

Mapleton
 Name: GUIMOND, ROLAND I.

Valuation Report

08/01/2019

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Map/Lot: 001-006

Account: 41 Card: 1 of 1

Location: 3273 WEST CHAPMAN RD

Neighborhood 1 8,000 schedule

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

1
 Reference 1 B2625P147
 Reference 2 B4341P93 B4522P205
 Tran/Land/Bldg 1 1 1
 FLOOD MAP & 10C SHORELAND ZONE 0
 Exemption(s) 9 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.50	Acres-Homesite (Fract)	8,400.00	5,940	100%		5,940
1.00	# -Lot Improvements	7,500.00	7,500	100%		7,500
Total Acres 0.50					Land Total	13,440

Dwelling Description

Replacement Cost New

Conventional	One & 1/2 Story	400 Sqft	Grade D 90	Base	47,549
Exterior	Composition	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Damp Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	0
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
0	0	Typical	Typical	Average	Typical	47,549
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		50%	100% 100%	23,774

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	1994	72	B 100	562	Avq.	50%	100%	100%	281
Open Frame Porch	1994	40	D 100	1,246	Avq.	50%	100%	100%	623
One Story Frame	0	275	D 100	13,933	Avq.	50%	100%	100%	6,966
Unfin Basement	0	275	D 100	2,048	Avq.	50%	100%	100%	1,024
Frame Garage	1980	648	D 100	9,899	Avq.	90%	100%	100%	8,909
Frame Shed	1980			----- S O U N D V A L U E -----					200
875 SFLA		Field1		Outbuilding Total					18,003

Acpt Land 13,400 **Accepted Bldg** 41,800 **Total** 55,200

