

# 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>
59419	401	6	C	0103	80923A001200

Owner(s): **Quashnick David Carl Jr**  
**Quashnick Sheleni S**

Situs Address: **37574 Grimstad Ln**  
**Astoria,**

## Land Valuation

Site Fragment	Land Use	Land Class	Base Type	Size in Acres	Base Value	Adjustments	Base Land RMV
	Residential	HS	Acre	2.02	\$18,126	\$0	\$18,126

## RMV Summary (Before Index)

		<b>Land</b>
Program Type	Land Class	RMV before index
Residential	HS	\$18,126

## Current RMV

<b>Land</b>	
Indexed RMV	Cumulative Index
<b>\$36,143</b>	<b>2.17</b>

### Certified Tax Roll Value

<b>Tax Year</b>	<b>Land RMV</b>	<b>Impr RMV</b>	<b>Total RMV</b>	<b>Land AV</b>	<b>Impr AV</b>	<b>Total AV</b>	<b>Total Tax</b>
2023	\$36,142	\$0	\$36,142	\$10,070	\$0	\$10,070	\$149.22
2024	\$39,395	\$0	\$39,395	\$10,372	\$0	\$10,372	\$154.60

### Recent Transactions

<b>Instrument ID</b>	<b>Sales Date</b>	<b>Consideration</b>	<b>Sales Data Code</b>		<b>Multiple Accounts</b>	<b>Account ID</b>	<b>TaxMapKey</b>
200600038	12/28/2005	\$80,000	30	Yes	<b>Primary</b>	<b>27244</b>	<b>80923A001200</b>
					Additional	51650	80923A001200
200207258	06/25/2002	\$70,000	07	Yes	<b>Primary</b>	<b>27244</b>	<b>80923A001200</b>
					Additional	51650	80923A001200