

COMM SE COR OF W1/2 OF E1/2
OF S1/2 OF GOV'T LOT 1, RUN W
538.16 FT TO E R/W OF COUNTY

MCINTIRE LAURALEE G
20C ESQUIRE DRIVE
MANCHESTER, CT 06042

2026

35-7S-16-04346-027



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual Units	01	CONV 100 0 100

Quality	05 05
DOR CODE	0200
MAP NUM	
NEIGHBORHOOD/LOC	35716.010 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,216	100		1,216	33,240
TOTALS	1,216			1,216	33,240

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	0200	C	MBL HM	0		A-1	0.00	0.00	1.00

REVIEW DATE 07/13/2015 BY DF

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	
0800	02	1,216	113.9000	68.34	83,101	1997	1997	0	0	0	60.00	40.00	
1 MOBILE HME 0% - 2023 Heated Area: 1216 HX Base Yr													
167616BAS													
1447 SW RUM ISLAND TER, FORT WHITE													

TOTAL OB/XF 7,000													
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL
1	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100		

TOTAL OB/XF 7,000													
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL
1	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100		

Total Acres: 1.00 Total Land Value: 13,000 Market: 0 Agricultural: 0 Common: 13,000

COLUMBIA COUNTY PROPERTY													
VALUATION SUMMARY													
3													
VALUATION BY STANDARD													
Tax Group: 3 Tax Dist:													
BUILDING MARKET VALUE 33,240													
TOTAL MARKET OB/XF VALUE 7,000													
TOTAL LAND VALUE - MARKET 13,000													
TOTAL MARKET VALUE 53,240													
SOH/AGL Deduction 0													
ASSESSED VALUE 53,240													
TOTAL EXEMPTION VALUE 0													
BASE TAXABLE VALUE 53,240													
TOTAL JUST VALUE 53,240													
NCON VALUE 0													
INCOME VALUE													
PREVIOUS YEAR MKT VALUE 53,240													
SALES DATA													
OFF RECORD Number DATE TYPE INST Q / V / RSN CD SALE PRICE													
1111/0687 2/20/2007 WD Q V 06 100													
GRANTOR: RUSSEL & JOANNE S GUY													
GRANTEE: LAURALEE G MCINTIRE													
BUILDING NOTES													
BUILDING DIMENSIONS													
BAS= W76 S16 E76 N16\$.													