

Mapleton
 Name: PELKEY, LAWRENCE I.
 PELKEY, SHARON A.

Valuation Report

08/01/2019

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Account: 537 Card: 1 of 1

Map/Lot:
 Location:

007-007-A
 724 HUGHES RD

Neighborhood 11

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

1
 Reference 1 B1765P250

Reference 2
 Tran/Land/Bldg 1 0 0
 FLOOD MAP & 1C SHORELAND ZONE 0
 Exemption(s) 9 2 0 Land Schedule 4

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite	11,000.00	11,000	100%		11,000
1.00	Acres-Secondary 1	1,500.00	1,500	100%		1,500
8.00	Acres-Secondary 2	700.00	5,600	100%		5,600
6.80	Acres-Unclassified Acreage	375.00	2,550	100%		2,550
13.00	Acres-Woodland	450.00	5,850	100%		5,850
1.00	# -Lot Improvements	7,500.00	7,500	100%		7,500
Total Acres 29.80						Land Total 34,000

Dwelling Description

Replacement Cost New

Conventional	One & 1/2 Story	1,006 Sqft	Grade D 100	Base	87,243
Exterior	Vinyl/Aluminum	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	9				
Bedrooms	5	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	2,160
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-2,414
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1920	0	Typical	Typical	Average	Typical	86,989
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		65%	100% 100%	56,543

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Encl Frame Porch	1920	396	D 100	8,350	Avq.	65%	100%	100%	5,428
Wood Deck	1993	126	D 110	666	Avq.	65%	100%	100%	433
Frame Shed	1920	390	D 100	4,992	Poor	50%	6%	100%	150
Barn	1920	2288	B 100	41,642	Poor	25%	25%	100%	2,602
Frame Shed	1920	832	D 100	10,650	Poor	25%	25%	100%	666
1,509 SFLA		Field1							
Outbuilding Total									9,279

Acpt Land 34,000 **Accepted Bldg** 65,800 **Total** 99,800

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