

Itemized Property Costs

From Table: MAIN Section 1

Record # 966

Property ID: 560-0111 Span #: 696-221-10763 Last Inspected: 05/19/2008 Cost Update: 02/18/2014

Owner(s): GRENIER DAVID M & NORA J

Sale Price: 0

Book:

Validity: No Data

Sale Date: / /

Page:

Address: 111 MILLER LANE

Bldg Type: Single

Quality: 5.25 VG/EXCEL

City/St/Zip: WATERBURY CTR VT 05677

Style: 2.5 Fin

Frame: Studded

Location: 111 MILLER LANE

Area: 3323

Yr Built: 1988 Eff Age: 26

Description: 5.06 AC & DWL

Rms: 8

Bedrm: 4

Ktchns: 1

Tax Map #: 14-083.400

1/2 Bath: 1

Baths: 3

Item	Description	Percent	Quantity	Unit Cost	Total
BASE COST					
Exterior Wall #1:	WdSidng / Ht=8	100.00		100.82	
ADJUSTMENTS					
Roof #1:	CompShg	100.00		-2.14	
Subfloor	Wood				
Floor cover #1:	Allowance	100.00		9.12	
Heat/cooling #1:	HW BB/ST	70.00		1.22	
Heat/cooling #2:	HW Rad	30.00		0.52	
Energy Adjustment	Good			2.15	
ADJUSTED BASE COST			3,323.00	111.69	371,154
ADDITIONAL FEATURES					
Fixtures (beyond allowance of 14)			3.00	2,662.50	7,988
Roughins (beyond allowance of 1)			1.00	731.25	731
Dormers	Gable roof		11.00	281.25	3,094
Features #1:	Gas Hearth		1.00	2,400.00	2,400
Features #2:	Skylight / Op		6.00	50.00	300
Features #3:	Wood Hearth		1.00	1,500.00	1,500
Porch #1:	WoodDck/NoWall/Roof/C		174.00	49.67	8,643
Porch #2:	WoodDck/NoWall/NoRoo		32.00	40.44	1,294
Porch #3:	WoodDck/NoWall/NoRoo		357.00	16.38	5,848
Basement	Conc 8"		882.00	27.33	24,105
Basement Outside Entrance				2,693.75	2,694
Garage/Shed #1:	Builtin/WdSidng/No		892.00	27.80	24,798
Subtotal					454,547
Local multiplier		1.00			
Current multiplier		1.00			
REPLACEMENT COST NEW					454,547
Condition	Average	Percent			
Physical depreciation		18.00			-81,818
Functional depreciation		7.00			-31,818
Economic depreciation					
REPLACEMENT COST NEW LESS DEPRECIATION					340,900
LAND PRICES					
SI Bldg Lot	Size	Nbhd Mult	Grade	Depth/Rate	
AC Other	2.00	1.10	1.30		121,600
Total	3.06	1.10	0.80		13,500
	5.06				135,100
SITE IMPROVEMENTS					
Water	Hsite/Hstd	Quantity	Quality		
	y / y	Typical	Average		7,000
Sewer	y / y	Typical	Average		10,000
Landscape	y / y	Typical	Good		7,000
Total					24,000

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Address: 111 MILLER LANE				Sale Date: / /	Page:		
City/St/Zip: WATERBURY CTR VT 05677				Bldg Type: Single	Quality: 5.25 VG/EXCEL		
Location: 111 MILLER LANE				Style: 2.5 Fin	Frame: Studded		
Description: 5.06 AC & DWL				Area: 3323	Yr Built: 1988	Eff Age: 26	
Tax Map #: 14-083.400				# Rms: 8	# Bedrm: 4	# Ktchns: 1	
				# 1/2 Bath: 1	# Baths: 3		

Item	Description	Percent	Quantity	Unit Cost	Total
TOTAL PROPERTY VALUE					500,000

NOTES	HOUSESITE	VALUE :	.	486,500
	HOMESTEAD	VALUE :	.	500,000

GOOD VIEW, 3% FUNC FOR 3RD FLOOR. 4% FUNC.

