

Mapleton
 Name: WARDWELL, LLOYD SR.

Valuation Report

08/01/2019

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Map/Lot:

008-010

Account: 2499 Card: 1 of 1

Location:

851 GRENDALL RD

Neighborhood 1 7000 Schedule

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

Reference 1 B4647P163

Reference 2

Tran/Land/Bldg 3 1 97

FLOOD MAP & 0 SHORELAND ZONE 0

Exemption(s) 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
20.49	Acres-Woodland	450.00	9,221	100%		9,221
Total Acres 30.49			Land Total			24,721

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Barn	0	252	D 100	2.822	Avg.	60%	100%	100%	1,693
Frame Shed	0	216	D 100	2.765	Avg-	40%	75%	100%	830
Frame Shed	0	286	D 90	3.294	Avg-	40%	75%	100%	988
						Outbuilding Total			3,511

Acpt Land

24,700

Accepted Bldg

3,500

Total

28,200



26'	
11'	shed
286sf	
shed	barn
216sf	18'
12'	252sf
	14'