING OF CAUSE- WAY OF
 SR 510 (WABASSO BRIDGE) CONTAIN- ING BOAT RAMP IN
 NW 1/4 OF SEC 27-31-39

OWNER ID: INDIAN RIVER COUNTY
 155519
 (LOC 4100 #5228)
 1801 27TH ST
 VERO BEACH, FL 32960

TAX AREA: 1
 38590
ACRES: 7.2000
APPR VAL METHOD: Cost

IMPROVEMENT VALUE		165,391
LAND MARKET	+	306,000
TOTAL MARKET VALUE	=	471,391
AG VALUE	=	0
PRODUCTIVITY LOSS	=	0
ASSESSED VALUE	=	322,397
EXEMPTION VALUE	=	322,397
TAXABLE VALUE	=	0

31392700000300000001.0

SITUS 3105 WABASSO BRIDGE RD VERO BEACH, FL 32963

DBA:

SOH %: 0.00
 NSOH 54 %: 0.00
 NSOH 55 %: 100.00

GENERAL	
UTILITIES	LAST APPR.
TOPOGRAGPHY	LAST APPR. YR
ROAD ACCESS	LAST INSP. DATE
ZONING	NEXT INSP. DATE
PRIMARY USE	# OF IMPRV
NEXT REASON	
REMARKS	
BUILDING PERMITS	

SKETCH INFORMATION													

EXEMPTIONS	
PICTURE	

SALES INFORMATION	

REGION:	SUBD:	NBHD:	091030.00 (100% SUBSET:				IMPROVEMENT VALUATION				LIVING AREA:	748	APPR/SQFT:	630.20	SALE/SQFT:	0.00	B-USE:	BATH:					
#	TYPE	SHAPE	MTHD	CLASS/SUB	Quality	LF	LENGTH	WIDTH	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE	
1	CNDC	MISC */	AV	100	475.00	5.00	2,375.0	30.42	1	1990	1990	72,248	76%		0.76	54,908							
2	MWCI	MISC */	AV	100	0.00	0.00	200.0	4.24	1	2000	2000	848	86%		0.86	729							
2	COMMERCIAL MISCELLANEI										2,575.0 (E1990)	Homesite: N	73,096			Living Area: 0							55,637

IMPROVEMENT FEATURES					
DESCRIPTION	UNITS	CODE	DESCRIPTION	UNITS	CODE

REGION:	SUBD:	NBHD:	SUBSET:	LAND VALUATION				IRR Wells:	Capacity:	IRR Acres:	Oil Wells:					
L#	DESCRIPTION	ZONING	LUSE	SOIL	CLS	TABLE	HS	METH	UNITS	UNIT PRICE	GROSS VAL	ADJ	LAND	ADJ	SRC	MKT VAL

PRODUCTIVITY VALUATION						
AG	ACRES	AG USE	AG TABLE	AG UNIT	PRC	AG VALUE

IR00195KZ
Round Island Boat Ramp

PROPERTY 102612 R COMM 10/20/2015
Legal Description
 KANSAS CITY COLONY SUB PBS 4-23 PART OF LOTS 12 & 13 LYING E OF SR A1A OR BK 666 PP 1408, TOG WITH LOTS 14,15 & 16 LYING E OF SR A1A & FROM W R/W OF SR A1A TO E SHORE OF THE INDIAN RIVER: INCL

OWNER ID: INDIAN RIVER COUNTY
 155636 1801 27TH ST (LOC4100 #5188,51 89,5190,5190.16 &5190.20)
 VERO BEACH, FL 32960

TAX AREA: 7
 102612
ACRES: 94.1600
APPR VAL METHOD: Cost

IMPROVEMENT VALUE	390,608
LAND MARKET	+ 3,794,757
TOTAL MARKET VALUE	= 4,185,365
AG VALUE	= 0
PRODUCTIVITY LOSS	= 0
ASSESSED VALUE	= 4,185,365
EXEMPTION VALUE	= 4,185,365
TAXABLE VALUE	= 0

33403400001000000012.1

SITUS 2200 S HIGHWAY A1A VERO BEACH, FL 32963

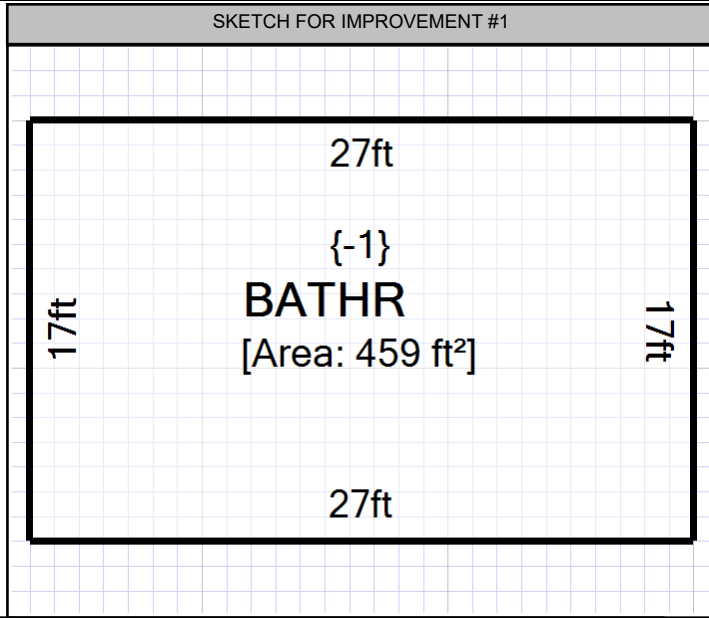
DBA:

SOH %: 0.00
 NSOH 54 %: 0.00
 NSOH 55 %: 100.00

GENERAL			
UTILITIES	LAST APPR.	WB	
TOPOGRAPHY	LAST APPR. YR	2019	
ROAD ACCESS	LAST INSP. DATE	06/05/2019	
ZONING	RS-3	NEXT INSP. DATE	
PRIMARY USE	8600	# OF IMPRV	9
NEXT REASON			
REMARKS			

BUILDING PERMITS				
ISSUE DT	PERMIT TYPE	PERMIT AREA	ST	PERMIT VAL
08/22/2018	DOCK		I	35,000
09/24/2012	MISC		A	26,446

SALES INFORMATION			
SALE DT	PRICE	GRANTOR	DEED INFO



EXEMPTIONS	
EX-CGVT	Government property exemption



REGION:	SUBD:	3340340001 (100 NBHD 091060.00 (100% SUBSET:	IMPROVEMENT VALUATION	LIVING AREA:	2,790	APPR/SQFT:	1,500.13	SALE/SQFT:	0.00 B-USE:	BATH													
#	TYPE	SHAPE	MTHD	CLASS/SUB	Quality	LF	LENGTH	WIDTH	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE	
1	*BATH	JMM	C/	AV	100	0.00	0.00	459.0	146.66	1	1993	1995	AV	67,317	81%					0.81	54,527		
2	DCWK	MISC	C/	AV	100	0.00	0.00	440.0	7.71	1	1997	1997	AV	3,392	83%					0.83	2,815		
3	DCWK	MISC	C/	AV	100	0.00	0.00	672.0	7.71	1	1987	1987	AV	5,181	70%					0.70	3,627		
4	DCWK	MISC	C/	AV	100	130.00	6.00	780.0	7.71	1	1997	1997	AV	6,014	83%					0.83	4,992		
1	RESTROOM BUILDING										2,351.0 (E1995) Homesite:	N			81,904		Living Area:	459					65,961

IMPROVEMENT FEATURES		
DESCRIPTION	UNITS	CODE
Ceiling	0.00	No Ceiling
Depreciation Table	0.00	Commercial Bld
Exterior	100.00	Concrete Block
Floor Cov	0.00	Other
FloorType	0.00	Concrete Slab
Frame	0.00	Masonry
Group ID	0.00	School Group
Plumbing	2.00	Plumbing
Roof Type	0.00	Hip
Roofing	100.00	Composition, SI
Special Rate	0.00	Special Rate

REGION:	SUBD:	3340340001 (100 NBHD 091060.00 (85% SUBSET:	LAND VALUATION	IRR Wells:	Capacity:	IRR Acres:	Oil Wells:									
L#	DESCRIPTION	ZONING	LUSE	SOIL	CLS	TABLE	HS	METH	UNITS	UNIT PRICE	GROSS VAL	ADJ	LAND	ADJ	SRC	MKT VAL
1	A	RS-3	86B			SPECIAL	N	A	11.3600 AC	250,000.00	2,840,000	1.00	0.85	A	2,414,000	
2	A	RS-3	86B			SPECIAL	N	A	12.8600 AC	110,000.00	1,414,600	1.00	0.85	A	1,202,410	
3	A	RS-3	86B			SPECIAL	N	A	69.9400 AC	3,000.00	209,820	1.00	0.85	A	178,347	
Land Total : 151,649									94.1600						3,794,757	

PRODUCTIVITY VALUATION			
AG	ACRES	AG USE	AG VALUE
N			0.00
N			0.00
N			0.00
N			0

PROPERTY 102612 R COMM 10/20/2015
Legal Description
 KANSAS CITY COLONY SUB PBS 4-23 PART OF LOTS 12 &
 13 LYING E OF SR A1A OR BK 666 PP 1408, TOG WITH
 LOTS 14,15 & 16 LYING E OF SR A1A & FROM W R/W OF
 SR A1A TO E SHORE OF THE INDIAN RIVER: INCL

OWNER ID: INDIAN RIVER COUNTY
 155636 1801 27TH ST (LOC4100 #5188,51
 89,5190,5190.16 &5190.20)
 VERO BEACH, FL 32960

TAX AREA: 7
 102612
ACRES: 94.1600
APPR VAL METHOD: Cost

IMPROVEMENT VALUE	390,608
LAND MARKET	+ 3,794,757
TOTAL MARKET VALUE	= 4,185,365
AG VALUE	= 0
PRODUCTIVITY LOSS	= 0
ASSESSED VALUE	= 4,185,365
EXEMPTION VALUE	= 4,185,365
TAXABLE VALUE	= 0

33403400001000000012.1

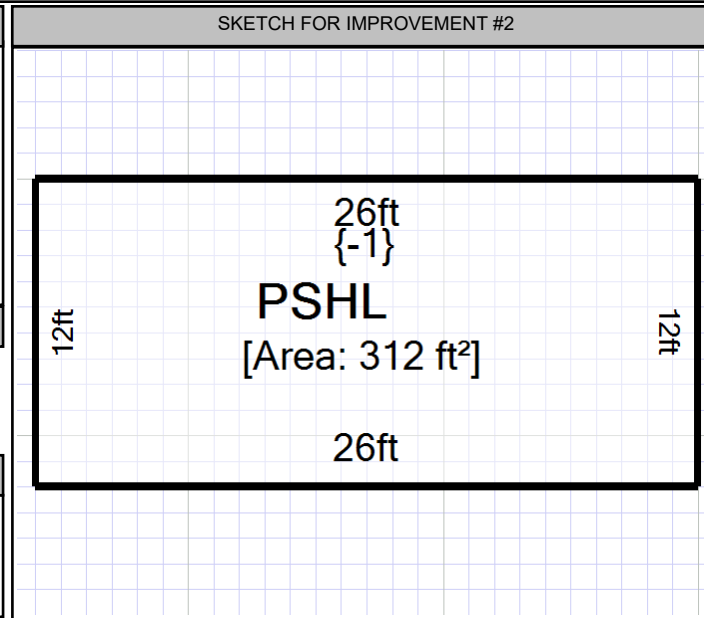
DBA:

SOH %: 0.00
 NSOH 54 %: 0.00
 NSOH 55 %: 100.00

SITUS 2200 S HIGHWAY A1A VERO BEACH, FL 32963

GENERAL	
UTILITIES	LAST APPR.
TOPOGRAGPHY	LAST APPR. YR
ROAD ACCESS	LAST INSP. DATE
ZONING	NEXT INSP. DATE
PRIMARY USE	# OF IMPRV
NEXT REASON	
REMARKS	

BUILDING PERMITS



EXEMPTIONS

PICTURE

SALES INFORMATION

REGION:	SUBD:	NBHD:	SUBSET:	IMPROVEMENT VALUATION	LIVING AREA:	APPR/SQFT:	SALE/SQFT:	B-USE:	BATH:														
	3340340001	100	091060.00	100%	2,790	1,500.13	0.00																
#	TYPE	SHAPE	MTHD	CLASS/SUB	Quality	LF	LENGTH	WIDTH	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE	
1	*PSHL		JMM	C/	AV	100	0.00	0.00	312.0	24.61	1	1993	1993	AV	7,678	79%					0.79	6,066	
2	Picnic Shelter								312.0 (E1993)	Homesite:	N				7,678								6,066
										Living Area:		312											

IMPROVEMENT FEATURES		
DESCRIPTION	UNITS	CODE
Ceiling	0.00	No Ceiling
Depreciation Table	0.00	Commercial Bld
Floor Type	0.00	Concrete Slab
Frame	0.00	Masonry
Group ID	0.00	Commercial Gr
Plumbing	0.00	Plumbing
Roof Type	0.00	Hip
Roofing	100.00	Composition, SI
Special Rate	0.00	Special Rate

REGION:	SUBD:	NBHD:	SUBSET:	LAND VALUATION	IRR Wells:	Capacity:	IRR Acres:	Oil Wells:							
L#	DESCRIPTION	ZONING	LUSE	SOIL	CLS	TABLE	HS	METH	UNITS	UNIT PRICE	GROSS VAL	ADJ	LAND ADJ	SRC	MKT VAL

PRODUCTIVITY VALUATION					
AG	ACRES	AG USE	AG TABLE	AG UNIT PRC	AG VALUE

PROPERTY 102612 R COMM 10/20/2015
Legal Description
 KANSAS CITY COLONY SUB PBS 4-23 PART OF LOTS 12 &
 13 LYING E OF SR A1A OR BK 666 PP 1408, TOG WITH
 LOTS 14,15 & 16 LYING E OF SR A1A & FROM W R/W OF
 SR A1A TO E SHORE OF THE INDIAN RIVER: INCL

OWNER ID: INDIAN RIVER COUNTY
 155636 1801 27TH ST (LOC4100 #5188,51
 89,5190,5190.16 &5190.20)
 VERO BEACH, FL 32960

TAX AREA: 7
 102612
ACRES: 94.1600
APPR VAL METHOD: Cost

IMPROVEMENT VALUE	390,608
LAND MARKET	+ 3,794,757
TOTAL MARKET VALUE	= 4,185,365
AG VALUE	= 0
PRODUCTIVITY LOSS	= 0
ASSESSED VALUE	= 4,185,365
EXEMPTION VALUE	= 4,185,365
TAXABLE VALUE	= 0

33403400001000000012.1

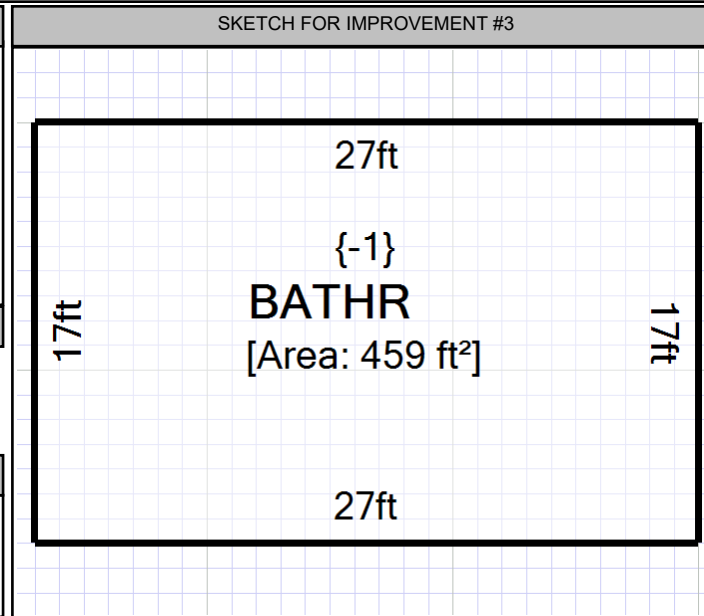
DBA:

