

**TAPOCO INVESTMENTS LLC**

10811 HWY 19 WEST  
513559

NN: 08 - DIVISION OF REAL ESTATE  
COUNTY TAX (100), RESIDENTIAL FEE (2),  
COMMERCIAL FEE (1)

Reval Year: 2021 Tax Year: 2027  
Appraised By 07 on 05/20/2020 31200 WATIA CREEK FARMS/NOC

30-NB-3877-A-EUCHELLA

PLAT: 00000/00000 UNIQ ID 1032  
Raging Rivers Rafting Company ID NO:

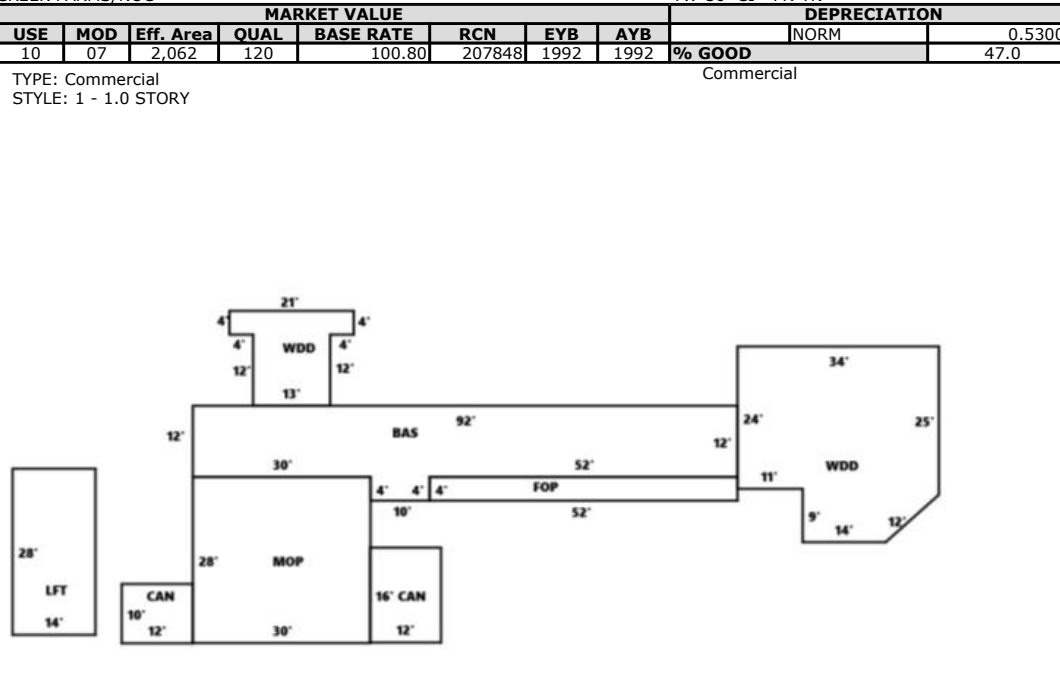
**Parcel ID: 6630-00-98-2956-**

SPLIT FROM ID

CARD NO. 1 of 3  
2.1900 AC  
TW-30 CI- FR-TN

SRC= Pictometry Review  
AT- LAST ACTION 20260428

CONSTRUCTION DETAIL		MARKET VALUE						DEPRECIATION			CORRELATION OF VALUE	
USE	MOD	Eff. Area	QUAL	BASE RATE	RCN	EYB	AYB	NORM				
Foundation	3									0.53000		
Continuous/Footing	4.00	10	07	2,062	120		100.80	207848	1992	1992	47.0	
Sub Floor System	4											
Plywood	10.00											
Exterior Walls	09											
Wood on Sheathing	19.00											
Roofing Structure	07											
Wood Truss	8.00											
Roofing Cover	12											
Metal, Pre-Finish	7.00											
Interior Wall Construction	5											
Drywall/Sheetrock	16.00											
Interior Floor Cover	12											
Hardwood	20.00											
Heating Fuel	02											
Oil, Wood or Coal	1.00											
Heating Type	03											
Forced Air - Not Ducted	3.00											
Air Conditioning Type	01											
None	0.00											
Commercial Heat & Air	1											
None	0.00											
Structural Frame	02											
Wood Frame	6.00											
Ceiling & Insulation	07											
Not Suspended - Ceiling and Wall Insulated	7.00											
Half-Bathrooms												
BAS - 0 FUS - 0 LL - 0												
Plumbing Fixtures	12.00											
Office												
BAS - 0 FUS - 0 LL - 0	0											
<b>TOTAL POINT VALUE</b>	<b>114.000</b>											



