

MAP	LOT	ROAD	155 Cottage Road				SINGLE FAMILY	RESIDENTIAL	SUMMARY						
20	6 & 6A	OWNER					TWO FAMILY	SEASONAL	13	LAND	117600				
							APARTMENT	OTHER		BLDGS.	88000				
							NEIGHBORHOOD			TOTAL	205600				
RECORD OF OWNERSHIP			DATE	BK	PG	RET ST	2026 - Land + 65% Bldg + 15%				14	LAND	117600		
Buitron, Rodolfo			3/25/2004	3943	226						20	BLDGS.	88400		
Tripp, Ronald G. & Tiffany J.			6/28/21	6187	277		20	TOTAL	206000						
" corrective deed			7/15/21	6195	304			20	LAND	194,000					
							20	BLDGS.	114,400						
								TOTAL	308,400						
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CONSTRUCTION

REMODELING DATA

SKETCH

1 FOUNDATION										6 FLOORS										YEAR		COST	
G	F	P																					
CONCRETE																							
CONC BLOCK	Wall	✓																					
CONC SLAB																							
BRICK OR STONE																							
PIERS																							
2 BASEMENT			INLAID																				
FULL HR																							
1/4	1/2	3/4																					
FIN BSMT AREA																							
BSMT GAR																							
FRAMING			ATTIC FLR & STAIRS																				
FLR JOISTS																							
X		O/C																					
BEAMS & COL																							
STUDS																							
3 WALLS			PLASTER																				
DOUBLE SIDING	Bank	✓																					
SINGLE SIDING																							
SHINGLES																							
CONC BLOCK																							
FACE BRK ON																							
SOLID COM BRK																							
INSULATION																							
ATTIC ONLY																							
ROOFING			HOT WATER/VAPOR																				
ASPH SHINGLES		✓																					
WOOD SHINGLES																							
METAL																							
ROLL ROOFING																							
ROOF TYPE			AUTO OIL BURNER																				
GABLE	FLAT																						
HIP	MANSARD																						
GAMBREL	A Frame																						
4 LIGHTING			UNIT HTRS																				
NO ELEC																							
OUTLETS																							
WIRING																							
5 FIREPLACES			TOILET ROOM																				
# OF STACKS																							
FIREPLACE STACK																							
FIREPLACE																							
HEARTH	4 Spine	✓																					
NO OF ROOMS			AUTO WATER HEATER																				
BSMT	1ST	340																					
2ND	2	3RD																					
INT LAYOUT																							

COMPUTATIONS									
UNIT	AMOUNT								
1152 SF	74419								
BSMT AREA	-3456								
BSMT GAR									
WALLS									
INSULATION									
ROOFING									
LIGHTING									
FIREPLACES	415 + 1080								
FLOORS									
ATTIC	+ 8640								
INT FINISH									
HEATING									
PLUMBING									
TOTAL	80638								
ADDITIONS & PCHS									
1	480 @ 3.50 SF + 1680								
2	36 @ 3.50 SF + 126								
3	SF								
4	SF								
5	SF								
6	SF								
7	SF								
8	SF								
9	SF								
TOTAL	82444								
FACTOR	+5 108								
FIN BSMT	89039								
2006 + 150% 13,356									
REPL VALUE	162,395								

SPLIT LEVEL	RANCH	GARRISON	CAPE	MODULAR	CUSTOM	
DATE	MO.	YR.	TYPE 1. LAND 2. L & B 3. BLDG	SALE PRICE	SOURCE 1. BUYER 2. SELLER 3. DECL. 4. AGENT	DATE LISTED
04			1 ② 3	66000	1 2 3 4	MEAS
			1 2 3		1 2 3 4	PRICED
INTERIOR CONDITION COMPARED TO EXTERIOR			+	=	-	REV'D.

OBSCOLESCENCE 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
1P	A Frame/Wall	SK	1152	045	1979			102,395	15	87,036		87,036
OUT BLDGS.												
1	Slab	Fr	12x15	180	16.50			2970	25	2228	25	1671
2	Slab	15'1"	12x18	216	16.50			3564	25	2673	25	2005
3	wood Stairs	open Fr	7x12	84	9.00			756	25	576	25	425
4	Garage	15 Fr/s	24x24	576	C	2012		20,160	2	19,757		19,757
5	Storage	Tall Fr/pint	12x24	288	16.50			4752	2	4657	25	3493
6												
7												
8												

TOTAL VALUE BUILDINGS									
114,387									

Woods

(5)
(4)(3)
(2)
(1)