

1507 BLOCK 383.26 LOT 25

-----OWNER INFORMATION-----
US BANK TRUST NA%RESICAP STE 1500
3630 PEACHTREE RD NE 30326
ATLANTA GA

DED BANK# 660 AMT MORT# #OWN 02 SS#

QUAL.

-----PROPERTY INFORMATION-----
PROP LOC: 360 EVERGREEN DR.
PROPERTY CLASS 2 ACCOUNT# 00309717
BLDG DESC 15F1G 1468
LAND/ACRE .1429AC / .14
ADDITIONL LOTS

ZONE R75 MAP 33.3 USER#1 #2
BULT 1968 UNITS 01 BCLASS 16
VCS LRA SFLA 01468

-----SALES INFORMATION-----
DATE BOOK PAGE PRICE PCD NU
CUR: 110818 17306 1885 10 Z 25
-1: 103018 17295 01087 1 25
-2: 072318 17232 00048 181000 12

-----EXEMPT PROPERTY DATA-----
EPL CD STAT.
FACILITY
INIT FILE FUR FILE ASMT CODE

-----VALUES-----
LAND 130300
IMPR 122400
EXM1
EXM2
EXM3
EXM4
NET 252700
OLDID:

-----TAXES-----
18 TOTAL 5685.76
19 HALF1 2842.88
19 TOTAL .00
20 HALF1 .00
SPTAX CDS: F01

NEXT ACCESS: BLK
EN=CHANGE F1=NO ACTION F3=ASSMT HISTORY F5=RECORD CARD F7=MORE

001 Property Address		002 Map	003 Block	004 Lot	005 Qual	3020 Folder	3021 Card	3022 Of Total	3023 Routing									
		33C				383-26	1	1	9									
BLK 383-26 360 EVERGREEN DR. LOT 25 L26,27 95X94 IRR 2						SALES HISTORY												
SPICER, ROBERT & MILDRED 360 EVERGREEN DRIVE BRICK TOWN, N.J. 08723						2001 Deed Date 1	3/23/76	2001 Deed Date 2										
						2002 Deed Book 1	257	2002 Deed Book 2										
						2003 Deed Page 1	192	2003 Deed Page 2										
						2004 Sale Amount 1	750	2004 Sale Amount 2										
						2005 Invalid Type 1		2005 Invalid Type 2										
200B 383.26 360 EVERGREEN DR. L 25 1SF1G 00309717 .1429AC 2 L26,27 DUDEK, BERNARD T. & VIRGINIA C. 360 EVERGREEN DR. 00000 BRICK TOWN, NJ 08723 12200 41900 54100																		
Dudek, Bernard T. & Virginia C. 44973/396 10/22/86 11/20/86 110,000.00																		
NOTES						BUILDING PERMITS												
						2501 Permit date	2502 Type	2503 Permit Number	2504 Value	2505 Percent Complete	2506 Description Task On Permit							
LAND VALUATION						QUALIFIED FARMLAND												
Unit codes	020 Unit	021 Frontage	022 Depth	023 Back lot Setback	024 Standard Depth	025 Area (decimal il acres)	026 Unit Value	027 Depth	028 Frontage	029 Back Lot	030 Triangle	031 Corner	032 Topo	YR.	LAND	BLDGS	TOTAL	DET
1 = Front feet	1	28	91		100		150	96	95					82	12200	41900	54100	D
2 = Square feet	1	20	90		100		150	96	95		60			83				S
3 = Acreage	1	48	93		100		150	98	95					87				S
4 = Site																		
SITE DATA																		
040 Add lots 26-27		INFLUENCES				058 Sewer 3		063 Neighborhood Trend 0										
041 Property Class 2		047 Lot Type 0				None 0 Private 2		Stable 0 Declining 1										
042 Zoning R-25		Typical 0 Corner 2				Septic 1 Public 3		Improving 2										
043 Neighborhood Code 008		Backlot 1 Cul-de-sac 3																
044 Neighborhood 5		048 Adjoin Alley No 0 Yes 1				059 Water 3		064 Topography 1										
Rural 1 Subdivision 5		049 Street Lights No 0 Yes 1				None 0 Private 2		Level 1 High 3										
Crossroads 2 Commercial 6		050 Sidewalks No 0 Yes 1				Well 1 Public 3		Rolling 2 Low 4										
Suburban 3 Industrial 7		051 Curbing No 0 Yes 1				060 Other Utilities 3		065 Landscaping 0										
Urban 4 Mixed 8		052 Undrgrnd Util No 0 Yes 1				Gas 1 Electric 2		Typical 0 Interior 1										
045 Road Type 4		053 Extnsv Easmts No 0 Yes 1				Gas and electric 3		Superior 2										
None 0 Gravel 2		054 Waterfront No 0 Yes 1				061 Proximity to Services 0		NOTES										
Proposed 1 Dirt 3		055 Lagoon No 0 Yes 1				Typical 0 Interior 1												
Paved 4		056 Bulkheading No 0 Yes 1				Superior 2												
046 Traffic 1		057 View 0				062 Neighborhood Conformity 0												
Typical 0 Light 1		Typical 0 Detrimental 1																
Heavy 2		Enhancing 2																
FIRE DISTRICT																		