DEPRECIATION		CORRELATION OF VALUE				
		CREDESC TO	MARKET			
		<b>DEPR. BUILDING VALUE - CARD</b>	97,690			
		<b>DEPR. OB/XF VALUE - CARD</b>	4,370			
		<b>MARKET LAND VALUE - CARD</b>	82,130			
		<b>TOTAL MARKET VALUE - CARD</b>	184,190			
		<b>TOTAL APPRAISED VALUE - CARD</b>	184,190			
		<b>TOTAL APPRAISED VALUE - PARCEL</b>	287,070			
		<b>TOTAL PRESENT USE VALUE - LAND</b>	0			
		<b>TOTAL VALUE DEFERRED - PARCEL</b>	0			
		<b>TOTAL TAXABLE VALUE - PARCEL \$</b>	287,070			
PRIOR APPRAISAL		PERMIT				
BUILDING VALUE	200,570	CODE	DATE NO.			
OBXF VALUE	4,370					
LAND VALUE	88,880					
PRESENT USE VALUE	0					
DEFERRED VALUE	0					
TOTAL VALUE	293,820	ROUT:	WTRSHD:			
SALES DATA						
OFF. RECORD	DATE	DEED	INDICATE			
BOOK	PAGE	MO	YR			
TYPE	Q/U	V/I	SALES PRICE			
0344	0159	4	2007	X	V	200,000
0171	0371	10	1990	X	V	0
BUILDING AREA 1,536						
NOTES						
GEN: GENERAL MEMO GEN: CR PT 2 RMS BATH 11 FIXTURES SW GEN: 663000994046 & 6 63000980889 COMBINED NEW						

BUILDING ADJUSTMENTS			
Quality	2	Below Average	0.90
Shape/Design	3	Slight Irregular	1.05
Size	Size	Size	1.11
TOTAL ADJUSTMENT FACTOR	1.050		
TOTAL QUALITY INDEX	120		

SUBAREA				CODE	QUALITY	DESCRIPTION	COUNT	LTH	WTH	UNITS	UNIT PRICE	ORIG % COND	BLDG #	---	AYB	EYB	DEP SCH	OVR	% COND	OB/XF DEPR. VALUE	
BAS	1,144	100	115315	97	D	SHELTER	1.000	30	20	600	6.40	100.00	-	0.00	2008	2008	S5		35	1344	
CAN	312	030	9475																		
FOP	208	040	8366	97	D	SHELTER		34	28	952	6.40	0.00	-	0.00	2008	2008	S5		35	2133	
LFT	392	030	11894																		
MOP	840	045	38102	97	D	SHELTER		20	20	400	6.40	0.00	-	0.00	2008	2008	S5		35	896	
WDD	1,227	020	24696																		
<b>SUBAREA TOTALS</b>	<b>4,123</b>	<b>207,848</b>		<b>TOTAL OB/XF VALUE</b>																	<b>4373</b>

**BLDG DIMENSIONS** BAS=E92S12W52S4W10N4W30N12Area:1144;FOP=S4W52N4E52Area:208;MOP=S28E30N28W30Area:840;WDD=W14N9W11N24E34S25SW@41.63-12.04Area:987;WDD=N12W4N4E21S4W4S12W13Area:240;CAN=W12N16E12S16Area:192;CAN=W12N10E12S10Area:120;LFT=N28W14S28E14Area:392;TotalArea:4123

LAND INFORMATION																	
HIGHEST AND BEST USE	USE CODE	LOCAL ZONING	FRONTAGE	DEPTH	DEPTH / SIZE	LND MOD	COND FACT	OTHER ADJ/NOTES RF AC LC TO OT	ROAD TYPE	LAND UNIT PRICE	TOTAL LAND UNITS	UNIT TYPE	TOTAL ADJUST	ADJUSTED UNIT PRICE	LAND VALUE	OVERRIDE VALUE	LAND NOTES
COMMERCIAL	0700		0	0	1.0000	0	0.5000	+00 +00 -50 +00 +00	RP	75,000.00	2.190	AC	0.500	37,500.00	82125	0	
<b>TOTAL MARKET LAND DATA</b>											2.19			82125			
<b>TOTAL PRESENT USE DATA</b>																	

