

## Itemized Property Costs: (All Data on this Cost Sheet Is for Assessment Purposes only)

From Table: MAIN Section 1

Record # 259

<b>Parcel ID:</b> 03043010	<b>Span #:</b> 621-195-11445	<b>Last Inspected:</b> 05/09/2012	<b>Insp. By:</b> V
<b>Owner(s):</b> CREATIVE VENTURES LLC		<b>Sale Price:</b> 0	<b>Book:</b> 689 <b>Validity:</b> Yes
		<b>Sale Date:</b> 08/06/2007	<b>Page:</b> 16
<b>Location:</b> 998 SOUTH MAIN ST		<b>Bldg Type:</b> Single	<b>Quality:</b> 5.00
<b>Stowe, Vermont</b>		<b>Style:</b> 2 Story	<b>Year Built:</b> 2007
<b>Description:</b> 14.8 AC & COMM BLDG		<b>Above Grade Living Area:</b> 3624 <b>Fin Bsmt Living A:</b> 1236	
<b>Tax Map #:</b> 07-312.100		<b>Total Rooms:</b> 9 <b>Total Bedrooms:</b> 0 <b>Fin Bsmt:</b> Partition	
		<b>1/2 Baths:</b> 3 <b>3/4 Baths:</b> 0 <b>Full Baths:</b> 0	

Item	Description	Percent	Quantity	Unit Cost	Total
<b>BASE COST</b>					
<b>AVERAGE BASE VALUE</b>			3,624.00	96.34	349,136
<b>STYLE ADJUSTMENT</b>	2 Story	96.00			335,171
<b>DESIGN MULTIPLIER</b>	6-10Corner	103.00			345,226
<b>SIDING MULTIPLIER</b>	Wood Frame				345,226
<b>HALF BATHS</b>			3.00	3,000.00	
<b>3/4 BATHS</b>				4,000.00	
<b>FULL BATHS</b>				6,000.00	
<b>BATH QUALITY FACTOR</b>		145.00		9,000.00	13,050
<b>Exterior Wall #1:</b>	WdSiding				
<b>ADJUSTMENTS</b>					
<b>Roof #1:</b>	CompShg	100.00			
<b>Heat/cooling #1:</b>	WrmCool	100.00	3,624.00		
<b>Energy Adjustment</b>	Good		3,624.00		
<b>Foundation Adjustment</b>	SF Mod Hil				
<b>ADJUSTED BASE COST</b>					358,276
<b>ADDITIONAL FEATURES</b>					
<b>Features #1:</b>	Elevator		1.00	30,000.00	30,000
<b>Features #2:</b>	Sprinkler System		5,436.00	2.00	10,872
<b>Porch #1:</b>	Cov-Porch		336.00	50.00	16,800
<b>Porch #2:</b>	Cov-Porch		45.00	50.00	2,250
<b>Porch #3:</b>	Cov-Porch		168.00	50.00	8,400
<b>BASEMENT BASE COST</b>			1,812.00	20.08	36,385
<b>Finished Basement</b>	Partition		1,236.00	36.00	44,496
<b>Subtotal</b>					507,479
<b>Local multiplier</b>		0.90			
<b>REPLACEMENT COST NEW</b>					456,731
<b>Condition</b>	Excellent	Percent			
<b>Physical depreciation</b>		4.00			-18,269
<b>Functional depreciation</b>					
<b>Economic depreciation</b>					
<b>REPLACEMENT COST NEW LESS DEPRECIATION</b>					438,500
<b>LAND PRICES</b>	Size	Nbhd Mult	Grade	Depth/Rate	
<b>SI Bldg Lot</b>	2.00	1.00	1.50		210,000
<b>AC Other</b>	12.80	1.00	0.50		96,000
<b>SITE IMPROVEMENTS</b>	Hsite/Hstd	Quantity	Quality		
<b>Water</b>	y / y	Typical	Average		7,000
<b>Sewer</b>	y / y	Typical	Average		10,000
<b>Landscape</b>	y / y	Extensive	Average		20,000
<b>TOTAL PROPERTY VALUE</b>					781,500
<b>NOTES</b>					

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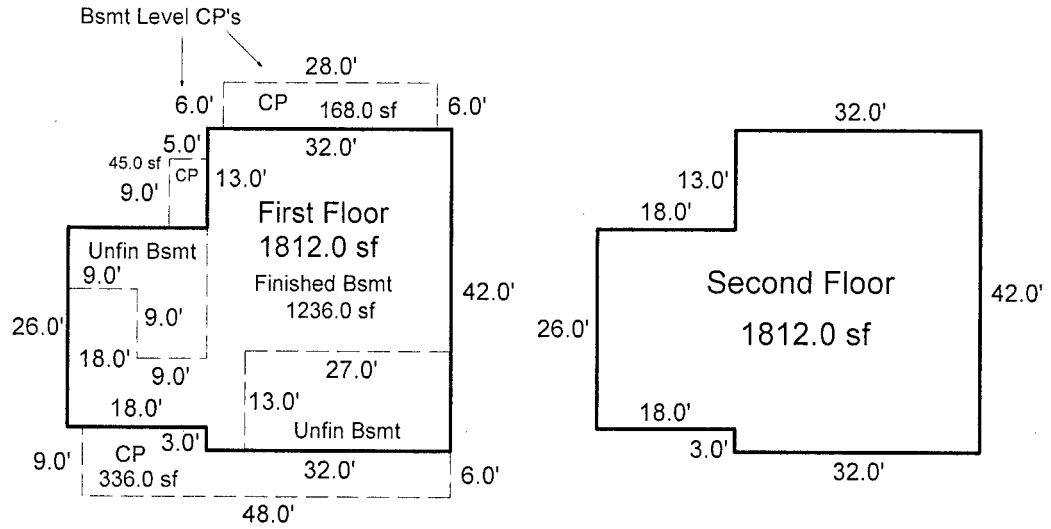
Item	Description	Percent	Quantity	Unit Cost	Total
	Prime commercial site on Rt 100 with much of the remaining land in floodplain. There is a potential for a second site south of the main bldg but not defined as yet.				

2013: Conveyed conservation easement on 12.39 acres to Friends of Stowe Conservation inc. Conveyed on 12-20-12 for \$22,322 Bk 850/82.

# SKETCH/AREA TABLE ADDENDUM

Parcel No 03-043.010

SUBJECT	Property Address	998 South Main Street		
	City	Stowe	County	Lamoille
			State	VT
	Owner			
	Client	Town of Stowe		
	Client Address	Listers Office		
	Appraiser Name	Tax assessment use only		



998 South Main St

Scale: 1" = 25'

## AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
1FL1	First Floor	1.00	1812.0	184.0	1812.0
1FL2	Second Floor	1.00	1812.0	184.0	1812.0
1BF	Finished Bsmt	1.00	1236.0	202.0	1236.0
P/P11	CP	1.00	336.0	114.0	336.0
P/P12	CP	1.00	45.0	28.0	45.0
P/P13	CP	1.00	168.0	68.0	168.0

## Comment Table 1

## Comment Table 2

## Comment Table 3

Net BUILDING Area

(rounded w/ factors)

3624