SOH %: 0.00
 NSOH 54 %: 0.00
 NSOH 55 %: 100.00

SITUS 2200 S HIGHWAY A1A VERO BEACH, FL 32963

GENERAL	
UTILITIES	LAST APPR.
TOPOGRAGPHY	LAST APPR. YR
ROAD ACCESS	LAST INSP. DATE
ZONING	NEXT INSP. DATE
PRIMARY USE	# OF IMPRV
NEXT REASON	
REMARKS	

BUILDING PERMITS



EXEMPTIONS

PICTURE

SALES INFORMATION

REGION:	SUBD:	NBHD:	SUBSET:	IMPROVEMENT VALUATION	LIVING AREA:	APPR/SQFT:	SALE/SQFT:	B-USE:																
	3340340001	100	091060.00	(100% SUBSET)	2,790	1,500.13	0.00	BATH																
#	TYPE	SHAPE	MTHD	CLASS/SUB	Quality	LF	LENGTH	WIDTH	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE		
1	*BATH		JMM	C/	AV	100	0.00	0.00	459.0	146.66	1	2000	2000	AV	67,317	86%					0.86	57,893		
3	RESTROOM BUILDING								459.0 (E2000)	Homesite:	N				67,317								Living Area: 459	57,893

IMPROVEMENT FEATURES			
DESCRIPTION	UNITS	CODE	DESCRIPTION
Ceiling	0.00	No Ceiling	
Depreciation Table	0.00	Commercial Bld	
Exterior	100.00	Concrete Block	
Floor Cov	0.00	Other	
FloorType	0.00	Concrete Slab	
Frame	0.00	Masonry	
Group ID	0.00	School Group	
Plumbing	2.00	Plumbing	
Roof Type	0.00	Hip	
Roofing	100.00	Composition, SI	
Special Rate	0.00	Special Rate	

REGION:	SUBD:	NBHD:	SUBSET:	LAND VALUATION	IRR Wells:	Capacity:	IRR Acres:	Oil Wells:							
L#	DESCRIPTION	ZONING	LUSE	SOIL	CLS	TABLE	HS	METH	UNITS	UNIT PRICE	GROSS VAL	ADJ	LAND ADJ	SRC	MKT VAL

PRODUCTIVITY VALUATION					
AG	ACRES	AG USE	AG TABLE	AG UNIT PRC	AG VALUE

PROPERTY 102612 R COMM 10/20/2015
Legal Description
 KANSAS CITY COLONY SUB PBS 4-23 PART OF LOTS 12 &
 13 LYING E OF SR A1A OR BK 666 PP 1408, TOG WITH
 LOTS 14,15 & 16 LYING E OF SR A1A & FROM W R/W OF
 SR A1A TO E SHORE OF THE INDIAN RIVER: INCL

OWNER ID: INDIAN RIVER COUNTY
 155636 1801 27TH ST (LOC4100 #5188,51
 89,5190,5190.16 &5190.20)
 VERO BEACH, FL 32960

TAX AREA: 7
 102612
ACRES: 94.1600
APPR VAL METHOD: Cost

IMPROVEMENT VALUE	390,608
LAND MARKET	+ 3,794,757
TOTAL MARKET VALUE	= 4,185,365
AG VALUE	= 0
PRODUCTIVITY LOSS	= 0
ASSESSED VALUE	= 4,185,365
EXEMPTION VALUE	= 4,185,365
TAXABLE VALUE	= 0

33403400001000000012.1

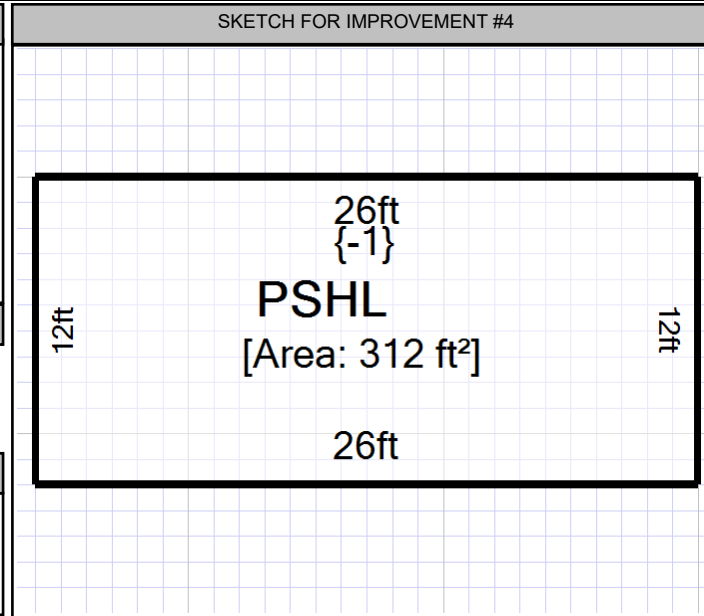
DBA:

SOH %: 0.00
 NSOH 54 %: 0.00
 NSOH 55 %: 100.00

SITUS 2200 S HIGHWAY A1A VERO BEACH, FL 32963

GENERAL	
UTILITIES	LAST APPR.
TOPOGRAGPHY	LAST APPR. YR
ROAD ACCESS	LAST INSP. DATE
ZONING	NEXT INSP. DATE
PRIMARY USE	# OF IMPRV
NEXT REASON	
REMARKS	

BUILDING PERMITS



EXEMPTIONS

PICTURE

SALES INFORMATION

REGION:	SUBD:	NBHD:	SUBSET:	IMPROVEMENT VALUATION	LIVING AREA:	APPR/SQFT:	SALE/SQFT:	B-USE:	BATH:															
	3340340001	100	091060.00	100%	2,790	1,500.13	0.00																	
#	TYPE	SHAPE	MTHD	CLASS/SUB	Quality	LF	LENGTH	WIDTH	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE		
1	*PSHL		JMM	C/	AV	100	0.00	0.00	312.0	24.61	1	2000	2000	AV	7,678	86%					0.86	6,603		
4	Picnic Shelter								312.0 (E2000)	Homesite:	N				7,678								Living Area: 312	6,603

IMPROVEMENT FEATURES		
DESCRIPTION	UNITS	CODE
Ceiling	0.00	No Ceiling
Depreciation Table	0.00	Commercial Bld
Floor Type	0.00	Concrete Slab
Frame	0.00	Masonry
Group ID	0.00	Commercial Gr
Plumbing	0.00	Plumbing
Roof Type	0.00	Hip
Roofing	100.00	Composition, SI
Special Rate	0.00	Special Rate

REGION:	SUBD:	NBHD:	SUBSET:	LAND VALUATION	IRR Wells:	Capacity:	IRR Acres:	Oil Wells:							
L#	DESCRIPTION	ZONING	LUSE	SOIL	CLS	TABLE	HS	METH	UNITS	UNIT PRICE	GROSS VAL	ADJ	LAND ADJ	SRC	MKT VAL

PRODUCTIVITY VALUATION					
AG	ACRES	AG USE	AG TABLE	AG UNIT PRC	AG VALUE

PROPERTY 102612 R COMM 10/20/2015
Legal Description
 KANSAS CITY COLONY SUB PBS 4-23 PART OF LOTS 12 &
 13 LYING E OF SR A1A OR BK 666 PP 1408, TOG WITH
 LOTS 14,15 & 16 LYING E OF SR A1A & FROM W R/W OF
 SR A1A TO E SHORE OF THE INDIAN RIVER: INCL

OWNER ID: INDIAN RIVER COUNTY
 155636 1801 27TH ST (LOC4100 #5188,51
 89,5190,5190.16 &5190.20)
 VERO BEACH, FL 32960

TAX AREA: 7
 102612
ACRES: 94.1600
APPR VAL METHOD: Cost

IMPROVEMENT VALUE		390,608
LAND MARKET	+	3,794,757
TOTAL MARKET VALUE	=	4,185,365
AG VALUE	=	0
PRODUCTIVITY LOSS	=	0
ASSESSED VALUE	=	4,185,365
EXEMPTION VALUE	=	4,185,365
TAXABLE VALUE	=	0

33403400001000000012.1

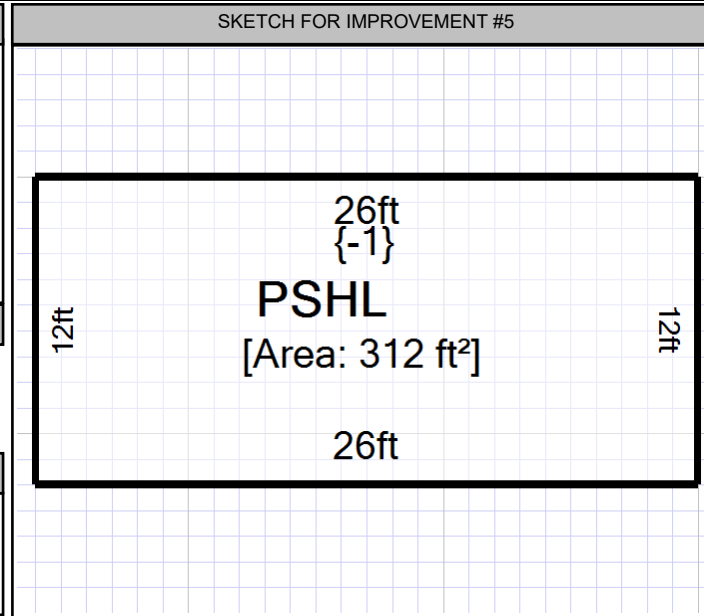
SITUS 2200 S HIGHWAY A1A VERO BEACH, FL 32963

DBA:

SOH %: 0.00
 NSOH 54 %: 0.00
 NSOH 55 %: 100.00

GENERAL	
UTILITIES	LAST APPR.
TOPOGRAGPHY	LAST APPR. YR
ROAD ACCESS	LAST INSP. DATE
ZONING	NEXT INSP. DATE
PRIMARY USE	# OF IMPRV
NEXT REASON	
REMARKS	

BUILDING PERMITS



EXEMPTIONS

PICTURE

SALES INFORMATION

REGION:	SUBD:	NBHD:	SUBSET:	IMPROVEMENT VALUATION	LIVING AREA:	APPR/SQFT:	SALE/SQFT:	B-USE:	BATH:														
	3340340001	100	091060.00	100%	2,790	1,500.13	0.00																
#	TYPE	SHAPE	MTHD	CLASS/SUB	Quality	LF	LENGTH	WIDTH	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE	
1	*PSHL		JMM	C/	AV	100	0.00	0.00	312.0	24.61	1	2000	2000	AV	7,678	86%					0.86	6,603	
5	Picnic Shelter								312.0 (E2000)	Homesite:	N				7,678								6,603
										Living Area:		312											

IMPROVEMENT FEATURES		
DESCRIPTION	UNITS	CODE
Ceiling	0.00	No Ceiling
Depreciation Table	0.00	Commercial Bld
Floor Type	0.00	Concrete Slab
Frame	0.00	Masonry
Group ID	0.00	Commercial Gr
Plumbing	0.00	Plumbing
Roof Type	0.00	Hip
Roofing	100.00	Composition, SI
Special Rate	0.00	Special Rate

REGION:	SUBD:	NBHD:	SUBSET:	LAND VALUATION	IRR Wells:	Capacity:	IRR Acres:	Oil Wells:							
L#	DESCRIPTION	ZONING	LUSE	SOIL	CLS	TABLE	HS	METH	UNITS	UNIT PRICE	GROSS VAL	ADJ	LAND ADJ	SRC	MKT VAL

PRODUCTIVITY VALUATION					
AG	ACRES	AG USE	AG TABLE	AG UNIT PRC	AG VALUE

PROPERTY 102612 R COMM 10/20/2015
Legal Description
 KANSAS CITY COLONY SUB PBS 4-23 PART OF LOTS 12 &
 13 LYING E OF SR A1A OR BK 666 PP 1408, TOG WITH
 LOTS 14,15 & 16 LYING E OF SR A1A & FROM W R/W OF
 SR A1A TO E SHORE OF THE INDIAN RIVER: INCL

OWNER ID: INDIAN RIVER COUNTY
 155636 1801 27TH ST (LOC4100 #5188,51
 89,5190,5190.16 &5190.20)
 VERO BEACH, FL 32960

TAX AREA: 7
 102612
ACRES: 94.1600
APPR VAL METHOD: Cost

IMPROVEMENT VALUE	390,608
LAND MARKET	+ 3,794,757
TOTAL MARKET VALUE	= 4,185,365
AG VALUE	= 0
PRODUCTIVITY LOSS	= 0
ASSESSED VALUE	= 4,185,365
EXEMPTION VALUE	= 4,185,365
TAXABLE VALUE	= 0

33403400001000000012.1

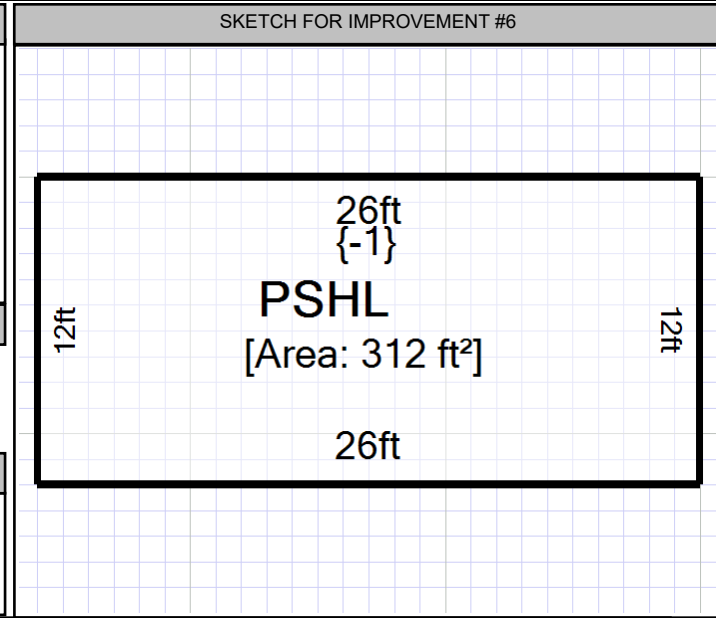
DBA:

SOH %: 0.00
 NSOH 54 %: 0.00
 NSOH 55 %: 100.00

SITUS 2200 S HIGHWAY A1A VERO BEACH, FL 32963

GENERAL	
UTILITIES	LAST APPR.
TOPOGRAGPHY	LAST APPR. YR
ROAD ACCESS	LAST INSP. DATE
ZONING	NEXT INSP. DATE
PRIMARY USE	# OF IMPRV
NEXT REASON	
REMARKS	

BUILDING PERMITS



EXEMPTIONS

PICTURE

SALES INFORMATION

REGION:	SUBD:	NBHD:	SUBSET:	IMPROVEMENT VALUATION	LIVING AREA:	APPR/SQFT:	SALE/SQFT:	B-USE:	BATH:															
	3340340001	100	091060.00	100%	2,790	1,500.13	0.00																	
#	TYPE	SHAPE	MTHD	CLASS/SUB	Quality	LF	LENGTH	WIDTH	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE		
1	*PSHL		JMM	C/	AV	100	0.00	0.00	312.0	24.61	1	2000	2000	AV	7,678	86%					0.86	6,603		
6	Picnic Shelter								312.0 (E2000)	Homesite:	N				7,678								Living Area: 312	6,603

IMPROVEMENT FEATURES		
DESCRIPTION	UNITS	CODE
Ceiling	0.00	No Ceiling
Depreciation Table	0.00	Commercial Bld
Floor Type	0.00	Concrete Slab
Frame	0.00	Masonry
Group ID	0.00	Commercial Gr
Plumbing	0.00	Plumbing
Roof Type	0.00	Hip
Roofing	100.00	Composition, SI
Special Rate	0.00	Special Rate

