

322 PROPERTY ASSESSMENT RECORD TOWN OF PORTAGE

CARD OF CARDS

| | | | | | | | | | | | | | |
|------------------|---------------------------|-------|-------------------------|--|--|--|---------------|-----------|-------------|-------|---------|----|------|
| MAP 20 | LOT 47 & 48 | ROAD | 120 Cottage Road | | | | SINGLE FAMILY | | RESIDENTIAL | | SUMMARY | | |
| | | OWNER | | | | | TWO FAMILY | | SEASONAL | | | | |
| | | | | | | | | APARTMENT | | OTHER | | 12 | LAND |

| | | | | | | | | | | | |
|---|--|--|--|-------------------|-------------|-----------|--------|--|----|--------|-------|
| RECORD OF OWNERSHIP | | | | DATE | BK | PG | RET ST | | 20 | TOTAL | 53900 |
| Nelson, Carroll E III & Eva M. | | | | 12/14/2004 | 4065 | 48 | | | 19 | LAND | 10000 |
| | | | | | | | | | 20 | BLDGS. | 47100 |
| | | | | | | | | | 20 | TOTAL | 57100 |
| | | | | | | | | | 20 | LAND | |
| | | | | | | | | | 20 | BLDGS. | |
| | | | | | | | | | 20 | TOTAL | |
| | | | | | | | | | 20 | LAND | |
| | | | | | | | | | 20 | BLDGS. | |
| | | | | | | | | | 20 | TOTAL | |

| | | | | |
|--------------------|---------------------|--------|------|---------|
| INTERIOR INSPECTED | YES | NO-EST | DATE | 9-20-12 |
| | | | | 9-21-12 |
| REMARKS: | Sled d 7x5 addition | | | |

| LAND VALUATION | | | | | | | LAND FACTORS | | |
|----------------|-------|-----|-------|-------|--------|---|--------------|------------|-------------|
| CLASSIFICATION | ACRES | % | PRICE | TOTAL | - DEPR | + | VALUE | MINUS | PLUS |
| HOUSE LOT | Jump | | 5000 | | | | 5000 | VACANCY | COMM. INFL. |
| BASE | 0.38 | 62% | 8000 | 4960 | | | 4960 | SEMI-IMP | OTHER |
| FRONT ACRES | | | | | | | | TOPOGRAPHY | |
| ACREAGE | | | | | | | | ACCESS | |
| TILLABLE | | | | | | | | R/W | |
| PASTURE | | | | | | | | SIZE | |
| WOODLAND | | | | | | | | SHAPE | |
| WASTE | | | | | | | | USE | |
| TOTAL | 0.38 | | | | | | 4960 | | |

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

| REMODELING DATA | | | | | | | | | | | | |
|-----------------------|--------------|------|-------|-------|--------|-------|------|----------|----------|----------|--------|-------------|
| YEAR COST | | | | | | | | | | | | |
| STRUCTURAL | | | | | | | | | | | | |
| KITCHEN | | | | | | | | | | | | |
| ELECTRICAL | | | | | | | | | | | | |
| PLUMBING | | | | | | | | | | | | |
| HEATING | | | | | | | | | | | | |
| COMPUTATIONS | | | | | | | | | | | | |
| UNIT | | | | | AMOUNT | | | | | | | |
| 1152 SF | | | | | 74900 | | | | | | | |
| BSMT AREA | | | | | - 5760 | | | | | | | |
| BSMT GAR | | | | | | | | | | | | |
| WALLS | | | | | | | | | | | | |
| INSULATION | | | | | | | | | | | | |
| ROOFING | | | | | | | | | | | | |
| LIGHTING | | | | | | | | | | | | |
| FIREPLACES | | | | | | | | | | | | |
| FLOORS | | | | | | | | | | | | |
| ATTIC | | | | | | | | | | | | |
| INT FINISH | | | | | | | | | | | | |
| HEATING | | | | | | | | | | | | |
| PLUMBING | | | | | | | | | | | | |
| TOTAL | | | | | 69140 | | | | | | | |
| ADDITIONS & PCHS | | | | | | | | | | | | |
| 1 120 SF | | | | | + 2160 | | | | | | | |
| 2 18403.50 SF | | | | | + 644 | | | | | | | |
| 3 SF | | | | | | | | | | | | |
| 4 SF | | | | | | | | | | | | |
| 5 SF | | | | | | | | | | | | |
| 6 SF | | | | | | | | | | | | |
| 7 SF | | | | | | | | | | | | |
| 8 SF | | | | | | | | | | | | |
| 9 SF | | | | | | | | | | | | |
| TOTAL | | | | | 71944 | | | | | | | |
| FACTOR | | | | | 82 | | | | | | | |
| FIN BSMT | | | | | | | | | | | | |
| REPL VALUE | | | | | 58994 | | | | | | | |
| OCCUPANCY | CONSTRUCTION | SIZE | AREA | GRADE | AGE | REMOD | COND | REPL VAL | PHYS DEP | PHYS VAL | OBSOL. | SOUND VALUE |
| | 15FR/P | SK | 1117 | D | | 2010 | G | 58994 | 25 | 44245 | | 44245 |
| OUT BLDGS. | | | | | | | | | | | | |
| 1 | 560 | 15FR | 10X12 | 120 | 8- | 2010 | | 960 | 2 | 940 | 25 | 705 |
| 2 | 2560 | 15FR | 12X24 | 284 | 10- | | | 2880 | 2 | 2822 | 25 | 2116 |
| 3 | | | | | | | | | | | | |
| 4 | | | | | | | | | | | | |
| 5 | | | | | | | | | | | | |
| 6 | | | | | | | | | | | | |
| 7 | | | | | | | | | | | | |
| 8 | | | | | | | | | | | | |
| TOTAL VALUE BUILDINGS | | | | | | | | | | 47666 | | |

SKETCH

Building Priced as shown over time

| DATE | | TYPE | | | SALE PRICE | | SOURCE | | | | DATE LISTED | |
|------|-----|---------|----------|---------|------------|--|-----------|----------|---|---|-------------|--|
| MO. | YR. | 1. LAND | 2. L & B | 3. BLDG | | | 1. BUYER | 3. DECL. | | | LISTED | |
| | | | | | | | 2. SELLER | 4. AGENT | | | MEAS | |
| 04 | | 1 | 2 | 3 | 35000 | | 1 | 2 | 3 | 4 | PRICED | |
| | | | | | | | 1 | 2 | 3 | 4 | REV'D. | |

| OBSOLESCENCE FACTORS | | | |
|----------------------|----------------|--------------|------------|
| SURPLUS CAPACITY | ENCROACHMENTS | PLUMB & HEAT | UNFINISHED |
| STYLE | COMM. LOCATION | ECONOMIC | |
| | | | |