

RESIDENTIAL APPRAISAL CARD

DISTRICT

NO.

OWNER

DESCRIPTION

Miles J. Zwaska & w
2400 W. Center Street
Milwaukee 6, Wisconsin

492-58 065-1053
#4

492-58 Lot 8
Randall Park View
SW 1/4 Sec 12-8-21.

3610 N. Bradley Rd.

SALES INFORMATION

BUILDING PERMIT RECORD

Date	Consideration	Volume	Page	Remarks

Date	Number	Amount	Purpose
1-12-65	6829	31 000	Res. int ad. gov.

RENTAL INFORMATION

No.	Year	Full Rental Val.	Vac. Fac.	Adj. Rent. Val.	Average	3 Yr. Av.
19		\$	\$	\$	\$	
19						
19						\$

GENERAL INFORMATION

Appraisal—Date	Am't. \$	By	
Appraisal—Date	Am't. \$	By	
Appraisal—Date	Am't. \$	By	
Owner's Estimate: Land	Bldgs.	Equip.	Total
Asking Price \$	Offer		
Insurance \$	Mortgage \$		Year

LAND VALUE FACTORS

Width	Surface
Average Depth	Grade
Facing on	Pavement
Corner	Sidewalk
Exposure: N S E W	Curb and Gutter
Alley: Side Rear	Water Sewer
Distance From:	Gas Electricity
Bus or Car Line	
Center of City	
Grade School High School	
Church	
Zone	
Neighborhood: Exc. Good Avg.	
Poor Stable	
Declining Improving	
Age of Neighborhood	

LAND IMPROVEMENTS

Retaining Walls	\$
Cement Drives and Walks	\$
Fences	\$
Shrubs, Trees and Lawn	\$
Wells	\$
Septic Tanks	\$
Total	\$

COMPUTATION OF LAND VALUE

Width	
Front Foot Unit	\$
Value Full Depth	\$
Depth Factor %	
Adjusted Land Value	\$
Add Alley Value	\$
Add Corner Value	
Add Land Impts.	
Total Land Value	\$

SUMMATION OF VALUATION PROCESSES

Date	Valuation from Income	Adjusted Sound Value	Valuation from Income	Adjusted Sound Value
Land				
Improvements				
Total				

Remarks:

ASSESSMENT SUMMARY

By Whom Assessed	1964	1965	1966
Date			
Land	5000	5000	5000
Improvements	-	10000	30000
Total	5000	Partial	35,000

RESIDENTIAL APPRAISAL CARD

CLASS		Inspected by _____		Date _____	
GRADE	M A N	A	B		
Single Dwelling					
Double Dwelling					
Duplex					
Bung. Duplex					
Family					
Summer Cottage					
STORIES					
FOUNDATION					
Conc. Block					
Concrete					
Stone					
Posts - Piers					
Rubble					
Conc. Slab.					
EXT. WALL					
Siding - Sheathing					
Face Br. Ven.					
Com. Br. Ven.					
Stone Veneer					
Conc. Block					
Stucco					
Insulation					
ROOF					
Gable					
Hip					
Gambrel					
Shed.					
Dormers					
Asphalt Shingle					
Wood Shingle					
Insulation					
BASEMENT					
Whole					
None					
Part					
Crawl Space					
Rec. Room					
Garage					
HEATING					
Stove					
Hot Air Piped					
Hot Air Pipeless					
Forced H. A.					
Hot Water					
Steam					
Oil <input type="checkbox"/> Gas <input type="checkbox"/> Coal <input type="checkbox"/>					
AGE					
Year Built					
Remodeled					
ELECTRICAL					
Modern					
Old Style					
Amperes					
Outlets					
Circuits					

PLAN OF BUILDING

ONE DIVISION = FEET

	Width	x Length	Sq. Ft.	Ht.	Cu. Ft.
Main		x			
A		x			
B		x			
Total					

✓ EQUIPMENT - ADD FOR EXTRA'S

Laundry Tubs	\$
Water Heater	
Water Softener	
Sump Pump	
Incinerator	
Sink	
Disposal	
Dishwasher	
Bl. Oven & Range	
Refrigerator	
Exhaust Fan	
Cabinets	
Water Closet	
Bath Tub	
Shower O.T.	
Shower Stall	
Lavatory	
Colored Fixtures	
Clothes Chute	
Tile, Ceramic	
Tile, Plastic	
Fireplace	
Bsmt. Fireplace	
Recreation Room	
Garage in Bsmt.	

OTHER STRUCTURES

Value \$ _____

BASE UNIT COST

COMPUTATION	DATE		
x	\$		\$
x			
x			
Add for Porches etc.			
Add for Extra's			
Base Replacement Cost			
Cost Index			
Current Repl. Cost			
% Condition			
Net Value			
Add Value - Other Structures			
TOTAL VALUE			
Deduct - Adverse Influences			
APPRAISED VALUE			

DEPRECIATION - Adverse Influences