REGION:	SUBD:	NBHD:	SUBSET:	LAND VALUATION	IRR Wells:	Capacity:	IRR Acres:	Oil Wells:							
L#	DESCRIPTION	ZONING	LUSE	SOIL	CLS	TABLE	HS	METH	UNITS	UNIT PRICE	GROSS VAL	ADJ	LAND ADJ	SRC	MKT VAL

PRODUCTIVITY VALUATION					
AG	ACRES	AG USE	AG TABLE	AG UNIT PRC	AG VALUE

PROPERTY 102612 R COMM 10/20/2015
Legal Description
 KANSAS CITY COLONY SUB PBS 4-23 PART OF LOTS 12 &
 13 LYING E OF SR A1A OR BK 666 PP 1408, TOG WITH
 LOTS 14,15 & 16 LYING E OF SR A1A & FROM W R/W OF
 SR A1A TO E SHORE OF THE INDIAN RIVER: INCL

OWNER ID: INDIAN RIVER COUNTY
 155636 1801 27TH ST (LOC4100 #5188,51
 89,5190,5190.16 &5190.20)
 VERO BEACH, FL 32960

TAX AREA: 7
 102612
ACRES: 94.1600
APPR VAL METHOD: Cost

IMPROVEMENT VALUE	390,608
LAND MARKET	+ 3,794,757
TOTAL MARKET VALUE	= 4,185,365
AG VALUE	= 0
PRODUCTIVITY LOSS	= 0
ASSESSED VALUE	= 4,185,365
EXEMPTION VALUE	= 4,185,365
TAXABLE VALUE	= 0

33403400001000000012.1

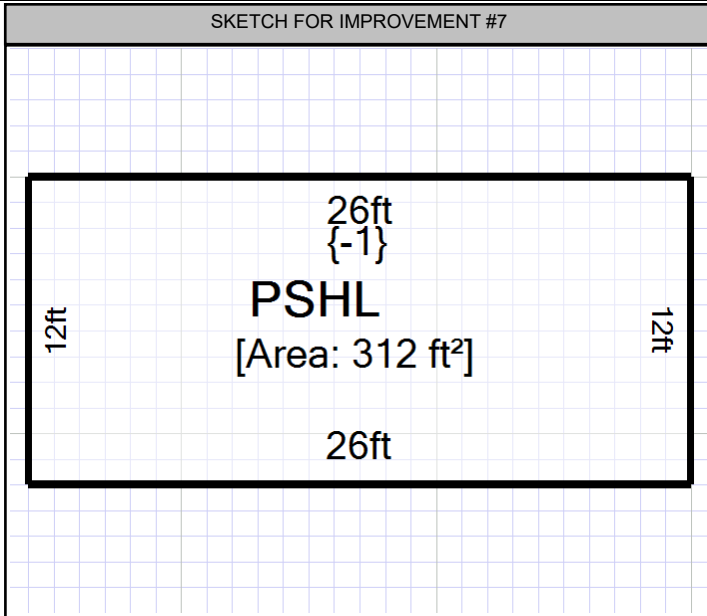
DBA:

SOH %: 0.00
 NSOH 54 %: 0.00
 NSOH 55 %: 100.00

SITUS 2200 S HIGHWAY A1A VERO BEACH, FL 32963

GENERAL	
UTILITIES	LAST APPR.
TOPOGRAGPHY	LAST APPR. YR
ROAD ACCESS	LAST INSP. DATE
ZONING	NEXT INSP. DATE
PRIMARY USE	# OF IMPRV
NEXT REASON	
REMARKS	

BUILDING PERMITS



EXEMPTIONS

PICTURE

SALES INFORMATION

REGION:	SUBD:	NBHD:	SUBSET:	IMPROVEMENT VALUATION	LIVING AREA:	APPR/SQFT:	SALE/SQFT:	B-USE:	BATH:															
	3340340001	100	091060.00	100%	2,790	1,500.13	0.00																	
#	TYPE	SHAPE	MTHD	CLASS/SUB	Quality	LF	LENGTH	WIDTH	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE		
1	*PSHL		JMM	C/	AV	100	0.00	0.00	312.0	24.61	1	2000	2000	AV	7,678	86%					0.86	6,603		
7	Picnic Shelter								312.0 (E2000)	Homesite:	N				7,678								Living Area: 312	6,603

IMPROVEMENT FEATURES		
DESCRIPTION	UNITS	CODE
Ceiling	0.00	No Ceiling
Depreciation Table	0.00	Commercial Bld
Floor Type	0.00	Concrete Slab
Frame	0.00	Masonry
Group ID	0.00	Commercial Gr
Plumbing	0.00	Plumbing
Roof Type	0.00	Hip
Roofing	100.00	Composition, SI
Special Rate	0.00	Special Rate

REGION:	SUBD:	NBHD:	SUBSET:	LAND VALUATION	IRR Wells:	Capacity:	IRR Acres:	Oil Wells:								
L#	DESCRIPTION	ZONING	LUSE	SOIL	CLS	TABLE	HS	METH	UNITS	UNIT PRICE	GROSS VAL	ADJ	LAND	ADJ	SRC	MKT VAL

PRODUCTIVITY VALUATION						
AG	ACRES	AG USE	AG TABLE	AG UNIT	PRC	AG VALUE

PROPERTY 102612 R COMM 10/20/2015
Legal Description
 KANSAS CITY COLONY SUB PBS 4-23 PART OF LOTS 12 &
 13 LYING E OF SR A1A OR BK 666 PP 1408, TOG WITH
 LOTS 14,15 & 16 LYING E OF SR A1A & FROM W R/W OF
 SR A1A TO E SHORE OF THE INDIAN RIVER: INCL

OWNER ID: INDIAN RIVER COUNTY
 155636 1801 27TH ST (LOC4100 #5188,51
 89,5190,5190.16 &5190.20)
 VERO BEACH, FL 32960

TAX AREA: 7
 102612
ACRES: 94.1600
APPR VAL METHOD: Cost

IMPROVEMENT VALUE	390,608
LAND MARKET	+ 3,794,757
TOTAL MARKET VALUE	= 4,185,365
AG VALUE	= 0
PRODUCTIVITY LOSS	= 0
ASSESSED VALUE	= 4,185,365
EXEMPTION VALUE	= 4,185,365
TAXABLE VALUE	= 0

33403400001000000012.1

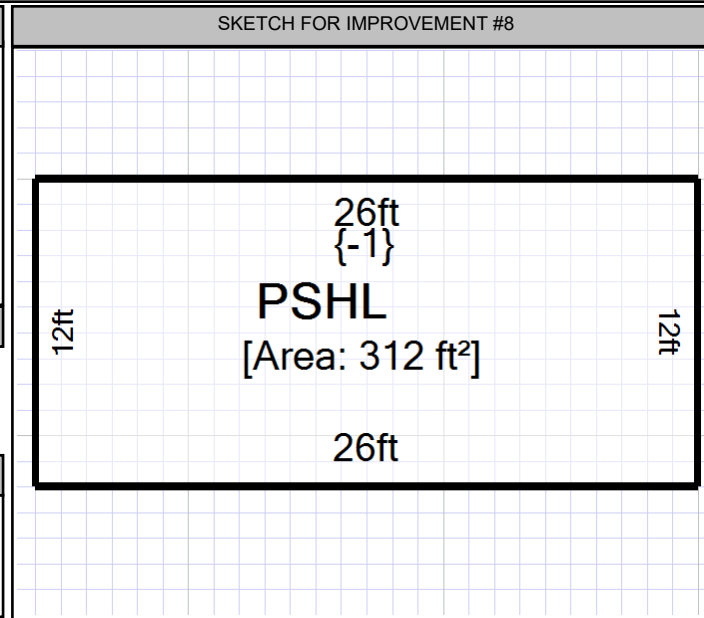
SITUS 2200 S HIGHWAY A1A VERO BEACH, FL 32963

DBA:

SOH %: 0.00
 NSOH 54 %: 0.00
 NSOH 55 %: 100.00

GENERAL	
UTILITIES	LAST APPR.
TOPOGRAGPHY	LAST APPR. YR
ROAD ACCESS	LAST INSP. DATE
ZONING	NEXT INSP. DATE
PRIMARY USE	# OF IMPRV
NEXT REASON	
REMARKS	

BUILDING PERMITS



EXEMPTIONS

PICTURE

SALES INFORMATION

REGION:	SUBD:	NBHD:	SUBSET:	IMPROVEMENT VALUATION	LIVING AREA:	APPR/SQFT:	SALE/SQFT:	B-USE:	BATH:															
	3340340001	100	091060.00	100%	2,790	1,500.13	0.00																	
#	TYPE	SHAPE	MTHD	CLASS/SUB	Quality	LF	LENGTH	WIDTH	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE		
1	*PSHL		JMM	C/	AV	100	0.00	0.00	312.0	24.61	1	2000	2000	AV	7,678	86%					0.86	6,603		
8	Picnic Shelter								312.0 (E2000)		Homesite:	N			7,678								Living Area: 312	6,603

IMPROVEMENT FEATURES		
DESCRIPTION	UNITS	CODE
Ceiling	0.00	No Ceiling
Depreciation Table	0.00	Commercial Bld
Floor Type	0.00	Concrete Slab
Frame	0.00	Masonry
Group ID	0.00	Commercial Gr
Plumbing	0.00	Plumbing
Roof Type	0.00	Hip
Roofing	100.00	Composition, SI
Special Rate	0.00	Special Rate

REGION:	SUBD:	NBHD:	SUBSET:	LAND VALUATION	IRR Wells:	Capacity:	IRR Acres:	Oil Wells:							
L#	DESCRIPTION	ZONING	LUSE	SOIL	CLS	TABLE	HS	METH	UNITS	UNIT PRICE	GROSS VAL	ADJ	LAND ADJ	SRC	MKT VAL

PRODUCTIVITY VALUATION					
AG	ACRES	AG USE	AG TABLE	AG UNIT PRC	AG VALUE

PROPERTY 102612	R	COMM	10/20/2015	OWNER ID: INDIAN RIVER COUNTY	TAX AREA: 7	IMPROVEMENT VALUE 390,608
Legal Description				155636	*102612*	LAND MARKET + 3,794,757
KANSAS CITY COLONY SUB PBS 4-23 PART OF LOTS 12 & 13 LYING E OF SR A1A OR BK 666 PP 1408, TOG WITH LOTS 14,15 & 16 LYING E OF SR A1A & FROM W R/W OF SR A1A TO E SHORE OF THE INDIAN RIVER: INCL				1801 27TH ST (LOC4100 #5188,51 89,5190,5190.16 &5190.20) VERO BEACH, FL 32960	ACRES: 94.1600	TOTAL MARKET VALUE = 4,185,365
					APPR VAL METHOD: Cost	AG VALUE = 0
					SOH %: 0.00	PRODUCTIVITY LOSS = 0
					NSOH 54 %: 0.00	ASSESSED VALUE = 4,185,365
					NSOH 55 %: 100.00	EXEMPTION VALUE = 4,185,365
						TAXABLE VALUE = 0

33403400001000000012.1

SITUS 2200 S HIGHWAY A1A VERO BEACH, FL 32963

DBA:

GENERAL	
UTILITIES	LAST APPR.
TOPOGRAGPHY	LAST APPR. YR
ROAD ACCESS	LAST INSP. DATE
ZONING	NEXT INSP. DATE
PRIMARY USE	# OF IMPRV
NEXT REASON	
REMARKS	
BUILDING PERMITS	

SKETCH INFORMATION

EXEMPTIONS

PICTURE

SALES INFORMATION

REGION:	SUBD:	NBHD:	SUBSET:	IMPROVEMENT VALUATION	LIVING AREA:	APPR/SQFT:	SALE/SQFT:	B-USE:	BATH:													
	3340340001	100	091060.00	100%	2,790	1,500.13	0.00															
#	TYPE	SHAPE	MTHD	CLASS/SUB	Quality	LF	LENGTH	WIDTH	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE
1	FCPV		MISC	*/	AV	100	0.00	0.00	220.0	6.41	1	2000	2000		1,410	86%					0.86	1,213
2	PC8		MISC	*/	AV	100	26.00	12.00	312.0	13.80	1	1993	1993		4,306	79%					0.79	3,402
3	AAPV		MISC	*/	AV	100	0.00	0.00	47,800.0	2.28	1	1993	1993		108,984	79%					0.79	86,097
4	DCWK		MISC	*/	AV	100	0.00	0.00	2,253.0	7.71	1	1993	1993		17,371	79%					0.79	13,723
5	DRBR		MISC	*/	AV	100	0.00	0.00	4,000.0	5.54	1	2000	2000		22,160	86%					0.86	19,058
6	AAPV		MISC	*/	AV	100	0.00	0.00	42,400.0	1.96	1	2000	2000		83,104	86%					0.86	71,469
7	WDW		MISC	*/	AV	100	0.00	0.00	1,660.0	20.42	1	2015	2015	AV	33,897	97%					0.97	32,711
9	COMMERCIAL MISCELLANEI										98,645.0	(E1993)	Homesite:	N	271,232		Living Area:	0				227,673

IMPROVEMENT FEATURES					
DESCRIPTION	UNITS	CODE	DESCRIPTION	UNITS	CODE

REGION:	SUBD:	NBHD:	SUBSET:	LAND VALUATION	IRR Wells:	Capacity:	IRR Acres:	Oil Wells:								
L#	DESCRIPTION	ZONING	LUSE	SOIL	CLS	TABLE	HS	METH	UNITS	UNIT PRICE	GROSS VAL	ADJ	LAND	ADJ	SRC	MKT VAL

PRODUCTIVITY VALUATION					
AG	ACRES	AG USE	AG TABLE	AG UNIT	AG VALUE

IR00020QC
Dale Wimbrow Park Boat Ramp

PROPERTY 10800 R COMM 10/20/2015
Legal Description
 ROSELAND SATELLITE FIELD TR 1 AS IN R BK 75 PG 139

OWNER ID: INDIAN RIVER COUNTY
 155488 (LOC 4100 #5004)
 1801 27TH ST
 VERO BEACH, FL 32960

TAX AREA: 1
 10800
ACRES: 74.3800
APPR VAL METHOD: Cost
 SOH %: 0.00
 NSOH 54 %: 100.00
 NSOH 55 %: 100.00

IMPROVEMENT VALUE 1,690,203
 LAND MARKET + 1,580,575
 TOTAL MARKET VALUE = 3,270,778
 AG VALUE = 0
 PRODUCTIVITY LOSS = 0
 ASSESSED VALUE = 3,270,778
 EXEMPTION VALUE = 3,270,778
 TAXABLE VALUE = 0

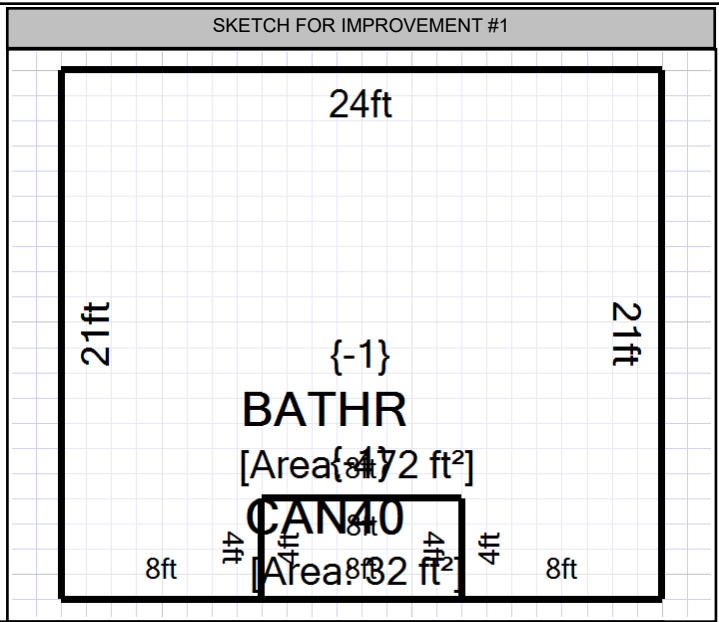
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SITUS 11805 ROSELAND RD SEBASTIAN, FL 32958

DBA:

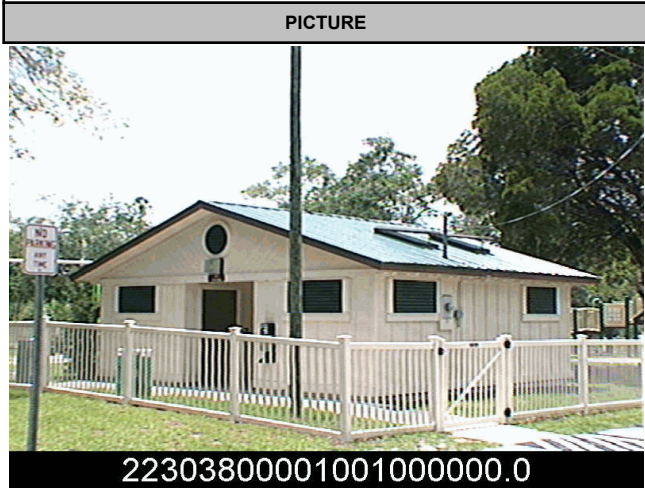
GENERAL			
UTILITIES	LAST APPR.		
TOPOGRAGPHY	LAST APPR. YR	2013	
ROAD ACCESS	LAST INSP. DATE	03/08/2013	
ZONING	RS-1	NEXT INSP. DATE	
PRIMARY USE	8600	# OF IMPRV	8
NEXT REASON			
REMARKS			

BUILDING PERMITS				
ISSUE DT	PERMIT TYPE	PERMIT AREA	ST	PERMIT VAL
08/20/1999	COMM		A	40,000
08/20/1999	COMM		A	38,000

SALES INFORMATION			
SALE DT	PRICE	GRANTOR	DEED INFO



EXEMPTIONS	
EX-CGVT	Government property exemption



REGION:	SUBD:	3038220001 (100 NBHD 990004.00 (100% SUBSET:	IMPROVEMENT VALUATION	LIVING AREA:	5,687	APPR/SQFT:	575.13	SALE/SQFT:	0.00	B-USE:	BATH												
#	TYPE	SHAPE	MTHD	CLASS/SUB	Quality	LF	LENGTH	WIDTH	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE	
1	*BATH		JMM	C/	AV	100	0.00	0.00	472.0	146.66	1	1970	1995	AV	69,224	81%					0.81	56,071	
2	CAN4		JMM	C/	AV	100	0.00	0.00	32.0	58.66	1	1970	1995	AV	1,877	81%					0.81	1,520	
3	GZBC		MISC	C/	AV	100	22.00	12.00	264.0	13.80	1	1997	1997	AV	3,643	83%					0.83	3,024	
4	DCOF		MISC	C/	AV	100	215.00	6.00	1,290.0	20.42	1	1997	1997	AV	26,342	83%					0.83	21,864	
1	RESTROOM BUILDING										2,058.0 (E1995) Homesite: N					101,086						Living Area: 472	82,479

IMPROVEMENT FEATURES		
DESCRIPTION	UNITS	CODE
Ceiling	0.00	Other
Depreciation Table	0.00	Commercial Bld
Exterior	100.00	Concrete Block
FloorType	0.00	Concrete Slab
Frame	0.00	Masonry
Group ID	0.00	Commercial Gr
Plumbing	2.00	Plumbing
Roof Type	0.00	Gable
Roofing	100.00	Composition, SI
Special Rate	0.00	Special Rate
Units Type	472.00	Square feet

REGION:	SUBD:	3038220001 (100 NBHD: 990004.00 (85% SUBSET:	LAND VALUATION	IRR Wells:	Capacity:	IRR Acres:	Oil Wells:									
L#	DESCRIPTION	ZONING	LUSE	SOIL	CLS	TABLE	HS	METH	UNITS	UNIT PRICE	GROSS VAL	ADJ	LAND	ADJ	SRC	MKT VAL
1	A	RS-1	86B			SPECIAL	N	A	74.3800 AC	25,000.00	1,859,500	1.00	0.85	A		1,580,575
Land Total : 2,922,759									74.3800							1,580,575

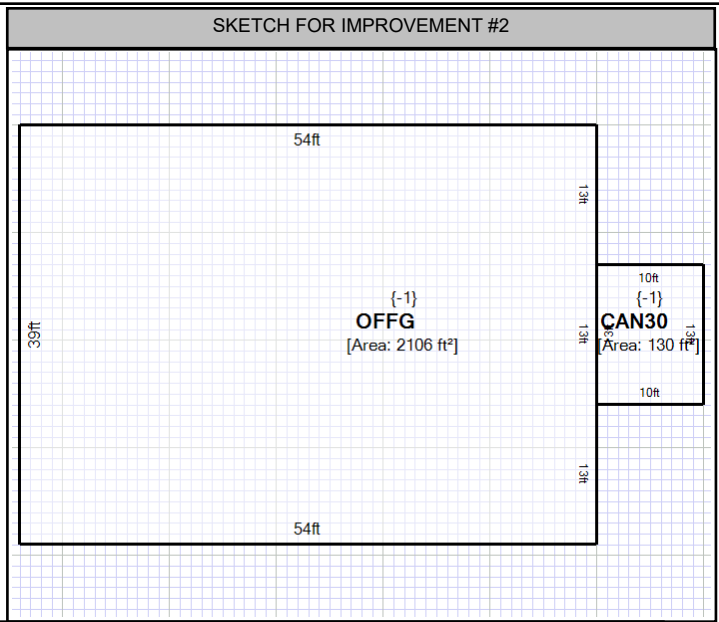
PRODUCTIVITY VALUATION			
AG	ACRES	AG USE	AG TABLE
N			
			AG UNIT PRC
			0.00
			AG VALUE
			0

PROPERTY 10800	R	COMM	10/20/2015	OWNER ID: 155488	INDIAN RIVER COUNTY (LOC 4100 #5004) 1801 27TH ST VERO BEACH, FL 32960	TAX AREA: 1 *10800*	IMPROVEMENT VALUE 1,690,203 LAND MARKET + 1,580,575 TOTAL MARKET VALUE = 3,270,778 AG VALUE = 0 PRODUCTIVITY LOSS = 0 ASSESSED VALUE = 3,270,778 EXEMPTION VALUE = 3,270,778 TAXABLE VALUE = 0
Legal Description ROSELAND SATELLITE FIELD TR 1 AS IN R BK 75 PG 139				DBA:		ACRES: 74.3800	
30382200001001000000.0						APPR VAL METHOD: Cost	
SITUS 11805 ROSELAND RD SEBASTIAN, FL 32958						SOH %: 0.00	
						NSOH 54 %: 100.00	
						NSOH 55 %: 100.00	

GENERAL	
UTILITIES	LAST APPR.
TOPOGRAGPHY	LAST APPR. YR
ROAD ACCESS	LAST INSP. DATE
ZONING	NEXT INSP. DATE
PRIMARY USE	# OF IMPRV
NEXT REASON	
REMARKS	

BUILDING PERMITS

SALES INFORMATION



EXEMPTIONS

PICTURE

REGION:	SUBD: 3038220001 (100	NBHD: 990004.00 (100% SUBSET:	IMPROVEMENT VALUATION		LIVING AREA: 5,687	APPR/SQFT: 575.13	SALE/SQFT: 0.00 B-USE: BATH															
#	TYPE	SHAPE	MTHD	CLASS/SUB	Quality	LF	LENGTH	WIDTH	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE
1	*OFFG	JMM	D/	LO	100	0.00	0.00	0.00	2,106.0	57.83	1	1970	1970	AV	121,790	30%					0.30	36,537
2	CAN3	JMM	D/	LO	100	0.00	0.00	0.00	130.0	17.35	1	1970	1970	AV	2,256	30%					0.30	677
3	WDD	MISC	D/	LO	100	80.00	6.00	6.00	480.0	2.93	1	1999	1999	AV	1,406	78%					0.78	1,097
4	CPYA	MISC	D/	LO	100	14.00	12.00	12.00	168.0	17.27	1	1995	1995	AV	2,901	74%					0.74	2,147
2 Office General									2,884.0 (E1970) Homesite: N			128,353		Living Area: 2,106		40,458						

IMPROVEMENT FEATURES		
DESCRIPTION	UNITS	CODE
Ceiling	0.00	Acoustical Pane
Depreciation Table	0.00	Commercial Bld
Exterior	100.00	Stucco
Floor Cov	0.00	Asphalt tile
FloorType	0.00	Wood on wood
Frame	0.00	Wood Frame
Group ID	0.00	Office Group
HC&V	100.00	Package
Plumbing	2.00	Plumbing
Roof Type	0.00	Flat
Roofing	100.00	Built-Up, Rock
Special Rate	0.00	Special Rate

REGION:	SUBD:	NBHD:	SUBSET:	LAND VALUATION		IRR Wells:	Capacity:	IRR Acres:	Oil Wells:							
L#	DESCRIPTION	ZONING	LUSE	SOIL	CLS	TABLE	HS	METH	UNITS	UNIT PRICE	GROSS VAL	ADJ	LAND	ADJ	SRC	MKT VAL

PRODUCTIVITY VALUATION					
AG	ACRES	AG USE	AG TABLE	AG UNIT PRC	AG VALUE

PROPERTY 10800 R COMM 10/20/2015
Legal Description
 ROSELAND SATELLITE FIELD TR 1 AS IN R BK 75 PG 139

OWNER ID: INDIAN RIVER COUNTY
 155488 (LOC 4100 #5004)
 1801 27TH ST
 VERO BEACH, FL 32960

TAX AREA: 1
 10800
ACRES: 74.3800
APPR VAL METHOD: Cost

IMPROVEMENT VALUE	1,690,203
LAND MARKET	1,580,575
TOTAL MARKET VALUE	= 3,270,778
AG VALUE	= 0
PRODUCTIVITY LOSS	= 0
ASSESSED VALUE	= 3,270,778
EXEMPTION VALUE	= 3,270,778
TAXABLE VALUE	= 0

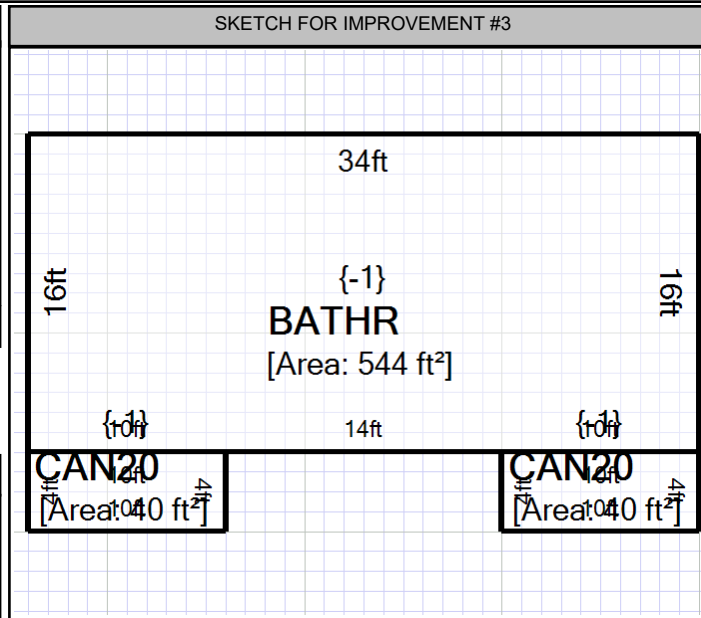
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SITUS 11805 ROSELAND RD SEBASTIAN, FL 32958

DBA:

SOH %: 0.00
 NSOH 54 %: 100.00
 NSOH 55 %: 100.00

GENERAL	
UTILITIES	LAST APPR.
TOPOGRAGPHY	LAST APPR. YR
ROAD ACCESS	LAST INSP. DATE
ZONING	NEXT INSP. DATE
PRIMARY USE	# OF IMPRV
NEXT REASON	
REMARKS	
BUILDING PERMITS	



EXEMPTIONS
PICTURE

SALES INFORMATION

REGION:	SUBD:	NBHD:	SUBSET:	IMPROVEMENT VALUATION	LIVING AREA:	APPR/SQFT:	SALE/SQFT:	B-USE:																
	3038220001	100	NBHD	990004.00 (100% SUBSET)	5,687	575.13	0.00	BATH																
#	TYPE	SHAPE	MTHD	CLASS/SUB	Quality	LF	LENGTH	WIDTH	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE		
1	*BATH		JMM	D/	AV	100	0.00	0.00	544.0	110.35	1	1965	1995	AV	60,030	81%					0.81	48,624		
2	CAN2		JMM	D/	AV	100	0.00	0.00	40.0	22.07	1	1965	1995	AV	883	81%						0.81	715	
3	CPYA		MISC	D/	AV	100	14.00	12.00	168.0	17.27	1	1995	1995	AV	2,901	81%						0.81	2,350	
4	CAN2		JMM	D/	AV	100	0.00	0.00	40.0	22.07	1	1965	1995	AV	883	81%						0.81	715	
3	RESTROOM BUILDING										792.0 (E1995) Homesite: N					64,697							Living Area: 544	52,404

IMPROVEMENT FEATURES		
DESCRIPTION	UNITS	CODE
Ceiling	0.00	No Ceiling
Depreciation Table	0.00	Commercial Bld
Exterior	100.00	Wood Siding
FloorType	0.00	Concrete Slab
Frame	0.00	Wood Frame
Group ID	0.00	Commercial Gr
Plumbing	2.00	Plumbing
Roof Type	0.00	Shed
Roofing	100.00	Fibergalss/Plas
Special Rate	0.00	Special Rate
Units Type	544.00	Square feet

REGION:	SUBD:	NBHD:	SUBSET:	LAND VALUATION	IRR Wells:	Capacity:	IRR Acres:	Oil Wells:								
L#	DESCRIPTION	ZONING	LUSE	SOIL	CLS	TABLE	HS	METH	UNITS	UNIT PRICE	GROSS VAL	ADJ	LAND	ADJ	SRC	MKT VAL

PRODUCTIVITY VALUATION						
AG	ACRES	AG USE	AG TABLE	AG UNIT	PRC	AG VALUE

PROPERTY 10800 R COMM 10/20/2015
Legal Description
 ROSELAND SATELLITE FIELD TR 1 AS IN R BK 75 PG 139

OWNER ID: INDIAN RIVER COUNTY
 155488 (LOC 4100 #5004)
 1801 27TH ST
 VERO BEACH, FL 32960

TAX AREA: 1
 10800

ACRES: 74.3800

APPR VAL METHOD: Cost

SOH %: 0.00

NSOH 54 %: 100.00

NSOH 55 %: 100.00

IMPROVEMENT VALUE	1,690,203
LAND MARKET	1,580,575
TOTAL MARKET VALUE	= 3,270,778
AG VALUE	= 0
PRODUCTIVITY LOSS	= 0
ASSESSED VALUE	= 3,270,778
EXEMPTION VALUE	= 3,270,778
TAXABLE VALUE	= 0

