

Mapleton
 Name: MICHAUD, KEITH
 MICHAUD, VICKI L.

Valuation Report

08/01/2019

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Account: 2628 Card: 1 of 1

Map/Lot:
 Location:

011-016
 99 TOWN HALL RD

Neighborhood 1 7000 Schedule

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

1

Reference 1
 Reference 2 B5263P311
 Tran/Land/Bldg 3 0 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
0.89	Acres-Homesite (Fract)	8,400.00	7,925	100%		7,925
1.50	# -Lot Improvements	7,500.00	11,250	100%		11,250
Total Acres 0.89			Land Total			19,175

Dwelling Description

Replacement Cost New

Conventional	One Story	352 Sqft	Grade C 100	Base	43,602
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Sheet Metal	Roof	0
					0
Foundation	Concrete	Basement	Damp Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	Full Finished			Attic	6,406
FirePlaces	0			Fireplace	0
Insulation			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1900	0	Typical	Typical	Above Average	Typical	50,008
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	70%	100%	100%	35,006	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1990	320	C 100	17,984	Avq+	70%	100%	100%	12,589
Encl Frame Porch	1900	112	C 100	4,130	Avq+	70%	100%	100%	2,891
Frame Shed	2014	384	C 100	5,560	Avq.	93%	100%	100%	5,171
Wood Deck	2015	408	C 100	2,215	Avq.	93%	100%	100%	2,060
672 SFLA		Field1							22,711
Outbuilding Total									22,711

Acpt Land

19,200

Accepted Bldg

57,700

Total

76,900

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