9149

REAL ESTATE DESCRIPTION				OWNERSHIP RECORD					
Block	Lot	Tract	Property Address	Name	Mail Address	Date	Remarks		
383-26			Evergreen Dr., Lake Riviera Brick Top.	Jimmie Wm & Dorothy Lake Riviera, Inc	13 No. 15th St. Kansas City Mo. 64108	3/24/66	1572/192		

SALES AND ASSESSMENT RECORD									
SALES RECORD				ASSESSMENT				REMARKS	
Date	Sale Price	Ratio	Year	Land	Building	Personal	Exemption	Total	
			1961	475				475	
			1963	950				950	
3/29/66	750		1964	1450				1450	AA'GP 19450 12450
			1969	1650	12450			14100	

LOT RECORD			ACREAGE RECORD			LAND VALUE CALCULATION							
TOPOGRAPHY	ZONING OR USE	TOPOGRAPHY	TRADING CTR.	ACRES	Size of Lot or Number of Acres	Soil Class	Base Unit Value	Depth, Corner, or Other Influence	Table Factor	Table Factor	Factor	Adjusted Unit Value	Total Value
Level	Residential	Level	Distance to Trading Center	Cultivable	45		12.50		0.98			12.25	1125
High	Apartment	Rolling		Pasture	45								
Low	Commercial	Low		Forest Trees	17 X 96								
	Light Indust.			Waste	75 X 96								
	Heavy Indust.			Roads, Streams	60 X 96								
				Total Acres	17 X 96								
				MINERALS LANDS	12 X 96								
				Type	12 X 96								
				Total Acres									

ADDITIONAL INFORMATION ON MAJOR ALTERATIONS TO PRINCIPAL BUILDING OTHER SPECIAL NOTES		ADJUSTMENT FOR RURAL LAND	
DESIGN 1 S F 19		Type of Road	Location Adjustment Factor
		Distance to all-weather road	Adjusted Value
		Distance to local trading center	Mineral Value

五、紅粉印 三本

PERCEY, NATHANIEL - CHINA

BUILDING VALUE CALCULATION			
ITEM NO.	AREA OR CUBIC	UNIT COST	TOTAL
Base	1397	105	147185
ADDITIONS AND DEDUCTIONS			
16.2A	212	329	70228
13A	32	105	3360
4K	192	35	6720
6H	155	25	3875
10A	1277	152	194104
TOTAL REPLACEMENT COST			\$130944
Coal Compression Factor			
Replacement Cost			
DEPRECIATION AND OBSOLESCENCE			
DEPRECIATION			
Effective Age Depreciation			
Observed Physical Condition			
Other			
Total Depreciation			
FINAL NET CONDITION			95
SUMMARY		APPRAISED VALUE	
Principal Buildings Appraisal		124444	
Other Principal Buildings Appraisal			
Accessory Buildings Appraisal			
Total Building Appraisal		124444	
Total Land Appraisal		16500	
TOTAL APPRAISED VALUE		140944	

QUAL

CURRENT ASSESSED	- LAND VAL	45,400
	IMPR VAL	57,200
	TOTL VAL	102,600

CURRENT	1ST PREV	2ND PREV	VAL	IVAL
01-05-06				
285,000				

APR 07 2008

APPRAISAL SYSTEMS

54. ROAD OF

- | | |
|--|-----------|
| ☒ 01 PAVED | |
| ☐ 02 GRAVEL | |
| ☐ 03 DIRT | |
| ☐ 04 PRIVATE | |
| ☐ 05 NONE | |
| 55. CURBING | QF |
| ☐ 01 YES | |
| ☒ 90 NONE | |
| 56. SIDEWALK | QF |
| ☐ 01 YES | |
| ☒ 90 NONE | |

CARD OF

CALLBACK / APPT INFO:
SAT 4-12-03 (10-1)
THURS 4-17

81. FIELD CALLS

	BY	DATE
MEAS.	97	3-28-08
LIST	DB	5/28/08
PRICE		
REVIEW		

	BY	DATE
1.	97	4-12-08
2.	97	4-17-08
3.		
4.		

[illegible]

FOR OFFICE USE ONLY

62. NEG. LAND ADJUSTMENTS

- ☐ 01 NO RIGHT TO BUILD
☐ 02 LAND LOCKED
☐ 03 UNDERSIZED
☐ 04 SIZE
☐ 05 USE
☐ 06 VACANCY
☐ 07 UNIMPROVED ROAD
☐ 08 ACCESS
☐ 09 FLAG LOT
☐ 10 SHARED DRIVEWAY

- ☐ 11 IRR SHAPE
☐ 12 FLOOD PLAIN/WET
☐ 13 EASEMENT
☐ 14 EASEMENT - SEVERE
☐ 15 TOPOGRAPHY - MODERATE
☐ 16 TOPOGRAPHY - STEEP
☐ 17 TOPOGRAPHY - SEVERE
☐ 18 ECONOMIC 1
☐ 19 ECONOMIC 2
☐ 20 ECONOMIC 3