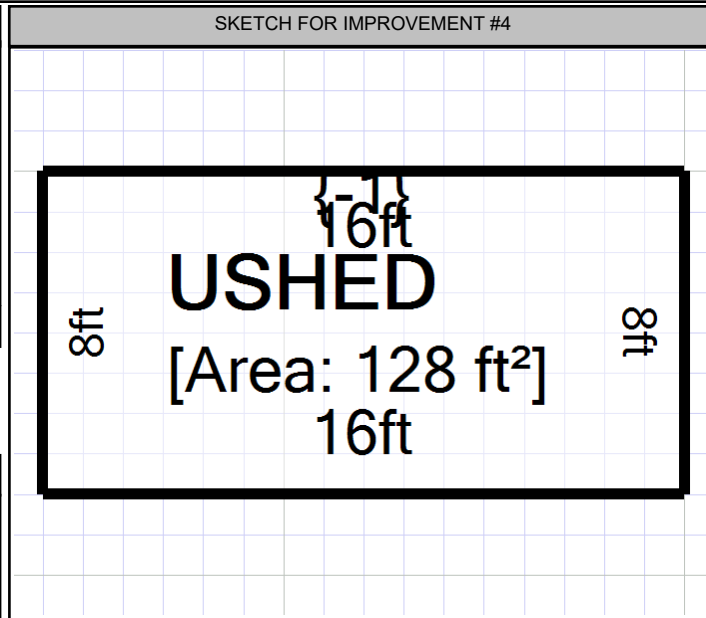
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SITUS 11805 ROSELAND RD SEBASTIAN, FL 32958

DBA:

GENERAL	
UTILITIES	LAST APPR.
TOPOGRAGPHY	LAST APPR. YR
ROAD ACCESS	LAST INSP. DATE
ZONING	NEXT INSP. DATE
PRIMARY USE	# OF IMPRV
NEXT REASON	
REMARKS	

BUILDING PERMITS



EXEMPTIONS

PICTURE

SALES INFORMATION

REGION:	SUBD:	NBHD:	SUBSET:	IMPROVEMENT VALUATION	LIVING AREA:	APPR/SQFT:	SALE/SQFT:	B-USE:	BATH:														
	3038220001	100	NBHD 990004.00	(100% SUBSET:	5,687	575.13	0.00																
#	TYPE	SHAPE	MTHD	CLASS/SUB	Quality	LF	LENGTH	WIDTH	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE	
1	USHE	JMM	D/	LO	100	0.00	0.00	128.0	8.73	1	1970	1970	AV		1,117	30%					0.30	335	
4	Utility Shed							128.0	(E1970)	Homesite:	N				1,117								335
											Living Area:		128										

IMPROVEMENT FEATURES		
DESCRIPTION	UNITS	CODE
Ceiling	0.00	No Ceiling
Depreciation Table	0.00	Commercial Bld
Exterior	100.00	Wood Siding
FloorType	0.00	Concrete Slab
Frame	0.00	Wood Frame
Group ID	0.00	Shed, Farm & L
Plumbing	0.00	Plumbing
Roof Type	0.00	Gable
Roofing	100.00	Composition, SI
Special Rate	0.00	Special Rate
Units Type	128.00	Square feet

REGION:	SUBD:	NBHD:	SUBSET:	LAND VALUATION	IRR Wells:	Capacity:	IRR Acres:	Oil Wells:								
L#	DESCRIPTION	ZONING	LUSE	SOIL	CLS	TABLE	HS	METH	UNITS	UNIT PRICE	GROSS VAL	ADJ	LAND	ADJ	SRC	MKT VAL

PRODUCTIVITY VALUATION					
AG	ACRES	AG USE	AG TABLE	AG UNIT PRC	AG VALUE

PROPERTY 10800 R COMM 10/20/2015
Legal Description
 ROSELAND SATELLITE FIELD TR 1 AS IN R BK 75 PG 139

OWNER ID: INDIAN RIVER COUNTY
 155488 (LOC 4100 #5004)
 1801 27TH ST
 VERO BEACH, FL 32960

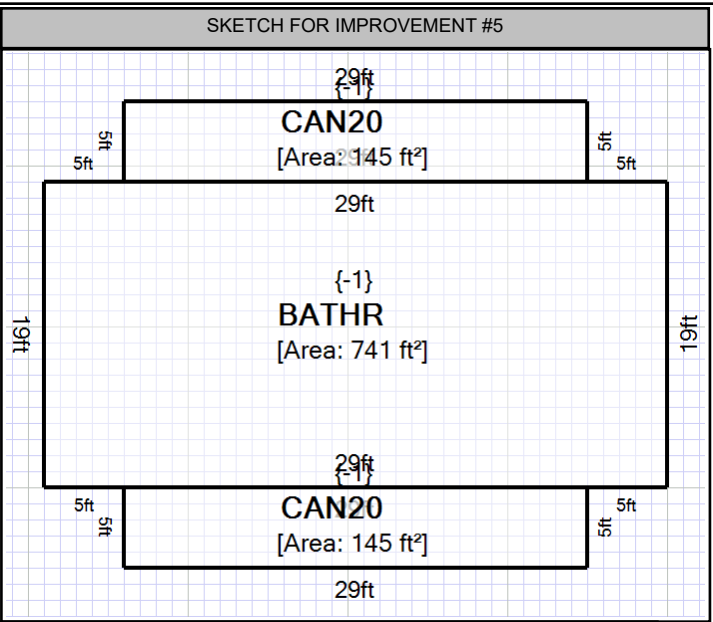
TAX AREA: 1
 10800
ACRES: 74.3800
APPR VAL METHOD: Cost

IMPROVEMENT VALUE	1,690,203	
LAND MARKET	+	1,580,575
TOTAL MARKET VALUE	=	3,270,778
AG VALUE	=	0
PRODUCTIVITY LOSS	=	0
ASSESSED VALUE	=	3,270,778
EXEMPTION VALUE	=	3,270,778
TAXABLE VALUE	=	0

30382200001001000000.0
SITUS 11805 ROSELAND RD SEBASTIAN, FL 32958

DBA:
SOH %: 0.00
NSOH 54 %: 100.00
NSOH 55 %: 100.00

GENERAL	
UTILITIES	LAST APPR.
TOPOGRAGPHY	LAST APPR. YR
ROAD ACCESS	LAST INSP. DATE
ZONING	NEXT INSP. DATE
PRIMARY USE	# OF IMPRV
NEXT REASON	
REMARKS	
BUILDING PERMITS	



EXEMPTIONS	
PICTURE	

SALES INFORMATION	

REGION:	SUBD:	NBHD:	SUBSET:	IMPROVEMENT VALUATION	LIVING AREA:	APPR/SQFT:	SALE/SQFT:	B-USE:														
	3038220001 (100	NBHD 990004.00 (100%	SUBSET:		5,687	575.13	0.00	BATH														
#	TYPE	SHAPE	MTHD CLASS/SUB	Quality	LF	LENGTH	WIDTH	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE	
1	*BATH		JMM C/	AV	100	0.00	0.00	741.0	128.13	1	1999	1999	AV	94,944	85%					0.85	80,702	
2	CAN2		JMM C/	AV	100	0.00	0.00	145.0	25.63	1	1999	1999	AV	3,716	85%					0.85	3,159	
3	UT2		MISC C/	AV	100	10.00	8.00	80.0	7.39	1	1987	1987	AV	591	70%					0.70	414	
4	CAN2		JMM C/	AV	100	0.00	0.00	145.0	25.63	1	1999	1999	AV	3,716	85%					0.85	3,159	
5	RESTROOM BUILDING								1,111.0 (E1999) Homesite: N						102,967							87,434
										Living Area: 741												

IMPROVEMENT FEATURES		
DESCRIPTION	UNITS	CODE
Ceiling	0.00	Drywall
Depreciation Table	0.00	Commercial Bld
Exterior	100.00	Stucco
Floor Cov	0.00	Tile, hard
FloorType	0.00	Concrete Slab
Frame	0.00	Masonry
Group ID	0.00	Commercial Gr
Plumbing	12.00	Plumbing
Roof Type	0.00	Gable
Roofing	100.00	Composition, SI
Special Rate	0.00	Special Rate

REGION:	SUBD:	NBHD:	SUBSET:	LAND VALUATION	IRR Wells:	Capacity:	IRR Acres:	Oil Wells:								
L#	DESCRIPTION	ZONING	LUSE	SOIL	CLS	TABLE	HS	METH	UNITS	UNIT PRICE	GROSS VAL	ADJ	LAND	ADJ	SRC	MKT VAL

PRODUCTIVITY VALUATION					
AG	ACRES	AG USE	AG TABLE	AG UNIT PRC	AG VALUE

PROPERTY 10800 R COMM 10/20/2015
Legal Description
 ROSELAND SATELLITE FIELD TR 1 AS IN R BK 75 PG 139

OWNER ID: INDIAN RIVER COUNTY
 155488 (LOC 4100 #5004)
 1801 27TH ST
 VERO BEACH, FL 32960

TAX AREA: 1
 10800

ACRES: 74.3800

APPR VAL METHOD: Cost
 SOH %: 0.00
 NSOH 54 %: 100.00
 NSOH 55 %: 100.00

IMPROVEMENT VALUE	1,690,203
LAND MARKET	1,580,575
TOTAL MARKET VALUE	= 3,270,778
AG VALUE	= 0
PRODUCTIVITY LOSS	= 0
ASSESSED VALUE	= 3,270,778
EXEMPTION VALUE	= 3,270,778
TAXABLE VALUE	= 0

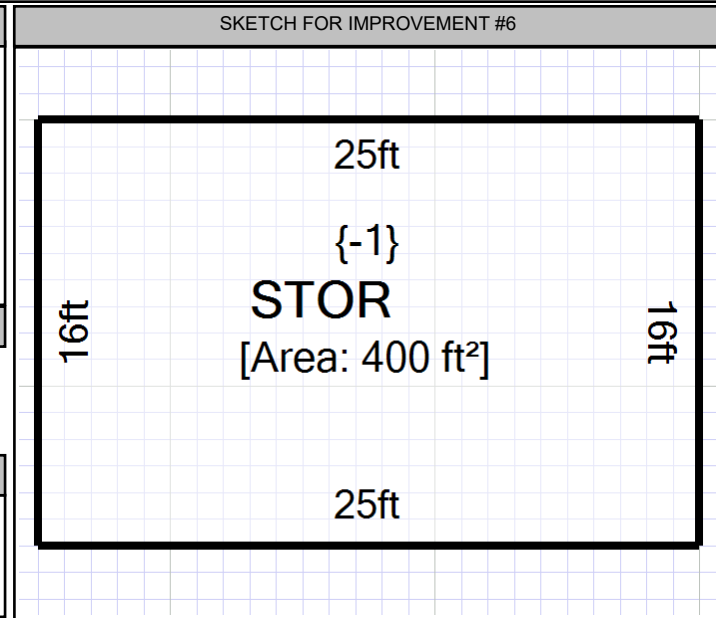
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SITUS 11805 ROSELAND RD SEBASTIAN, FL 32958

DBA:

GENERAL	
UTILITIES	LAST APPR.
TOPOGRAGPHY	LAST APPR. YR
ROAD ACCESS	LAST INSP. DATE
ZONING	NEXT INSP. DATE
PRIMARY USE	# OF IMPRV
NEXT REASON	
REMARKS	

BUILDING PERMITS



EXEMPTIONS

PICTURE

SALES INFORMATION

REGION:	SUBD:	NBHD:	SUBSET:	IMPROVEMENT VALUATION	LIVING AREA:	APPR/SQFT:	SALE/SQFT:	B-USE:	BATH:													
	3038220001 (100	NBHD 990004.00 (100%	SUBSET:		5,687	575.13		0.00														
#	TYPE	SHAPE	MTHD CLASS/SUB	Quality	LF	LENGTH	WIDTH	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE	
1	*STOR	JMM D/		AV	100	0.00	0.00	400.0	32.66	1	1990	1990	AV	13,064	76%					0.76	9,929	
6	Storage Warehouse							400.0 (E1990)		Homesite: N				13,064								9,929

IMPROVEMENT FEATURES		
DESCRIPTION	UNITS	CODE
Ceiling	0.00	No Ceiling
Depreciation Table	0.00	Commercial Bld
Exterior	100.00	Wood Siding
FloorType	0.00	Concrete Slab
Frame	0.00	Wood Frame
Group ID	0.00	Industrial Group
Plumbing	0.00	Plumbing
Roof Type	0.00	Hip
Roofing	100.00	Metal Corrugate
Special Rate	0.00	Special Rate

REGION:	SUBD:	NBHD:	SUBSET:	LAND VALUATION	IRR Wells:	Capacity:	IRR Acres:	Oil Wells:								
L#	DESCRIPTION	ZONING	LUSE	SOIL	CLS	TABLE	HS	METH	UNITS	UNIT PRICE	GROSS VAL	ADJ	LAND	ADJ	SRC	MKT VAL

PRODUCTIVITY VALUATION					
AG	ACRES	AG USE	AG TABLE	AG UNIT PRC	AG VALUE

PROPERTY 10800 R COMM 10/20/2015
Legal Description
 ROSELAND SATELLITE FIELD TR 1 AS IN R BK 75 PG 139

OWNER ID: INDIAN RIVER COUNTY
 155488 (LOC 4100 #5004)
 1801 27TH ST
 VERO BEACH, FL 32960

TAX AREA: 1
 10800
ACRES: 74.3800
APPR VAL METHOD: Cost

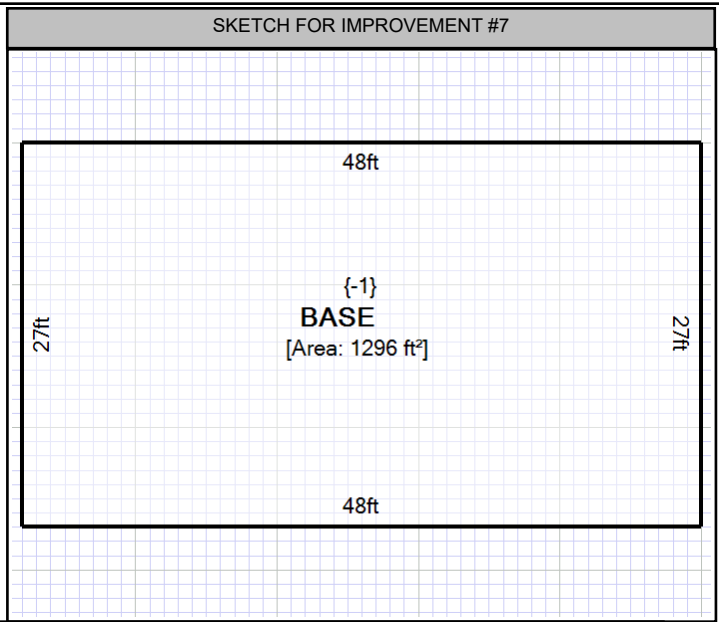
IMPROVEMENT VALUE	+	1,690,203
LAND MARKET		1,580,575
TOTAL MARKET VALUE	=	3,270,778
AG VALUE	=	0
PRODUCTIVITY LOSS	=	0
ASSESSED VALUE	=	3,270,778
EXEMPTION VALUE	=	3,270,778
TAXABLE VALUE	=	0

30382200001001000000.0
SITUS 11805 ROSELAND RD SEBASTIAN, FL 32958

DBA:
SOH %: 0.00
NSOH 54 %: 100.00
NSOH 55 %: 100.00

GENERAL	
UTILITIES	LAST APPR.
TOPOGRAGPHY	LAST APPR. YR
ROAD ACCESS	LAST INSP. DATE
ZONING	NEXT INSP. DATE
PRIMARY USE	# OF IMPRV
NEXT REASON	
REMARKS	

BUILDING PERMITS



EXEMPTIONS

PICTURE

SALES INFORMATION

REGION:	SUBD:	NBHD:	SUBSET:	IMPROVEMENT VALUATION	LIVING AREA:	APPR/SQFT:	SALE/SQFT:	B-USE:	BATH:														
	3038220001	100	NBHD	990004.00 (100% SUBSET)	5,687	575.13	0.00																
#	TYPE	SHAPE	MTHD	CLASS/SUB	Quality	LF	LENGTH	WIDTH	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE	
1	*BASE	OBH	MH5/	AV	100	0.00	0.00	0.00	1,296.0	31.05	1	1995	1995		40,241	37%					0.37	14,889	
7	Mobile Home								1,296.0 (E1995)	Homesite:	N				40,241								14,889

