

Appraisal Report

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<u>Account ID</u>	<u>Property Class</u>	<u>MA</u>	<u>NH</u>	<u>Tax Code</u>	<u>TaxMapKey</u>
17106	101	5	K7	1006	71016AB00900

Owner(s): **Ross Richard L**
Ross Laurie

Situs Address: **90375 Lewis Rd**
Warrenton,

Land Valuation

Site Fragment	Land Use	Land Class	Base Type	Size in Acres	Base Value	Adjustments	Base Land RMV
	Residential	Under Water	Acre	0.38	\$0	\$0	\$0

Land Components

Category	Description
Off-Site Improvement	Private Access
Water Front	Lake
Neighborhood	Rural

RMV Summary (Before Index)

Program Type	Land	RMV before index
	Land Class	
Residential	Under Water	\$0

Current RMV

Land	
Indexed RMV	Cumulative Index
\$0	3.74

Certified Tax Roll Value

Tax Year	Land RMV	Impr RMV	Total RMV	Land AV	Impr AV	Total AV	Total Tax
2023	\$0	\$0	\$0	\$0	\$0	\$0	\$0.00
2024	\$0	\$0	\$0	\$0	\$0	\$0	\$0.00

Recent Transactions

Instrument ID	Sales Date	Consideration	Sales Data Code		Multiple Accounts	Account ID	TaxMapKey
202305621	10/06/2023	\$630,000	33	Yes	Primary	17107	71016AB00900
					Additional	17106	71016AB00900
202103887	04/15/2021	\$457,500	34	Yes	Primary	17107	71016AB00900
					Additional	17106	71016AB00900
201907679	10/09/2019	\$406,000	33	Yes	Primary	17107	71016AB00900
					Additional	17106	71016AB00900

Recent Transactions

Instrument ID	Sales Date	Consideration	Sales Data Code		Multiple Accounts	Account ID	TaxMapKey
201806741	08/29/2018	\$227,900	21	Yes	Primary	17107	71016AB00900
					Additional	17106	71016AB00900
201607660	09/30/2016	\$53,000	34	Yes	Primary	17107	71016AB00900
					Additional	17106	71016AB00900