

RECORD OWNER CARLE & ANNA LIZZENDERGER

ADDRESS

OUT BUILDINGS

LOCATION NE 3/4 Sec 4 T4 R1 E2
SHEET 3 OF 3

(1) DIAGRAM 	TYPE <u>Remod. Bldg.</u> CLASS <u>A-2</u> YEAR CONSTRUCTED <u>1946</u> PERIMETER <u>36</u> AREA <u>80</u> BASE RATE <u>1.480</u>
FOUNDATION <u>concrete Blks</u> WALL/WALL HTS. <u>8 ft conc. Blks</u> ROOF <u>Pat shingles</u> WINDOWS <u>none</u> FLOOR <u>concrete</u> SECOND FLOOR <u>none</u> PAINT, OUTSIDE <u>none (w. delamination)</u> FINISH, INSIDE <u>frame</u> WIRING <u>yes</u> (R.V. 141) <u>+1.00</u> PLUMBING <u>none</u> <u>slab 2</u> DOORS <u>hinged</u> <u>143</u>	ADJUSTED BASE RATE <u>1.765</u> REPLACEMENT VALUE <u>143</u> DEPRECIATION FACTOR <u>.808</u> YEAR <u>50</u> VALUE <u>115.00</u>
SPECIALS <u>3x4 conc. slab</u> <u>@15 = 2.00</u>	SPECIALS <u>10x30 side</u> <u>17 in</u>

(4) DIAGRAM 	TYPE <u>Remod. shed</u> CLASS <u>B-6</u> YEAR CONSTRUCTED <u>1937</u> PERIMETER <u>112</u> AREA <u>720</u> BASE RATE <u>.689</u>
FOUNDATION <u>frame on conc. Blks</u> WALL/WALL HTS. <u>10' 2x6 Rustic</u> ROOF <u>wood shingles</u> WINDOWS <u>none</u> FLOOR <u>dit</u> SECOND FLOOR <u>none</u> PAINT, OUTSIDE <u>yes</u> FINISH, INSIDE <u>none</u> WIRING <u>yes</u> <u>+1.039</u> PLUMBING <u>none</u> DOORS <u>none</u>	ADJUSTED BASE RATE <u>.621</u> REPLACEMENT VALUE <u>115.00</u> DEPRECIATION FACTOR <u>.646</u> YEAR <u>50</u> VALUE <u>275</u>

(2) DIAGRAM 	TYPE <u>Remod. Bldg.</u> CLASS <u>A-2</u> YEAR CONSTRUCTED <u>1915 est.</u> PERIMETER <u>104</u> AREA <u>480</u> BASE RATE <u>.990</u>
FOUNDATION <u>frame 1970</u> WALL/WALL HTS. <u>8 ft 2x4 Rustic</u> ROOF <u>wood shingles</u> WINDOWS <u>yes 9'</u> FLOOR <u>wood 3/4 dit</u> SECOND FLOOR <u>none</u> PAINT, OUTSIDE <u>yes</u> FINISH, INSIDE <u>OK unshiplap</u> WIRING <u>yes</u> <u>+1.029</u> PLUMBING <u>none</u> DOORS <u>hinged</u>	ADJUSTED BASE RATE <u>.884</u> REPLACEMENT VALUE <u>424</u> DEPRECIATION FACTOR <u>.305</u> YEAR <u>40</u> VALUE <u>129.00</u>
SPECIALS	SPECIALS

(5) DIAGRAM 	TYPE <u>Barn</u> CLASS <u>B1</u> YEAR CONSTRUCTED <u>1925 est.</u> PERIMETER <u>196</u> AREA <u>1900</u> BASE RATE <u>.448</u>
FOUNDATION <u>frame</u> WALL/WALL HTS. <u>16 ft 4x6 + 2x6 Barn Bldg</u> ROOF <u>wood shingles</u> WINDOWS <u>yes</u> FLOOR <u>wood plank</u> SECOND FLOOR <u>2x10 + 1x8 Rough</u> PAINT, OUTSIDE <u>yes</u> FINISH, INSIDE <u>rough</u> WIRING <u>yes</u> <u>+1.030</u> PLUMBING <u>none</u> DOORS <u>hinged</u>	ADJUSTED BASE RATE <u>.970</u> REPLACEMENT VALUE <u>165.00</u> DEPRECIATION FACTOR <u>.378</u> YEAR <u>40</u> VALUE <u>625</u>
SPECIALS	SPECIALS

(3) DIAGRAM 	TYPE <u>Remod. Bldg.</u> CLASS <u>B-5</u> YEAR CONSTRUCTED <u>1937</u> PERIMETER <u>64</u> AREA <u>240</u> BASE RATE <u>.970</u>
FOUNDATION <u>frame</u> WALL/WALL HTS. <u>6 ft 2x4 Rustic</u> ROOF <u>wood shingles</u> WINDOWS <u>none</u> FLOOR <u>wood</u> SECOND FLOOR <u>none</u> PAINT, OUTSIDE <u>yes</u> FINISH, INSIDE <u>none</u> WIRING <u>none</u> PLUMBING <u>none</u> DOORS <u>hinged</u>	ADJUSTED BASE RATE <u>.955</u> REPLACEMENT VALUE <u>229</u> DEPRECIATION FACTOR <u>.578</u> YEAR <u>40</u> VALUE <u>132</u>
SPECIALS	SPECIALS

