

Mapleton
Name: FARNHAM, SARA

Valuation Report

08/01/2019

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Map/Lot: 005-010-005

Account: 1291 Card: 1 of 1

Location: 214 CREASEY RIDGE RD

Neighborhood 5 11000 schedule

Zoning/Use Residential-Farm
Topography Rolling
Utilities
Street Paved
2007

Sale Data
Sale Date 09/18/2007
Sale Price 20,000
Sale Type Land Only
Financing Unknown
Verified Public Record
Validity Arms Length Sale

Reference 1
Reference 2 B4737P310
Tran/Land/Bldg 1 1 0
FLOOD MAP & 0 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%		12,360
1.00	Acres-Secondary 1	1,500.00	1,500	100%		1,500
2.05	Acres-Secondary 2	700.00	1,435	100%		1,435
1.00	# -Lot Improvements	7,500.00	7,500	100%		7,500
Total Acres 4.05						Land Total 22,795

Dwelling Description

Replacement Cost New

Conventional	One & 1/2 Story	1,200 Sqft	Grade C 100	Base	122,824
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Sheet Metal	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	2 CAR	Fin Bsmt	2,000
Heating	100% Hot Water BB	Cooling	0% None	Heat	0
Rooms	4				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	1	Plumbing	4,500
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	
2008	0	Modern	Modern	Average	Typical	129,324	
Functional Obsolescence				Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		89%	100%	100%	115,098

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
Frame Shed	2008	100	C 100	1,600	Avq.	89%	75%	100%		1,068
Concrete slab	2008	100	C 100	350	Avq.	89%	100%	100%		312
1,800 SFLA		Field1					Outbuilding Total			1,380

Acpt Land 22,800 **Accepted Bldg** 116,500 **Total** 139,300