- _____ 21 POOR LOCATION
 _____ 22 MINOR TRAFFIC
 _____ 23 MODERATE TRAFFIC
 _____ 24 HEAVY TRAFFIC
 _____ 25 POWERLINES
 _____ 26 POWERLINE STANTION
 _____ 27 NO ONSITE PARKING
 _____ 28 NO RIPARIAN RIGHTS
 OTHER: SEE TABLES
 29 MISC

64 MKT ADJUSTS

- _____ 50 CUL DE SAC
 _____ 51 LOCATION
 _____ 52 RESIDENTIAL OFFICE
 _____ 53 COMMERCIAL USE
 _____ 54 SIZE
 _____ 55 VIEW - PARTIAL
 _____ 56 VIEW - GOOD
 _____ 57 VIEW - EXCELLENT
 _____ 58 OCEAN FRONT
 _____ 59 OCEAN VIEW - PARTIAL
 _____ 60 OCEAN VIEW - GOOD
 _____ 61 OCEAN VIEW - EXCELLENT

- _____ 62 BAY FRONT
 _____ 63 BAY VIEW - PARTIAL
 _____ 64 BAY VIEW - GOOD
 _____ 65 BAY VIEW - EXCELLENT
 _____ 66 LAKE FRONT
 _____ 67 LAKE VIEW - PARTIAL
 _____ 68 LAKE VIEW - GOOD
 _____ 69 LAKE VIEW - EXCELLENT
 _____ 70 LAGOON
 _____ 71 RIPARIAN RIGHTS
 OTHER: SEE TABLES
 99 MISC.

- _____ 01 FUNCT. OBSOL.
_____ 02 ECOC. OBSOL.
_____ 03 OVERIMPROVEMENT
_____ 04 NO GARAGE
_____ 05 RAILROAD BR's
_____ 06 2BR HOUSE
_____ 07 1BR HOUSE
_____ 08 STYLE
_____ 09 SIZE
_____ 10 PARTIAL
- OTHER: SEE TABLES
- 99 MISC

_____ 54 SIZE
_____ 55 VIEW - PARTIAL
_____ 56 VIEW - GOOD
_____ 57 VIEW - EXCELLENT
_____ 58 OCEAN FRONT
_____ 59 OCEAN VIEW - PARTIAL
_____ 60 OCEAN VIEW - GOOD
_____ 61 OCEAN VIEW - EXCELLENT

- ☒ 01 OWNER
☐ 02 SPOUSE
☐ 03 TENANT
☐ 04 AGENT
☐ 05 AT DOOR
☐ 06 REFUSED
☒ 07 ESTIMATED 10:25

CODE LEGEND:

- 01 = DET. GARAGE
02 = DET. CARPORT/CANOPY
03 = SHED 1 STORY
04 = SHED 1.5 STORY
05 = SHED 2 STORY
06 = FIN SHED 1 STORY
07 = FIN SHED 1.5 STORY
08 = POOL GUNITE
09 = POOL VINYL
10 = POOL ABOVE GND-N.V.
11 = CC PAVING
12 = ASPHALT PAVING
13 = TENNIS COURT

- 14 = BARN
15 = DAIRY BARN
16 = BARN W/ LOFT
17 = FARM SHED
18 = POLE BARN
19 = STABLE
20 = POULTRY SHED - N.V.
21 = SILO - N.V.
22 = SMALL SHED
23 = DET. WOOD DECK
24 = CONCRETE PATIO
25 = STONE PATIO
26 = BRICK PATIO

- 27 = SPA/HOT TUB
28 = DET GARAGE 1.5 STORY
29 = DET GARAGE 2 STORY
30 = INDOOR RIDING ARENA
31 = POOL HOUSE
32 = POOL HOUSE W/ BATH
33 = DOCK
34 = BOATHOUSE
35 = BULKHEAD WOOD
36 = BULKHEAD CONCRETE
37 = GAZEBO
38 = OTHER

85. COMMENTS

[illegible]

INSPECTION SIGNATURE _____

DATE

AS
APPRAISAL SYSTEMS, INC.
REAL ESTATE APPRAISAL SERVICES

- ## 02 HALF STORY

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<u>ITEM</u>	<u>AREA</u>	<u>ITEM</u>	<u>AREA</u>
01 WOOD DECK	_____	07 ENCL. PORCH	_____
02 CONC PATIO	_____	08 BSMT GARAGE	_____
03 FLAG PATIO	_____	09 ATT GARAGE	_____
04 BRICK PATIO	_____	10 ATT CARPORT	_____
05 OPEN PORCH	_____	11 ATT CANOPY	_____
06 GLASS PORCH	_____	12 OTHER:	_____

45. ROOM COUNT

	B	1	2	3
01 LIVING ROOM		/		
02 DINING ROOM		/		
03 KITCHEN		/		
04 BATH		3F		
05 BEDROOM		/		
06 REC ROOM		/		
07 DEN/OFFICE/OTHER		/		