

Mapleton  
 Name: SOUCY, WILLIE J.  
 SOUCY, CAROLE T.

**Valuation Report**

08/01/2019

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Account: 2234 Card: 1 of 1

Map/Lot:

003-021

Location:

213 HAYSTACK RD

Neighborhood 1 7000 Schedule

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

1

Reference 1 B1199 P198

Reference 2

Tran/Land/Bldg 2 1 1

FLOOD MAP & 0 SHORELAND ZONE 0

Exemption(s) 9 2 0 Land Schedule 1

**Land Description**

| Units            | Method - Description | Price/Unit | Total      | Fctr | Influence | Value  |
|------------------|----------------------|------------|------------|------|-----------|--------|
| 1.00             | Acres-Homesite       | 8,400.00   | 8,400      | 100% |           | 8,400  |
| 0.25             | Acres-Secondary 1    | 1,500.00   | 375        | 100% |           | 375    |
| 1.00             | # -Lot Improvements  | 7,500.00   | 7,500      | 100% |           | 7,500  |
| Total Acres 1.25 |                      |            | Land Total |      |           | 16,275 |

**Dwelling Description**

**Replacement Cost New**

|                    |                   |              |                  |            |        |
|--------------------|-------------------|--------------|------------------|------------|--------|
| Ranch              | One Story         | 1,144 Sqft   | Grade C 110      | Base       | 87,491 |
| 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 | 572 Sqft, Grade E | Basement Gar | None             | Fin Bsmt   | 1,487  |
| 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         | Full              |              |                  | Insulation | 0      |
| Unfin. Living Area | NONE              |              |                  | Unfinished | 0      |

**Dwelling Condition**

| Built                          | Renovated | Kitchens                     | Baths   | Condition      | Layout         | Total               |
|--------------------------------|-----------|------------------------------|---------|----------------|----------------|---------------------|
| 1978                           | 0         | Typical                      | Typical | Good           | Typical        | 88,978              |
| <b>Functional Obsolescence</b> |           | <b>Economic Obsolescence</b> |         | <b>Phys. %</b> | <b>Func. %</b> | <b>Econ. %</b>      |
| None                           |           | None                         |         | 85%            | 100%           | 100%                |
|                                |           |                              |         |                |                | <b>Value(Rcnld)</b> |
|                                |           |                              |         |                |                | 75,631              |

**Outbuildings/Additions/Improvements**

| Description  | Year | Units  | Grade | RCN    | Cond | Phy               | Func | Econ | Value Rcnld |
|--------------|------|--------|-------|--------|------|-------------------|------|------|-------------|
| Wood Deck    | 1978 | 320    | C 100 | 1,670  | Avq. | 72%               | 100% | 100% | 1,202       |
| Frame Garage | 1985 | 832    | C 100 | 13,596 | Avq. | 76%               | 100% | 100% | 10,333      |
| Frame Garage | 1978 | 468    | D 100 | 6,067  | Avq+ | 80%               | 75%  | 100% | 3,640       |
| 1,144 SFLA   |      | Field1 |       |        |      | Outbuilding Total |      |      | 15,175      |

**Acpt Land**

16,300

**Accepted Bldg**

90,800

**Total**

107,100

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