

Mapleton  
 Name: CURTIS, DUANE S.  
 CURTIS, DEBRA M.

**Valuation Report**

08/01/2019  
 Page 1  
 002-005-002  
 290 CARVELL RD

Account: 158 Card: 1 of 1

Map/Lot:  
 Location:

Neighborhood 1 8,000 schedule

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

1  
 Reference 1 B1337P22  
 Reference 2 B4273P303  
 Tran/Land/Bldg 1 0 0  
 FLOOD MAP & 11C 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
1.00	# -Lot Improvements	7,500.00	7,500	100%		7,500
Total Acres 1.00					Land Total	15,900

Dwelling Description				Replacement Cost New		
Conventional	One Story	624 Sqft	Grade D 100	Base		50,424
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Sheet Metal	Roof		0
						0
Foundation	Concrete Slab	Basement	None	Basement		-4,493
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Forced Warm	Cooling	0% None	Heat		0
Rooms	0					
Bedrooms	0	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			
1975	0	Typical	Typical	Average	Typical	45,931			
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)		
None		None		70%	95%	100%	30,544		
Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Two Story Frame	1991	384	D 100	36,426	Avg.	70%	95%	100%	24,223
Frame Shed	1975								200
1,392 SFLA		Field1							
----- S O U N D V A L U E -----									
Outbuilding Total									24,423

**Acpt Land** 15,900 **Accepted Bldg** 55,000 **Total** 70,900

Mapleton  
Name: CURTIS, DUANE S.  
CURTIS, DEBRA M.  
Account: 158

**Valuation Report**

Map/Lot:  
Location:

08/01/2019  
Page 2  
002-005-002  
290 CARVELL RD

