

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

REMODELING DATA												
					YEAR	COST						
STRUCTURAL												
KITCHEN												
ELECTRICAL												
PLUMBING												
HEATING												
COMPUTATIONS												
					UNIT	AMOUNT						
1230					SF	78137						
BSMT AREA						-3690						
BSMT GAR												
WALLS												
INSULATION												
ROOFING												
LIGHTING												
FIREPLACES						2870						
FLOORS												
ATTIC												
INT FINISH												
HEATING												
PLUMBING												
TOTAL						77317						
ADDITIONS & PCHS												
110205					SF	15510						
230 CIS					SF	+450						
3					SF							
4					SF							
5					SF							
6					SF							
7					SF							
8					SF							
9					SF							
TOTAL						83277						
FACTOR					B	145						
FIN BSMT												
REPL VALUE						120751						
OCCUPANCY	CONSTRUCTION	SIZE	AREA	GRADE	AGE	REMOD	COND	REPL VAL	PHYS DEP	PHYS VAL	OBSOL	SOUND VALUE
	15F/CS	SK	1230	B	1956	✓	6	120751	10	108676		108676
OUT BLDGS.												
1	Slab 15F/1P	10X12	120	10				1200	10	1080	25	810
2	Garage 15F(CE)+10F	32X40	1280	C+K	2011			23109	5	21953		21953
3												
4												
5												
6												
7												
8												
TOTAL VALUE BUILDINGS										195334		

SKETCH

* Sale 3-83

DATE		TYPE			SALE PRICE		SOURCE				DATE LISTED	
MO.	YR.	1. LAND	2. L & B	3. BLDG	PRICE		1. BUYER	2. SELLER	3. DECL.	4. AGENT	LISTED	
9-1-17		1	2	3	260 000		1	2	3	4	MEAS	
		1	2	3			1	2	3	4	PRICED	
INTERIOR CONDITION COMPARED TO EXTERIOR					+	=	-	REV'D.				
OBSCOLESCENCE FACTORS												
SURPLUS CAPACITY			ENCROACHMENTS			PLUMB & HEAT			UNFINISHED			
STYLE			COMM. LOCATION			ECONOMIC						

609 PROPERTY ASSESSMENT RECORD TOWN OF PORTAGE

MAP	LOT	ROAD	540 West Road			SINGLE FAMILY	RESIDENTIAL	SUMMARY	
12	9	OWNER				TWO FAMILY	SEASONAL	LAND	
						APARTMENT	OTHER	BLDGS.	
							NEIGHBORHOOD	TOTAL	

Sec 183

RECORD OF OWNERSHIP	DATE	BK	PG	RET ST
Johnson, Gehrig & Helly	9/17/2003	3869	305	
Falcon Transportation, LLC	9-1-17	5697	71	

INTERIOR INSPECTED	YES	NO-EST	DATE
REMARKS:			

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

LOT COMPUTATIONS								OTHER FACTORS		
FRONTAGE	DEPTH	UNIT PRICE	DEPTH %	FR FT PRICE	TOTAL	DEPR	VALUE	LEVEL	PAVED ROAD	
								ROUGH	GRAVEL ROAD	
								ROLLING	TOWN WATER	
								SWAMPY	DRILLED WELL	
								HIGH	DUG WELL	
								LOW	TOWN SEWER	

LOCATION	AREA TRENDS			
G F P	IMPROVING	STATIC	DECLINED	



PROPERTY ASSESSMENT RECORD TOWN OF Portage Lake

MAP	LOT	ROAD	540 West Road				SINGLE FAMILY	RESIDENTIAL	SUMMARY		
12	9	OWNER					TWO FAMILY	SEASONAL	LAND	BLDGS.	<i>See 183</i>
						APARTMENT	OTHER	TOTAL			
							NEIGHBORHOOD				

RECORD OF OWNERSHIP		DATE	BK	PG	RET ST	LAND	BLDGS.	TOTAL
Johnson, Gehrig & Holly		9-17-03	3869	305				
Falcon Transportation, LLC		9-1-17	5697	71				

INTERIOR INSPECTED	<input checked="" type="checkbox"/> YES	NO-EST	DATE	8-14-12	LAND	BLDGS.	TOTAL
REMARKS:							

