

Mapleton
 Name: LEONARD, RONALD E.
 LEONARD, JOYCE F.

Valuation Report

08/01/2019

Page 1

Account: 997 Card: 1 of 1

Map/Lot:
 Location:

015-026
 1522 MAIN ST

Neighborhood 1 8,000 schedule

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

Reference 1
 Reference 2 B3549P012 B3549P020 B3549P027
 Tran/Land/Bldg 1 1 3
 FLOOD MAP & 8C SHORELAND ZONE 0
 Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.45	Acres-Homesite (Fract)	8,400.00	5,635	100%		5,635
1.00	# -Lot Improvements	7,500.00	7,500	100%		7,500
Total Acres 0.45			Land Total			13,135

Dwelling Description

Replacement Cost New

Conventional	Two Story	720 Sqft	Grade D 100	Base	90,726
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	3 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	0
Rooms	0				
Bedrooms	0	Add Fixtures	1		
Baths	3	Half Baths	1	Plumbing	7,920
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total			
0	0	Typical	Typical	Fair	Typical	98,646			
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)				
Damage	None	26%	80%	100%	20,518				
Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Basement Entry	0	56	D 100	2,725	Fair	26%	80%	100%	567
One Story Frame	0	454	D 100	21,750	Fair	26%	80%	100%	4,524
One Story Frame	0	859	D 100	39,442	Fair	26%	80%	100%	8,204
Unfinished Attic	0	859	D 100	2,405	Fair	26%	80%	100%	500
2,753 SFLA		Field1				Outbuilding Total			13,795
Acpt Land		13,100	Accepted Bldg		34,300	Total		47,400	

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