

Detached Improvements						
Structure:	Year:	Sq Ft:	Grade:	Construction:	Condition:	
PA-Paving	1/1/1980	57,800	C		Average	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
6/30/2020	20-1698	\$70,560.00	EXTREMOD			
12/10/2018	18-3068	\$23,000.00	HVAC 7101			
6/4/2020	20-1363	\$1,000.00	INT DEMO			
1/4/2017	17-0026	\$7,747.00	ACREPLAC 7127			
12/10/2018	18-3066	\$17,000.00	HVAC 7123			
10/29/2018	18-2696	\$32,546.00	INT ALTER=7109,			
5/15/2019	19-1041	\$8,500.00	FUR+ACREPLAC			
11/28/2017	17-2753	\$3,000.00	INT ALTER - ROL			
1/4/2017	17-0025	\$7,747.00	ACREPLAC 7129			
7/2/2015	151492	\$53,000.00	INT ALT THE POI			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
3/1/1982		\$700,000.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
B-Commercial Primary Site	2.324	Gross				\$1,463,100.00
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Total Land Value:		
101,233	2.324			\$1,463,100.00		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Heavy			All Public	
Assessment History						
Parcel Year:	Acres Total:	Land Total:	Improvement Total:			

Valuation/Explanation		
Building #	1	
Description	Area	Value Amount
Structure:	28,988	\$1,740,150.00
Commercial Building Base Price		\$1,740,150.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
Adjusted Base Price		\$1,740,150.00
Depreciation Adjustment:	0	\$0.00
Adjusted Base Price with Depreciation		\$1,740,150.00
Grade Adjustment:	C	0.00
Market Adjustment:	34	\$591,651.00
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$7,600.00
Commercial Building Value		\$2,339,400.00
Building #	2	
Description	Area	Value Amount
Structure:	1,808	\$108,534.00
Commercial Building Base Price		\$108,534.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
Adjusted Base Price		\$108,534.00
Depreciation Adjustment:	0	\$0.00
Adjusted Base Price with Depreciation		\$108,534.00
Grade Adjustment:	C	0.00
Market Adjustment:	83	\$90,083.22
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$700.00
Commercial Building Value		\$199,300.00
Total Dwelling Value		\$0
Detached Improvements	0	\$11,600.00
Total Improvement Value		\$2,666,900.00
Total Land Value		\$1,463,100.00
Total Assessed Value		\$4,130,000.00

Parcel Numbers: 755-0118-000	Property Address: 7308 77TH ST S	Municipality: Franklin, City of
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Owner Name: STRECKEL, IVEN H - REV LIV TRUST 2018	Mailing Address: 7308 S 77TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7308 S 77TH	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0118 000- 1		
Year Built:	1/1/1991	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1991	Bedrooms:	2
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0118 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s):	Area:	Attachment Value:
13-AFG	430	\$12,900
21-OMP	21	\$500
31-WD	252	\$2,500

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/29/2008	1064	\$16,026.00	EXTREMOD				
4/27/2016	16-0897	\$5,100.00	ACREPLACE				
3/5/2014	14-0436	\$3,858.00	FURREPLACE				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/1/1992		\$135,000.00	Valid		Land and Improvements		
10/1/1997		\$160,000.00	Valid		Land and Improvements		
4/23/2019		\$260,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.383	Gross				\$19,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
16,683	0.383			\$19,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #	755 0118 000- 1						
Description	Area					Value Amount	
Living Area:							
First Story:	1,815					\$200,811.60	
Second Story:	0					\$0.00	
Additional Story:	0					\$0.00	
Attic/Finished Net:	0					\$0.00	
Half Story/Finished Net:	0					\$0.00	
Base Price							
						\$200,811.60	
Unfinished Living Area:							
Room/Unfinished:	0					\$0.00	
Unfinished Basement:	1,815					\$39,603.30	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC	Air Conditioning - Same Ducts					\$4,464.90	
Plumbing	0 - Half Bath 2 - Full Bath					\$7,322.00	
Finished Basement Living Area	0					\$0.00	
Features:	1					\$2,000.00	
Attachments:	703					\$15,900.00	
Adjusted Base Price							
						\$270,101.80	
Changes/Adjustments							
Grade Adjustment:	B 128%					\$322,818.30	
Market Adjustment:	27%					\$409,979.25	
CDU Adjustment:	70					\$287,000.00	
Complete:	100					\$287,000.00	
Dollar Adjustments						\$1,000.00	
Dwelling Value							
						\$288,000.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$288,000.00
Total Land Value		\$19,000.00
Total Assessed Value		\$307,000.00

Parcel Numbers: 755-0119-000	Property Address: 7311 77TH ST S	Municipality: Franklin, City of
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Owner Name: KRASS, RITA J	Mailing Address: 7311 S 77TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7311 S 77TH	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0119 000- 1		
Year Built:	1/1/1991	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1991	Bedrooms:	2
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0119 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s):	Area:	Attachment Value:
13-AFG	430	\$12,900
21-OMP	21	\$500
31-WD	252	\$2,500