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

LOT COMPUTATIONS							OTHER FACTORS			
FRONTAGE	DEPTH	UNIT PRICE	DEPTH %	FR FT PRICE	TOTAL	DEPR	VALUE	LEVEL	PAVED ROAD	
								ROUGH	GRAVEL ROAD	
								ROLLING	TOWN WATER	
								SWAMPY	DRILLED WELL	
								HIGH	DUG WELL	
								LOW	TOWN SEWER	
									SEPTIC	

LOCATION			AREA TRENDS		
G	F	P	IMPROVING	STATIC	DECLINED



CONSTRUCTION

REMODELING DATA

SKETCH

1 FOUNDATION				6 FLOORS						
G	F	P		B	1	2	3	G	F	P
CONCRETE										
CONC BLOCK				CONCRETE						
CONC SLAB				EARTH						
BRICK OR STONE				PINE FH?						
PIERS				HARDWOOD						
2 BASEMENT				INLAID						
FULL HR				W/W CARPET						
1/4	1/2	3/4		CERAMIC						
FIN BSMT AREA				SINGLE						
BSMT GAR				FRAMING						
FLR JOISTS				ATTIC FLR & STAIRS						
X	O/C			7 INTERIOR FINISH						
BEAMS & COL				B	1	2	3	G	F	P
STUDS				PLASTER						
3 WALLS				DRYWALL						
DOUBLE SIDING (V, wdg)				PANEL						
SINGLE SIDING				KNOTTY PINE						
SHINGLES				WALLBOARD						
CONC BLOCK				UNFIN						
FACE BRK ON				FINISH ATTIC AREA						
SOLID COM BRK				8 HEATING						
INSULATION				HOT AIR						
ATTIC ONLY				ROOFING						
ASPH SHINGLES				STEAM						
WOOD SHINGLES				AIR COND						
METAL				PIPELESS FURN						
ROLL ROOFING				FLOOR FURN						
ROOF TYPE				AUTO OIL BURNER						
GABLE	FLAT			GAS						
HIP				ELECTRIC						
GAMBREL				NO HEATING						
4 LIGHTING				UNIT HTRS						
NO ELEC				9 PLUMBING						
OUTLETS				BATHROOM						
WIRING				TOILET ROOM						
5 FIREPLACES				WATER CLOSET						
# OF STACKS				LAVATORY						
FIREPLACE STACK				STALL SHOWER						
FIREPLACE				KITCHEN SINK						
HEARTH				NO OF ROOMS						
BSMT				1ST 3+8						
2ND				3RD						
INT LAYOUT				NO PLUMBING						

YEAR		COST	
STRUCTURAL			
KITCHEN			
ELECTRICAL			
PLUMBING			
HEATING			
COMPUTATIONS			
UNIT	AMOUNT		
512 SF	43468		
BSMT AREA	- 1536		
BSMT GAR			
WALLS			
INSULATION			
ROOFING			
LIGHTING			
FIREPLACES			
FLOORS			
ATTIC			
INT FINISH			
HEATING			
PLUMBING			
TOTAL	41952		
ADDITIONS & PCHS			
1320 (EP) SF	+ 10420		
2240 (PS) SF	+ 1200		
3 SF			
4 SF			
5 SF			
6 SF			
7 SF			
8 SF			
9 SF			
TOTAL	53572		
FACTOR	-S 95		
FIN BSMT			
REPL VALUE			
50893			
OCCUPANCY	CONSTRUCTION	SIZE	AREA
Guest Comp	16 Fr/s	10x32	512
OUT BLDGS.			
1			
2			
3			
4			
5			
6			
7			
8			

SPLIT LEVEL	RANCH	GARRISON	CAPE	MODULAR	CUSTOM		
DATE		TYPE		SOURCE		DATE LISTED	
MO.	YR.	1. LAND	2. L & B	1. BUYER	3. DECL.	LISTED	
9-1-17		3. BLDG	SALE PRICE	2. SELLER	4. AGENT	MEAS	
		1 2 3	260,000	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
Guest Comp	16 Fr/s	10x32	512	C-S	2006	6	50893
PHYS DEP	PHYS VAL	OBSOL.	SOUND VALUE				
5	48348	25	36261				
TOTAL VALUE BUILDINGS							
36261							