IMPROVEMENT FEATURES		
DESCRIPTION	UNITS	CODE
Bathrooms	0.00	Bathrooms
Bedrooms	0.00	Bedrooms
Converted Rate	0.00	Converted Rate
Electric	0.00	Electric

REGION:	SUBD:	NBHD:	SUBSET:	LAND VALUATION	IRR Wells:	Capacity:	IRR Acres:	Oil Wells:							
L#	DESCRIPTION	ZONING	LUSE	SOIL	CLS	TABLE	HS	METH	UNITS	UNIT PRICE	GROSS VAL	ADJ	LAND ADJ	SRC	MKT VAL

PRODUCTIVITY VALUATION					
AG	ACRES	AG USE	AG TABLE	AG UNIT PRC	AG VALUE

PROPERTY 10800 R COMM 10/20/2015
Legal Description
 ROSELAND SATELLITE FIELD TR 1 AS IN R BK 75 PG 139

OWNER ID: INDIAN RIVER COUNTY
 155488
 (LOC 4100 #5004)
 1801 27TH ST
 VERO BEACH, FL 32960

TAX AREA: 1
 10800
ACRES: 74.3800
APPR VAL METHOD: Cost

IMPROVEMENT VALUE		1,690,203
LAND MARKET	+	1,580,575
TOTAL MARKET VALUE	=	3,270,778
AG VALUE	=	0
PRODUCTIVITY LOSS	=	0
ASSESSED VALUE	=	3,270,778
EXEMPTION VALUE	=	3,270,778
TAXABLE VALUE	=	0

30382200001001000000.0
SITUS 11805 ROSELAND RD SEBASTIAN, FL 32958

DBA:

SOH %: 0.00
NSOH 54 %: 100.00
NSOH 55 %: 100.00

GENERAL	
UTILITIES	LAST APPR.
TOPOGRAGPHY	LAST APPR. YR
ROAD ACCESS	LAST INSP. DATE
ZONING	NEXT INSP. DATE
PRIMARY USE	# OF IMPRV
NEXT REASON	
REMARKS	
BUILDING PERMITS	

SKETCH INFORMATION														

EXEMPTIONS	
PICTURE	

SALES INFORMATION	

REGION:	SUBD:	NBHD:	SUBSET:	IMPROVEMENT VALUATION				LIVING AREA:	APPR/SQFT:	SALE/SQFT:	B-USE:	BATH:										
#	TYPE	SHAPE	MTHD	CLASS/SUB	Quality	LF	LENGTH	WIDTH	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE
1	AAMF-		MISC	*/	AV	100	30.00	10.00	300.0	5,750.98	1	1990	1990		725,294	76%					0.76	1,311,223
2	CONC		MISC	*/	AV	100	45.00	15.00	675.0	2.72	1	1972	1972		1,836	37%					0.37	676
3	AAPV		MISC	*/	AV	100	0.00	0.00	23,760.0	1.96	1	1999	1999		46,570	85%					0.85	39,585
4	WDW		MISC	*/	AV	100	50.00	8.00	400.0	20.42	1	1995	1995		8,168	81%					0.81	6,616
5	PVAS		MISC	*/	AV	100	760.00	14.00	10,640.0	1.96	1	1999	1999		20,854	85%					0.85	17,726
6	UT2		MISC	*/	AV	100	12.00	10.00	120.0	7.39	1	1995	1995		887	81%					0.81	718
7	WDW		MISC	*/	AV	100	30.00	6.00	180.0	20.42	1	1999	1999		3,676	85%					0.85	3,125
8	CONC		MISC	*/	AV	100	30.00	20.00	600.0	2.72	1	1972	1972		1,632	37%					0.37	601

IMPROVEMENT FEATURES					
DESCRIPTION	UNITS	CODE	DESCRIPTION	UNITS	CODE

REGION:	SUBD:	NBHD:	SUBSET:	LAND VALUATION				IRR Wells:	Capacity:	IRR Acres:	Oil Wells:				
L#	DESCRIPTION	ZONING	LUSE	SOIL	CLS	TABLE	HS	METH	UNITS	UNIT PRICE	GROSS VAL	ADJ	LAND ADJ	SRC	MKT VAL

PRODUCTIVITY VALUATION					
AG	ACRES	AG USE	AG TABLE	AG UNIT	AG VALUE

PROPERTY 10800	R	COMM	10/20/2015	OWNER ID: INDIAN RIVER COUNTY	TAX AREA: 1	IMPROVEMENT VALUE	1,690,203
Legal Description				155488	*10800*	LAND MARKET	+
ROSELAND SATELLITE FIELD TR 1 AS IN R BK 75 PG 139				(LOC 4100 #5004)		TOTAL MARKET VALUE	=
				1801 27TH ST		AG VALUE	=
				VERO BEACH, FL 32960	ACRES: 74.3800	PRODUCTIVITY LOSS	=
					APPR VAL METHOD: Cost	ASSESSED VALUE	=
					SOH %: 0.00	EXEMPTION VALUE	=
					NSOH 54 %: 100.00	TAXABLE VALUE	=
					NSOH 55 %: 100.00		=

30382200001001000000.0

SITUS 11805 ROSELAND RD SEBASTIAN, FL 32958

DBA:

GENERAL	
UTILITIES	LAST APPR.
TOPOGRAGPHY	LAST APPR. YR
ROAD ACCESS	LAST INSP. DATE
ZONING	NEXT INSP. DATE
PRIMARY USE	# OF IMPRV
NEXT REASON	
REMARKS	

BUILDING PERMITS

SALES INFORMATION

SKETCH INFORMATION														

EXEMPTIONS	

PICTURE

REGION:	SUBD:	NBHD:	SUBSET:	IMPROVEMENT VALUATION				LIVING AREA:	APPR/SQFT:	SALE/SQFT:	B-USE:	BATH:						
	3038220001 (100)	990004.00 (100%)		AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE	
9	CPYA	MISC */	AV	100	24.00	12.00	288.0	17.27	1	1999	1999	4,974	85%			0.85	4,228	
10	UT2	MISC */	AV	100	32.00	22.00	704.0	7.39	1	1995	1995	5,203	81%			0.81	4,214	
11	CPYA	MISC */	AV	100	42.00	22.00	924.0	17.27	1	1999	1999	15,957	85%			0.85	13,563	
8	COMMERCIAL MISCELLANEI				38,591.0 (E1972) Homesite: N						1,835,051						Living Area: 0	1,402,275

IMPROVEMENT FEATURES					
DESCRIPTION	UNITS	CODE	DESCRIPTION	UNITS	CODE

REGION:	SUBD:	NBHD:	SUBSET:	LAND VALUATION				IRR Wells:	Capacity:	IRR Acres:	Oil Wells:					
L#	DESCRIPTION	ZONING	LUSE	SOIL	CLS	TABLE	HS	METH	UNITS	UNIT PRICE	GROSS VAL	ADJ	LAND	ADJ	SRC	MKT VAL

PRODUCTIVITY VALUATION						
AG	ACRES	AG USE	AG TABLE	AG UNIT	PRC	AG VALUE

IR00201LK

Donald MacDonald Boat Ramp

PROPERTY 10800 R COMM 10/20/2015
Legal Description
 ROSELAND SATELLITE FIELD TR 1 AS IN R BK 75 PG 139

OWNER ID: INDIAN RIVER COUNTY
 155488 (LOC 4100 #5004)
 1801 27TH ST
 VERO BEACH, FL 32960

TAX AREA: 1
 10800
ACRES: 74.3800
APPR VAL METHOD: Cost
 SOH %: 0.00
 NSOH 54 %: 100.00
 NSOH 55 %: 100.00

IMPROVEMENT VALUE 1,650,746
 LAND MARKET + 1,580,575
 TOTAL MARKET VALUE = 3,231,321
 AG VALUE = 0
 PRODUCTIVITY LOSS = 0
 ASSESSED VALUE = 3,231,321
 EXEMPTION VALUE = 3,231,321
 TAXABLE VALUE = 0

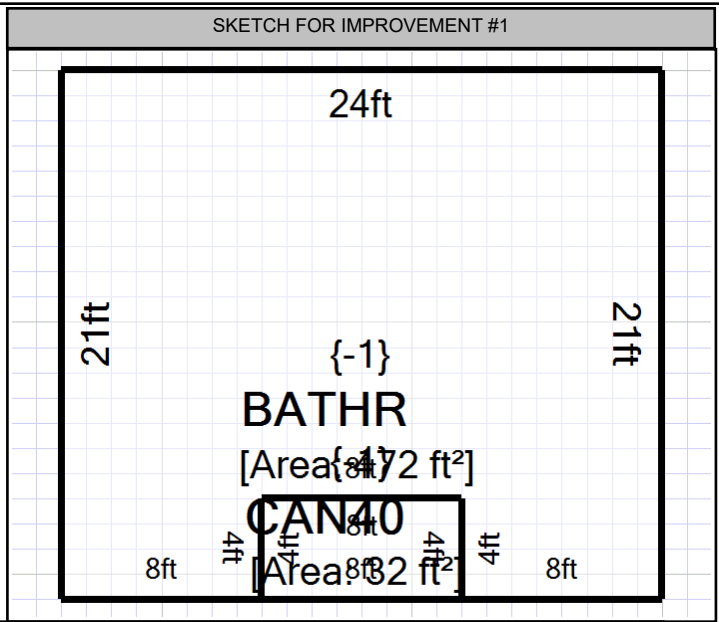
30382200001001000000.0
SITUS 11805 ROSELAND RD SEBASTIAN, FL 32958

DBA:

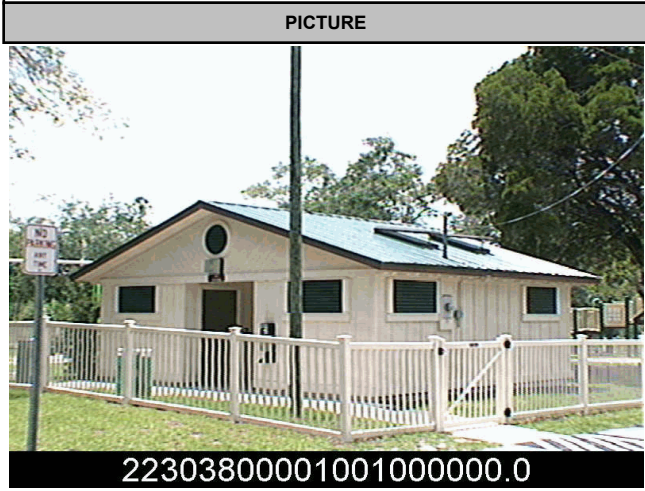
GENERAL			
UTILITIES	LAST APPR.	RF	
TOPOGRAGPHY	LAST APPR. YR	2020	
ROAD ACCESS	LAST INSP. DATE	06/16/2020	
ZONING	RS-1	NEXT INSP. DATE	
PRIMARY USE	8600	# OF IMPRV	8
NEXT REASON			
REMARKS			

BUILDING PERMITS				
ISSUE DT	PERMIT TYPE	PERMIT AREA	ST	PERMIT VAL
05/18/2020	MISC		A	19,422
08/20/1999	COMM		A	9,200

SALES INFORMATION			
SALE DT	PRICE	GRANTOR	DEED INFO



EXEMPTIONS	
EX-CGVT	Government property exemption



REGION:	SUBD:	3038220001 (100 NBHD 990004.00 (100% SUBSET:	IMPROVEMENT VALUATION	LIVING AREA:	5,687	APPR/SQFT:	568.19	SALE/SQFT:	0.00	B-USE:	BATH												
#	TYPE	SHAPE	MTHD	CLASS/SUB	Quality	LF	LENGTH	WIDTH	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE	
1	*BATH	JMM	C/	AV	100	0.00	0.00	0.00	472.0	146.66	1	1970	1995	AV	69,224	80%					0.80	55,379	
2	CAN4	JMM	C/	AV	100	0.00	0.00	0.00	32.0	58.66	1	1970	1995	AV	1,877	80%					0.80	1,502	
3	GZBC	MISC	C/	AV	100	22.00	12.00	12.00	264.0	13.80	1	1997	1997	AV	3,643	82%					0.82	2,987	
4	DCOF	MISC	C/	AV	100	215.00	6.00	6.00	1,290.0	20.42	1	1997	1997	AV	26,342	82%					0.82	21,600	
1 RESTROOM BUILDING									2,058.0 (E1995) Homesite: N						101,086							Living Area: 472	81,468

IMPROVEMENT FEATURES		
DESCRIPTION	UNITS	CODE
Ceiling	0.00	Other
Depreciation Table	0.00	Commercial Bld
Exterior	100.00	Concrete Block
FloorType	0.00	Concrete Slab
Frame	0.00	Masonry
Group ID	0.00	Commercial Gr
Plumbing	2.00	Plumbing
Roof Type	0.00	Gable
Roofing	100.00	Composition, SI
Special Rate	0.00	Special Rate
Units Type	472.00	Square feet

REGION:	SUBD:	3038220001 (100 NBHD 990004.00 (85% SUBSET:	LAND VALUATION	IRR Wells:	Capacity:	IRR Acres:	Oil Wells:							
L#	DESCRIPTION	ZONING	LUSE	SOIL	CLS	TABLE	HS	METH	UNITS	UNIT PRICE	GROSS VAL	ADJ LAND	ADJ SRC	MKT VAL
1	A	RS-1	86B			SPECIAL	N	A	74.3800 AC	25,000.00	1,859,500	1.00	0.85 A	1,580,575
Land Total : 1,580,575									74.3800				1,580,575	

PRODUCTIVITY VALUATION			
AG	ACRES	AG USE	AG TABLE
N			
			AG UNIT PRC
			0.00
			AG VALUE
			0

PROPERTY 10800 R COMM 10/20/2015
Legal Description
 ROSELAND SATELLITE FIELD TR 1 AS IN R BK 75 PG 139

OWNER ID: INDIAN RIVER COUNTY
 155488 (LOC 4100 #5004)
 1801 27TH ST
 VERO BEACH, FL 32960

TAX AREA: 1
 10800
ACRES: 74.3800
APPR VAL METHOD: Cost

IMPROVEMENT VALUE	1,650,746
LAND MARKET	+ 1,580,575
TOTAL MARKET VALUE	= 3,231,321
AG VALUE	= 0
PRODUCTIVITY LOSS	= 0
ASSESSED VALUE	= 3,231,321
EXEMPTION VALUE	= 3,231,321
TAXABLE VALUE	= 0

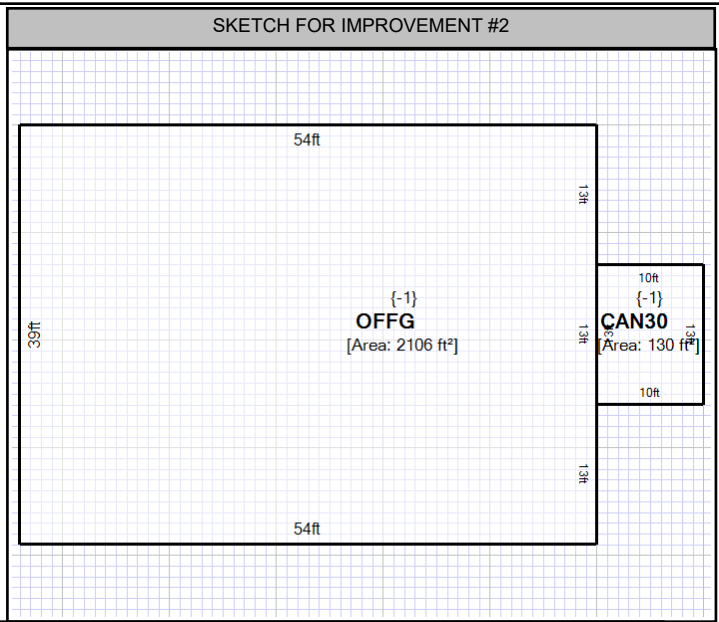
30382200001001000000.0
SITUS 11805 ROSELAND RD SEBASTIAN, FL 32958

