

Mapleton
 Name: SMITH, RANDY L.
 SMITH, DEBORAH A.

Valuation Report

08/01/2019

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Account: 2096 Card: 1 of 1

Map/Lot:
 Location:

006-015-A
 314 WADDELL RD

Neighborhood 1 7000 Schedule

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

Reference 1 B1995P162
 Reference 2 B3631P005
 Tran/Land/Bldg 2 1 1
 FLOOD MAP & 0 SHORELAND ZONE 0
 Exemption(s) 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
1.00	# -Lot Improvements	7,500.00	7,500	100%		7,500
Total Acres 2.00			Land Total			17,400

Dwelling Description				Replacement Cost New		
Conventional Exterior Dwelling Units	One Story Composition 1 OTHER Units-0	957 Sqft Masonry Trim Roof Cover	Grade B 90 None Asphalt Shingles	Base Trim Roof		67,609 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	9					
Bedrooms	4	Add Fixtures	0			
Baths	2	Half Baths	0	Plumbing		2,248
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			
0	0	Typical	Typical	Very Good	Typical	69,857			
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)				
None	Encroachment	100%	100%	90%	62,871				
Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
1 & 1/2 Story Fr	0	504	B 90	36,961	V.G.	100%	100%	90%	33,265
Frame Garage	0	1400	C 100	22,333	Avq.	100%	100%	90%	20,100
Concrete Slab	0	1400	C 100	4,263	Avq.	100%	100%	90%	3,837
Open Frame Porch	0	77	C 100	1,688	Avq.	100%	100%	90%	1,519
One Story Frame	0	168	C 100	10,068	Avq.	100%	100%	90%	9,061
1,881 SFLA		Field1				Outbuilding Total			67,782
Acpt Land		17,400		Accepted Bldg		130,700		Total	148,100

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