

CURRENT OWNER		TOPO.	UTILITIES	STRT./ROAD	LOCATION	CURRENT ASSESSMENT			
LEIGHTON JR, EARL & SANDRA		4 Rolling	5 Well	1 Paved	3 Rural	Description	Code	Appraised Value	Assessed Value
386 LOWER BAY ROAD			6 Septic			RESIDNTL	1010	154,600	154,600
SANBORNTON, NH 03269						RES LAND	1010	62,600	62,600
Additional Owners:						RESIDNTL	1010	75,500	75,500
SUPPLEMENTAL DATA						CURR USE	6000	25,600	4,033
						CURR USE	7200	76,700	1,537
Other ID: 000952									
000000									
ACCT # 1 008126									
ACCT # 2 000000									
GIS ID:		ASSOC PID#							
						Total		395,000	298,270

1510  
SANBORNTON, NH

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	q/u	v/i	SALE PRICE	V.C.	PREVIOUS ASSESSMENTS (HISTORY)								
LEIGHTON JR, EARL & SANDRA		0563/0005	11/06/1964	U	V		1N	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value
								2008	1010	151,800	2005	1010	167,600	2004	1010	153,100
								2008	1010	89,900	2005	1010	65,100	2004	1010	32,100
								2008	1010	69,500	2005	1010	55,800	2004	1010	42,300
								2008	6000	3,800	2005	6000	4,250	2004	6000	4,250
								2008	7200	2,092	2005	7200	2,340	2004	7200	1,860
								Total:		317,092	Total:		295,090	Total:		233,610

EXEMPTIONS				OTHER ASSESSMENTS			
Year	Type	Description	Amount	Code	Description	Number	Amount
Total:							

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD				
NBHD/ SUB	NBHD Name	Street Index Name	Tracing	Batch
A10/A	RES			

APPRAISED VALUE SUMMARY

Appraised Bldg. Value (Card)	152,600
Appraised XF (B) Value (Bldg)	2,000
Appraised OB (L) Value (Bldg)	75,500
Appraised Land Value (Bldg)	62,600
Special Land Value	102,300
Total Appraised Parcel Value	395,000
Valuation Method:	C
Exemptions	0
Adjustment:	0
Net Total Appraised Parcel Value	395,000

NOTES			
BK/PG IN TO CU: 883/474 08/16/1984	BEING PAINTED, INSIDE		
SEE APPLICATION IN FILE FOR 10.039	STUDS, PLYWOOD FLOOR OBI ATT TO BAS		
CONNECTED LOTS: 10.039; 05.045; 16.002;	FPL3 NOT USABLE; 100% COMPLETE		
12.090 - 12.090 CONTAINS MASTER FOLDER	09: FGR 100% CLOSE BP 2831		
RED; IA UHS=UNFIN, ADDTN PERMIT	15: N/C		
MAY 2003-OUTSIDE COMPLETE			

BUILDING PERMIT RECORD							
Permit ID	Issue Date	Type	Description	Amount	Insp. Date	% Comp.	Date Comp.
2831	10/31/2007	AC	Accessory	0	01/20/2009	100	01/20/2009
2480	08/11/2004	AC	Accessory	0		100	06/03/2005
2304	05/28/2003	AL	Alteration	0		100	06/03/2005

VISIT/ CHANGE HISTORY					
Date	Type	IS	ID	Cd.	Purpose/Result
10/10/2014			CC	56	Field Review
05/05/2010			CC	56	Field Review
01/20/2009			BP	00	Measur Listed
06/03/2005			GH	01	Meas First Attempt
07/21/2003			FA	00	Measur Listed