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History			
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
5/29/2008	1086	\$16,026.00	EXTREMOD
10/19/2009	2078	\$3,189.00	FURREPLAC
6/20/2013	13-1204	\$3,432.00	ACREPLACE
Ownership/Sales History			
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity: Conveyance Type: Sale Type: Sale Validation Source:
1/1/1992		\$130,000.00	Valid Land and Improvements
Land Breakdown			
Land Class:	Acreage:	Unit of Measure:	Influence Reason: Influence Factor: Dollar Adjustment: Land Value:
A-Residential Primary Site	0.383	Gross	
Acreage/Squarefoot Variables			
Land Data & Computations			
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage: Assessed Land Value:
16,683	0.383		\$19,000
General Information			
Topography:	Street/Road:	Fronting Traffic:	Inspected By: Inspected On: Utilities:
Level	Paved	Light	All Public
Valuation/Explanation			
Dwelling #	755 0119 000- 1		
Description	Area	Value Amount	
Living Area:			
First Story:	1,815	\$200,811.60	
Second Story:	0	\$0.00	
Additional Story:	0	\$0.00	
Attic/Finished Net:	0	\$0.00	
Half Story/Finished Net:	0	\$0.00	
Base Price		\$200,811.60	
Unfinished Living Area:			
Room/Unfinished:	0	\$0.00	
Unfinished Basement:	1,815	\$39,603.30	
Half Story/Unfinished:		\$0.00	
Structure Info, Features and Attachments:			
Heating/AC	Air Conditioning - Same Ducts	\$4,464.90	
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00	
Finished Basement Living Area	0	\$0.00	
Features:	1	\$2,000.00	
Attachments:	703	\$15,900.00	
Adjusted Base Price		\$270,101.80	
Changes/Adjustments			
Grade Adjustment:	B 128%	\$322,818.30	
Market Adjustment:	27%	\$409,979.25	
CDU Adjustment:	70	\$287,000.00	
Complete:	100	\$287,000.00	
Dollar Adjustments		\$1,000.00	
Dwelling Value		\$288,000.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$288,000.00
Total Land Value		\$19,000.00
Total Assessed Value		\$307,000.00

Parcel Numbers: 755-0120-000	Property Address: 7312 77TH ST S	Municipality: Franklin, City of
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Owner Name: BAUER, SUSAN	Mailing Address: 7312 S 77TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7312 S 77TH	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0120 000- 1		
Year Built:	1/1/1991	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1991	Bedrooms:	2
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0120 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s): 13-AFG 21-OMP	Area: 430 21	Attachment Value: \$12,900 \$500
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Feature Description(s): 05-Metal Fireplace Rec Room Condition:	Area: 1 Rec Room Area: 0	Feature Value: \$2,000 Rec Room Value: \$0
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Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit: 5/29/2008	Permit Number: 1064	Permit Amount: \$12,026.00	Details of Permit: EXTREMOD
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
2/28/2014		\$234,000.00	Valid		Land and Improvements		
7/1/2000		\$180,000.00	Invalid		Land and Improvements		
6/1/1992		\$135,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.383	Gross				\$19,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
16,683	0.383				\$19,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				755 0120 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,815		\$200,811.60	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$200,811.60	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,815		\$39,603.30	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,464.90	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$2,000.00	
Attachments:				451		\$13,400.00	
Adjusted Base Price						\$267,601.80	
Changes/Adjustments							
Grade Adjustment:				B 128%		\$322,818.30	
Market Adjustment:				27%		\$409,979.25	
CDU Adjustment:				70		\$287,000.00	
Complete:				100		\$287,000.00	
Dollar Adjustments						(\$300.00)	
Dwelling Value						\$286,700.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$286,700.00	
Total Land Value						\$19,000.00	
Total Assessed Value						\$305,700.00	

Parcel Numbers: 755-0121-000	Property Address: 7313 77TH ST S	Municipality: Franklin, City of
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Owner Name: MAINS, DAVID M & KRISTINE A	Mailing Address: 8058 S 57 ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7313 S 77TH	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0121 000- 1		
Year Built:	1/1/1991	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1991	Bedrooms:	2
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0121 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s):	Area:	Attachment Value:
13-AFG	430	\$12,900
21-OMP	21	\$500
31-WD	298	\$3,000

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
7/8/2015	15-1533	\$4,500.00	WDDK REPLACE B				
5/1/1996	96-0454	\$2,700.00	DECK 21X22'				
5/29/2008	1086	\$16,026.00	EXTREMOD				
10/17/2012	180766	\$5,318.00	AC&FURREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/1/1991		\$125,000.00	Valid		Land and Improvements		
9/28/2012		\$207,500.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.383	Gross				\$19,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
16,683	0.383				\$19,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				755 0121 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,815		\$200,811.60	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$200,811.60	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,815		\$39,603.30	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,464.90	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$2,000.00	
Attachments:				749		\$16,400.00	
Adjusted Base Price						\$270,601.80	
Changes/Adjustments							
Grade Adjustment:				B 128%		\$322,818.30	
Market Adjustment:				28%		\$413,207.43	
CDU Adjustment:				70		\$289,200.00	
Complete:				100		\$289,200.00	
Dollar Adjustments						(\$1,000.00)	
Dwelling Value						\$288,200.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$288,200.00
Total Land Value		\$19,000.00
Total Assessed Value		\$307,200.00

Parcel Numbers: 755-0122-000 Property Address: 7316 77TH ST S Municipality: Franklin, City of

Owner Name: COENEN, SCOTT A & JANICE M Mailing Address: 7316 S 77TH ST FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7316 S 77TH	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0122 000- 1		
Year Built:	1/1/1991	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1991	Bedrooms:	2
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0122 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s):	Area:	Attachment Value:
13-AFG	430	\$12,900
21-OMP	21	\$500
31-WD	240	\$2,400

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/1/2006	1347	\$8,600.00	FOUNDRPR				
5/29/2008	1085	\$16,026.00	EXTREMOD				
2/2/2012	12-0173	\$550.00	FURREPLAC				
4/17/2017	17-0742	\$4,000.00	DECK REPAIR X2				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/7/2018		\$280,000.00	Valid		Land and Improvements		
10/2/2015		\$218,500.00	Valid		Land and Improvements		
8/15/2008		\$215,000.00	Valid		Land and Improvements		
5/27/2004		\$204,200.00	Invalid		Land and Improvements		
9/3/2002		\$209,000.00	Valid		Land and Improvements		
10/1/1992		\$140,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.383	Gross				\$19,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
16,683	0.383				\$19,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	755 0122 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,815	\$200,811.60
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$200,811.60
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,815	\$39,603.30
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,464.90
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	1	\$2,000.00
Attachments:	691	\$15,800.00
Adjusted Base Price		\$270,001.80
Changes/Adjustments		
Grade Adjustment:	B 128%	\$322,818.30
Market Adjustment:	27%	\$409,979.25
CDU Adjustment:	70	\$287,000.00
Complete:	100	\$287,000.00
Dollar Adjustments		\$900.00
Dwelling Value		\$287,900.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$287,900.00
Total Land Value		\$19,000.00
Total Assessed Value		\$306,900.00