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COUNTY TAX (100), RESIDENTIAL FEE (2),  
COMMERCIAL FEE (1)  
30-NB-3877-A-EUCHELLA  
Appraised By 01 on 01/01/2000 31200 WATIA CREEK FARMS/NOC

PLAT: 00000/00000 UNIQ ID 1032  
ID NO:

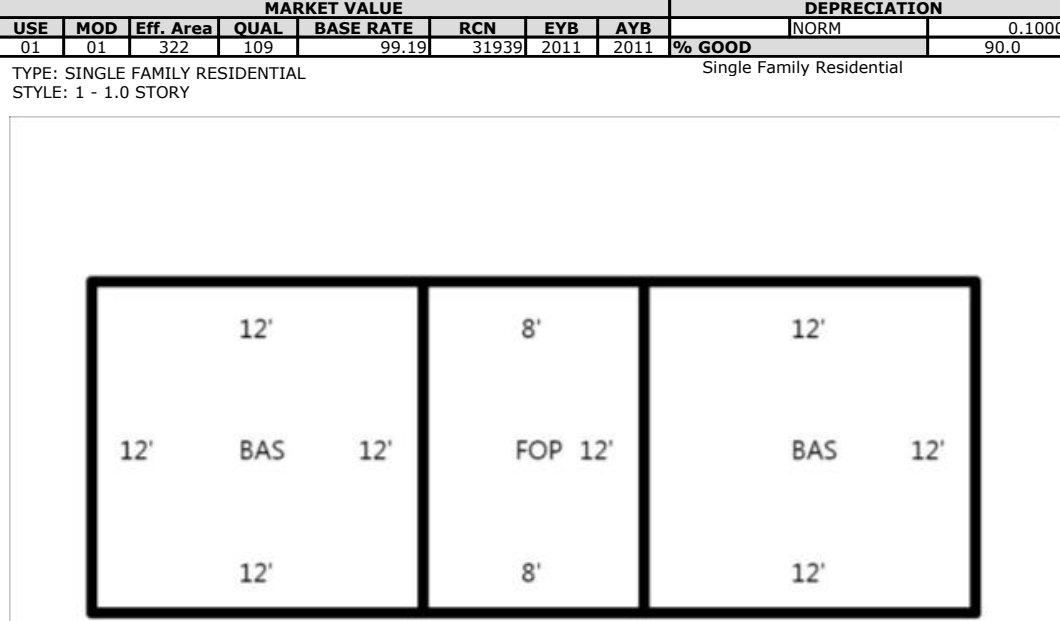
**Parcel ID: 6630-00-98-2956-**

SPLIT FROM ID

CARD NO. 2 of 3  
2.1900 AC  
TW-30 CI- FR-TN

SRC= Pictometry Review  
AT- LAST ACTION 20260428

CONSTRUCTION DETAIL		MARKET VALUE						DEPRECIATION			CORRELATION OF VALUE		
		USE	MOD	Eff. Area	QUAL	BASE RATE	RCN	EYB	AYB				
Foundation	3	01	01	322	109	99.19	31939	2011	2011	NORM	0.10000		
Continuous/Footing	5.00											90.0	
Sub Floor System	4												
Plywood	8.00												
Exterior Walls	09												
Wood on Sheathing	18.00												
Roofing Structure	03												
Gable	7.00												
Roofing Cover	12												
Metal, Pre-Finish	14.00												
Interior Wall Construction	4												
Plywood Panel	16.00												
Interior Floor Cover	12												
Hardwood	10.00												
Heating Fuel	04												
Electric	2.00												
Heating Type	02												
Baseboard	2.00												
Air Conditioning Type	01												
None	0.00												
Bedrooms/Bathrooms/Half-Bathrooms	2/2/0												
Bedrooms	11.000												
BAS - 2 FUS - 0 LL - 0													
Bathrooms													
BAS - 2 FUS - 0 LL - 0													
Half-Bathrooms													
BAS - 0 FUS - 0 LL - 0													
Office													
BAS - 0 FUS - 0 LL - 0	0												
<b>TOTAL POINT VALUE</b>	93.000												
<b>BUILDING ADJUSTMENTS</b>													
Quality	2		BELOW AVERAGE	0.90									
Shape/Design	2		Rectangle	1.00									
Size	Size		Size	1.30									
TOTAL ADJUSTMENT FACTOR	1.170												
TOTAL QUALITY INDEX	109												



