

Property Summary

Tax Year: 2023

| | | | | | |
|-------------------------|---------------|-----------------------------|---|--------------------------------|---|
| REID | 0501659988000 | PIN | 0501-65-9988 | Property Owner | WANG, JAMES I;WANG, CHUNCHA C |
| Location Address | 130 N MAIN ST | Property Description | SPRING LAKE LO7 SE01 BLA PL0011-0003 UN01 | Owner's Mailing Address | 4032 RUSTIC WOODS DR JEFFERSON HILLS PA 15025 |

| Administrative Data | | Transfer Information | | Property Value | |
|------------------------------|--------------|----------------------------------|-----------|--|----------|
| Plat Book & Page | 0011-0003 | Deed Date | 3/16/2006 | Total Appraised Land Value | \$32,561 |
| Old Map # | | Deed Book | 007177 | Total Appraised Building Value | \$19,001 |
| Market Area | 8019 | Deed Page | 00072 | Total Appraised Misc Improvements Value | |
| Township | NONE | Revenue Stamps | | Total Cost Value | \$51,562 |
| Planning Jurisdiction | COUNTY | Package Sale Date | | Total Appraised Value - Valued By Cost | \$51,562 |
| City | SPRING LAKE | Package Sale Price | | Other Exemptions | |
| Fire District | | Land Sale Date | 3/16/2006 | Exemption Desc | |
| Spec District | RECREATION | Land Sale Price | | Use Value Deferred | |
| Land Class | C358-SHOP/RE | Improvement Summary | | Historic Value Deferred | |
| History REID 1 | | Total Buildings | 1 | Total Deferred Value | |
| History REID 2 | | Total Units | 0 | Total Taxable Value | \$51,562 |
| Acreage | 0.23 | Total Living Area | 0 | | |
| Permit Date | | Total Gross Leasable Area | 1,092 | | |
| Permit # | | | | | |

Building Summary

Card 1 130 N MAIN ST

Building Details

| | |
|---------------------------------|----------------------|
| Bldg Name | OCEAN FISH MARKET |
| Primary Occupancy Type | COMMERCIAL |
| Primary Occupancy | RTC-RETAIL-STORE-AVG |
| Primary Class | C-CONCRT/MASONRY-WLS |
| Primary Quality | D |
| Year Built | 1946 |
| Effective Year | 1946 |
| Physical Depreciation (Rating) | FAIR |
| Physical Depreciation (% Bad) | 72 |
| Economic Depreciation (% Bad) | 0 |
| Functional Depreciation (% Bad) | 0 |
| Gross Leasable Area (SQFT) | 1,092 |
| Remodeled Year | 0 |
| Total Stories | 1 |

Building Total & Improvement Details

| | |
|-------------------------------------|----------|
| Total Adjusted Replacement Cost New | \$79,836 |
| Physical Depreciation (% Bad) | FAIR 72 |
| Depreciated Value | \$22,354 |
| Economic Depreciation (% Bad) | 0 |
| Functional Depreciation (% Bad) | 0 |
| Total Depreciated Value | \$22,354 |
| Market Area Factor | 1 |
| Building Value | \$19,001 |
| Misc Improvements Value | |
| Total Improvement Value | \$19,001 |
| Assessed Land Value | \$32,561 |
| Assessed Total Value | \$51,562 |

Section 1 Details

| | |
|------------------|----------------------|
| Occupancy Type | COMMERCIAL |
| 2-FIX-BATHS | 1 |
| Air Conditioning | N |
| Class | C-CONCRT/MASONRY-WLS |
| Depreciation | 72% |
| Depreciation | FAIR |
| Exterior Walls | 07-CONCRETE-BLOCK |
| Exterior Walls | 10-BRK-VEN/CON-BLOCK |
| Interior Finish | RTC-RETAIL-STORE-AVG |
| Occupancy | RTC-RETAIL-STORE-AVG |
| Quality | D |
| Sprinkler | N |

Addition Summary

| Story | Type | Code | Area |
|-------|---------------|------|------|
| 1.00 | UTILITY UNFIN | UTU | 108 |

Building Sketch

Photograph



No Photo Found

Misc Improvements Summary

| Card # | Unit Quantity | Measure | Type | Base Price | Eff Year | Phys Depr (% Bad) | Econ Depr (% Bad) | Funct Depr (% Bad) | Common Interest (% Good) | Value |
|---------|---------------|---------|------|------------|----------|-------------------|-------------------|--------------------|--------------------------|-------|
| No Data | | | | | | | | | | |

Total Misc Improvements Value Assessed:

Land Summary

Land Class: C358-SHOP/RE

Deeded Acres: 0

Calculated Acres: 0.23

| Zoning | Soil Class | Description | Size | Rate | Size Adj. Factor | Land Adjustment | Land Value |
|--------|------------|---------------------|-----------------------------|-------|------------------|-----------------|------------|
| CB | | 1096-COMM-SQ-FOOTAG | 10018.80 SQUARE FOOT PRICED | \$2.5 | | | \$32,561 |

Total Land Value Assessed: \$32,561

Ownership History

| | Owner Name | Deed Type | % Ownership | Stamps | Sale Price | Book | Page | Deed Date |
|---------|---------------------------------|------------------|-------------|--------|------------|--------|-------|-----------|
| Current | WANG, JAMES I / WANG, CHUNCHA C | WD-WARRANTY DEED | 100 | 0 | | 007177 | 00072 | 3/16/2006 |
| 1 Back | WANG, YONG SUL | WD-WARRANTY DEED | 100 | 0 | | 003321 | 00407 | 9/8/1987 |
| 2 Back | WANG, YONG SUL | TD-TRUSTEES DEED | 100 | 0 | | 003312 | 00345 | 8/6/1987 |

Notes Summary

| Building Card | Date | Line | Notes |
|---------------|------|------|-------|
| No Data | | | |