

MAP	LOT	ROAD	Oak Point				SINGLE FAMILY	RESIDENTIAL	SUMMARY			
4 A	9	OWNER					TWO FAMILY	SEASONAL	13	LAND	27800	
							APARTMENT	OTHER		BLDGS.	27800	
							NEIGHBORHOOD	TOTAL		50800		
RECORD OF OWNERSHIP			DATE	BK	PG	RET ST				20	LAND	32,000
Canterbury, Christine M.			9/19/2001	3581	52		2026. Ln-d + 15%			20	BLDGS.	21,600
Despres Jenna L.			8-7-18	5810	257		Dlgs - 6%			20	TOTAL	53,600
			INTERIOR INSPECTED	YES	NO-EST	DATE	9-13-12			20	LAND	
									20	BLDGS.		
									20	TOTAL		
			REMARKS:						20	LAND		
			Lot #10 Same owner						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	Woodsy + low water		
ACREAGE								ACCESS	50			
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	285	600	1.09	654-	65400	50/15	27795	ROUGH	GRAVEL ROAD			
								ROLLING	TOWN WATER			
					2026 +	15%	31,964	SWAMPY	DRILLED WELL	lake		
LOCATION					AREA TRENDS			HIGH	DUG WELL			
G F P			IMPROVING		STATIC		DECLINED	LOW	TOWN SEWER			
									SEPTIC			



CONSTRUCTION

REMODELING DATA

SKETCH

CONSTRUCTION										REMODELING DATA										
1 FOUNDATION				G F P				6 FLOORS				YEAR				COST				
CONCRETE								B	1	2	3	G	F	P	STRUCTURAL					
CONC BLOCK															KITCHEN					
CONC SLAB															ELECTRICAL					
BRICK OR STONE															PLUMBING					
PIERS															HEATING					
2 BASEMENT																				
FULL HR															COMPUTATIONS					
1/4 1/2 3/4															UNIT	AMOUNT				
FIN BSMT AREA															400 SF	35963				
BSMT GAR															BSMT AREA	-2000				
FRAMING				ATTIC FLR & STAIRS																
FLR JOISTS															WALLS					
X O/C															INSULATION					
7 INTERIOR FINISH																				
BEAMS & COL								B	1	2	3	G	F	P	ROOFING	-580				
STUDS															LIGHTING					
3 WALLS															FIREPLACES					
DOUBLE SIDING Log															FLOORS					
SINGLE SIDING															ATTIC					
SHINGLES															INT FINISH	-1200				
CONC BLOCK															HEATING	-3400				
FACE BRK ON															PLUMBING					
SOLID COM BRK															TOTAL	29783				
INSULATION															ADDITIONS & PCHS					
ATTIC ONLY															1 100 (OP) SF	12430				
ROOFING				8 HEATING				M O												
ASPH SHINGLES															2 SF					
WOOD SHINGLES															3 SF					
METAL															4 SF					
ROLL ROOFING															5 SF					
ROOF TYPE				HOT WATER/VAPOR																
GABLE															6 SF					
HIP															7 SF					
GAMBREL															8 SF					
4 LIGHTING				FLOOR FURN																
NO ELEC															9 SF					
OUTLETS															TOTAL	32213				
WIRING															FACTOR -5	95				
5 FIREPLACES				AUTO OIL BURNER																
# OF STACKS															FIN BSMT					
FIREPLACE STACK															2026-6% 1836					
FIREPLACE															REPL VALUE 28,766					
HEARTH															OCCUPANCY CONSTRUCTION SIZE AREA GRADE AGE REMOD COND REPL VAL PHYS DEP PHYS VAL OBSOL. SOUND VALUE					
NO OF ROOMS				BATHROOM Chem. Lab				Camp				15 Log/P 20x20 400 C-S 1990				28,766 25 21,575 21,575				
BSMT	1ST			TOILET ROOM				OUT BLDGS.												
2ND	3RD			WATER CLOSET				1												
INT LAYOUT					LAVATORY				2											
				STALL SHOWER				3												
				KITCHEN SINK				4												
				AUTO WATER HEATER				5												
				NO PLUMBING				6												
								7												
								8												

SPLIT LEVEL		RANCH		GARRISON		CAPE		MODULAR		CUSTOM		DATE LISTED	
DATE		TYPE		SALE PRICE		SOURCE		DATE LISTED					
MO. YR.		1. LAND 2. L & B 3. BLDG		PRICE		1. BUYER 2. SELLER 3. DECL. 4. AGENT		LISTED					
		1 2 3				1 2 3 4		MEAS					
		1 2 3				1 2 3 4		PRICED					
INTERIOR CONDITION COMPARED TO EXTERIOR				+		=		-		REV'D.			
OBSOLESCENCE FACTORS													
SURPLUS CAPACITY				ENCROACHMENTS				PLUMB & HEAT				UNFINISHED	
STYLE				COMM. LOCATION				ECONOMIC					

TOTAL VALUE BUILDINGS 21,575