DEPRECIATION		CORRELATION OF VALUE	
		CREDENCE TO	MARKET
		<b>DEPR. BUILDING VALUE - CARD</b>	28,750
		<b>DEPR. OB/XF VALUE - CARD</b>	0
		<b>MARKET LAND VALUE - CARD</b>	0
		<b>TOTAL MARKET VALUE - CARD</b>	28,750
		<b>TOTAL APPRAISED VALUE - CARD</b>	28,750
		<b>TOTAL APPRAISED VALUE - PARCEL</b>	287,070
		<b>TOTAL PRESENT USE VALUE - LAND</b>	0
		<b>TOTAL VALUE DEFERRED - PARCEL</b>	0
		<b>TOTAL TAXABLE VALUE - PARCEL \$</b>	287,070
<b>PRIOR APPRAISAL</b>		<b>PERMIT</b>	
BUILDING VALUE	200,570	CODE	DATE NO.
OBXF VALUE	4,370		
LAND VALUE	88,880		
PRESENT USE VALUE	0		
DEFERRED VALUE	0	ROUT: WTRSHD:	
TOTAL VALUE	293,820		
<b>SALES DATA</b>			
<b>OFF. RECORD</b>	<b>DATE</b>	<b>DEED</b>	<b>INDICATE</b>
<b>BOOK PAGE</b>	<b>MO YR</b>	<b>TYPE</b>	<b>SALES PRICE</b>
0344 0159	4 2007	X V	200,000
0171 0371	10 1990	X V	0
HEATED AREA 288			
<b>NOTES</b>			

SUBAREA				CODE	QUALITY	DESCRIPTION	COUNT	LTH	WTH	UNITS	UNIT PRICE	ORIG % COND	BLDG #	---	AYB	EYB	DEP SCH	OVR	% COND	OB/XF DEPR. VALUE	
BAS	288	100	28567			TOTAL OB/XF VALUE															0
FOP	96	035	3372																		
<b>SUBAREA TOTALS</b>	384		31,939																		

**BLDG DIMENSIONS** BAS=E12N12W12S12Area:144;FOP=E8N12W8S12Area:96;BAS=S12E12N12W12Area:144;TotalArea:384

LAND INFORMATION																	
HIGHEST AND BEST USE	USE CODE	LOCAL ZONING	FRONTAGE	DEPTH	DEPTH / SIZE	LND MOD	COND FACT	OTHER ADJ/NOTES RF AC LC TO OT	ROAD TYPE	LAND UNIT PRICE	TOTAL LAND UNITS	UNIT TYPE	TOTAL ADJST	ADJUSTED UNIT PRICE	LAND VALUE	OVERRIDE VALUE	LAND NOTES
<b>TOTAL MARKET LAND DATA</b>																	
<b>TOTAL PRESENT USE DATA</b>																	

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COMMERCIAL FEE (1)  
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WATIA CREEK FARMS/NOC

PLAT: 00000/00000 UNIQ ID 1032  
ID NO:

