

Mapleton
 Name: CARTER, DARON
 CARTER, MARTIN

Valuation Report

08/01/2019

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Account: 125 Card: 1 of 1

Map/Lot: 001-052
 Location: 106 PELKEY RD

Neighborhood 5 11000 schedule

Zoning/Use Residential-Farm
 Topography
 Utilities Drilled WellSeptic System
 Street Paved

1
 Reference 1 B4281P56
 Reference 2 B2921P257 B4337P266
 Tran/Land/Bldg 1 1 1
 FLOOD MAP & 8C SHORELAND ZONE 0
 Exemption(s) Land Schedule 5

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite	12,360.00	12,360	100%		12,360
1.00	Acres-Secondary 1	1,500.00	1,500	100%		1,500
3.92	Acres-Secondary 2	700.00	2,744	100%		2,744
1.00	# -Lot Improvements	7,500.00	7,500	100%		7,500
Total Acres 5.92			Land Total			24,104

Dwelling Description				Replacement Cost New	
Ranch	One Story	1,120 Sqft	Grade C 100	Base	90,112
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	1120 Sqft, Grade D	Basement Gar	None	Fin Bsmt	12,813
Heating	100% Hot Water BB	Cooling	0% None	Heat	0
Rooms	8				
Bedrooms	4	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	2,700
Attic	None			Attic	0
FirePlaces	1			Fireplace	5,500
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition									
Built	Renovated	Kitchens	Baths	Condition		Layout			Total
1973	0	Typical	Typical	Above Average		Typical			111,125
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %		Value(Rcnld)	
None		None		78%	100%	100%		86,678	
Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Garage	1973	528	C 100	10,254	Avq+	78%	100%	100%	7,998
Open Frame Porch	1973	284	C 100	4,080	Avq+	78%	100%	100%	3,182
Unfin Basement	1973	672	C 100	5,560	Avq+	78%	50%	100%	2,168
1,120 SFLA		Field1				Outbuilding Total			13,348
Acpt Land		24,100		Accepted Bldg		100,000		Total	124,100

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	4'	OP	35'	140sf
28'	1SFr/B	1120sf	6'	OP/B 144sf
			22'	Garage/B 528sf
	40'		24'	