

Mapleton  
 Name: MACDOUGALL, DEAN I.  
 MACDOUGALL, SHEILA R.

**Valuation Report**

08/01/2019

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Account: 396 Card: 1 of 1

Map/Lot: 005-009-B  
 Location: 167 CREASEY RIDGE RD

Neighborhood 5 11000 schedule

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

1

Reference 1  
 Reference 2 B2835P106  
 Tran/Land/Bldg 1 0 0  
 FLOOD MAP & 8C 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
0.93	Acres-Secondary 1	1,500.00	1,395	100%		1,395
1.00	# -Lot Improvements	7,500.00	7,500	100%		7,500
Total Acres 1.93			Land Total			21,255

**Dwelling Description**

**Replacement Cost New**

Conventional	One & 1/2 Story	450 Sqft	Grade D 100	Base	55,671
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% Forced Warm	Cooling	0% None	Heat	0
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
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	Typical	Typical	Good	Typical	55,671
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	75%	100%	100%	41,753	

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1978	324	D 100	16,072	Good	75%	100%	100%	12,054
Unfin Basement	1978	324	D 100	2,344	Good	75%	100%	100%	1,758
2S Frame Garage	1995	1000	C 100	27,898	Avq.	82%	100%	100%	22,876
999 SFLA		Field1							
Outbuilding Total									36,688

**Acpt Land** 21,300 **Accepted Bldg** 78,400 **Total** 99,700

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