

Property at 00080 FISHER DRIVE

Prop ID 2280080

Printed 06-Aug-2026 3:11 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: HTA-80 FISHER LLC
Second name: C/O HEALTHCARE RLTY TRST INC
Address: 3310 WEST END AVE STE700
City/state: NASHVILLE TN Zip: 37203

Location Information

Map: 008 Clerk map: 07 052
Lot: 2280080 Neigh.: Zone: IP Vol: 787 Page: 983

Assessments

Assmt category	Qty	Amount
Commerc Land	4.00	420,000
Commerc Building	1.00	3,722,140

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 30-Aug-2023
Sale price:
Sale valid: 8

Values

Vacant Commerc	2.12	14,870

Summary

Total assessments	4,157,010
Total exemptions	
Net assessment	4,157,010

Utilities

Water	Connecticut
Sewer	Public sewer
Gas	CNG

Sales ratios

Cost/sale :
Mkt/sale :
Assmt/sale:

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl Fact	Value	70% Value
CPRI	21	4.000	150,000	600,000		600,000	420,000
Comm Primary		174,240					
RES	52	2.124	7,500	15,930		21,240	14,868
Residual		92,521					

6.124 acres	Total land value	621,240	434,868
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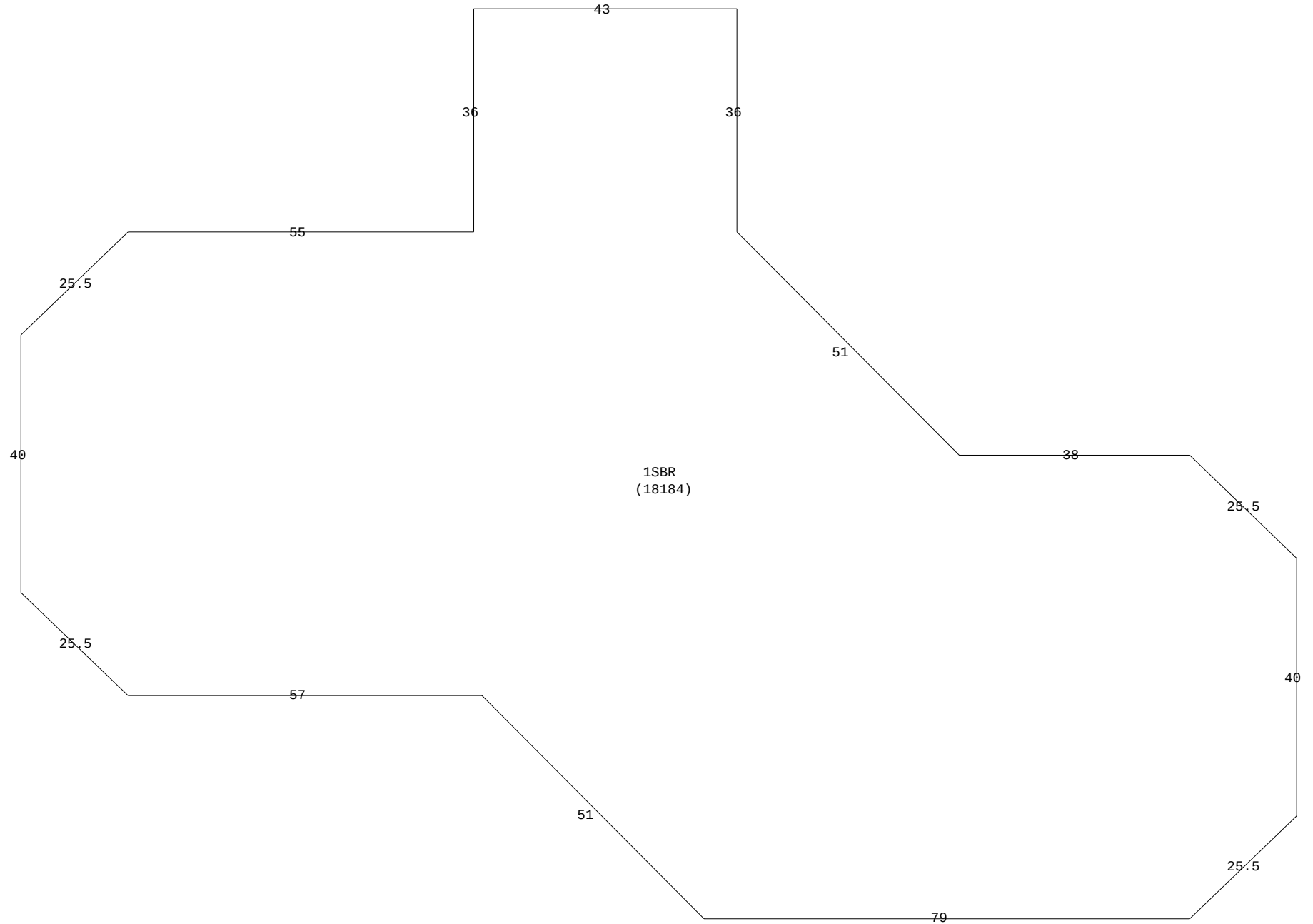
Commercial Valuation Summary

Main Area: 18,184 Construction Type: Fire Resistant

Subject	Code	Description	Perc	AdjSF	AdjRate	Net Value
Basement						
1st Floor	52	Medical Office	100.00	18,184	168.63	3,066,370
2nd Floor						
3rd Floor						
4th Floor						
Other Features		Size	Rate	Qty	Rate	Value
SS1 Wet Sprinkler		18,184	2.10			38,190
Sub-Total						3,104,560
Grade	A	Factor	1.5500			4,812,070
CDU		C&D Factor	1.30			6,255,691
Depreciation			15 %			5,317,337
Computed cost value @ 70%						3,722,136

Commercial Building Information

Subject	Code	Description	Use	Description	Perc
Primary Use	52	Medical Office	Basement		
Exterior Walls	02	BR/CB			
Roof Material	05	Tar and Gravel	1st Floor	52 Medical Office	100.00
Roof Type	05	Flat			
Foundation	01	Poured Concrete	2nd Floor		
Interior Walls	02	Drywall			
Floors	02	Carpeting	3rd Floor		
Heating System	08	Unit Heater/AC			
Fuel Type	02	Natural Gas	4th Floor		
Construct Type	02	Fire Resistant			
Grade	50	A	Other Features		Size Qty
Garage			SS1 Wet Sprinkler		18,184
Basement					
Bsmt Finish					
Air Cond	01	Central Air			
Interior Cond	06	Very Good			
External Cond	06	Very Good			
CDU					
		Year Built: 2008	Eff Year Built:		



CHANGE IN ACREAGE - SEE T/C MAP 07/52 - 10/07
ASSIGNMENT OF GROUND LEASE TO HTA-80 FISHER LLC 4-22-16 VOL 696 PG 713

HTA PURCH LAND \$800,000 V787 P983 8-30-23
ASSIGNMENT OF GROUND LEASE - HTA-80 FISHER LLC 8-30-23 V787 P988