



Property Record Card - 2022

Owner Name and Mailing Address
 AIR HOSPITALITY GROUP LLC &
 NEAL INVESTMENTS LLC
 4120 2ND AVENUE SOUTH-UNIT B
 BIRMINGHAM, AL, 35222

Parcel Number 10 07 26 3 003 002.001

Property Address
 2540 FAIRLANE DR BLDG 4
 MONTGOMERY, AL 36116

Tax District: 02

 Millage Rate: 36.5

 Neighborhood Code: C6/I610

Acres: 1.4

 Square Feet: 59,242.00

Land Summary

| Land Schedule | Item Type | Code | Sqft | Acreage | Market Value | CU Value |
|---------------|-----------|------|-------|---------|--------------|----------|
| SM | 2 | 610 | 59242 | 1.36 | \$225,100 | \$0 |

Homesite Summary

| HomeSite | Class | Value |
|----------|-------|-------|
| | | |

Brief Legal Description

| | |
|--|-------------------------|
| Lot: B2 | Lot2: |
| Block: C | Block2: |
| Subdivision/Plat Name: EXECUTIVE PARK 1 REPLAT | Subdivision/Plat Name2: |
| Plat Book: 26 | Plat Book2: |
| Plat Page: 15 | Plat Page2: |

Deed Summary

| Instrument Reference | Instrument Date |
|----------------------|-----------------|
| 05329-0057 | 12/10/2019 |
| 05469-0558 | 10/16/2020 |

| General Information | |
|---------------------------------------|----------------------|
| Parcel Number: 10 07 26 3 003 002.001 | |
| Building No: 1 | |
| Bldg Type: 610 | Eff Bldg Type: 610 |
| Number of Stories: 1 | |
| Base Area: 11328 sqft | |
| Gross Building Area: 11328 sqft | |
| Year Built: 1973 | Eff Year Built: 1973 |
| Condition: 40 | |
| Value: \$533,400 | |

| Construction Units | | | | | |
|--------------------|-------------------------------|------|---------|--------|-----|
| Category | Sub Category | Code | Percent | Units | |
| ADJUSTMENTS | HEIGHT ADJ. - 14 FT / 1 STORY | A04 | 0 | 6 | |
| EXTERIOR WALLS | WOOD FRAME, STUCCO | W05 | 25 | 8 | |
| EXTERIOR WALLS | STONE, ARTIFICIAL | W33 | 75 | 29 | |
| FLOORS | VINYL | F16 | 25 | 3 | |
| FLOORS | CARPET & UNDERLAY | F14 | 75 | 9 | |
| FOUNDATION | SLAB | S01 | 100 | 0 | |
| INTERIOR FINISH | DRYWALL(SHEETROCK) | I07 | 50 | 15 | |
| INTERIOR FINISH | ACOUSTICAL CEILING, SUSPENDED | I14 | 50 | 17 | |
| PLUMBING | AVERAGE | P03 | 1 | 8 | |
| ROOF MATERIAL | BUILT-UP TAR & GRAVEL | M03 | 100 | 5 | |
| ROOF TYPE | WOOD TRUSS, WOOD DECK | T09 | 100 | 13 | |
| | | | | Total: | 113 |

| Extra Features | | | |
|--------------------|----------|---------|------------|
| Category | Quantity | Sq Foot | Total Cost |
| HEAT/AC FHA/AC | 1 | 11328 | \$142,733 |
| RESTROOM 2 FIXTURE | 4 | 0 | \$7,360 |
| URINAL | 2 | 0 | \$2,280 |
| Total: | | | \$152,373 |

| Appendages | | |
|------------|------|----------|
| Symbol | Area | Adj Area |
| OP 0.2 | 1152 | 230 |
| OP 0.2 | 1152 | 230 |
| Total: | | 460 |

| Miscellaneous Improvements | | | | | | | | | |
|----------------------------|------|-----------|----------|-------|-----------|------------------|-----------|-------|--------|
| Category | Size | Base Rate | Subtotal | Index | Condition | Replacement Cost | Condition | Value | |
| | | | | | | | | | Total: |

| General Information | |
|---------------------------------------|------------------------|
| Parcel Number: 10 07 26 3 003 002.001 | |
| Building No: Misc 1 | |
| Bldg Type: MISCIMP | Eff Bldg Type: MISCIMP |
| Number of Stories: 0 | |
| Base Area: 0 sqft | |
| Gross Building Area: 0 sqft | |
| Year Built: 1973 | Eff Year Built: 1973 |
| Condition: 100 | |
| Value: \$0 | |

| Construction Units | | | | |
|--------------------|--------------|------|---------|-------|
| Category | Sub Category | Code | Percent | Units |
| Total: | | | | |

| Extra Features | | | |
|----------------|----------|---------|------------|
| Category | Quantity | Sq Foot | Total Cost |
| Total: | | | |

| Appendages | | |
|------------|------|----------|
| Symbol | Area | Adj Area |
| Total: | | |

| Miscellaneous Improvements | | | | | | | | | |
|--|-------|-----------|----------|-------|-----------|------------------|-----------|----------|--|
| Category | Size | Base Rate | Subtotal | Index | Condition | Replacement Cost | Condition | Value | |
| PAVING ASPHALT 3 1/2" [11848 X 1] | 11848 | 3.3 | \$39,098 | 1.11 | 25 | \$43,399 | 25 | \$10,800 | |
| PAVEMENT CURBING LONG-RUN [524 X 1] | 524 | 12.3 | \$6,445 | 1.11 | 30 | \$7,154 | 30 | \$2,100 | |
| PAVING CONCRETE REINFORCED 4" [1620 X 1] | 1620 | 4.8 | \$7,776 | 1.11 | 30 | \$8,631 | 30 | \$2,600 | |
| Total: | | | | | | | | \$15,500 | |