**Parcel ID: 6630-00-98-2956-**

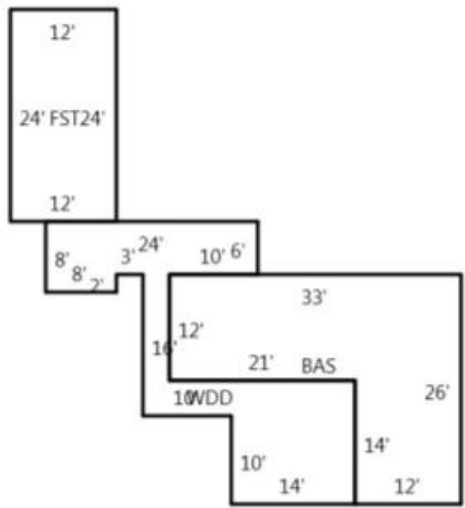
SPLIT FROM ID

Reval Year: 2021 Tax Year: 2027  
Appraised By 04 on 06/16/2011 31200

CARD NO. 3 of 3  
2.1900 AC  
TW-30 CI- FR-TN

SRC= Pictometry Review  
AT- LAST ACTION 20260428

CONSTRUCTION DETAIL		MARKET VALUE							DEPRECIATION			CORRELATION OF VALUE			
USE	MOD	Eff. Area	QUAL	BASE RATE	RCN	EYB	AYB		NORM		CRENCE TO	MARKET			
Foundation	3									0.10000					
Continuous/Footing	5.00	01	01	794	114	103.74	82370	2011	2011	% GOOD	90.0				
Sub Floor System	4	TYPE: SINGLE FAMILY RESIDENTIAL							Single Family Residential			DEPR. BUILDING VALUE - CARD 74,130			
Plywood	8.00	STYLE: 1 - 1.0 STORY										DEPR. OB/XF VALUE - CARD 0			
Exterior Walls	09														
Wood on Sheathing	18.00														
Roofing Structure	03														
Gable	7.00														
Roofing Cover	12														
Metal, Pre-Finish	14.00														
Interior Wall Construction	4														
Plywood Panel	16.00														
Interior Floor Cover	12														
Hardwood	10.00														
Heating Fuel	04														
Electric	2.00														
Heating Type	02														
Baseboard	2.00														
Air Conditioning Type	01														
None	0.00														
Bedrooms/Bathrooms/Half-Bathrooms	2/2/0														
Bedrooms	11.000														
BAS - 2 FUS - 0 LL - 0															
Bathrooms															
BAS - 2 FUS - 0 LL - 0															
Half-Bathrooms															
BAS - 0 FUS - 0 LL - 0															
Office															
BAS - 0 FUS - 0 LL - 0	0														
<b>TOTAL POINT VALUE</b>	93.000														
<b>BUILDING ADJUSTMENTS</b>															
Quality	2	BELOW AVERAGE	0.90												
Shape/Design	3	Slight Irregular	1.05												
Size	Size	Size	1.30												
TOTAL ADJUSTMENT FACTOR	1.230														
TOTAL QUALITY INDEX	114														



PRIOR APPRAISAL		PERMIT				
BUILDING VALUE	OBXF VALUE	CODE	DATE			
200,570	4,370					
	88,880					
	0					
	0					
	293,820					
ROUT: WTRSHD:						
<b>SALES DATA</b>						
OFF. RECORD	DATE	DEED	INDICATE			
BOOK	PAGE	MO	YR			
TYPE	Q/U	V/I	SALES PRICE			
0344	0159	4	2007	X	V	200,000
0171	0371	10	1990	X	V	0
HEATED AREA 564						
<b>NOTES</b>						

SUBAREA				CODE	QUALITY	DESCRIPTION	COUNT	LTH	WTH	UNITS	UNIT PRICE	ORIG % COND	BLDG #	---	AYB	EYB	DEP SCH	OVR	% COND	OB/XF DEPR. VALUE	
BAS	564	100	58509			TOTAL OB/XF VALUE															0
FST	288	050	14939																		
WDD	432	020	8922																		
<b>SUBAREA TOTALS</b>	1,284		82,370																		

**BLDG DIMENSIONS** BAS=S12E21S14E12N26W33Area:564;WDD=S8E8N2E3S16E10S10E14N14W21N12E10N6W24Area:432;FST=N24W12S24E12Area:288;TotalArea:1284

LAND INFORMATION																	
HIGHEST AND BEST USE	USE CODE	LOCAL ZONING	FRONTAGE	DEPTH	DEPTH / SIZE	LND MOD	COND FACT	OTHER ADJ/NOTES RF AC LC TO OT	ROAD TYPE	LAND UNIT PRICE	TOTAL LAND UNITS	UNIT TYPE	TOTAL ADJST	ADJUSTED UNIT PRICE	LAND VALUE	OVERRIDE VALUE	LAND NOTES
<b>TOTAL MARKET LAND DATA</b>																	
<b>TOTAL PRESENT USE DATA</b>																	
6630-00-98-2956-																	
5/18/2026 5:56:17 AM.																	