Parcel Numbers: 755-0123-000	Property Address: 7320 77TH ST S	Municipality: Franklin, City of
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Owner Name: GOLDEN, MARTIN F & MARY J - REV TRUST	Mailing Address: 7320 S 77TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7320 S 77TH ST	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0123 000- 1		
Year Built:	1/1/1991	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1991	Bedrooms:	2
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0123 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s):	Area:	Attachment Value:
13-AFG	430	\$12,900
21-OMP	21	\$500
31-WD	240	\$2,400

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/29/2008	1085	\$16,026.00	EXTREMOD				
6/27/2011	1255	\$6,850.00	AC&FURREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/1/1992		\$142,000.00	Valid		Land and Improvements		
6/26/2013		\$209,400.00	Invalid		Land and Improvements		
3/31/2021		\$300,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.383	Gross				\$19,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
16,683	0.383				\$19,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				755 0123 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,815		\$200,811.60	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$200,811.60	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,815		\$39,603.30	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,464.90	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$2,000.00	
Attachments:				691		\$15,800.00	
Adjusted Base Price						\$270,001.80	
Changes/Adjustments							
Grade Adjustment:				B 128%		\$322,818.30	
Market Adjustment:				24%		\$400,294.70	
CDU Adjustment:				70		\$280,200.00	
Complete:				100		\$280,200.00	
Dollar Adjustments						\$800.00	
Dwelling Value						\$281,000.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$281,000.00
Total Land Value		\$19,000.00
Total Assessed Value		\$300,000.00

Parcel Numbers: 755-0124-000 Property Address: 7328 77TH ST S Municipality: Franklin, City of

Owner Name: LESNIEWSKI, ROBERT G & JUDITH D Mailing Address: 7328 S 77TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7328 S 77TH	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0124 000- 1		
Year Built:	1/1/1991	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1991	Bedrooms:	2
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0124 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s):	Area:	Attachment Value:
13-AFG	430	\$12,900
21-OMP	21	\$500
31-WD	144	\$1,400

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/29/2008	1084	\$16,026.00	EXTREMOD				
3/5/2019	19-0425	\$1,050.00	WDDK				
6/10/2011	1104	\$7,300.00	AC&FURREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
3/16/2018		\$255,000.00	Valid		Land and Improvements		
9/29/2004		\$263,900.00	Valid		Land and Improvements		
4/1/1992		\$119,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.383	Gross				\$19,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
16,683	0.383			\$19,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #	755 0124 000- 1						
Description	Area					Value Amount	
Living Area:							
First Story:	1,815					\$200,811.60	
Second Story:	0					\$0.00	
Additional Story:	0					\$0.00	
Attic/Finished Net:	0					\$0.00	
Half Story/Finished Net:	0					\$0.00	
Base Price						\$200,811.60	
Unfinished Living Area:							
Room/Unfinished:	0					\$0.00	
Unfinished Basement:	1,815					\$39,603.30	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC	Air Conditioning - Same Ducts					\$4,464.90	
Plumbing	0 - Half Bath 2 - Full Bath					\$7,322.00	
Finished Basement Living Area	0					\$0.00	
Features:	1					\$2,000.00	
Attachments:	595					\$14,800.00	
Adjusted Base Price						\$269,001.80	
Changes/Adjustments							
Grade Adjustment:	B 128%					\$322,818.30	
Market Adjustment:	27%					\$409,979.25	
CDU Adjustment:	70					\$287,000.00	
Complete:	100					\$287,000.00	
Dollar Adjustments						\$400.00	
Dwelling Value						\$287,400.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$287,400.00
Total Land Value		\$19,000.00
Total Assessed Value		\$306,400.00

Parcel Numbers: 755-0125-000	Property Address: 7332 77TH ST S	Municipality: Franklin, City of
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Owner Name: BYKOSKI, CONNIE M	Mailing Address: 7332 S 77TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WHITNALL PARK TERRACE CONDO, NE 9-5-21, UNIT 7332 S 77TH	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0125 000- 1		
Year Built:	1/1/1991	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0125 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s): 13-AFG 21-OMP	Area: 430 21	Attachment Value: \$12,900 \$500
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Feature Description(s): 05-Metal Fireplace	Area: 1	Feature Value: \$2,000
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/17/2007	1045	\$3,395.00	FURREPLAC				
5/29/2008	1084	\$16,026.00	EXTREMOD				
6/27/2002	02-0693	\$2,145.00	REPL A/C				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/18/1992		\$134,000.00	Valid		Land and Improvements		
11/24/2021		\$320,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.383	Gross				\$19,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
16,683	0.383				\$19,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				755 0125 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,815		\$200,811.60	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$200,811.60	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,815		\$39,603.30	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,464.90	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$2,000.00	
Attachments:				451		\$13,400.00	
Adjusted Base Price						\$267,601.80	
Changes/Adjustments							
Grade Adjustment:				B 128%		\$322,818.30	
Market Adjustment:				27%		\$409,979.25	
CDU Adjustment:				70		\$287,000.00	
Complete:				100		\$287,000.00	
Dollar Adjustments						(\$300.00)	
Dwelling Value						\$286,700.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$286,700.00
Total Land Value		\$19,000.00
Total Assessed Value		\$305,700.00

