

Mapleton
 Name: GOOGINS, LORI J.

Valuation Report

08/01/2019

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Map/Lot:

020-019

Account: 1103 Card: 1 of 1

Location:

100 HANSON LAKE RD

Neighborhood 10 19,000 schedule

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

Reference 1
 Reference 2 B4916P280
 Tran/Land/Bldg 1 1 1
 FLOOD MAP & 6C SHORELAND ZONE 0
 Exemption(s) 9 0 0 Land Schedule 6

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.90	Acres-Homesite (Fract)	19,570.00	18,566	100%		18,566
1.00	# -Lot Improvements	7,500.00	7,500	100%		7,500
Total Acres 0.90			Land Total			26,066

Dwelling Description

Replacement Cost New

Raised Ranch	One Story	1,276 Sqft	Grade C 100	Base	98,630
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	891 Sqft, Grade D	Basement Gar	1 CAR	Fin Bsmt	11,693
Heating	100% Hot Water BB	Cooling	0% None	Heat	0
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	2,700
Attic	None			Attic	0
FirePlaces	2			Fireplace	6,500
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1967	0	Typical	Typical	Average	Typical	119,523
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	66%	100%	100%	78,885	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Shed	2002	96	C 100	1,536	Avq.	85%	75%	100%	980
Frame Garage	2007	1280	B 95	29,081	Avq+	91%	100%	100%	26,464
Concrete slab	2007	1280	C 100	4,480	Avq.	88%	100%	100%	3,942
Wood Deck	2007	36	C 100	216	Avq.	88%	50%	100%	95
Finished Attic	2007	640	C 100	7,040	Avq.	88%	75%	100%	4,646
Canopy	1967	18	C 100	180	Avq.	66%	100%	100%	119
Wood Deck	1967	52	C 100	312	Avq.	66%	100%	100%	206
1,596 SFLA		Field1				Outbuilding Total			36,452

Acpt Land

26,100

Accepted Bldg

115,300

Total

141,400

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