

Neighborhood 11

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

Sale Data
 Sale Date 09/27/2016
 Sale Price 0
 Sale Type Land & Buildings
 Financing Unknown
 Verified Public Record
 Validity Related Parties

Reference 1 B1117P322
 Reference 2 B4541P212

Tran/Land/Bldg 1 0 0

FLOOD MAP & 1C SHORELAND ZONE 0
 Exemption(s) 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
14.00	Acres-Unclassified Acreage	375.00	5,250	100%		5,250
1.00	# -Lot Improvements	7,500.00	7,500	100%		7,500
Total Acres 24.00						Land Total 30,850

Dwelling Description				Replacement Cost New		
Conventional	One & 1/2 Story	826 Sqft	Grade D 100	Base		77,022
Exterior	Composition	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Brick &/or Stone	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	7					
Bedrooms	4	Add Fixtures	0			
Baths	1	Half Baths	1	Plumbing		1,440
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							Layout			Total
Built	Renovated	Kitchens	Baths	Condition	Percent Good					
1920	0	Typical	Typical	Below Average	Typical					78,462
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)					
Incomplete	None	68%	95%	100%	50,686					

Outbuildings/Additions/Improvements										Value Rcnld
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ		
Open Frame Porch	1920	280	D 100	3,232	Avq-	68%	95%	100%		2,088
Encl Frame Porch	1920	280	D 100	6,430	Avq-	68%	95%	100%		4,153
One Story Frame	1920	35	D 100	3,450	Avq-	68%	95%	100%		2,229
Frame Shed	1920	826	C 100	13,216	Poor	18%	75%	100%		1,784
Frame Garage	1920	468	D 100	7,354	Poor	18%	100%	100%		1,324
1,274 SFLA		Field1							Outbuilding Total	11,578

Acpt Land	30,900	Accepted Bldg	62,300	Total	93,200
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Mapleton

Valuation Report

08/01/2019

Name: GALLAGHER, DAVID E. - PERS REP

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ESTATE OF PRISCILLA GALLAGHER

Map/Lot:

007-023

Account: 557

Location:

474 BOONE RD

