

|                                                    |     |       |               |                    |       |        |               |             |         |       |       |
|----------------------------------------------------|-----|-------|---------------|--------------------|-------|--------|---------------|-------------|---------|-------|-------|
| MAP                                                | LOT | ROAD  | 214 West Road |                    |       |        | SINGLE FAMILY | RESIDENTIAL | SUMMARY |       |       |
| 15                                                 | 12  | OWNER |               |                    |       |        | TWO FAMILY    | SEASONAL    | 13      | LAND  | 55200 |
|                                                    |     |       |               | APARTMENT          | OTHER | 20     | BLDGS.        | 24200       |         |       |       |
| RECORD OF OWNERSHIP                                |     |       |               | DATE               | BK    | PG     | RET ST        | 20          | TOTAL   | 79400 |       |
| Cole, Robert G. Matthew S. Cole & Jonathan L. Cole |     |       |               |                    | 904   | 426    |               | 20          | LAND    |       |       |
|                                                    |     |       |               |                    |       |        |               | 20          | BLDGS.  |       |       |
|                                                    |     |       |               |                    |       |        |               | 20          | TOTAL   |       |       |
|                                                    |     |       |               |                    |       |        |               | 20          | LAND    |       |       |
|                                                    |     |       |               |                    |       |        |               | 20          | BLDGS.  |       |       |
|                                                    |     |       |               |                    |       |        |               | 20          | TOTAL   |       |       |
|                                                    |     |       |               |                    |       |        |               | 20          | LAND    |       |       |
|                                                    |     |       |               |                    |       |        |               | 20          | BLDGS.  |       |       |
|                                                    |     |       |               |                    |       |        |               | 20          | TOTAL   |       |       |
|                                                    |     |       |               | INTERIOR INSPECTED | YES   | NO-EST | DATE 8-17-12  | 20          | LAND    |       |       |
|                                                    |     |       |               |                    |       |        |               | 20          | BLDGS.  |       |       |
|                                                    |     |       |               |                    |       |        |               | 20          | TOTAL   |       |       |
|                                                    |     |       |               | REMARKS:           |       |        |               | 20          | LAND    |       |       |
|                                                    |     |       |               |                    |       |        |               | 20          | BLDGS.  |       |       |
|                                                    |     |       |               |                    |       |        |               | 20          | TOTAL   |       |       |
|                                                    |     |       |               |                    |       |        |               | 20          | LAND    |       |       |
|                                                    |     |       |               |                    |       |        |               | 20          | BLDGS.  |       |       |
|                                                    |     |       |               |                    |       |        |               | 20          | TOTAL   |       |       |

| LAND VALUATION |       |   |       |       |        |   |       | LAND FACTORS |    |             |  |
|----------------|-------|---|-------|-------|--------|---|-------|--------------|----|-------------|--|
| CLASSIFICATION | ACRES | % | PRICE | TOTAL | - DEPR | + | VALUE | MINUS        |    | PLUS        |  |
| HOUSE LOT      |       |   |       |       |        |   |       | VACANCY      |    | COMM. INFL. |  |
| BASE           |       |   |       |       |        |   |       | SEMI-IMP     |    | OTHER       |  |
| FRONT ACRES    |       |   |       |       |        |   |       | TOPOGRAPHY   | 15 | 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   |  |  |
| 100              | 371   | 600        | 1.16    | 696-        | 69600 | -25            | 52200 | ROUGH         | GRAVEL ROAD  |  |  |
|                  |       |            |         |             |       | well           | +3000 | ROLLING       | TOWN WATER   |  |  |
|                  |       |            |         |             |       | 4 Holding Tank | -5200 | SWAMPY        | DRILLED WELL |  |  |
|                  |       |            |         |             |       |                |       | HIGH          | DUG WELL     |  |  |
|                  |       |            |         |             |       |                |       | LOW           | TOWN SEWER   |  |  |

| LOCATION |   |   |  | AREA TRENDS |        |          |  |
|----------|---|---|--|-------------|--------|----------|--|
| G        | F | P |  | IMPROVING   | STATIC | DECLINED |  |
|          |   |   |  |             |        |          |  |





