

PROPERTY ASSESSMENT RECORD

TOWN OF

Nashville Plantation

CARD: 1 of 2

MAP	LOT	ROAD:	1218 Portage Rd	Single Family	Residential	SUMMARY	
3	14	OWNER:	Irving Woodlands	Two Family	Seasonal		
				Apartment	Other		X
					Neighborhood		

RECORD OF OWNERSHIP						RET ST	2010	2013	2014	2020	2020	2020	2020		
DATE	BK	PG	REMARKS	LAND	BLDGS	TOTAL	LAND	BLDGS	TOTAL	LAND	BLDGS	TOTAL	LAND	BLDGS	TOTAL
			2013 - Woodlands			\$ 313,300									
			2014 - Removal economic depr - mill + woodlands Operational			\$ 272,000	117,400	272,300	389,700	122,900	370,400	493,300			



INTERIOR INSPECTED: YES NO-ESTIMATED

DATE: _____

REMARKS: _____

LAND VALUATION								LAND FACTORS	
CLASSIFICATION	ACRES	%	PRICE	TOTAL	- DEPR	ADD	VALUE	MINUS	PLUS
HOUSE LOT								VACANCY	COMM. INFL
BASE LOT			Sea curd #2				122,900	SEMI-IMP	OTHER
FRONT ACRES			XFREE ALL BELOW to Forest products					TOPO	
ACERAGE	538.4		450	242,325			242,325	ACCESS	
TILLABLE	7		3000	21,000			21,000	RAW	
PASTURE Rd-1	8		4600	36,800			36,800	SIZE	
WOODLAND Rd-2	10		1800	18,000			18,000	SHAPE	
WASTE								USE	
TOTAL							313,325		

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

GPS LOCATION				AREA TRENDS		
N	°	'	"	IMPROVING	STATIC	DECLINED
W	°	'	"			

LEVEL	PAVED RD
ROUGH	GRAVEL RD
ROLLING	TWN WATER
SWAMPY	DRILLED WELL
HIGH	DUG WELL
LOW	TWN SEWER
	SEPTIC

CONSTRUCTION										RECORD OF CONSTRUCTION					SKETCH									
1	FOUNDATION P F A G					6	EXTERIOR P F A G					TYPE	YEAR	COST										
EXCAVATION	6'	6'6"	8'			SHEATHING	Bd	1/2	5/8	3/4	STRUCTURAL													
FOOTING	8x16	8x18	12x24	12x36		WALLS	T111 / B&B	Log / Alum			KITCHEN													
PT WOOD	SONOTUBE	FROST				Vinyl / Shing / ClapBd	2" LOG/Brick				ELECTRICAL													
ROCK/BRICK					WINDOWS	Builder' Grade	Dbl Hung				PLUMBING													
CONCRETE BLOCK					Casement	Bow	Bay				HEATING													
POURED CONCRETE					INSULATION	Wrap	3"FG	6"FG																
CONCRETE SLAB	Drainage: Y / N				DOORS	2Ext	Solid	Raised	Custom															
SITE WORK	Grade& clear	Better			ATRIIUM					COMPUTATIONS														
2	BASEMENT P F A G					7	FLOORS P F A G					UNIT	SF	AMOUNT										
NONE						SUBFLOOR	3/8	1/2	5/8	3/4														
DEPTH	6'	6'6"	7'	7'6"		UNDERLAYMENT	3/8	1/2			NO BSMT -													
FLOOR	Dirt	3'CM	4'CM	6'CM		CARPET	26 OZ	32 OZ			FIN BSMT +													
FINISH	Rough	Trowel				LINEOLEUM	Embossed	Laminate			BSMT GAR +													
FINISHED AREA		sqft				HARDWOOD					BRICK +													
STORAGE	Rough	Built-in				TILE					FIREPLACE +													
3	FRAMING P F A G					8	HEATING P F A G					ATTIC +												
FLOOR JOISTS	2x6x24	2x6x16				NONE	UNIT	MONITOR	ELEC		HEATING -													
	2x8	2x10	2x12	STEEL		STEAM					PLUMBING +													
STUDS	2x4x24	2x4x16				FORCED HOT AIR					Roof Window+													
	2x6x24	2x6x16				HW RADIANT																		
RAFTERS	2x4	2x6	2x8	2x10		MULTIZONE																		
ENGINEERED TRUSSES						# FIREPLACES	HEARTH				TOTAL													
						CENTRAL AIR CONDITIONING					ADDITIONS	SF	AMOUNT											
4	ROOF P F A G					9	PLUMBING P F A G																	
SHEATHING	Bd	1/2	5/8	3/4		NONE																		
COVER	TP	210A	235A	Metal		3 PC	OLD	AVG	GOOD	BEST														
TRIM		DRIP EDGE				# BATHROOMS	2	3	4	5														
CORNICE	Raked	Boxed				# STALL SHOWERS	2	3	4															
GUTTERS		COPPER				# FIXTURES	4	5	6	7	8													
5	INTERIOR P F A G					10	ELECTRICAL P F A G					TOTAL												
FINISH	NONE					WATER HEATER	ELEC	OIL	GAS															
QUALITY	Poor	Avg	Good	Best		ENTRANCE	60A	100A	200A		FACTOR													
WALL	Board	Paneling				WIRING	OLD	AVG	NEW		REPL VALUE													
	Paper	Sheetrock	Plaster			QUALITY	MIN	AVG	GOOD		OCCUPANCY	CONSTRUCTION	SIZE											
CABINETS	SW	HW	Built-in			DATA & CABLE	Y	N			Pump House	15Fr/Slab	17.5 x 34.3											
CLOSETS	Sm	Ample	Walk-in			SECURITY SYSTEM	Y	N			OUT BLDGS													
DOORS	Luan	Panel	Raised Panel			GENERATOR	Y	N			Opr Housing	15Fr/MB	6 x 8											
											Asphalt Ramp		5792											
											Chip Storage Area		95500											
											Concrete Barrier		608											
NUMBER OF ROOMS					ROOF TYPE																			
BASEMENT	FLAT					MANSARD																		
FIRST FLOOR	GABLE					CUSTOM																		
SECOND FLOOR	GAMBREL					OTHER																		
THIRD FLOOR	HIP																							

SPLIT LEVEL		RANCH		GARRISON		CAPE		MODULAR		CUSTOM	
DATE		TYPE		SALE		SOURCE		DATE LISTED			
MO.	YEAR	Land/L&B/Bldg		PRICE		Buyer-Seller-Dec-Agent		LISTED			
										MEAS	
INTERIOR CONDITION				BETTER	EQUAL	LESS	PRICED			REV'D	
COMPARED TO EXTERIOR											
OBsolescence FACTORS											
SURPLUS CAPACITY			ENCROACHMENTS			PLUMB & HEAT			UNFINISHED		
STYLE			COMM. LOCATION			ECONOMIC			20		
AREA	GR	AGE	REMOD	COND	REPL VAL	DEPR	PHYS VAL	OBS	SOUND VALUE		
600				EX	19495	9.6	17627	20	14,102		
48				EX	6327	7	5884	20	4,700		
5792	3.45			EX	17912	9.6	16,196	20	12957		
95500	3.45			EX	329476	9.6	297,917	20	238,333		
608	5-			EX	3040	9.6	2,748	20	2,159		