Parcel Numbers: 755-0126-000	Property Address: 7336 77TH ST S	Municipality: Franklin, City of
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Owner Name: AMBY, ROBERT L	Mailing Address: 7336 S 77TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7336 S 77TH	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0126 000- 1		
Year Built:	1/1/1991	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1991	Bedrooms:	2
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0126 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s): 13-AFG 21-OMP	Area: 430 21	Attachment Value: \$12,900 \$500
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Feature Description(s): 05-Metal Fireplace	Area: 1	Feature Value: \$2,000
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/29/2008	1083	\$16,026.00	EXTREMOD				
7/11/2013	13-1404	\$3,900.00	ACREPLACE				
1/31/2011	192	\$3,400.00	FURREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/1/1991		\$119,500.00	Valid		Land and Improvements		
7/1/1995		\$162,000.00	Valid		Land and Improvements		
9/1/1997		\$167,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.383	Gross				\$19,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
16,683	0.383			\$19,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #	755 0126 000- 1						
Description	Area					Value Amount	
Living Area:							
First Story:	1,815					\$200,811.60	
Second Story:	0					\$0.00	
Additional Story:	0					\$0.00	
Attic/Finished Net:	0					\$0.00	
Half Story/Finished Net:	0					\$0.00	
Base Price						\$200,811.60	
Unfinished Living Area:							
Room/Unfinished:	0					\$0.00	
Unfinished Basement:	1,815					\$39,603.30	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC	Air Conditioning - Same Ducts					\$4,464.90	
Plumbing	0 - Half Bath 2 - Full Bath					\$7,322.00	
Finished Basement Living Area	0					\$0.00	
Features:	1					\$2,000.00	
Attachments:	451					\$13,400.00	
Adjusted Base Price						\$267,601.80	
Changes/Adjustments							
Grade Adjustment:	B 128%					\$322,818.30	
Market Adjustment:	27%					\$409,979.25	
CDU Adjustment:	70					\$287,000.00	
Complete:	100					\$287,000.00	
Dollar Adjustments						(\$300.00)	
Dwelling Value						\$286,700.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$286,700.00
Total Land Value		\$19,000.00
Total Assessed Value		\$305,700.00

Parcel Numbers: 755-0127-000	Property Address: 7340 77TH ST S	Municipality: Franklin, City of
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Owner Name: MEHLHAFF, TERRY A	Mailing Address: 7268 S CAMBRIDGE DR FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7340 S 77TH	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0127 000- 1		
Year Built:	1/1/1991	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1991	Bedrooms:	2
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0127 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s): 13-AFG 21-OMP	Area: 430 21	Attachment Value: \$12,900 \$500
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Feature Description(s): 05-Metal Fireplace Rec Room Condition:	Area: 1 Rec Room Area: 0	Feature Value: \$2,000 Rec Room Value: \$0
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Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit: 2/3/2014 5/29/2008	Permit Number: 14-0222 1083	Permit Amount: \$3,725.00 \$16,026.00	Details of Permit: FURREPLACE EXTREMOD
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
2/8/2019		\$240,000.00	Valid		Land and Improvements		
1/1/1996		\$157,000.00	Valid		Land and Improvements		
3/1/1992		\$120,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.383	Gross				\$19,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
16,683	0.383				\$19,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				755 0127 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,815		\$200,811.60	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$200,811.60	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,815		\$39,603.30	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,464.90	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$2,000.00	
Attachments:				451		\$13,400.00	
Adjusted Base Price						\$267,601.80	
Changes/Adjustments							
Grade Adjustment:				B 128%		\$322,818.30	
Market Adjustment:				27%		\$409,979.25	
CDU Adjustment:				70		\$287,000.00	
Complete:				100		\$287,000.00	
Dollar Adjustments						(\$300.00)	
Dwelling Value						\$286,700.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$286,700.00	
Total Land Value						\$19,000.00	
Total Assessed Value						\$305,700.00	

Parcel Numbers: 755-0128-000	Property Address: 7344 77TH ST S	Municipality: Franklin, City of
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Owner Name: KUCERA, JOHN M & SANDRA L	Mailing Address: 7344 S 77TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7344 S 77TH	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0128 000- 1		
Year Built:	1/1/1995	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1995	Bedrooms:	2
Remodeled/Effective Age:	-27	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0128 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s):	Area:	Attachment Value:
13-AFG	420	\$12,600
21-OMP	21	\$500
31-WD	240	\$2,400

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
1/1/1996		95-1330	\$6,000.00		HTG & A/C		
8/1/1995		95-0946	\$100,000.00		2 UNIT CONDO		
1/12/2009		72	\$2,450.00		FURREPLAC		
5/29/2008		1082	\$16,026.00		EXTREMOD		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
3/1/1996		\$185,000.00	Valid		Land and Improvements		
1/16/2013		\$212,500.00	Valid		Land and Improvements		
5/18/2018		\$265,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.383	Gross				\$19,000
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
16,683		0.383				\$19,000	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	755 0128 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,815	\$200,811.60
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$200,811.60
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,815	\$39,603.30
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,464.90
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	681	\$15,500.00
Adjusted Base Price		\$270,001.80
Changes/Adjustments		
Grade Adjustment:	B 128%	\$322,818.30
Market Adjustment:	30%	\$419,663.80
CDU Adjustment:	70	\$293,800.00
Complete:	100	\$293,800.00
Dollar Adjustments		\$500.00
Dwelling Value		\$294,300.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$294,300.00
Total Land Value		\$19,000.00
Total Assessed Value		\$313,300.00

Parcel Numbers: 755-0129-000	Property Address: 7348 77TH ST S	Municipality: Franklin, City of
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Owner Name: ZOLTAK, KAREN L	Mailing Address: 7348 S 77TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7348 S 77TH	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0129 000- 1		
Year Built:	1/1/1995	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1995	Bedrooms:	2
Remodeled/Effective Age:	-27	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0129 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s): 13-AFG 21-OMP	Area: 420 21	Attachment Value: \$12,600 \$500
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Feature Description(s): 22-Additional Fixture Rec Room Condition: 05-Metal Fireplace Rec Room Condition:	Area: 1 Rec Room Area: 0 1 Rec Room Area: 0	Feature Value: \$300 Rec Room Value: \$0 \$2,000 Rec Room Value: \$0
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Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
8/1/1995	95-0946	\$100,000.00	2 UNIT CONDO				
1/1/1996	95-1330	\$6,000.00	HTG & A/C				
5/29/2008	1082	\$16,026.00	EXTREMOD				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/23/2013		\$210,000.00	Valid		Land and Improvements		
1/25/2019		\$257,900.00	Invalid		Land and Improvements		
2/1/1996		\$171,105.00	Valid		Land and Improvements		
2/19/2010		\$259,100.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.383	Gross				\$19,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
16,683	0.383			\$19,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	755 0129 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,815	\$200,811.60
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$200,811.60
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,815	\$39,603.30
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,464.90
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	441	\$13,100.00
Adjusted Base Price		\$267,601.80
Changes/Adjustments		
Grade Adjustment:	B 128%	\$322,818.30
Market Adjustment:	30%	\$419,663.80
CDU Adjustment:	70	\$293,800.00
Complete:	100	\$293,800.00
Dollar Adjustments		(\$700.00)
Dwelling Value		\$293,100.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$293,100.00
Total Land Value		\$19,000.00
Total Assessed Value		\$312,100.00