# CONSTRUCTION

# REMODELING DATA

# SKETCH

|                   |  |  |  |  |  |  |  |  |  |  |  |                       |  |  |  |  |  |  |  |  |  |  |  |
|-------------------|--|--|--|--|--|--|--|--|--|--|--|-----------------------|--|--|--|--|--|--|--|--|--|--|--|
| 1 FOUNDATION      |  |  |  |  |  |  |  |  |  |  |  | 6 FLOORS              |  |  |  |  |  |  |  |  |  |  |  |
| CONCRETE          |  |  |  |  |  |  |  |  |  |  |  | CONCRETE              |  |  |  |  |  |  |  |  |  |  |  |
| CONC BLOCK        |  |  |  |  |  |  |  |  |  |  |  | CONCRETE              |  |  |  |  |  |  |  |  |  |  |  |
| CONC SLAB         |  |  |  |  |  |  |  |  |  |  |  | EARTH                 |  |  |  |  |  |  |  |  |  |  |  |
| BRICK OR STONE    |  |  |  |  |  |  |  |  |  |  |  | PINE                  |  |  |  |  |  |  |  |  |  |  |  |
| PIERS             |  |  |  |  |  |  |  |  |  |  |  | HARDWOOD              |  |  |  |  |  |  |  |  |  |  |  |
| 2 BASEMENT        |  |  |  |  |  |  |  |  |  |  |  | INLAID                |  |  |  |  |  |  |  |  |  |  |  |
| FULL HR 2' 05"    |  |  |  |  |  |  |  |  |  |  |  | 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       |  |  |  |  |  |  |  |  |  |  |  | B 1 2 3 G F P         |  |  |  |  |  |  |  |  |  |  |  |
| STUDS             |  |  |  |  |  |  |  |  |  |  |  | PLASTER               |  |  |  |  |  |  |  |  |  |  |  |
| 3 WALLS           |  |  |  |  |  |  |  |  |  |  |  | DRYWALL               |  |  |  |  |  |  |  |  |  |  |  |
| DOUBLE SIDING 609 |  |  |  |  |  |  |  |  |  |  |  | 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             |  |  |  |  |  |  |  |  |  |  |  | GAS                   |  |  |  |  |  |  |  |  |  |  |  |
| FLAT              |  |  |  |  |  |  |  |  |  |  |  | ELECTRIC              |  |  |  |  |  |  |  |  |  |  |  |
| HIP               |  |  |  |  |  |  |  |  |  |  |  | NO HEATING Wood Stove |  |  |  |  |  |  |  |  |  |  |  |
| MANSARD           |  |  |  |  |  |  |  |  |  |  |  |                       |  |  |  |  |  |  |  |  |  |  |  |
| GAMBREL           |  |  |  |  |  |  |  |  |  |  |  |                       |  |  |  |  |  |  |  |  |  |  |  |
| 4 LIGHTING        |  |  |  |  |  |  |  |  |  |  |  | UNIT HTRS             |  |  |  |  |  |  |  |  |  |  |  |
| NO ELEC           |  |  |  |  |  |  |  |  |  |  |  |                       |  |  |  |  |  |  |  |  |  |  |  |
| OUTLETS           |  |  |  |  |  |  |  |  |  |  |  | 9 PLUMBING M O        |  |  |  |  |  |  |  |  |  |  |  |
| WIRING            |  |  |  |  |  |  |  |  |  |  |  | BATHROOM w/ls         |  |  |  |  |  |  |  |  |  |  |  |
| 5 FIREPLACES      |  |  |  |  |  |  |  |  |  |  |  | TOILET ROOM           |  |  |  |  |  |  |  |  |  |  |  |
| # OF STACKS       |  |  |  |  |  |  |  |  |  |  |  | WATER CLOSET          |  |  |  |  |  |  |  |  |  |  |  |
| FIREPLACE STACK   |  |  |  |  |  |  |  |  |  |  |  | LAVATORY              |  |  |  |  |  |  |  |  |  |  |  |
| FIREPLACE         |  |  |  |  |  |  |  |  |  |  |  | STALL SHOWER          |  |  |  |  |  |  |  |  |  |  |  |
| HEARTH            |  |  |  |  |  |  |  |  |  |  |  | KITCHEN SINK          |  |  |  |  |  |  |  |  |  |  |  |
| NO OF ROOMS       |  |  |  |  |  |  |  |  |  |  |  | AUTO WATER HEATER     |  |  |  |  |  |  |  |  |  |  |  |
| BSMT 1ST          |  |  |  |  |  |  |  |  |  |  |  | NO PLUMBING           |  |  |  |  |  |  |  |  |  |  |  |
| 2ND 3RD           |  |  |  |  |  |  |  |  |  |  |  |                       |  |  |  |  |  |  |  |  |  |  |  |
| INT LAYOUT        |  |  |  |  |  |  |  |  |  |  |  |                       |  |  |  |  |  |  |  |  |  |  |  |

|                  |  |              |  |
|------------------|--|--------------|--|
| YEAR             |  | COST         |  |
| STRUCTURAL       |  |              |  |
| KITCHEN          |  |              |  |
| ELECTRICAL       |  |              |  |
| PLUMBING         |  |              |  |
| HEATING          |  |              |  |
| COMPUTATIONS     |  |              |  |
| UNIT             |  | AMOUNT       |  |
| 545 SF           |  | 45325        |  |
| BSMT AREA        |  | - 1635       |  |
| BSMT GAR         |  |              |  |
| WALLS            |  |              |  |
| INSULATION       |  |              |  |
| ROOFING          |  |              |  |
| LIGHTING         |  |              |  |
| FIREPLACES       |  |              |  |
| FLOORS           |  |              |  |
| ATTIC            |  |              |  |
| INT FINISH       |  |              |  |
| HEATING - 1635   |  |              |  |
| PLUMBING         |  |              |  |
| TOTAL            |  | 42055        |  |
| ADDITIONS & PCHS |  |              |  |
| 1 SF             |  |              |  |
| 2 SF             |  |              |  |
| 3 SF             |  |              |  |
| 4 SF             |  |              |  |
| 5 SF             |  |              |  |
| 6 SF             |  |              |  |
| 7 SF             |  |              |  |
| 8 SF             |  |              |  |
| 9 SF             |  |              |  |
| TOTAL            |  | 42055        |  |
| FACTOR           |  | 82           |  |
| FIN BSMT         |  |              |  |
| REPL VALUE       |  |              |  |
| OCCUPANCY        |  | CONSTRUCTION |  |
| SIZE             |  | AREA         |  |
| GRADE            |  | AGE          |  |
| REMOD            |  | COND         |  |
| REPL VAL         |  | PHYS DEP     |  |
| PHYS VAL         |  | OBSOL.       |  |
| SOUND VALUE      |  |              |  |
| 15log/s          |  | 545          |  |
| SV               |  | D            |  |
| OUT BLDGS.       |  |              |  |
| 1 Sked           |  | 15FR         |  |
| 2                |  | 96           |  |
| 3                |  | SV           |  |
| 4                |  |              |  |
| 5                |  |              |  |
| 6                |  |              |  |
| 7                |  |              |  |
| 8                |  |              |  |

|                                            |  |                                |                |            |  |                       |  |                      |            |        |  |
|--------------------------------------------|--|--------------------------------|----------------|------------|--|-----------------------|--|----------------------|------------|--------|--|
| SPLIT LEVEL                                |  | RANCH                          |                | GARRISON   |  | CAPE                  |  | MODULAR              |            | CUSTOM |  |
| DATE                                       |  | TYPE                           |                | SALE PRICE |  | SOURCE                |  | DATE LISTED          |            |        |  |
| MO. YR.                                    |  | 1. LAND<br>2. L & B<br>3. BLDG |                | 62000      |  | 1. BUYER<br>2. SELLER |  | 3. DECL.<br>4. AGENT |            | LISTED |  |
| 03                                         |  | 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<br>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                                |  |                                |                |            |  |                       |  |                      |            |        |  |
| 15log/s                                    |  | SV                             |                | 545        |  | D                     |  | 34485                |            | 30     |  |
| OUT BLDGS.                                 |  |                                |                |            |  |                       |  |                      |            |        |  |
| 1 Sked                                     |  | 15FR                           |                | 96         |  | SV                    |  |                      |            | 100    |  |
| 2                                          |  |                                |                |            |  |                       |  |                      |            |        |  |
| 3                                          |  |                                |                |            |  |                       |  |                      |            |        |  |
| 4                                          |  |                                |                |            |  |                       |  |                      |            |        |  |
| 5                                          |  |                                |                |            |  |                       |  |                      |            |        |  |
| 6                                          |  |                                |                |            |  |                       |  |                      |            |        |  |
| 7                                          |  |                                |                |            |  |                       |  |                      |            |        |  |
| 8                                          |  |                                |                |            |  |                       |  |                      |            |        |  |
| TOTAL VALUE BUILDINGS                      |  |                                |                |            |  |                       |  |                      |            | 24239  |  |