DBA:

SOH %: 0.00
NSOH 54 %: 100.00
NSOH 55 %: 100.00

GENERAL	
UTILITIES	LAST APPR.
TOPOGRAGPHY	LAST APPR. YR
ROAD ACCESS	LAST INSP. DATE
ZONING	NEXT INSP. DATE
PRIMARY USE	# OF IMPRV
NEXT REASON	
REMARKS	

BUILDING PERMITS



EXEMPTIONS

PICTURE

SALES INFORMATION

REGION:	SUBD:	3038220001 (100	NBHD:	990004.00 (100% SUBSET:	IMPROVEMENT VALUATION				LIVING AREA:	5,687	APPR/SQFT:	568.19	SALE/SQFT:				0.00	B-USE:	BATH:			
#	TYPE	SHAPE	MTHD	CLASS/SUB	Quality	LF	LENGTH	WIDTH	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE
1	* OFFG	JMM D/	LO	100	0.00	0.00			2,106.0	57.83	1	1970	1970	AV	121,790	30%					0.30	36,537
2	CAN3	JMM D/	LO	100	0.00	0.00			130.0	17.35	1	1970	1970	AV	2,256	30%					0.30	677
3	WDD	MISC D/	LO	100	80.00	6.00			480.0	2.93	1	1999	1999	AV	1,406	77%					0.77	1,083
4	CPYA	MISC D/	LO	100	14.00	12.00			168.0	17.27	1	1995	1995	AV	2,901	73%					0.73	2,118
2 Office General									2,884.0 (E1970) Homesite: N					128,353	Living Area: 2,106				40,415			

IMPROVEMENT FEATURES		
DESCRIPTION	UNITS	CODE
Ceiling	0.00	Acoustical Pane
Depreciation Table	0.00	Commercial Bld
Exterior	100.00	Stucco
Floor Cov	0.00	Asphalt tile
FloorType	0.00	Wood on wood
Frame	0.00	Wood Frame
Group ID	0.00	Office Group
HC&V	100.00	Package
Plumbing	2.00	Plumbing
Roof Type	0.00	Flat
Roofing	100.00	Built-Up, Rock
Special Rate	0.00	Special Rate

REGION:	SUBD:	NBHD:	SUBSET:	LAND VALUATION		IRR Wells:	Capacity:	IRR Acres:	Oil Wells:						
L#	DESCRIPTION	ZONING	LUSE	SOIL	CLS	TABLE	HS	METH	UNITS	UNIT PRICE	GROSS VAL	ADJ	LAND ADJ	SRC	MKT VAL

PRODUCTIVITY VALUATION					
AG	ACRES	AG USE	AG TABLE	AG UNIT PRC	AG VALUE

PROPERTY 10800 R COMM 10/20/2015
Legal Description
 ROSELAND SATELLITE FIELD TR 1 AS IN R BK 75 PG 139

OWNER ID: INDIAN RIVER COUNTY
 155488 (LOC 4100 #5004)
 1801 27TH ST
 VERO BEACH, FL 32960

TAX AREA: 1
 10800
ACRES: 74.3800
APPR VAL METHOD: Cost

IMPROVEMENT VALUE	1,650,746
LAND MARKET	1,580,575
TOTAL MARKET VALUE	3,231,321
AG VALUE	0
PRODUCTIVITY LOSS	0
ASSESSED VALUE	3,231,321
EXEMPTION VALUE	3,231,321
TAXABLE VALUE	0

30382200001001000000.0

SITUS 11805 ROSELAND RD SEBASTIAN, FL 32958

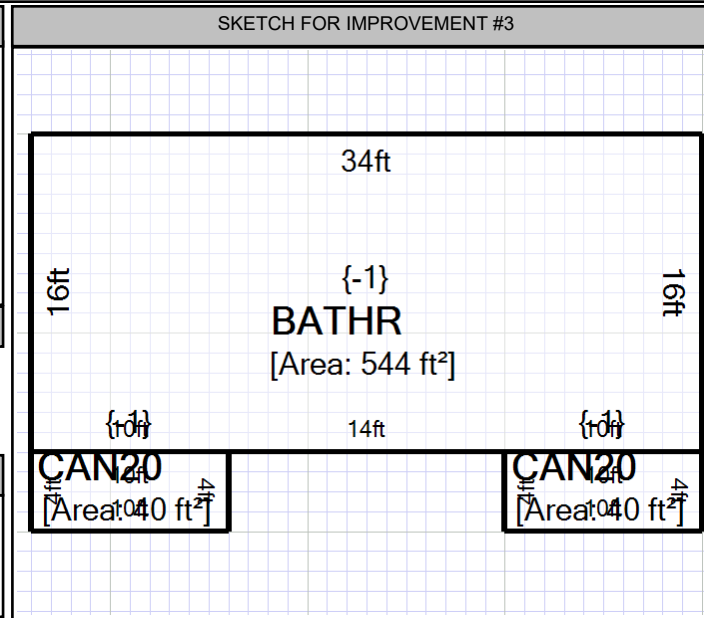
DBA:

SOH %: 0.00
 NSOH 54 %: 100.00
 NSOH 55 %: 100.00

GENERAL	
UTILITIES	LAST APPR.
TOPOGRAGPHY	LAST APPR. YR
ROAD ACCESS	LAST INSP. DATE
ZONING	NEXT INSP. DATE
PRIMARY USE	# OF IMPRV
NEXT REASON	
REMARKS	

BUILDING PERMITS

SALES INFORMATION	



EXEMPTIONS	

PICTURE

REGION:	SUBD:	NBHD:	SUBSET:	IMPROVEMENT VALUATION	LIVING AREA:	APPR/SQFT:	SALE/SQFT:	B-USE:															
	3038220001 (100	NBHD 990004.00 (100%	SUBSET:		5,687	568.19	0.00	BATH															
#	TYPE	SHAPE	MTHD	CLASS/SUB	Quality	LF	LENGTH	WIDTH	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE	
1	*BATH	JMM D/	AV	100	0.00	0.00	544.0	110.35	1	1965	1995	AV	60,030	80%	0.80	48,024							
2	CAN2	JMM D/	AV	100	0.00	0.00	40.0	22.07	1	1965	1995	AV	883	80%	0.80	706							
3	CPYA	MISC D/	AV	100	14.00	12.00	168.0	17.27	1	1995	1995	AV	2,901	80%	0.80	2,321							
4	CAN2	JMM D/	AV	100	0.00	0.00	40.0	22.07	1	1965	1995	AV	883	80%	0.80	706							
3	RESTROOM BUILDING										792.0 (E1995) Homesite: N	64,697	Living Area: 544	51,757									

IMPROVEMENT FEATURES		
DESCRIPTION	UNITS	CODE
Ceiling	0.00	No Ceiling
Depreciation Table	0.00	Commercial Bld
Exterior	100.00	Wood Siding
FloorType	0.00	Concrete Slab
Frame	0.00	Wood Frame
Group ID	0.00	Commercial Gr
Plumbing	2.00	Plumbing
Roof Type	0.00	Shed
Roofing	100.00	Fibergalss/Plas
Special Rate	0.00	Special Rate
Units Type	544.00	Square feet

REGION:	SUBD:	NBHD:	SUBSET:	LAND VALUATION	IRR Wells:	Capacity:	IRR Acres:	Oil Wells:								
L#	DESCRIPTION	ZONING	LUSE	SOIL	CLS	TABLE	HS	METH	UNITS	UNIT PRICE	GROSS VAL	ADJ	LAND	ADJ	SRC	MKT VAL

PRODUCTIVITY VALUATION					
AG	ACRES	AG USE	AG TABLE	AG UNIT PRC	AG VALUE

PROPERTY 10800 R COMM 10/20/2015
Legal Description
 ROSELAND SATELLITE FIELD TR 1 AS IN R BK 75 PG 139

OWNER ID: INDIAN RIVER COUNTY
 155488 (LOC 4100 #5004)
 1801 27TH ST
 VERO BEACH, FL 32960

TAX AREA: 1
 10800

ACRES: 74.3800

APPR VAL METHOD: Cost
 SOH %: 0.00
 NSOH 54 %: 100.00
 NSOH 55 %: 100.00

IMPROVEMENT VALUE	1,650,746
LAND MARKET	+ 1,580,575
TOTAL MARKET VALUE	= 3,231,321
AG VALUE	= 0
PRODUCTIVITY LOSS	= 0
ASSESSED VALUE	= 3,231,321
EXEMPTION VALUE	= 3,231,321
TAXABLE VALUE	= 0

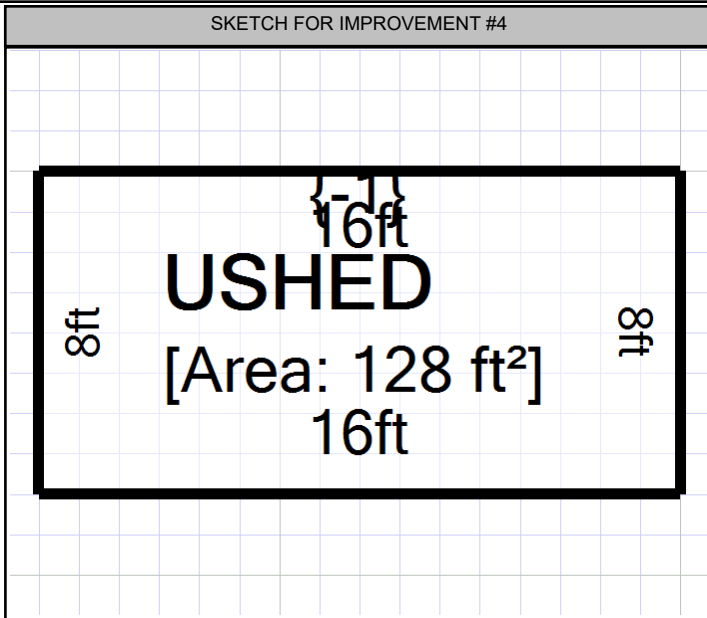
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SITUS 11805 ROSELAND RD SEBASTIAN, FL 32958

DBA:

GENERAL	
UTILITIES	LAST APPR.
TOPOGRAGPHY	LAST APPR. YR
ROAD ACCESS	LAST INSP. DATE
ZONING	NEXT INSP. DATE
PRIMARY USE	# OF IMPRV
NEXT REASON	
REMARKS	

BUILDING PERMITS



EXEMPTIONS

PICTURE

SALES INFORMATION

REGION:	SUBD:	NBHD:	SUBSET:	IMPROVEMENT VALUATION	LIVING AREA:	APPR/SQFT:	SALE/SQFT:	B-USE:	BATH:														
	3038220001	100	NBHD 990004.00	(100% SUBSET:	5,687	568.19	0.00																
#	TYPE	SHAPE	MTHD	CLASS/SUB	Quality	LF	LENGTH	WIDTH	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE	
1	USHE		JMM	D/	LO	100	0.00	0.00	128.0	8.73	1	1970	1970	AV	1,117	30%					0.30	335	
4	Utility Shed								128.0	(E1970)	Homesite:	N			1,117								335
											Living Area:		128										

IMPROVEMENT FEATURES		
DESCRIPTION	UNITS	CODE
Ceiling	0.00	No Ceiling
Depreciation Table	0.00	Commercial Bld
Exterior	100.00	Wood Siding
FloorType	0.00	Concrete Slab
Frame	0.00	Wood Frame
Group ID	0.00	Shed, Farm & L
Plumbing	0.00	Plumbing
Roof Type	0.00	Gable
Roofing	100.00	Composition, SI
Special Rate	0.00	Special Rate
Units Type	128.00	Square feet

REGION:	SUBD:	NBHD:	SUBSET:	LAND VALUATION	IRR Wells:	Capacity:	IRR Acres:	Oil Wells:								
L#	DESCRIPTION	ZONING	LUSE	SOIL	CLS	TABLE	HS	METH	UNITS	UNIT PRICE	GROSS VAL	ADJ	LAND	ADJ	SRC	MKT VAL

PRODUCTIVITY VALUATION					
AG	ACRES	AG USE	AG TABLE	AG UNIT PRC	AG VALUE

PROPERTY 10800 R COMM 10/20/2015
 Legal Description
 ROSELAND SATELLITE FIELD TR 1 AS IN R BK 75 PG 139

OWNER ID: INDIAN RIVER COUNTY
 155488 (LOC 4100 #5004)
 1801 27TH ST
 VERO BEACH, FL 32960

TAX AREA: 1
 10800

ACRES: 74.3800

APPR VAL METHOD: Cost

SOH %: 0.00

NSOH 54 %: 100.00

NSOH 55 %: 100.00

IMPROVEMENT VALUE	1,650,746	
LAND MARKET	+	1,580,575
TOTAL MARKET VALUE	=	3,231,321
AG VALUE	=	0
PRODUCTIVITY LOSS	=	0
ASSESSED VALUE	=	3,231,321
EXEMPTION VALUE	=	3,231,321
TAXABLE VALUE	=	0

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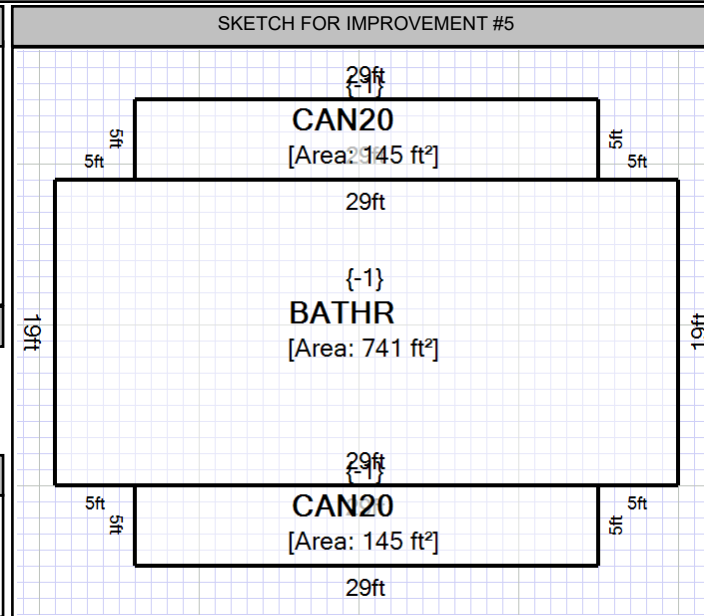
SITUS 11805 ROSELAND RD SEBASTIAN, FL 32958

DBA:

GENERAL	
UTILITIES	LAST APPR.
TOPOGRAGPHY	LAST APPR. YR
ROAD ACCESS	LAST INSP. DATE
ZONING	NEXT INSP. DATE
PRIMARY USE	# OF IMPRV
NEXT REASON	
REMARKS	

BUILDING PERMITS

SALES INFORMATION



EXEMPTIONS

PICTURE

REGION:	SUBD:	NBHD:	SUBSET:	IMPROVEMENT VALUATION	LIVING AREA:	APPR/SQFT:	SALE/SQFT:	B-USE:	BATH:														
	3038220001 (100	NBHD 990004.00 (100%	SUBSET:		5,687	568.19	0.00	B-USE:	BATH:														
#	TYPE	SHAPE	MTHD	CLASS/SUB	Quality	LF	LENGTH	WIDTH	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE	
1	*BATH		JMM	C/	AV	100	0.00	0.00	741.0	128.13	1	1999	1999	AV	94,944	84%					0.84	79,753	
2	CAN2		JMM	C/	AV	100	0.00	0.00	145.0	25.63	1	1999	1999	AV	3,716	84%					0.84	3,121	
3	UT2		MISC	C/	AV	100	10.00	8.00	80.0	7.39	1	1987	1987	AV	591	68%					0.68	402	
4	CAN2		JMM	C/	AV	100	0.00	0.00	145.0	25.63	1	1999	1999	AV	3,716	84%					0.84	3,121	
5	RESTROOM BUILDING										1,111.0 (E1999) Homesite: N					102,967						Living Area: 741	86,397