Parcel Numbers: 755-0130-000 Property Address: 7352 77TH ST S Municipality: Franklin, City of

Owner Name: KOWALSKI CLAUDE & JOAN K Mailing Address: 7352 S 77TH ST FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7352 S 77TH	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0130 000- 1		
Year Built:	1/1/1995	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1995	Bedrooms:	2
Remodeled/Effective Age:	-27	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0130 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s):	Area:	Attachment Value:
13-AFG	420	\$12,600
21-OMP	21	\$500
31-WD	240	\$2,400

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	494	\$2,470
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	494	\$2,470

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
8/1/1995	95-0945	\$100,000.00	2 UNIT CONDO			
5/29/2008	1081	\$16,026.00	EXTREMOD			
1/1/1996	95-1417	\$6,000.00	HTG & A/C			
8/20/2015	15-1949	\$8,000.00	ACREPLACE (+FUR			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
6/1/1997		\$175,000.00	Valid		Land and Improvements	
8/31/2005		\$265,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.383	Gross				\$19,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
16,683	0.383			\$19,000		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	755 0130 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,815	\$200,811.60
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$200,811.60
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,815	\$39,603.30
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,464.90
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	681	\$15,500.00
Adjusted Base Price		\$270,001.80
Changes/Adjustments		
Grade Adjustment:	B 128%	\$322,818.30
Market Adjustment:	33%	\$429,348.34
CDU Adjustment:	70	\$300,500.00
Complete:	100	\$300,500.00
Dollar Adjustments		(\$500.00)
Dwelling Value		\$300,000.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$300,000.00
Total Land Value		\$19,000.00
Total Assessed Value		\$319,000.00

Parcel Numbers: 755-0131-000 Property Address: 7356 77TH ST S Municipality: Franklin, City of

Owner Name: MASTOPIETRO, KURT I Mailing Address: 4336 E ENCANTO ST MESA, AZ 85205 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7356 S 77TH	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0131 000- 1		
Year Built:	1/1/1995	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1995	Bedrooms:	2
Remodeled/Effective Age:	-27	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0131 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s):	Area:	Attachment Value:
13-AFG	420	\$12,600
21-OMP	21	\$500
31-WD	240	\$2,400

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
8/1/1995		95-0945	\$100,000.00		2 UNIT CONDO		
5/29/2008		1081	\$16,026.00		EXTREMOD		
1/1/1996		95-1417	\$6,000.00		HTG & A/C		
8/14/2013		13-1790	\$2,700.00		WDDK		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/25/2021		\$271,000.00	Invalid		Land and Improvements		
5/30/2008		\$220,000.00	Valid		Land and Improvements		
11/1/1996		\$178,230.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.383	Gross				\$19,000
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
16,683		0.383				\$19,000	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	755 0131 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,815	\$200,811.60
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$200,811.60
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,815	\$39,603.30
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,464.90
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	681	\$15,500.00
Adjusted Base Price		\$270,001.80
Changes/Adjustments		
Grade Adjustment:	B 128%	\$322,818.30
Market Adjustment:	30%	\$419,663.80
CDU Adjustment:	70	\$293,800.00
Complete:	100	\$293,800.00
Dollar Adjustments		\$500.00
Dwelling Value		\$294,300.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$294,300.00
Total Land Value		\$19,000.00
Total Assessed Value		\$313,300.00

Parcel Numbers: 755-0138-000 Property Address: 7614 TERRACE DR W Municipality: Franklin, City of

Owner Name: MCCULLOUGH, PATRICIA J Mailing Address: 7614 W TERRACE DR FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7614 TERRACE DR	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0138 000- 1		
Year Built:	1/1/1994	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1994	Bedrooms:	2
Remodeled/Effective Age:	-28	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0138 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s):	Area:	Attachment Value:
13-AFG	430	\$12,900
21-OMP	21	\$500
31-WD	418	\$4,200

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
8/1/1993		93-0842	\$140,000.00		CONDO 2 UNIT		
11/13/2006		3854	\$3,150.00		FURREPLAC		
8/1/1994		94-0829	\$5,400.00		HTG & A/C		
5/29/2008		1092	\$16,026.00		EXTREMOD		
6/1/1994		94-0559	\$2,200.00		DECK		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/8/2019		\$267,500.00	Valid		Land and Improvements		
4/28/2014		\$230,000.00	Valid		Land and Improvements		
7/21/2006		\$237,200.00	Invalid		Land and Improvements		
12/22/2004		\$249,000.00	Valid		Land and Improvements		
2/1/1995		\$169,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.383	Gross				\$19,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
16,683	0.383				\$19,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	755 0138 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,815	\$200,811.60
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$200,811.60
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,815	\$39,603.30
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,464.90
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	869	\$17,600.00
Adjusted Base Price		\$272,401.80
Changes/Adjustments		
Grade Adjustment:	B 128%	\$322,818.30
Market Adjustment:	31%	\$422,891.98
CDU Adjustment:	70	\$296,000.00
Complete:	100	\$296,000.00
Dollar Adjustments		\$300.00
Dwelling Value		\$296,300.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$296,300.00
Total Land Value		\$19,000.00
Total Assessed Value		\$315,300.00

