

PROPERTY ASSESSMENT RECORD TOWN OF Portage

CARD OF CARDS

MAP	LOT	ROAD	766 West Rd.	SINGLE FAMILY		RESIDENTIAL		SUMMARY	
				TWO FAMILY	APARTMENT	SEASONAL	OTHER		
10	7	OWNER							13
RECORD OF OWNERSHIP				DATE	BK	PG	RET ST		20
Loutsios, Donna M.				8-3-95	2817	41			15
Loutsios, Donna M. & Robert M. Loutsios				7-19-12	5081	175		5-4-16 Bldg Still Here	20
Loutsios Donna M.				8-15-14	5337	105		5-17 AdS Depr.	17
Whithead, Charles + Denise M.				10-6-14	5360	97			20
Bourgoin, Denise M.				11-30-16	5612	227			20

E - 50%

INTERIOR INSPECTED	YES	NO-EST	DATE 8-5-12
REMARKS: 10-30-14 Review APPX New Depr. + also Functional for 2015. Has a Bathroom but not usable ? ; 1 Supp.			

LAND VALUATION							LAND FACTORS		
CLASSIFICATION	ACRES	%	PRICE	TOTAL	- DEPR	+	VALUE	MINUS	PLUS
HOUSE LOT								VACANCY	COMM. INFL.
BASE								SEMI-IMP	OTHER
FRONT ACRES								TOPOGRAPHY	
ACREAGE								ACCESS	
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	
150	278	600	108	648	97200		77200	ROUGH	GRAVEL ROAD	
								ROLLING	TOWN WATER	
								SWAMPY	DRILLED WELL	
								HIGH	DUG WELL	
								LOW	TOWN SEWER	

LOCATION			AREA TRENDS			
G	F	P	IMPROVING	STATIC	DECLINED	



Good Findings

CONSTRUCTION										
1 FOUNDATION	G	F	P	6 FLOORS						
CONCRETE				B	1	2	3	G	F	P
CONC BLOCK				CONCRETE						
CONC SLAB				EARTH						
BRICK OR STONE				PINE						
PIERS				HARDWOOD						
2 BASEMENT				INLAID						
FULL HR				W/W CARPET						
1/4 1/2 3/4				CERAMIC						
FIN BSMT AREA				SINGLE						
BSMT GAR										
FRAMING				ATTIC FLR & STAIRS						
FLR JOISTS				7 INTERIOR FINISH						
X O/C				B	1	2	3	G	F	P
BEAMS & COL				PLASTER						
STUDS				DRYWALL						
3 WALLS				PANEL						
DOUBLE SIDING				KNOTTY PINE						
SINGLE SIDING				WALLBOARD						
SHINGLES				UNFIN						
CONC BLOCK				8 HEATING						
FACE BRK ON				HOT AIR				M	O	
SOLID COM BRK				HOT WATER/VAPOR						
INSULATION				STEAM						
ATTIC ONLY				AIR COND						
ROOFING				PIPELESS FURN						
ASPH SHINGLES				FLOOR FURN						
WOOD SHINGLES				9 PLUMBING						
METAL				BATHROOM						
ROLL ROOFING				TOILET ROOM						
ROOF TYPE				WATER CLOSET						
GABLE				LAVATORY						
HIP				STALL SHOWER						
GAMBREL				KITCHEN SINK						
4 LIGHTING				KITCHEN SINK						
NO ELEC				5 FIREPLACES						
OUTLETS				# OF STACKS						
WIRING				FIREPLACE STACK						
5 FIREPLACES				FIREPLACE						
HEARTH				HEARTH						
NO OF ROOMS				NO OF ROOMS						
BSMT	1ST			NO PLUMBING						
2ND	3RD									
INT LAYOUT										

REMODELING DATA						YEAR	COST
STRUCTURAL							
KITCHEN							
ELECTRICAL							
PLUMBING							
HEATING							
COMPUTATIONS							
	UNIT	AMOUNT					
834	SF	75000					
BSMT AREA		- 4170					
BSMT GAR							
WALLS							
INSULATION							
ROOFING							
LIGHTING							
FIREPLACES							
FLOORS							
ATTIC							
INT FINISH							
HEATING							
PLUMBING							
TOTAL		57019					
ADDITIONS & PCHS							
1.50 (OP)	SF	+ 1070					
2.176 (OP)	SF	+ 3874					
3	SF						
4	SF						
5	SF						
6	SF						
7	SF						
8	SF						
9	SF						
TOTAL		57019					
FACTOR		50					
FIN BSMT							
REPL VALUE		28509					
OCCUPANCY	CONSTRUCTION	SIZE	AREA	GRADE	AGE	REMOD	COND
1	MH & Fr	6x6	274	E	1924		P
2	SHED	15Fr	12x12	14	8-		P
3	SHED	15Fr	6x12	40	50		P
4	SHED	15Fr	21x2	108	50		P
5							
6							
7							
8							

SKETCH												
SPLIT LEVEL		RANCH		GARRISON		CAPE		MODULAR		CUSTOM		
DATE		TYPE		SALE PRICE		SOURCE		DATE LISTED				
MO.	YR.	1. LAND 2. L & B 3. BLDG		49900		1. BUYER 2. SELLER		3. DECL. 4. AGENT		LISTED		
10-10-14		1 (2) 3				1 2 3 4		1 2 3 4		MEAS		
		1 2 3				1 2 3 4		1 2 3 4		PRICED		
INTERIOR CONDITION COMPARED TO EXTERIOR				+		=		-		REV'D.		
OBSOLESCENCE FACTORS												
SURPLUS CAPACITY		ENCROACHMENTS		PLUMB & HEAT		UNFINISHED						
STYLE		COMM. LOCATION		ECONOMIC & FUNC		50						
OCCUPANCY	CONSTRUCTION	SIZE	AREA	GRADE	AGE	REMOD	COND	REPL VAL	PHYS DEP	PHYS VAL	OBSOL.	SOUND VALUE
1	MH & Fr	6x6	274	E	1924		P	28509	85	4276	50	2.138
2	SHED	15Fr	12x12	14	8-		P	1152	60	460	25	345 NV
3	SHED	15Fr	6x12	40	50		P			50		N1
4	SHED	15Fr	21x2	108	50		P			50		300 NV
5												
6												
7												
8												
TOTAL VALUE BUILDINGS												
2138												