

LAND VALUATION								LAND FACTORS					
CLASSIFICATION	ACRES	%	PRICE	TOTAL	— DEPR	+	VALUE	MINUS		PLUS			
HOUSE LOT								VACANCY		COMM. INFL.			
BASE								SEMI-IMP		OTHER			
FRONT ACRES								TOPOGRAPHY	20/10	20/10			
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			
1156F	320	600-	111	666-	76590	20/10	55144	ROUGH		GRAVEL ROAD			
						WAS	5000	ROLLING		TOWN WATER			
							60144	SWAMPY		DRILLED WELL			
LOCATION				2026 + 65% AREA TRENDS				99.238	HIGH		DUG WELL		
G F P				IMPROVING		STATIC		DECLINED			LOW	TOWN SEWER	
												SEPTIC	