Parcel Numbers: 755-0139-000	Property Address: 7618 TERRACE DR W	Municipality: Franklin, City of
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Owner Name: Soumya De	Mailing Address: 7618 W. Terrace Dr. Franklin, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7618 TERRACE DR	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0139 000- 1		
Year Built:	1/1/1994	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1994	Bedrooms:	2
Remodeled/Effective Age:	-28	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0139 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s):	Area:	Attachment Value:
21-OMP	21	\$500
13-AFG	430	\$12,900
31-WD	418	\$4,200

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	5	\$1,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:		Permit Amount:		Details of Permit:	
8/1/1993		93-0842		\$140,000.00		CONDO 2 UNIT	
8/1/1994		94-0829		\$5,400.00		HTG & A/C	
11/4/2019		19-2861		\$4,387.00		FURREPLACE	
6/1/1994		94-0558		\$2,200.00		DECK	
5/29/2008		1092		\$16,026.00		EXTREMOD	
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
2/24/2022	11268156 11226291	\$350,000.00	Valid	W/C D - Warrant/Condo Deed	Other	Other	
7/20/2022	11268156	\$321,100.00	Invalid	QCD - Quit Claim Deed	Other	Other	
7/1/1995		\$198,000.00	Valid		Land and Improvements		
8/12/2009		\$279,400.00	Invalid		Land and Improvements		
2/16/2012		\$279,400.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.383	Gross				\$19,000
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
16,683		0.383				\$19,000	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	755 0139 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,815	\$200,811.60
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$200,811.60
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,815	\$39,603.30
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,464.90
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	6	\$3,500.00
Attachments:	869	\$17,600.00
Adjusted Base Price		\$273,301.80
Changes/Adjustments		
Grade Adjustment:	B 128%	\$322,818.30
Market Adjustment:	34%	\$432,576.53
CDU Adjustment:	70	\$302,800.00
Complete:	100	\$302,800.00
Dollar Adjustments		(\$500.00)
Dwelling Value		\$302,300.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$302,300.00
Total Land Value		\$19,000.00
Total Assessed Value		\$321,300.00

Parcel Numbers: 755-0140-000 Property Address: 7622 TERRACE DR W Municipality: Franklin, City of

Owner Name: KNEISLER, ELAINE Mailing Address: 7622 W TERRACE DR FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7622 TERRACE DR	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0140 000- 1		
Year Built:	1/1/1993	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1993	Bedrooms:	2
Remodeled/Effective Age:	-29	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0140 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s):	Area:	Attachment Value:
13-AFG	430	\$12,900
21-OMP	21	\$500
31-WD	418	\$4,200

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
12/1/1993	93-1218	\$3,000.00	DECK			
12/7/2010	2674	\$3,835.00	FURNRPLC			
3/1/1994	94-0103	\$9,580.00	HTG & A/C			
5/29/2008	1091	\$16,026.00	EXTREMOD			
3/1/1995	95-0141	\$1,000.00	ALTER BSMT			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
7/23/2009		\$210,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.383	Gross				\$19,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
16,683	0.383			\$19,000		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	755 0140 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,815	\$200,811.60
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$200,811.60
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,815	\$39,603.30
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,464.90
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	869	\$17,600.00
Adjusted Base Price		\$272,401.80
Changes/Adjustments		
Grade Adjustment:	B 128%	\$322,818.30
Market Adjustment:	31%	\$422,891.98
CDU Adjustment:	70	\$296,000.00
Complete:	100	\$296,000.00
Dollar Adjustments		(\$900.00)
Dwelling Value		\$295,100.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$295,100.00
Total Land Value		\$19,000.00
Total Assessed Value		\$314,100.00

Parcel Numbers: 755-0141-000 Property Address: 7626 TERRACE DR W Municipality: Franklin, City of

Owner Name: WIELAND, RICHARD Mailing Address: 7626 W TERRACE DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7626 TERRACE DR	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0141 000- 1		
Year Built:	1/1/1993	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1993	Bedrooms:	2
Remodeled/Effective Age:	-29	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0141 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s):	Area:	Attachment Value:
13-AFG	430	\$12,900
21-OMP	21	\$500
31-WD	418	\$4,200

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
5/29/2008	1091	\$16,026.00	EXTREMOD			
3/1/1994	94-0103	\$9,850.00	HTG & A/C			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
5/16/2018		\$270,000.00	Valid		Land and Improvements	
8/17/2011		\$198,000.00	Valid		Land and Improvements	
3/29/2017		\$249,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.383	Gross				\$19,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
16,683	0.383			\$19,000		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	755 0141 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,815	\$200,811.60
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$200,811.60
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,815	\$39,603.30
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,464.90
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	869	\$17,600.00
Adjusted Base Price		\$272,401.80
Changes/Adjustments		
Grade Adjustment:	B 128%	\$322,818.30
Market Adjustment:	31%	\$422,891.98
CDU Adjustment:	70	\$296,000.00
Complete:	100	\$296,000.00
Dollar Adjustments		(\$900.00)
Dwelling Value		\$295,100.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$295,100.00
Total Land Value		\$19,000.00
Total Assessed Value		\$314,100.00

Parcel Numbers: 755-0142-000	Property Address: 7710 TERRACE DR W	Municipality: Franklin, City of
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Owner Name: NIEMANN ADA G REVOCABLE LIVING TRUST	Mailing Address: 7710 W TERRACE DR FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7710 TERRACE DR	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0142 000- 1		
Year Built:	1/1/1993	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1993	Bedrooms:	2
Remodeled/Effective Age:	-29	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0142 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s):	Area:	Attachment Value:
13-AFG	430	\$12,900
21-OMP	21	\$500
31-WD	418	\$4,200

