

Residence Valuation

Improvement: 1

Stat Class	Year Built	Effective Year	Appraisal Date	Appraiser Id	Complete %	Phys	Func	Econ	Overall	LCM %	LMA %
134	1920	1979	11/05/2014	mpincombe	1.000000	75240	00000	00000	0.752400	1.100000	1.400000

Base Cost Value:	\$80,830
Inventory Adjustment Total:	\$9,474
Adjusted Base Cost:	\$139,068
DRC:	\$104,635
Adjudicated Value:	

Improvement Components

Category	Description	Quantity	Area	Unit Cost	Adj. Cost
Ext Wall Material	Vertical	0	0		0
Exterior Wall	Double	0	0		0
Foundation	Masonry	0	0		0
Heat & Cool Fuel	Electricity	0	0		0
Heating & Cooling	Baseboard & Wall or Cable	0	1,345	2	2,354
Interior - Cabinetry	Hard Wood	0	0		0
Interior - Ceiling	Standard	0	0		0
Interior - Floor	Wood Subfloor	0	1,345	0	0
Interior - Wall	Wood	0	0		0
Roof Type	Gable	0	0		0
Roofing Material	Shake Medium	1	798	678	678
Windows	Vinyl	0	0		0
Built-in Appliances	Dishwasher	1	0	340	340
Built-in Appliances	Disposal	1	0	130	130
Heating Accessory	Wood Stove Hearth - Avg	1	0	2,600	2,600
Heating Accessory	2 Story Chimney	1	0	872	872
Plumbing	Kitchen Sink	1	0	400	400
Plumbing	Lavatory	2	0	250	500
Plumbing	Toilet	2	0	250	500
Plumbing	Bath Tub - Shower	1	0	750	750
Plumbing	Water Heater (Std)	1	0	350	350

Room Grid

Floor Type	Liv	Kit	Din	Fam	Bed	Full Bth	Half Bth	Uty	Oth	Grt	Gar	Area				Base Cost			
												Unfin.	LC	Fin	Total	Unfinished	Low Cost	Finished	Total
First Floor	1	1	1	0	0	1.0	0	1	0	0	1	0	0	798	798	0.00	0.00	53,822.04	53,822.04
Second Floor	0	0	0	0	2	0	1	0	0	0	0	0	0	547	547	0.00	0.00	27,007.87	27,007.87

Garage Residence Valuation

Class	Garage Type	Garage Finish	Complete		Size	Base Cost	Inventory	Adjusted	DRC
			%	%			Adjust Total	Base Cost	
3	Attached	Unfinished	1.000000	0.652400	610.00	\$21,576	\$557	\$34,085	\$22,237

Garage Components

Category	Description	Quantity	Area	Unit Cost	Adj. Cost
Exterior Wall	Double	0	0	0	0
Interior - Floor	Concrete Slab	0	0	0	0
Garage Component	Garage Door Opener	1	0	350	350.00
Roof Type	Gable	0	0	0	0
Roofing Material	Composition Arch	1	0	207.2	207.20
Ext Wall Material	Vertical	1	0	0	0
Foundation	Concrete		0	0	0

Other Improvements

Class- Other SC	Category	Description	LCM %	LMA %	Comp %	Over- all%	Size	Base Cost	Inventory Adjust Total	Adjusted Base Cost	DRC
3 - R	Other Improvements	Cov. Porch Gab.R.	1.10	1.40	1.00	0.75	50	\$2,425	\$0	\$3,735	\$2,810

Class- Other SC	Category	Description	LCM %	LMA %	Comp %	Over- all%	Size	Base Cost	Inventory Adjust Total	Adjusted Base Cost	DRC
All - R	Other Improvements	Wood Deck Composite	1.00	1.40	1.00	0.75	288	\$8,064	\$0	\$11,290	\$8,494

Class- Other SC	Category	Description	LCM %	LMA %	Comp %	Over- all%	Size	Base Cost	Inventory Adjust Total	Adjusted Base Cost	DRC
All - R	Other Improvements	Fencing Cedar 4 ft	1.00	1.40	1.00	0.75	76	\$1,444	\$0	\$2,022	\$1,521

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Other Improvements

Class- Other SC	Category	Description	LCM %	LMA %	Comp %	Over- all%	Size	Base Cost	Inventory Adjust Total	Adjusted Base Cost	DRC
All - R	Other Improvements	Drive Concrete	1.00	1.40	1.00	0.75	424	\$1,908	\$0	\$2,671	\$2,010

Class- Other SC	Category	Description	LCM %	LMA %	Comp %	Over- all%	Size	Base Cost	Inventory Adjust Total	Adjusted Base Cost	DRC
All - R	Other Improvements	Fencing Cedar 6 ft	1.00	1.40	1.00	0.75	53	\$1,272	\$0	\$1,781	\$1,340

RMV Summary (Before Index)

Residence by Stat Class	Residence	Improvement(s)				Program Type	Land	RMV before index
		Carport	Garage	Other Improvements	Total		Land Class	
134	\$104,635	\$0	\$22,237	\$16,175	\$143,046	Residential	HS	<u><u>\$439,985</u></u>

Current RMV

Improvement						Land	
Impr ID	From/To	Account ID	Percent	Indexed RMV	Cumulative Index	Indexed RMV	Cumulative Index
59001		5900		\$407,655	2.85	<u><u>\$709,946</u></u>	<u><u>1.68</u></u>
				<u><u>\$407,655</u></u>			

Certified Tax Roll Value

<u>Tax Year</u>	<u>Land RMV</u>	<u>Impr RMV</u>	<u>Total RMV</u>	<u>Land AV</u>	<u>Impr AV</u>	<u>Total AV</u>	<u>Total Tax</u>
2023	\$709,946	\$399,662	\$1,109,608	\$269,191	\$252,064	\$521,255	\$6,123.21
2024	\$738,343	\$407,655	\$1,145,998	\$277,266	\$259,625	\$536,891	\$6,776.94