

Mapleton
Name: STEVENS, COLLEEN J.

Valuation Report

08/01/2019

Page 1

Map/Lot: 005-028-001

Account: 446 Card: 1 of 1

Location: 575 GRIFFIN RIDGE RD

Neighborhood 5 11000 schedule

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

Sale Data
Sale Date 06/16/2005
Sale Price 0
Sale Type Land & Buildings
Financing Conventional
Verified Buyer
Validity Related Parties

Reference 1
Reference 2 B3225P021
Tran/Land/Bldg 1 1 1
FLOOD MAP & 5C 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
1.00	# -Lot Improvements	7,500.00	7,500	100%		7,500
Total Acres 2.00					Land Total	21,360

Dwelling Description

Replacement Cost New

Conventional	One Story	1,400 Sqft	Grade C 100	Base	105,400
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% Hot Water BB	Cooling	0% None	Heat	0
Rooms	5				
Bedrooms	2	Add Fixtures	0		
Baths	3	Half Baths	0	Plumbing	5,400
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	110,800
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		89%	100% 100%	98,612

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	2008	224	C 100	14,630	Avq.	89%	100%	100%	13,021
Unfin Basement	2008	224	C 100	2,174	Avq.	89%	100%	100%	1,935
Open Frame Porch	2008	64	C 100	1,806	Avq.	89%	100%	100%	1,607
Fin Garage	2009	960	C 100	20,758	Avq.	89%	100%	100%	18,475
Concrete slab	2009	960	C 100	3,360	Avq.	89%	100%	100%	2,990
Wood Deck	2009	114	C 100	684	Avq.	89%	100%	100%	609
1,624 SFLA		Field1							38,637

Acpt Land 21,400 **Accepted Bldg** 137,200 **Total** 158,600

