

Mapleton
 Name: WINSLOW, NOAH GEORGE
 WINSLOW, MELISSA SUE

Valuation Report

08/01/2019

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Account: 1201 Card: 1 of 1

Map/Lot: 006-003-002
 Location: 191 GRIFFIN RIDGE RD

Neighborhood 5 11000 schedule

Zoning/Use Residential-Farm
 Topography
 Utilities None
 Street None

1
 Reference 1 B3948P42

Reference 2
 Tran/Land/Bldg 1 0 0
 FLOOD MAP & 9C SHORELAND ZONE 0
 Exemption(s) 9 0 0 Land Schedule 5

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite	12,360.00	12,360	100%	Unimproved	12,360
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
9.45	Acres-Unclassified Acreage	375.00	3,544	100%		3,544
1.00	# -Lot Improvements	7,500.00	7,500	100%		7,500
Total Acres 19.45						Land Total 30,504

Dwelling Description

Replacement Cost New

Conventional	Two Story	1,120 Sqft	Grade B 110	Base	193,290
Exterior	Vinyl/Aluminum	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	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	0
Rooms	6				
Bedrooms	4	Add Fixtures	0		
Baths	2	Half Baths	1	Plumbing	6,435
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
2004	0	Modern	Modern	Average	Typical	199,725
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		95%	100% 100%	189,739

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Garage	2004	672	B 110	18,301	Avg.	95%	100%	100%	17,386
2,240 SFLA		Field1							17,386
Outbuilding Total									17,386

Acpt Land 30,500 **Accepted Bldg** 207,100 **Total** 237,600

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