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
3/1/1994	94-0104	\$9,850.00	HTG & A/C			
5/29/2008	1093	\$16,026.00	EXTREMOD			
10/9/2019	19-2589	\$3,285.00	FURREPLACE			
6/17/2013	13-1164	\$3,472.00	ACREPLACE			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.383	Gross				\$19,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
16,683	0.383			\$19,000		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	755 0142 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,815	\$200,811.60
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$200,811.60
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,815	\$39,603.30
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,464.90
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	869	\$17,600.00
Adjusted Base Price		\$272,401.80
Changes/Adjustments		
Grade Adjustment:	B 128%	\$322,818.30
Market Adjustment:	31%	\$422,891.98
CDU Adjustment:	70	\$296,000.00
Complete:	100	\$296,000.00
Dollar Adjustments		(\$900.00)
Dwelling Value		\$295,100.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$295,100.00
Total Land Value		\$19,000.00
Total Assessed Value		\$314,100.00

Parcel Numbers: 755-0143-000	Property Address: 7711 TERRACE DR W	Municipality: Franklin, City of
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Owner Name: RIEGER AMY J	Mailing Address: 7711 W TERRACE DR FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7711 TERRACE DR	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0143 000- 1		
Year Built:	1/1/1991	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1991	Bedrooms:	2
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0143 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s):	Area:	Attachment Value:
13-AFG	430	\$12,900
21-OMP	21	\$500
31-WD	252	\$2,500

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
12/14/2010	2749	\$975.00	FOUNDRPR				
5/29/2008	1087	\$16,026.00	EXTREMOD				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
2/1/1999		\$205,000.00	Invalid		Land and Improvements		
7/1/1991		\$139,000.00	Valid		Land and Improvements		
11/1/1998		\$180,000.00	Invalid		Land and Improvements		
11/1/2007		\$300,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.383	Gross				\$19,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
16,683	0.383			\$19,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #	755 0143 000- 1						
Description	Area					Value Amount	
Living Area:							
First Story:	1,815					\$200,811.60	
Second Story:	0					\$0.00	
Additional Story:	0					\$0.00	
Attic/Finished Net:	0					\$0.00	
Half Story/Finished Net:	0					\$0.00	
Base Price						\$200,811.60	
Unfinished Living Area:							
Room/Unfinished:	0					\$0.00	
Unfinished Basement:	1,815					\$39,603.30	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC	Air Conditioning - Same Ducts					\$4,464.90	
Plumbing	0 - Half Bath 2 - Full Bath					\$7,322.00	
Finished Basement Living Area	0					\$0.00	
Features:	1					\$2,000.00	
Attachments:	703					\$15,900.00	
Adjusted Base Price						\$270,101.80	
Changes/Adjustments							
Grade Adjustment:	B 128%					\$322,818.30	
Market Adjustment:	27%					\$409,979.25	
CDU Adjustment:	70					\$287,000.00	
Complete:	100					\$287,000.00	
Dollar Adjustments						\$1,000.00	
Dwelling Value						\$288,000.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$288,000.00
Total Land Value		\$19,000.00
Total Assessed Value		\$307,000.00

Parcel Numbers: 755-0144-000	Property Address: 7713 TERRACE DR W	Municipality: Franklin, City of
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Owner Name: MICHALSKI, RUTH ANN	Mailing Address: 6427 W DODGE PL MILWAUKEE, WI 53220	Land Use: Residential
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Property Photograph: 	Legal Description: WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7713 TERRACE DR	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0144 000- 1		
Year Built:	1/1/1991	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1991	Bedrooms:	2
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0144 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s): 13-AFG 21-OMP	Area: 430 21	Attachment Value: \$12,900 \$500
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Feature Description(s): 05-Metal Fireplace Rec Room Condition:	Area: 1 Rec Room Area: 0	Feature Value: \$2,000 Rec Room Value: \$0
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Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit: 5/29/2008	Permit Number: 1087	Permit Amount: \$16,026.00	Details of Permit: EXTREMOD
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/4/2021		\$265,200.00	Invalid		Land and Improvements		
12/1/1991		\$110,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.383	Gross				\$19,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
16,683	0.383				\$19,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				755 0144 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,815		\$200,811.60	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$200,811.60	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,815		\$39,603.30	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,464.90	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$2,000.00	
Attachments:				451		\$13,400.00	
Adjusted Base Price						\$267,601.80	
Changes/Adjustments							
Grade Adjustment:				B 128%		\$322,818.30	
Market Adjustment:				27%		\$409,979.25	
CDU Adjustment:				70		\$287,000.00	
Complete:				100		\$287,000.00	
Dollar Adjustments						(\$300.00)	
Dwelling Value						\$286,700.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$286,700.00	
Total Land Value						\$19,000.00	
Total Assessed Value						\$305,700.00	

Parcel Numbers: 755-0145-000 Property Address: 7714 TERRACE DR W Municipality: Franklin, City of

Owner Name: LISIECKI, JOHN V & NANCY A REVOC LIVG TR Mailing Address: 7714 W TERRACE DR FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7721 TERRACE DR	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0145 000- 1		
Year Built:	1/1/1993	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1993	Bedrooms:	2
Remodeled/Effective Age:	-29	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0145 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s):	Area:	Attachment Value:
13-AFG	430	\$12,900
21-OMP	21	\$500
31-WD	418	\$4,200

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:		Details of Permit:			
3/1/1994	94-0104	\$9,850.00		HTG & A/C			
5/12/2005	51740	\$3,543.00		ACREPLACE			
5/29/2008	1093	\$16,026.00		EXTREMOD			
8/6/2013	13-1729	\$5,042.00		FURREPLAC			
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
1/1/2001		\$186,000.00	Invalid		Land and Improvements		
8/21/2002		\$177,300.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.383	Gross				\$19,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
16,683	0.383				\$19,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	755 0145 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,815	\$200,811.60
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$200,811.60
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,815	\$39,603.30
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,464.90
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	869	\$17,600.00
Adjusted Base Price		\$272,401.80
Changes/Adjustments		
Grade Adjustment:	B 128%	\$322,818.30
Market Adjustment:	31%	\$422,891.98
CDU Adjustment:	70	\$296,000.00
Complete:	100	\$296,000.00
Dollar Adjustments		(\$900.00)
Dwelling Value		\$295,100.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$295,100.00
Total Land Value		\$19,000.00
Total Assessed Value		\$314,100.00