IMPROVEMENT FEATURES		
DESCRIPTION	UNITS	CODE
Ceiling	0.00	Drywall
Depreciation Table	0.00	Commercial Bld
Exterior	100.00	Stucco
Floor Cov	0.00	Tile, hard
FloorType	0.00	Concrete Slab
Frame	0.00	Masonry
Group ID	0.00	Commercial Gr
Plumbing	12.00	Plumbing
Roof Type	0.00	Gable
Roofing	100.00	Composition, SI
Special Rate	0.00	Special Rate

REGION:	SUBD:	NBHD:	SUBSET:	LAND VALUATION	IRR Wells:	Capacity:	IRR Acres:	Oil Wells:								
L#	DESCRIPTION	ZONING	LUSE	SOIL	CLS	TABLE	HS	METH	UNITS	UNIT PRICE	GROSS VAL	ADJ	LAND	ADJ	SRC	MKT VAL

PRODUCTIVITY VALUATION					
AG	ACRES	AG USE	AG TABLE	AG UNIT PRC	AG VALUE

PROPERTY 10800 R COMM 10/20/2015
Legal Description
 ROSELAND SATELLITE FIELD TR 1 AS IN R BK 75 PG 139

OWNER ID: INDIAN RIVER COUNTY
 155488 (LOC 4100 #5004)
 1801 27TH ST
 VERO BEACH, FL 32960

TAX AREA: 1
 10800

ACRES: 74.3800

APPR VAL METHOD: Cost
 SOH %: 0.00
 NSOH 54 %: 100.00
 NSOH 55 %: 100.00

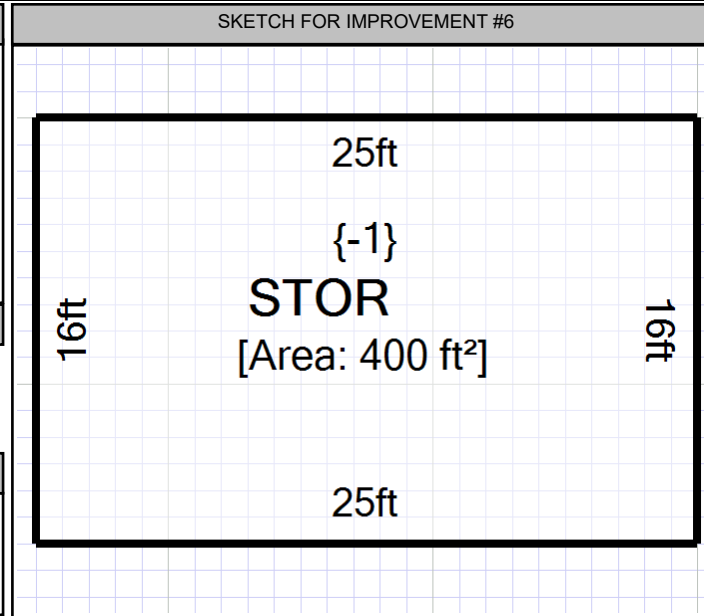
IMPROVEMENT VALUE	1,650,746
LAND MARKET	1,580,575
TOTAL MARKET VALUE	= 3,231,321
AG VALUE	= 0
PRODUCTIVITY LOSS	= 0
ASSESSED VALUE	= 3,231,321
EXEMPTION VALUE	= 3,231,321
TAXABLE VALUE	= 0

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SITUS 11805 ROSELAND RD SEBASTIAN, FL 32958

DBA:

GENERAL	
UTILITIES	LAST APPR.
TOPOGRAGPHY	LAST APPR. YR
ROAD ACCESS	LAST INSP. DATE
ZONING	NEXT INSP. DATE
PRIMARY USE	# OF IMPRV
NEXT REASON	
REMARKS	
BUILDING PERMITS	



EXEMPTIONS
PICTURE

SALES INFORMATION

REGION:	SUBD:	NBHD:	SUBSET:	IMPROVEMENT VALUATION	LIVING AREA:	APPR/SQFT:	SALE/SQFT:	B-USE:	BATH:								
1	*STOR	JMM D/	AV	100	0.00	0.00	400.0	32.66	1	1990	1990	AV	13,064	74%	0.74	9,667	
6	Storage Warehouse	AYB ESTIMATED					400.0 (E1990) Homesite: N						13,064			Living Area: 400	9,667

IMPROVEMENT FEATURES		
DESCRIPTION	UNITS	CODE
Ceiling	0.00	No Ceiling
Depreciation Table	0.00	Commercial Bld
Exterior	100.00	Wood Siding
FloorType	0.00	Concrete Slab
Frame	0.00	Wood Frame
Group ID	0.00	Industrial Group
Plumbing	0.00	Plumbing
Roof Type	0.00	Hip
Roofing	100.00	Metal Corrugate
Special Rate	0.00	Special Rate

REGION:	SUBD:	NBHD:	SUBSET:	LAND VALUATION	IRR Wells:	Capacity:	IRR Acres:	Oil Wells:								
L#	DESCRIPTION	ZONING	LUSE	SOIL	CLS	TABLE	HS	METH	UNITS	UNIT PRICE	GROSS VAL	ADJ	LAND	ADJ	SRC	MKT VAL

PRODUCTIVITY VALUATION					
AG	ACRES	AG USE	AG TABLE	AG UNIT PRC	AG VALUE

PROPERTY 10800 R COMM 10/20/2015
Legal Description
 ROSELAND SATELLITE FIELD TR 1 AS IN R BK 75 PG 139

OWNER ID: INDIAN RIVER COUNTY
 155488 (LOC 4100 #5004)
 1801 27TH ST
 VERO BEACH, FL 32960

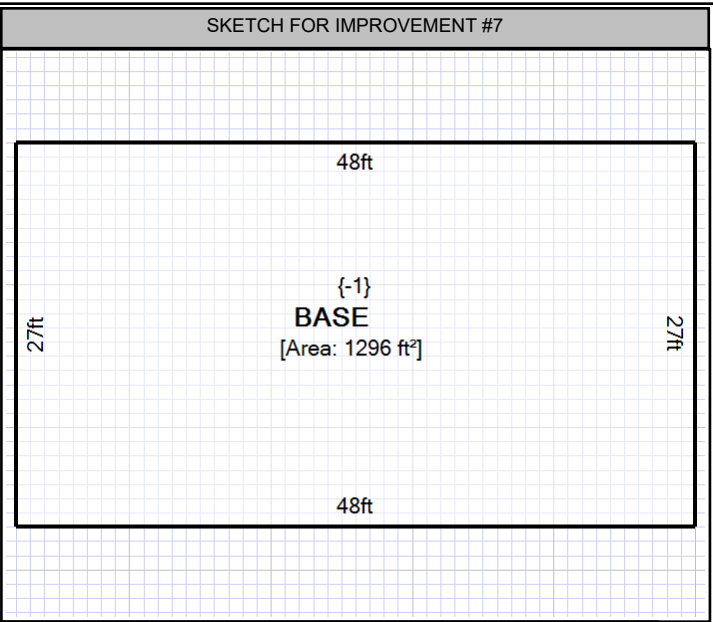
TAX AREA: 1
 10800
ACRES: 74.3800
APPR VAL METHOD: Cost

IMPROVEMENT VALUE	1,650,746	
LAND MARKET	+	1,580,575
TOTAL MARKET VALUE	=	3,231,321
AG VALUE	=	0
PRODUCTIVITY LOSS	=	0
ASSESSED VALUE	=	3,231,321
EXEMPTION VALUE	=	3,231,321
TAXABLE VALUE	=	0

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SITUS 11805 ROSELAND RD SEBASTIAN, FL 32958

DBA:
 SOH %: 0.00
 NSOH 54 %: 100.00
 NSOH 55 %: 100.00

GENERAL	
UTILITIES	LAST APPR.
TOPOGRAGPHY	LAST APPR. YR
ROAD ACCESS	LAST INSP. DATE
ZONING	NEXT INSP. DATE
PRIMARY USE	# OF IMPRV
NEXT REASON	
REMARKS	
BUILDING PERMITS	



EXEMPTIONS
PICTURE

SALES INFORMATION

REGION:	SUBD:	NBHD:	SUBSET:	IMPROVEMENT VALUATION	LIVING AREA:	APPR/SQFT:	SALE/SQFT:	B-USE:	BATH:														
	3038220001	100	NBHD	990004.00	100%																		
#	TYPE	SHAPE	MTHD	CLASS/SUB	Quality	LF	LENGTH	WIDTH	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE	
1	*BASE	OBH	MH5/	AV	100	0.00	0.00	0.00	1,296.0	31.05	1	1995	1995		40,241	35%					0.35	14,084	
7	Mobile Home								1,296.0	(E1995)	Homesite:	N			40,241								14,084
AYB ESTIMATED																							

IMPROVEMENT FEATURES		
DESCRIPTION	UNITS	CODE
Bathrooms	0.00	Bathrooms
Bedrooms	0.00	Bedrooms
Converted Rate	0.00	Converted Rate
Electric	0.00	Electric

REGION:	SUBD:	NBHD:	SUBSET:	LAND VALUATION	IRR Wells:	Capacity:	IRR Acres:	Oil Wells:							
L#	DESCRIPTION	ZONING	LUSE	SOIL	CLS	TABLE	HS	METH	UNITS	UNIT PRICE	GROSS VAL	ADJ	LAND ADJ	SRC	MKT VAL

PRODUCTIVITY VALUATION			
AG	ACRES	AG USE	AG TABLE

PROPERTY 10800	R	COMM	10/20/2015	OWNER ID:	INDIAN RIVER COUNTY	TAX AREA: 1	IMPROVEMENT VALUE	1,650,746	
Legal Description				155488	(LOC 4100 #5004)	*10800*	LAND MARKET	+	1,580,575
ROSELAND SATELLITE FIELD TR 1 AS IN R BK 75 PG 139						1801 27TH ST	TOTAL MARKET VALUE	=	3,231,321
						VERO BEACH, FL 32960	AG VALUE	=	0
						ACRES: 74.3800	PRODUCTIVITY LOSS	=	0
						APPR VAL METHOD: Cost	ASSESSED VALUE	=	3,231,321
						SOH %: 0.00	EXEMPTION VALUE	=	3,231,321
						NSOH 54 %: 100.00	TAXABLE VALUE	=	0
						NSOH 55 %: 100.00			

30382200001001000000.0
SITUS 11805 ROSELAND RD SEBASTIAN, FL 32958

DBA:

GENERAL	SKETCH INFORMATION	EXEMPTIONS
UTILITIES LAST APPR. TOPOGRAGPHY LAST APPR. YR ROAD ACCESS LAST INSP. DATE ZONING NEXT INSP. DATE PRIMARY USE # OF IMPRV NEXT REASON REMARKS		
BUILDING PERMITS		PICTURE

SALES INFORMATION

REGION:	SUBD:	NBHD:	SUBSET:	IMPROVEMENT VALUATION				LIVING AREA:	APPR/SQFT:	SALE/SQFT:	B-USE:	BATH:						
	3038220001	100	990004.00	100%	Area	Unit Price	Units	Built	Eff Yr	Cond	Value	Depr	Phys	Econ	Func	Comp	Adj	Adj Value
1	AAMF	MISC */	AV	100	30.00	10.00	300.0	5,750.98	1	1990	1990	725,294	74%				0.74	1,276,718
2	CONC	MISC */	AV	100	45.00	15.00	675.0	2.72	1	1972	1972	1,836	34%				0.34	632
3	AAPV	MISC */	AV	100	0.00	0.00	23,760.0	1.96	1	1999	1999	46,570	84%				0.84	39,119
4	WDW	MISC */	AV	100	50.00	8.00	400.0	20.42	1	1995	1995	8,168	80%				0.80	6,534
5	PVAS	MISC */	AV	100	760.00	14.00	10,640.0	1.96	1	1999	1999	20,854	84%				0.84	17,517
6	UT2	MISC */	AV	100	12.00	10.00	120.0	7.39	1	1995	1995	887	80%				0.80	710
7	WDW	MISC */	AV	100	30.00	6.00	180.0	20.42	1	1999	1999	3,676	84%				0.84	3,088
8	CONC	MISC */	AV	100	30.00	20.00	600.0	2.72	1	1972	1972	1,632	34%				0.34	561

IMPROVEMENT FEATURES					
DESCRIPTION	UNITS	CODE	DESCRIPTION	UNITS	CODE

REGION:	SUBD:	NBHD:	SUBSET:	LAND VALUATION				IRR Wells:	Capacity:	IRR Acres:	Oil Wells:						
				Zoning	LUSE	SOIL	CLS	TABLE	HS	METH	UNITS	UNIT PRICE	GROSS VAL	ADJ	LAND ADJ	SRC	MKT VAL
L#	DESCRIPTION																

PRODUCTIVITY VALUATION					
AG	ACRES	AG USE	AG TABLE	AG UNIT	AG VALUE

PROPERTY 10800 R COMM 10/20/2015
Legal Description
 ROSELAND SATELLITE FIELD TR 1 AS IN R BK 75 PG 139

OWNER ID: INDIAN RIVER COUNTY
 155488
 (LOC 4100 #5004)
 1801 27TH ST
 VERO BEACH, FL 32960

TAX AREA: 1
 10800

ACRES: 74.3800

APPR VAL METHOD: Cost

SOH %: 0.00

NSOH 54 %: 100.00

NSOH 55 %: 100.00

IMPROVEMENT VALUE		1,650,746
LAND MARKET	+	1,580,575
TOTAL MARKET VALUE	=	3,231,321
AG VALUE	=	0
PRODUCTIVITY LOSS	=	0
ASSESSED VALUE	=	3,231,321
EXEMPTION VALUE	=	3,231,321
TAXABLE VALUE	=	0

30382200001001000000.0

SITUS 11805 ROSELAND RD SEBASTIAN, FL 32958

DBA:

GENERAL	
UTILITIES	LAST APPR.
TOPOGRAGPHY	LAST APPR. YR
ROAD ACCESS	LAST INSP. DATE
ZONING	NEXT INSP. DATE
PRIMARY USE	# OF IMPRV
NEXT REASON	
REMARKS	
BUILDING PERMITS	

SKETCH INFORMATION													

EXEMPTIONS	
PICTURE	

SALES INFORMATION

REGION:	SUBD:	NBHD:	SUBSET:	IMPROVEMENT VALUATION				LIVING AREA:	APPR/SQFT:	SALE/SQFT:	B-USE:	BATH:			
	3038220001 (100)	990004.00 (100%)		AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND	VALUE	DEPR	ADJ	ADJ VALUE		
9	CPYA	MISC */	AV	100	24.00	12.00	288.0	17.27	1	1999	1999	4,974	84%	0.84	4,178
10	UT2	MISC */	AV	100	32.00	22.00	704.0	7.39	1	1995	1995	5,203	80%	0.80	4,162
11	CPYA	MISC */	AV	100	42.00	22.00	924.0	17.27	1	1999	1999	15,957	84%	0.84	13,404
8	COMMERCIAL MISCELLANEI			38,591.0 (E1972) Homesite: N				1,835,051			Living Area: 0		1,366,623		

IMPROVEMENT FEATURES					
DESCRIPTION	UNITS	CODE	DESCRIPTION	UNITS	CODE

REGION:	SUBD:	NBHD:	SUBSET:	LAND VALUATION				IRR Wells:	Capacity:	IRR Acres:	Oil Wells:					
L#	DESCRIPTION	ZONING	LUSE	SOIL	CLS	TABLE	HS	METH	UNITS	UNIT PRICE	GROSS VAL	ADJ	LAND	ADJ	SRC	MKT VAL

PRODUCTIVITY VALUATION						
AG	ACRES	AG USE	AG TABLE	AG UNIT	PRC	AG VALUE