

655 PROPERTY ASSESSMENT RECORD TOWN OF PORTAGE

CARD OF CARDS

MAP	LOT	ROAD	479 West Road	SINGLE FAMILY	RESIDENTIAL	SUMMARY	
				TWO FAMILY	SEASONAL		
1	3A	OWNER	Chance Gary P.	APARTMENT	OTHER	13	LAND 18600
				NEIGHBORHOOD	20	BLDGS. 116900	
						20	TOTAL 135500

RECORD OF OWNERSHIP	DATE	BK	PG	RET ST
Therault, Laurel & Anita (Life estate)	12-6-78	1398	13	
Therault, William L.	11-30-14	5380	169	
Therault, Laurel J. + Anita R.	1-23-17	5627	272	
Chance, Gary P.	3-23-17	5641	314	

INTERIOR INSPECTED	YES	NO-EST	DATE 9-21-12
X Anita Therault			
REMARKS:			

LAND VALUATION								LAND FACTORS		
CLASSIFICATION	ACRES	%	PRICE	TOTAL	- DEPR	+	VALUE	MINUS	PLUS	
HOUSE LOT	Imps		5000				5000	VACANCY	COMM. INFL.	
BASE	2.75	1.7	8000	13600			13600	SEMI-IMP	OTHER	
FRONT ACRES								TOPOGRAPHY		
ACREAGE								ACCESS		
TILLABLE								R/W		
PASTURE								SIZE		
WOODLAND								SHAPE		
WASTE								USE		
TOTAL	2.75						18600			

LOT COMPUTATIONS								OTHER FACTORS		
FRONTAGE	DEPTH	UNIT PRICE	DEPTH %	FR FT PRICE	TOTAL	DEPR	VALUE	LEVEL	PAVED ROAD	
422	300							ROUGH	GRAVEL ROAD	
								ROLLING	TOWN WATER	
								SWAMPY	DRILLED WELL	
								HIGH	DUG WELL	
								LOW	TOWN SEWER	
LOCATION				AREA TRENDS					SEPTIC	
G	F	P		IMPROVING	STATIC	DECLINED				



CONSTRUCTION												REMODELING DATA				
1 FOUNDATION			G	F	P	6 FLOORS						YEAR	COST			
CONCRETE			✓			B	1	2	3	G	F	P	STRUCTURAL			
CONC BLOCK						CONCRETE	✓						KITCHEN			
CONC SLAB						EARTH							ELECTRICAL			
BRICK OR STONE						PINE							PLUMBING			
PIERS						HARDWOOD	✓						HEATING			
2 BASEMENT						INLAID							COMPUTATIONS			
FULL HR	8'		✓			W/W CARPET	✓						UNIT	AMOUNT		
1/4	1/2	3/4				CERAMIC	✓						1232	SF 78575		
FIN BSMT AREA						SINGLE							BSMT AREA			
BSMT GAR						ATTIC FLR & STAIRS							BSMT GAR			
FRAMING						7 INTERIOR FINISH						BSMT GAR				
FLR JOISTS						B	1	2	3	G	F	P	WALLS			
2 X 10 16 O/C						PLASTER							INSULATION			
BEAMS & COL						DRYWALL	✓						ROOFING			
STUDS	2X4X16					PANEL							LIGHTING			
3 WALLS						KNOTTY PINE	✓						FIREPLACES			
DOUBLE SIDING	209	✓				WALLBOARD							FLOORS			
SINGLE SIDING						UNFIN	✓						ATTIC			
SHINGLES						FINISH ATTIC AREA							INT FINISH			
CONC BLOCK						8 HEATING						M	O			
FACE BRK ON						HOT AIR							HEATING			
SOLID COM BRK						HOT WATER/VAPOR							ROOFING			
INSULATION						STEAM							ASPH SHINGLES	✓		
ATTIC ONLY						AIR COND							WOOD SHINGLES			
ROOFING						PIPELESS FURN							METAL			
ASPH SHINGLES						FLOOR FURN							ROLL ROOFING			
WOOD SHINGLES						AUTO OIL BURNER							ROOF TYPE			
METAL						GAS							GABLE	✓		
ROLL ROOFING						ELECTRIC							FLAT			
ROOF TYPE						NO HEATING							HIP			
GABLE	✓					UNIT HTRS							MANSARD			
HIP						9 PLUMBING						M	O			
GAMBREL						BATHROOM										
4 LIGHTING						TOILET ROOM										
NO ELEC						WATER CLOSET	12 BSMT									
OUTLETS						LAVATORY	Sink in BSMT									
WIRING						STALL SHOWER										
5 FIREPLACES						KITCHEN SINK										
# OF STACKS						AUTO WATER HEATER										
FIREPLACE STACK						NO PLUMBING										
FIREPLACE						BSMT	1ST	S+B								
HEARTH						2ND	3RD									
NO OF ROOMS						INT LAYOUT										
BSMT																
2ND																
INT LAYOUT																

SKETCH																			
SPLIT LEVEL			RANCH			GARRISON			CAPE			MODULAR			CUSTOM				
DATE			TYPE			SALE PRICE			SOURCE			DATE LISTED							
MO.		YR.		1. LAND	2. L & B		3. BLDG	PRICE	1. BUYER	3. DECL.		2. SELLER	4. AGENT		LISTED				
			1 2 3						1	2 3 4		1	2 3 4		MEAS				
			1 2 3						1	2 3 4		1	2 3 4		PRICED				
INTERIOR CONDITION COMPARED TO EXTERIOR								+	=	-	REV'D.								
OBSOLESCENCE FACTORS																			
SURPLUS CAPACITY					ENCROACHMENTS					PLUMB & HEAT					UNFINISHED				
STYLE					COMM. LOCATION					ECONOMIC									
OCCUPANCY	CONSTRUCTION	SIZE	AREA	GRADE	AGE	REMOD	COND	REPL VAL	PHYS DEP	PHYS VAL	OBSOL.	SOUND VALUE							
15'	15 FIB	SF	1232	B	1993			118898	15	101063		101063							
OUT BLDGS.																			
1 Garage	15 Fr (F) / S	24X30	720	C+S	1978			12292	20	9834		9834							
2 Canopy	open Fr / S	12X20	240	5-				1200	10	1080	25	810							
3 wood Storage	13 open Fr	14X16	224	5-				1120	20	896	25	672							
4 Quonset	7x11 / S	20X32	672	10-	2006			6400	5	6080	25	4560							
5																			
6																			
7																			
8																			
TOTAL VALUE BUILDINGS																			
116939																			