

Parcel No. 48N05W-23-2500 SITE DATA

LAND USE _____ ZONING _____

Size (1070 x 830) - .248 Area: 19.586

Year of Valuation _____

FF _____ ON _____

Calculated by: LXW & REMAINDER

Date 6-14-85 Initials DW

Location	PAGE
Amenities	PAGE
Landscaping	PAGE

NEIGHBORHOOD	
Improving	
Static	
Declining	
Blighted Area	
Rural	

STREET OR ROAD	
Paved	
Gravel	
Dirt	
Sidewalks	
Curb & Gutter	
Driveway	

INFLUENCES	PLUS	MINUS
Depth		
Topography		
Irregular		
View		
Drainage		
Phy. Barriers		
Access		
Corner		
Water		
Sewer		
Sidewalk		
Paving		
Alley		
Curb & Gutter		
Other:		
TOTAL		
NET (+) (-)		

TOPOGRAPHY	
Level	
Sloping	
Above Grade	
Below Grade	
Rolling	
Hilly	
Waterfront	

UTILITIES			
Water -	System	<u>Well</u>	
Gas -	Natural	Liquified	
Elec. -	<u>Overhead</u>	Underground	
Sewer -	System	<u>Septic</u>	Storm

Land Category	Productivity	Acres/lots	Unit Value	Net Value
<u>12</u>	<u>2</u>	<u>19.586</u>	<u>1,000</u>	<u>19,586</u>
<u>12</u>	<u>R SITE</u>	<u>1.000/A</u>	<u>6750/A</u>	<u>6750</u>
<u>12</u>	<u>P SITE</u>	<u>1.000/A</u>	<u>4750</u>	<u>4750</u>
<u>12</u>		<u>19.586</u>	<u>1,000/A</u>	<u>19,586</u>
<u>12</u>		<u>19.586</u>	<u>1,000/A</u>	<u>18,586</u>

UNIT PRICE	
BASIC LAND VALUE	
(+) (-) FACTORS	

Remarks:

only one R site
as per owner 6-23-86
site removed R/P
H2 being used for
storage

Solid waste can be
per order 12-24-87

SCANNED

DEC 13 2013

Parcel No. 48N05D-23-2500 Code Area 5000Name/Address BAKER, JAMES G.

IDAHO RESIDENTIAL PROPERTY RECORD

Sheet No. 1 of 1

MISCELLANEOUS DATA

Class 4
Use Code 3413
Units 1
Market Grade 3
Year Built 1924
Year Remodeled 1994
Effective Age 1994
Effective Year A
Shape C A
Date Occupied 1994

VALUES SUMMARY

YEAR 1995 YEAR 1995
Residence \$ 63042 \$
Garage \$ \$
Carport \$ \$
Other \$ 10446 \$
Total Improve \$ 73488 \$
Land \$ \$
MARKET VALUE \$ \$

PURCHASE INFORMATION

Price Date
Price Date
Asking Date
Rent Per Date

Legal Description E. 1070' of N. 830' of NW 1/4
N. 104' of W. 104' of E. 344' of
NW 1/4 EX R/W

Property Address 12100 W. SON OF BAY ROAD

Inspected By SPS Date 12-4-95 Rev Yr
Computed By SPS Date 1-30-96 Rev Yr
Certified Appraiser Date Rev Yr
Assessor Date Rev Yr
Reinspection Date Rev Yr

Photo No.
Pebul
B ding Permt
Unde Construct

LAND INFORMATION

01 NEIGHBORHOOD		02 OFF-SITE IMPROVEMENTS		03 TOPOGRAPHY		04 WATER FRONT PROPERTY		05 ON-SITE UTILITIES	
01 Urban	06 Stable	Street	04 Asphalt/Conc.	01 Low	01 Lake	6 Beach	01 Electricity	05 Public Water	
02 Suburban	07 Improving	01 None	05 Gravel/Dirt	02 Level	02 River/Creek	None P F A G E	02 Gas	06 Private Well	
03 Rural	08 Declining	02 Public Access	06 Sidewalks	03 Moderate Slope	03 Accretion	7 Grade	03 Underground Elec/Telephone	07 Public Sewer	
04 Recreational		03 Private Access	07 Curb/Gutters	04 Sleep Slope	04 Bluff Land	P F A G E	04 Cable TV	08 Septic System	
90		90		90	05 Flood Plain	90	90		

06 SUBJECT DIMENSIONS		07 SITE INFORMATION	
Frontage	01 Location P F A G E	01 Location	P F A G E
Depth	02 Amenities P F A G E	02 Amenities	P F A G E
Other	03 Landscaping P F A G E	03 Landscaping	P F A G E
	04 View P F A G E	04 View	P F A G E
	05 Detriments Few Many None	05 Detriments	Few Many None
	06 Zoned	06 Zoned	

COMPOSITE ADJUSTMENT

CAT	LOC	CLASS	TYPE	UNIT	QTY	COST	BASE VALUE

APPRaiser: APPRAISAL DATE: REVIEW YR
REINSPECTED APPR. DATE REVIEW YR

SITE ADJUSTMENTS

01 Location	10 Access	20 View	30 Topography	40 Width	TOTAL FACTOR	EXT VALUE
50 Depth	60 Postage	70 Beach	80 Corner	90		

LAND VALUE \$