LAND LINE VALUATION SECTION

B #	Use Code	Use Description	Zone	D	Front	Depth	Units	Unit Price	I.	S.A.	Acre Disc	C.	ST.	Idx	Adj.	Notes- Adj	Special Pricing	S Adj Fact	Adj. Unit Price	Land Value
1	1010	1 Family	RES		1950		1.00	AC	74,965.00	1.0000	5	1.0000	1.00	A12	0.80			1.00	59,972.00	60,000
1	1010	1 Family	RES				1.00	AC	5,500.00	1.0000	0	0.8300	0.70	A12	0.80	TOPO		1.00	2,556.40	2,600
1	6000	Farm Land	RES				10.00	AC	5,500.00	1.0000	0	0.8300	0.70	A12	0.80		CU	1.00	2,556.40	25,600
1	7200	HWood	RES				30.00	AC	5,500.00	1.0000	0	0.8300	0.70	A12	0.80		CU	1.00	2,556.40	76,700

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	63		Antique				
Model	01		Residential				
Grade	03		Average				
Stories	1.5		1 1/2 Stories				
Occupancy	1						
Exterior Wall 1	11		Clapboard				
Exterior Wall 2							
Roof Structure	03		Gable/Hip				
Roof Cover	03		Asph/F Gls/Cmp				
Interior Wall 1	05		Drywall/Sheet				
Interior Wall 2	03		Plastered				
Interior Flr 1	11		Ceram Clay Til				
Interior Flr 2	14		Carpet				
Heat Fuel	03		Gas				
Heat Type	05		Hot Water				
AC Type	01		None				
Total Bedrooms	02		2 Bedrooms				
Total Bthrms	1						
Total Half Baths	1						
Total Xtra Fixtrs							
Total Rooms	5		5 Rooms				
Bath Style	02		Average				
Kitchen Style	02		Modern				

**MIXED USE**

Code	Description	Percentage
1010	1 Family	100

**COST/MARKET VALUATION**

Adj. Base Rate:	75.20
	247,408
Net Other Adj:	7,000.00
Replace Cost	254,408
AYB	1840
EYB	1978
Dep Code	G
Remodel Rating	
Year Remodeled	
Dep %	35
Functional Obslnc	5
External Obslnc	0
Cost Trend Factor	1
Condition	
% Complete	
Overall % Cond	60
Apprais Val	152,600
Dep % Ovr	0
Dep Ovr Comment	
Misc Imp Ovr	0
Misc Imp Ovr Comment	
Cost to Cure Ovr	0
Cost to Cure Ovr Comment	

UAT	20	
FEP		
UBM		
38		
TQS		PTO
BAS		
UBM		
32		32
18		19
6	FHS	
	BAS	
	UBM	
22		22
28		
	34	
FOP	40	6

**OB-OUTBUILDING & YARD ITEMS(L) / XF-BUILDING EXTRA FEATURES(B)**

Code	Description	Sub	Sub Descript	L/B	Units	Unit Price	Yr	Gde	Dp Rt	Cnd	%Cnd	Apr Value
BRN6	BRN 2 STY BM			L	2,040	27.00	2003		0		50	27,500
FGR1	GAR AVG			L	1,120	22.00	2003		0		50	12,300
FGR1	GAR AVG			L	1,120	22.00	2003		0		90	22,200
BRN8	BRN POLE			L	1,152	13.00	2004		0		90	13,500
FPL3	2 STORY CHIM			B	1	4,000.00	1978		1		50	2,000

**BUILDING SUB-AREA SUMMARY SECTION**

Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BAS	First Floor	1,324	1,324	1,324	75.20	99,565
FEP	Porch Enclosed Finished	0	760	532	52.64	40,006
FHS	Half Story Finished	374	748	374	37.60	28,125
FOP	Porch Open Finished	0	372	74	14.96	5,565
PTO	Patio	0	608	61	7.54	4,587
TQS	Three Quarter Story	432	576	432	56.40	32,486
UAT	Attic Unfinished	0	760	76	7.52	5,715
UBM	Basement Unfinished	0	2,084	417	15.05	31,358

**Ttl. Gross Liv/Lease Area:** 2,130 7,232 3,290 254,408

