

Mapleton  
 Name: CRYSTAL, LAWRENCE  
 EXNER, CLARE

**Valuation Report**

08/01/2019

Page 1

Account: 387 Card: 1 of 1

Map/Lot: 005-003-001  
 Location: 2 CREASEY RIDGE RD

Neighborhood 1 8,000 schedule

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

Reference 1 1  
 B1477P135

Reference 2  
 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
0.70	Acres-Secondary 2	700.00	490	100%		490
1.00	# -Lot Improvements	7,500.00	7,500	100%		7,500
Total Acres 2.70						Land Total 17,890

**Dwelling Description**

**Replacement Cost New**

Conventional	Two Story	648 Sqft	Grade C 100	Base	96,511
Exterior	Wood Siding	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% Forced Warm	Cooling	0% None	Heat	0
Rooms	8				
Bedrooms	4	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	2,700
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	.....			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
0	0	Modern	Modern	Good	Typical	99,211
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	75%	100%	100%	74,408	

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld	
One Story Frame	0	216	C 100	14,194	Good	75%	100%	100%	10,646	
Wood Deck	2000	256	B 100	1,997	Good	75%	100%	100%	1,498	
2S Frame Garage	1985	672	C 100	19,200	Avq.	76%	100%	100%	14,592	
Encl Frame Porch	1990	384	D 100	8,152	Avq-	66%	75%	100%	4,035	
Frame Shed	0			----- S O U N D V A L U E -----						200
One Story Frame	2015	708	B 100	53,373	Avq.	93%	100%	100%	49,637	
Unfin Basement	2015	708	B 100	7,582	Avq.	93%	100%	100%	7,051	
Wood Deck	2015	91	B 100	710	Avq.	93%	100%	100%	660	
Open Frame Porch	2015	256	B 100	4,930	Avq.	93%	100%	100%	4,585	
2,220 SFLA		Field1		Outbuilding Total						92,904

**Acpt Land** 17,900 **Accepted Bldg** 167,300 **Total** 185,200

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