

Name: BOUCHER, RIKI

BOUCHER, WENDY

Map/Lot:

010-001

Account: 2334 Card: 1 of 1

Location: 3595 WEST CHAPMAN RD

Neighborhood 1 7000 Schedule

Zoning/Use Residential-Farm
 Topography LevelRolling
 Utilities None
 Street Paved

Reference 1
 Reference 2
 Tran/Land/Bldg 3 1 0
 FLOOD MAP & 0 SHORELAND ZONE 0
 Exemption(s) 9 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Unimproved Lot	8,400.00	8,400	100%		8,400
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
6.65	Acres-Unclassified Acreage	300.00	1,995	100%		1,995
22.00	Acres-Woodland	450.00	9,900	100%		9,900
3.00	Acres-Brush	375.00	1,125	100%		1,125
1.00	# -Lot Improvements	7,500.00	7,500	100%		7,500
Total Acres 41.65						Land Total 36,020

Dwelling Description

Replacement Cost New

Ranch	One Story	1,008 Sqft	Grade B 100	Base	82,317
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	192 Sqft, Grade C	Basement Gar	None	Fin Bsmt	1,129
Heating	100% Hot Water BB	Cooling	0% None	Heat	0
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	1	Plumbing	1,764
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
2016	0	Modern	Modern	Average	Typical	85,210
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnd)
None		None		94%	100% 100%	80,097

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnd
Canopy	2014	672	C 100	6,082	Avg.	93%	75%	100%	4,242
Canopy	2014	207	C 100	1,873	Avg.	93%	75%	100%	1,306
Frame Shed	2014	120	C 100	1,738	Avg.	93%	75%	100%	1,212
Wood Deck	2016	160	B 100	941	Avg.	94%	100%	100%	885
Open Frame Porch	2016	204	B 100	3,189	Avg.	94%	100%	100%	2,998
Canopy	2015	780	D 100	6,240	Avg-	50%	100%	100%	3,120
Canopy	2015	660	D 100	5,280	Avg-	50%	100%	100%	2,640
Frame Shed	2014	190	C 100	2,751	Avg-	88%	100%	100%	2,421
Frame Shed	2014	120	C 100	1,738	Avg-	88%	100%	100%	1,529
Frame Shed	2018	384	D 100	4,915	Avg-	50%	100%	100%	2,458
1,008 SFLA		Field1				Outbuilding Total			22,811

Acpt Land 36,000 **Accepted Bldg** 102,900 **Total** 138,900

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Valuation Report

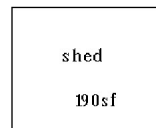
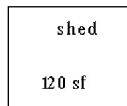
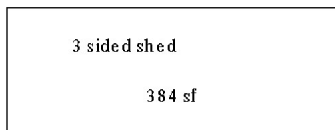
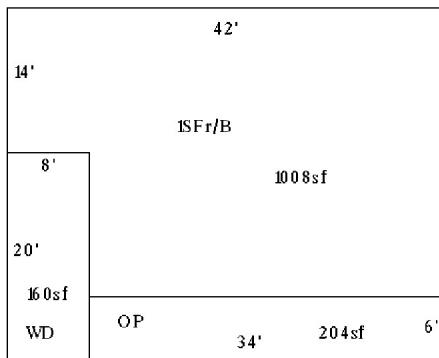
08/01/2019

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Location:

010-001
3595 WEST CHAPMAN RD

Canopy Canopy
780sf 660sf



Mil Site

120sf 672sf 207sf