

Mapleton  
Name: CONDON, DEAN A.

**Valuation Report**

08/01/2019

Page 1

Map/Lot: 001-013

Account: 52 Card: 1 of 1

Location: 46 HUGHES RD

Neighborhood 1 8,000 schedule

Zoning/Use Residential  
Topography LevelRolling  
Utilities Drilled WellSeptic System  
Street Paved

1

Reference 1 B2392P4

Reference 2

Tran/Land/Bldg 1 1 1

FLOOD MAP & 7C 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	384 Sqft	Grade D 100	Base	51,923
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	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	0				
Bedrooms	0	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-461
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
0	0	Typical	Typical	Average	Typical	51,462
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcld)	
None	None	50%	100%	100%	25,731	

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcld
Encl Frame Porch	0	96	D 100	3,387	Avq.	50%	100%	100%	1,694
Encl Frame Porch	0	30	D 100	2,294	Avq.	50%	100%	100%	1,147
Frame Garage	1994	720	C 110	15,012	Avq.	95%	100%	100%	14,261
Frame Shed	1994	92	D 100	1,178	Avq.	95%	75%	100%	839
Frame Shed	1996	256	E 100	1,208	Avq.	95%	75%	100%	861
Frame Shed	2003	288	D 100	3,686	Avq.	95%	75%	100%	2,626
576 SFLA		Field1							21,428

**Acpt Land** 13,400 **Accepted Bldg** 47,200 **Total** 60,600

Account: 52

Map/Lot:  
Location:

