

PORTAGE

CARD OF CARDS

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	
100	134	600	.82	492-	49200		49200	ROUGH		GRAVEL ROAD	
						WAS	+ 5000	ROLLING		TOWN WATER	
							54200	SWAMPY		DRILLED WELL	✓
LOCATION				2036 + 65%		AREA TRENDS		89,430			
G F P			IMPROVING		STATIC		DECLINED				
									SEPTIC across road		



Aroostook Regional Assessing

Good Ends

CONSTRUCTION

REMODELING DATA

SKETCH

1 FOUNDATION				G	F	P	6 FLOORS				B	1	2	3	G	F	P
CONCRETE <i>Wall</i>							CONCRETE										
CONC BLOCK							EARTH										
CONC SLAB							PINE										
BRICK OR STONE							HARDWOOD										
PIERS							INLAID <i>Vinyl</i>										
2 BASEMENT							W/W CARPET										
FULL HR <i>CS</i>							CERAMIC										
1/4 1/2 3/4							SINGLE										
FIN BSMT AREA																	
BSMT GAR																	
FRAMING							ATTIC FLR & STAIRS										
FLR JOISTS																	
<i>2x8 16 O/C</i>							7 INTERIOR FINISH										
BEAMS & COL																	
STUDS							PLASTER										
3 WALLS							DRYWALL										
DOUBLE SIDING							PANEL										
SINGLE SIDING							KNOTTY PINE										
SHINGLES <i>cedar</i>							WALLBOARD										
CONC BLOCK							UNFIN										
FACE BRK ON							FINISH ATTIC AREA										
SOLID COM BRK																	
INSULATION							8 HEATING										
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										
HIP							ELECTRIC										
GAMBREL							NO HEATING										
4 LIGHTING							UNIT HTRS										
NO ELEC																	
OUTLETS							9 PLUMBING										
WIRING							BATHROOM										
5 FIREPLACES							TOILET ROOM										
# OF STACKS							WATER CLOSET										
FIREPLACE STACK							LAVATORY										
FIREPLACE							STALL SHOWER										
HEARTH							KITCHEN SINK										
NO OF ROOMS							AUTO WATER HEATER										
BSMT							NO PLUMBING										
2ND																	
INT LAYOUT																	

YEAR		COST	
STRUCTURAL			
KITCHEN			
ELECTRICAL			
PLUMBING			
HEATING			
COMPUTATIONS			
UNIT	AMOUNT		
<i>918</i> SF	<i>62125</i>		
BSMT AREA	<i>- 2754</i>		
BSMT GAR			
WALLS			
INSULATION			
ROOFING			
LIGHTING			
FIREPLACES	<i>+ 2870</i>		
FLOORS			
ATTIC			
INT FINISH			
HEATING			
PLUMBING			
TOTAL	<i>62241</i>		
ADDITIONS & PCHS			
1 <i>30 (EPLW)</i> SF	<i>+ 1065</i>		
2 SF			
3 SF			
4 SF			
5 SF			
6 SF			
7 SF			
8 SF			
9 SF			
TOTAL	<i>63306</i>		
FACTOR	<i>-</i>		
FIN BSMT	<i>63,306</i>		
		<i>2026 + 15%</i>	
REPL VALUE	<i>9496</i>		
OCCUPANCY	CONSTRUCTION	SIZE	AREA
	<i>15 Fr/wall</i>	<i>5K</i>	<i>918</i>
OUT BLDGS.			
1 <i>5bed</i>	<i>15 Fr</i>	<i>10x16</i>	<i>160</i>
2			
3			
4			
5			
6			
7			
8			

SPLIT LEVEL	RANCH	GARRISON	CAPE	MODULAR	CUSTOM
DATE		TYPE	SALE PRICE	SOURCE	
MO.	YR.	1. LAND 2. L & B 3. BLDG		1. BUYER 2. SELLER	3. DECL. 4. AGENT
<i>5-26-16</i>		<i>1(2)3</i>	<i>87,500</i>	<i>1 2 3 4</i>	<i>1 2 3 4</i>
INTERIOR CONDITION COMPARED TO EXTERIOR			<i>+</i>	<i>=</i>	<i>-</i>
OBSOLESCENCE FACTORS					
SURPLUS CAPACITY		ENCROACHMENTS	PLUMB & HEAT	UNFINISHED	
STYLE	COMM. LOCATION	ECONOMIC			
REPL VAL	PHYS DEP	PHYS VAL	OBSOL.	SOUND VALUE	
<i>72,802</i>	<i>15</i>	<i>61,882</i>		<i>61,882</i>	
<i>2640</i>	<i>10</i>	<i>2376</i>	<i>25</i>	<i>1782</i>	
TOTAL VALUE BUILDINGS <i>63,664</i>					