

489 PROPERTY ASSESSMENT RECORD TOWN OF PORTAGE

CARD OF CARDS

MAP 15	LOT 17	ROAD	194 West Road			SINGLE FAMILY	RESIDENTIAL	SUMMARY	13	LAND	33,400
		OWNER	TWO FAMILY	SEASONAL	BLDGS.	44,500					
			APARTMENT	OTHER	TOTAL	77,900					

RECORD OF OWNERSHIP	DATE	BK	PG	RET ST	20	20	20	20	20	20	20
Morris, Peggy & Darryl Belanger	3/9/2004	3939	190								
Morris, Peggy	6-22-12	5067	184								
Farnham, Matthews + SA.A.A.	5/22/19	5891	125								
FARNHAM, MATTHEW	1/12/22	6276	286								

INTERIOR INSPECTED	YES	NO-EST	DATE	8-17-12	20	20	20	20	20	20
				8-20-12						
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	35 - wet lot
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
51.5F	207	600	1.57	642-	37878	15	28408	ROUGH	GRAVEL ROAD
						4.5	5000	ROLLING	TOWN WATER
							33408	SWAMPY	DRILLED WELL ✓

LOCATION			AREA TRENDS			HIGH	DUG WELL
G	F	P	IMPROVING	STATIC	DECLINED	LOW	TOWN SEWER
							SEPTIC ✓



08/17/2012

Good Fixer

CONSTRUCTION									
1 FOUNDATION					6 FLOORS				
G	F	P	B	1	2	3	G	F	P
CONCRETE									
CONC BLOCK									
CONC SLAB									
BRICK OR STONE									
PIERS									
2 BASEMENT									
FULL HR									
1/4 1/2 3/4									
FIN BSMT AREA									
BSMT GAR									
FRAMING									
FLR JOISTS									
2 x 8 16 O/C									
BEAMS & COL									
STUDS									
3 WALLS									
DOUBLE SIDING 1/4" x 1"									
SINGLE SIDING									
SHINGLES									
CONC BLOCK									
FACE BRK ON									
SOLID COM BRK									
INSULATION									
ATTIC ONLY									
ROOFING									
ASPH SHINGLES									
WOOD SHINGLES									
METAL									
ROLL ROOFING									
ROOF TYPE									
GABLE									
HIP									
GAMBREL									
4 LIGHTING									
NO ELEC									
OUTLETS									
WIRING									
5 FIREPLACES									
# OF STACKS									
FIREPLACE STACK									
FIREPLACE									
HEARTH									
NO OF ROOMS									
BSMT									
2ND									
INT LAYOUT									

REMODELING DATA			
		YEAR	COST
STRUCTURAL			
KITCHEN			
ELECTRICAL			
PLUMBING			
HEATING			
COMPUTATIONS			
UNIT		AMOUNT	
1176 SF		75863	
BSMT AREA		-5880	
BSMT GAR			
WALLS			
INSULATION			
ROOFING			
LIGHTING			
FIREPLACES			
FLOORS			
ATTIC			
INT FINISH			
HEATING			
PLUMBING			
TOTAL		69983	
ADDITIONS & PCHS			
1 50 (SPL) SF		+ 1720	
2 180 OP SF		+ 2520	
3		SF	
4		SF	
5		SF	
6		SF	
7		SF	
8		SF	
9		SF	
TOTAL		74223	
FACTOR	+5	86	
FIN BSMT			
REPL VALUE		63,832	
OCCUPANCY			
CONSTRUCTION			
SIZE			
AREA			
GRADE			
AGE			
REMOD			
COND			
REPL VAL			
PHYS DEP			
PHYS VAL			
OBSOL.			
SOUND VALUE			

SKETCH														
[Hand-drawn sketch of a building footprint on a grid. The main rectangle is 28' wide and 42' deep. A smaller rectangle is attached to the bottom side, 5' wide and 15' deep. Handwritten annotations include '1176' in a circle, '9 (160) OP', and '5 (50) SPL'.														
SPLIT LEVEL														
RANCH														
GARRISON														
CAPE														
MODULAR														
CUSTOM														
DATE														
MO. YR.														
TYPE														
1. LAND														
2. L & B														
3. BLDG														
SALE PRICE														
SOURCE														
1. BUYER														
2. SELLER														
3. DECL.														
4. AGENT														
DATE LISTED														
LISTED														
MEAS														
PRICED														
REV'D.														
INTERIOR CONDITION														
COMPARED TO EXTERIOR														
OBSOLESCENCE FACTORS														
SURPLUS CAPACITY														
ENCR OACHMENTS														
PLUMB & HEAT														
UNFINISHED														
STYLE														
COMM. LOCATION														
ECONOMIC														
TOTAL VALUE BUILDINGS														

TOTAL VALUE BUILDINGS 46,047