6. AVERAGE CONDITION & QUALITY OF ALL BUILDINGS				7. ESTIMATED VALUES OF OTHER BUILDINGS	
DESCRIPTION	PROP.	COND.	QUAL.	TYPE	VAL.
FOUNDATION	0.11			<u>None</u>	
STRUCT. FRAME	0.32			<u>888</u>	<u>200</u>
FINISH	0.17				
ROOF	0.04				
PLUMBING	0.05				
HEATING	0.07				
ELECTRICAL	0.07				
MILLWORK & MISC.	0.17				
CONDITION FACTOR =				TOTAL VALUE	
QUALITY FACTOR =					

RECORD OWNER RICHARD + LITZENBERGER
ADDRESS _____

IMPROVEMENT SURVEY RECORD
COUNTY _____
LOCATION _____

LOT LOCATION WE-SW-2-45-5
LOT NO. _____ DIMEN. _____
APPRAIS. VAL. _____ ASSESS. VAL. _____

BUILDING ADDRESS _____

BUILDING OUTLINE

CALCULATIONS

BUILDING TYPE A=2 story B=1 story frame Res.
CONSTRUCTION DETAILS 8' frame

FOUNDATION

EXT. WALLS A+B 1st FL. 3x4 - wood frame + concrete

ROOF

SASH AND SCREENS A+B - wood sash + screen

PORCHES

BASEMENT

HEATING PLANT

SUB-FLOOR

FLOOR FINISH

WALL FINISH

CEILING FINISH

PARTITIONS

CABINET WORK

ELECTRICAL

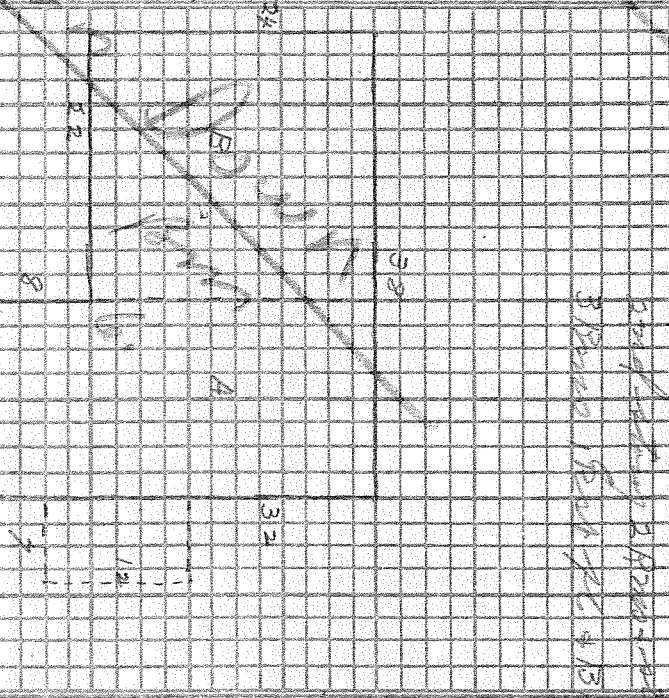
FIXTURES

PLUMBING

NO. OF FIXTURES

ATTIC

SPECIAL DETAILS



REMARKS (INCLUDING CONSTRUCTION DATES)

A built 1912 est.

B built 1920 est.

3x4 conc slab

APPRAISED 8/25/49

BY REID

RE-APPRAISED

BY

APPROVED

BY

FILE NO.

CLASS

e-3

REPLACEMENT VALUE CALCULATION

DESCRIPTION	FIRST FLOOR	ADDITIONAL FLOORS
PERIMETER	140	
AREA	1040	
STORY HEIGHT		
CUBE		
BASE RATE	AREA CUBE	158

UNIT ADDITIONS OR DEDUCTIONS FROM BASE RATE

Frame Found	-016
Shed 3x4 hinges	+037
2 Foundations	+034
2201	+040
5 Plank 4x12	+243
Shed 2x4x10	+190
1/2 full 8x12 with 2x4	+027
One 4x12 chime	
ADJUSTED BASE RATE	2081
RATE X AREA OR CUBE =	2170

LUMP SUM ADDITIONS OR DEDUCTIONS

Paul 9x12	66
Concrete slab	2
TOTAL EACH FLOOR	
TOTAL REPLACEMENT VALUE	2238 ⁰⁰

ADDITIONS AND BETTERMENTS

DESCRIPTION	YEAR CONST.	AGE	TOTAL COST	% OF TOTAL VALUE	AGE X %
ADD B	1920	31	884	39.4	12.21
ABR=1674					
x 5x8 Area					

TOTAL IMPROVEMENTS - %

ORIGINAL CONSTR.	1912	39	60.4	23.63
AVERAGE AGE : ORIGINAL+IMPROVEMENTS				35.84
SERVICE LIFE	50 YRS	DEPRECIATION FACTOR		35.8

CONDITION AND QUALITY OF BUILDING

USUAL PROPORTION OF COST	DESCRIPTION	RES.	NON RES.	GOOD	% X PROP.	QUALITY	% X PROP.
FOUNDATION	0.13	0.11	100				
STRUCTURAL FRAME	0.25	0.32					
FINISH	0.21	0.17					
ROOF	0.05	0.04					
PLUMBING	0.10	0.05					
HEATING	0.07	0.07					
ELECTRICAL	0.05	0.07					
MILWORK & MISC.	0.14	0.17					

CONDITION AND QUALITY FACTORS

REPLACEMENT VALUE	2238
X DEPRECIATION FACTOR	35.8
X CONDITION FACTOR	100
X QUALITY FACTOR	100
= PRESENT VALUE	801

COMPUTER

DATE 2/20/50

CLASS C-3

OTHER BUILDINGS

1170