

Mapleton
 Name: MOREAU, LAURA K.

Valuation Report

08/01/2019

Page 1

Map/Lot:

006-022

Account: 522 Card: 1 of 2

Location:

BAGLEY RD

Neighborhood 7 10000 schedule

Zoning/Use Lake-Residential
 Topography Rolling
 Utilities Drilled Well
 Street Paved

Reference 1
 Reference 2
 Tran/Land/Bldg 1 1 0
 FLOOD MAP & 6C SHORELAND ZONE 0
 Exemption(s) Land Schedule 4

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Unimproved Lot	11,000.00	11,000	100%		11,000
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
18.40	Acres-Unclassified Acreage	375.00	6,900	100%		6,900
2.10	Acres-Tilliable 2	675.00	1,418	100%		1,417
49.93	Acres-Woodland	450.00	22,469	100%		22,469
1.00	# -Lot Improvements	7,500.00	7,500	0.66%		50
Total Acres 80.43					Land Total	48,936

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Stable with Loft	2008	1225	C 90	22,050	Ava.	89%	85%	100%	16,680
Barn	2012	588	C 90	7,408	Ava.	91%	70%	100%	4,719
Outbuilding Total									21,399

Acpt Land	48,900	Accepted Bldg	21,400	Total	70,300
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		SHD
	49	
STABLE W/LOFT	1225	588
	25	12

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Land Description							
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
17.30	Acres-Mixed Wood TG	172.00	2,976	100%		2,976	
3.50	Acres-Softwood TG	117.00	410	100%		410	
Total Acres 20.80					Land Total	3,386	
Acpt Land		3,400	Accepted Bldg		0	Total	3,400

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Card	Land	Calculated Building	Calc. Total	Land	Correlated Building	Total
1	48,900	21,400	70,300	48,900	21,400	70,300
2	3,400	0	3,400	3,400	0	3,400
TOTAL	52,300	21,400	73,700	52,300	21,400	73,700