

Mapleton
 Name: HOFFSES, DENNIS - LIFE ESTATE
 HOFFSES, MYRA - LIFE ESTATE

Valuation Report

08/01/2019

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Account: 191 Card: 1 of 1

Map/Lot: 002-024-001
 Location: 1309 MAPLETON RD

Neighborhood 1 8,000 schedule

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

1
 Reference 1 B1253P222
 Reference 2 B3494P008
 Tran/Land/Bldg 1 0 0
 FLOOD MAP & 8C 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-Homesite	8,400.00	8,400	100%		8,400
1.00	Acres-Secondary 1	1,500.00	1,500	100%		1,500
0.78	Acres-Secondary 2	700.00	546	100%		546
1.00	# -Lot Improvements	7,500.00	7,500	100%		7,500
Total Acres 2.78			Land Total			17,946

Dwelling Description				Replacement Cost New		
Ranch	One Story	1,170 Sqft	Grade C 100	Base		92,842
Exterior	Composition	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	878 Sqft, Grade D	Basement Gar	None	Fin Bsmt		10,044
Heating	100% Hot Water BB	Cooling	0% None	Heat		0
Rooms	5					
Bedrooms	3	Add Fixtures	1			
Baths	1	Half Baths	0	Plumbing		900
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			
1997	0	Typical	Typical	Average	Typical	103,786			
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)				
None	None	83%	100%	100%	86,142				
Outbuildings/Additions/Improvements						Value			
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
Open Frame Porch	1977	48	C 100	1,640	Avq.	83%	100%	100%	1,361
Encl Frame Porch	1977	160	C 100	5,556	Avq.	83%	100%	100%	4,611
Wood Deck	1991	300	B 100	2,340	Avq.	83%	100%	100%	1,942
Frame Garage	1995	1008	C 110	20,614	Avq.	82%	100%	100%	16,903
1,170 SFLA		Field1				Outbuilding Total			24,817
Acpt Land		17,900	Accepted Bldg		111,000	Total		128,900	

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