SKETCH/AREA TABLE ADDENDUM

Parcel No 560-0111

Property Address 111 Miller Lane

City Waterbury Ctr

County Washington

State VT

Zip 05677

Owner

Client Waterbury Board of Listers

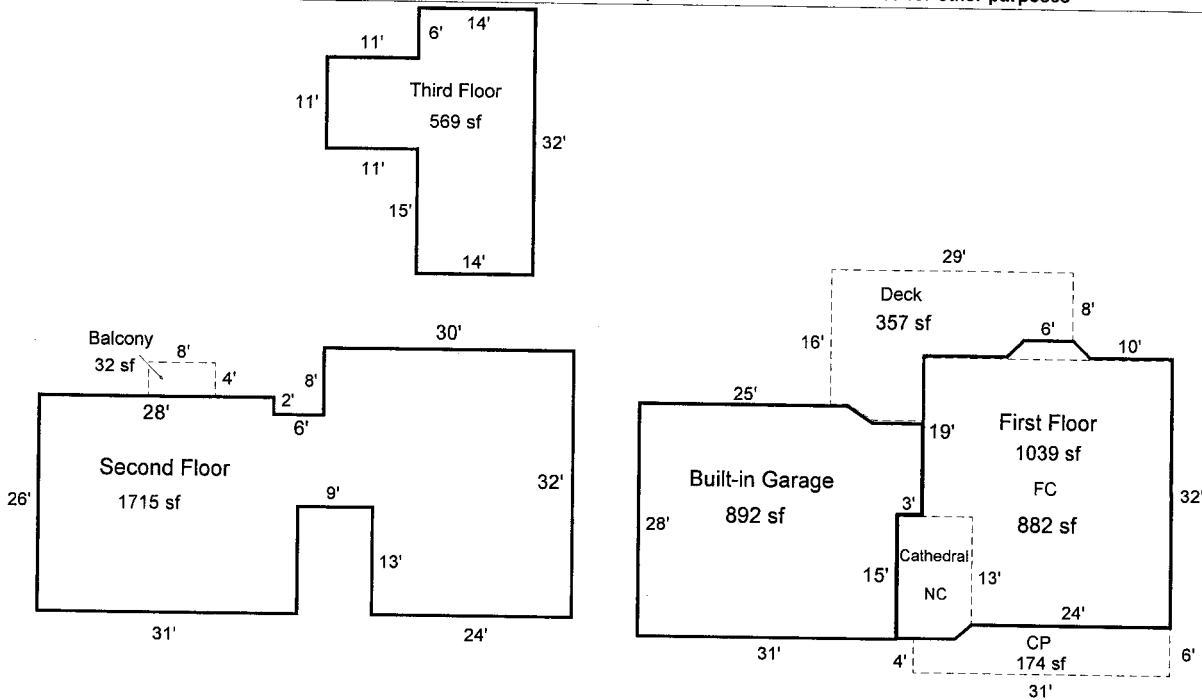
Client Address 51 South Main St

Appraiser Name 2008 Waterbury Reappraisal

Inspection Date Not to be used for other purposes

SUBJECT

IMPROVEMENTS SKETCH



2 1/2 Sty Dwl

111 Miller Lane

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
1FL1	First Floor	1.00	1039	135	1039
1FL2	Second Floor	1.00	1715	222	1715
1FL	Third Floor	1.00	569	114	569
1BS	FC	1.00	882	124	882
P/P11	CP	1.00	174	73	174
P/P12	Balcony	1.00	32	24	32
P/P13	Deck	1.00	357	91	357
GAR11	Built-in Garage	1.00	892	123	892

Net BUILDING Area

(Rounded w/ Factors)

3323

AREA CALCULATIONS