

CARD OF CARDS

MAP	LOT	ROAD	OWNER	40 Cottage Road	SINGLE FAMILY	RESIDENTIAL	SUMMARY				
					TWO FAMILY	SEASONAL					
					APARTMENT	OTHER					
19	8					NEIGHBORHOOD	13	LAND	10,700		
							20	BLDGS.	60,900		
							20	TOTAL	71,600		
RECORD OF OWNERSHIP					DATE	BK	PG	RET ST	20	LAND	11,700
Flint, Wayne & Mary						1322	9		20	BLDGS.	70,700
									20	TOTAL	82,400
									20	LAND	
									20	BLDGS.	
									20	TOTAL	
									20	LAND	
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									20	LAND	
									20	BLDGS.	
									20	TOTAL	



CONSTRUCTION

REMODELING DATA

SKETCH

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

YEAR		COST	
STRUCTURAL			
KITCHEN			
ELECTRICAL			
PLUMBING			
HEATING			
COMPUTATIONS			
UNIT	AMOUNT		
904 SF	61250		
BSMT AREA			
BSMT GAR			
WALLS			
INSULATION			
ROOFING			
LIGHTING			
FIREPLACES			
FLOORS			
ATTIC			
INT FINISH			
HEATING			
PLUMBING			
TOTAL		61250	
ADDITIONS & PCHS			
1 250(60) SF	+ 3950		
2 110(15 Fr) SF	+ 4895		
3 SF			
4 SF			
5 SF			
6 SF			
7 SF			
8 SF			
9 SF			
TOTAL		70095	
FACTOR			
FIN BSMT		70,095	
2026 + 15%		10,514	
REPL VALUE		80,609	
OCCUPANCY	CONSTRUCTION	SIZE	AREA
1F	15 Fr 1A	SK	904
OUT BLDGS.			
1 Shed	15 Fr	12x16	192
2			
3			
4			
5			
6			
7			
8			

SPLIT LEVEL		RANCH		GARRISON		CAPE		MODULAR		CUSTOM	
DATE		TYPE		SALE		SOURCE		DATE LISTED			
MO.	YR.	1. LAND 2. L & B 3. BLDG		PRICE		1. BUYER 3. DECL. 2. SELLER 4. AGENT		LISTED			
		1 2 3				1 2 3 4		MEAS			
		1 2 3				1 2 3 4		PRICED			
INTERIOR CONDITION				+		=		-		REV'D.	
COMPARED TO EXTERIOR											
OBSOLESCENCE FACTORS											
SURPLUS CAPACITY		ENCROACHMENTS		PLUMB & HEAT		UNFINISHED					
STYLE		COMM. LOCATION		ECONOMIC							
REMOD	COND	REPL VAL	PHYS DEP	PHYS VAL	OBSOL.	SOUND VALUE					
✓	6	80,609	15	68,518		68,518					
		3168	10	2851	25	2138					
TOTAL VALUE BUILDINGS 70,656											

(1)