Parcel Numbers: 755-0146-000	Property Address: 7719 TERRACE DR W	Municipality: Franklin, City of
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Owner Name: DONNA ELISE ELLIOTT	Mailing Address: 7719 W. TERRACE DRIVE FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7717 TERRACE DR	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0146 000- 1		
Year Built:	1/1/1994	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1994	Bedrooms:	2
Remodeled/Effective Age:	-28	Full Baths:	3
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0146 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s):	Area:	Attachment Value:
13-AFG	430	\$12,900
21-OMP	21	\$500
31-WD	418	\$4,200

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition: Average	Rec Room Area: 620	Rec Room Value: \$3,100
22-Additional Fixture	5	\$1,500
Rec Room Condition: Average	Rec Room Area: 620	Rec Room Value: \$3,100

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:		Details of Permit:			
10/1/1994	94-1076	\$140,000.00		CONDO 2 UNIT			
5/29/2008	1089	\$16,026.00		EXTREMOD			
9/13/2011	1921	\$2,900.00		ACREPLACE			
4/1/2013	13-0446	\$4,098.00		FURREPLAC			
1/1/1995	95-0066	\$12,000.00		A/C 2 CONDOS			
1/1/1996	96-0041	\$11,300.00		BSMT ALTERAT			
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
3/1/1995		\$176,000.00	Valid		Land and Improvements		
7/31/2017		\$272,000.00	Valid		Land and Improvements		
6/3/2022	11253398	\$347,900.00	Valid	W/C D - Warrant/Condo Deed	Other	Other	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.383	Gross				\$19,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
16,683	0.383				\$19,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	755 0146 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,815	\$200,811.60
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$200,811.60
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,815	\$39,603.30
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,464.90
Plumbing	0 - Half Bath 3 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	6	\$3,500.00
Attachments:	869	\$17,600.00
Adjusted Base Price		\$273,301.80
Changes/Adjustments		
Grade Adjustment:	B 128%	\$322,818.30
Market Adjustment:	37%	\$442,261.08
CDU Adjustment:	70	\$309,600.00
Complete:	100	\$309,600.00
Dollar Adjustments		(\$200.00)
Dwelling Value		\$309,400.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$309,400.00
Total Land Value		\$19,000.00
Total Assessed Value		\$328,400.00

Parcel Numbers: 755-0147-000	Property Address: 7718 TERRACE DR W	Municipality: Franklin, City of
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Owner Name: BARTNICKI JAMES F & MARY L	Mailing Address: 7718 W TERRACE DR FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7718 TERRACE DR	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0147 000- 1		
Year Built:	1/1/1993	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1993	Bedrooms:	2
Remodeled/Effective Age:	-29	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0147 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s):	Area:	Attachment Value:
13-AFG	430	\$12,900
21-OMP	21	\$500
31-WD	418	\$4,200

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
5/29/2008		1094	\$16,026.00		EXTREMOD		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
2/20/2009		\$198,000.00	Valid		Land and Improvements		
9/24/2002		\$219,000.00	Invalid		Land and Improvements		
4/1/1998		\$174,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.383	Gross				\$19,000
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
16,683		0.383				\$19,000	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	755 0147 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,815	\$200,811.60
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$200,811.60
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,815	\$39,603.30
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,464.90
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	869	\$17,600.00
Adjusted Base Price		\$272,401.80
Changes/Adjustments		
Grade Adjustment:	B 128%	\$322,818.30
Market Adjustment:	31%	\$422,891.98
CDU Adjustment:	70	\$296,000.00
Complete:	100	\$296,000.00
Dollar Adjustments		(\$900.00)
Dwelling Value		\$295,100.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$295,100.00
Total Land Value		\$19,000.00
Total Assessed Value		\$314,100.00

Parcel Numbers: 755-0148-000 Property Address: 7723 TERRACE DR W Municipality: Franklin, City of

Owner Name: KALEKA, SATPAL Mailing Address: 7723 W TERRACE DR FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7721 TERRACE DR	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0148 000- 1		
Year Built:	1/1/1994	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1994	Bedrooms:	2
Remodeled/Effective Age:	-28	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0148 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s):	Area:	Attachment Value:
13-AFG	430	\$12,900
21-OMP	21	\$500
31-WD	418	\$4,200

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
1/1/1995		95-0066	\$12,000.00		A/C 2 CONDOS		
5/29/2008		1089	\$16,026.00		EXTREMOD		
10/1/1994		94-1076	\$140,000.00		CONDO 2 UNIT		
7/14/2020		20-1806	\$3,400.00		ACREPLACE		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
3/1/1995		\$173,500.00	Valid		Land and Improvements		
7/1/1999		\$189,000.00	Valid		Land and Improvements		
9/19/2005		\$285,000.00	Valid		Land and Improvements		
12/18/2018		\$278,000.00	Valid		Land and Improvements		
3/22/2013		\$240,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.383	Gross				\$19,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
16,683	0.383				\$19,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	755 0148 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,815	\$200,811.60
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$200,811.60
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,815	\$39,603.30
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,464.90
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	869	\$17,600.00
Adjusted Base Price		\$272,401.80
Changes/Adjustments		
Grade Adjustment:	B 128%	\$322,818.30
Market Adjustment:	31%	\$422,891.98
CDU Adjustment:	70	\$296,000.00
Complete:	100	\$296,000.00
Dollar Adjustments		\$300.00
Dwelling Value		\$296,300.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$296,300.00
Total Land Value		\$19,000.00
Total Assessed Value		\$315,300.00

Parcel Numbers: 755-0149-000	Property Address: 7722 TERRACE DR W	Municipality: Franklin, City of
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Owner Name: MCDANIEL, DEBORA ANN	Mailing Address: 7722 W TERRACE DR FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7722 TERRACE DR	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0149 000- 1		
Year Built:	1/1/1993	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1993	Bedrooms:	2
Remodeled/Effective Age:	-29	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0149 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s):	Area:	Attachment Value:
13-AFG	430	\$12,900
21-OMP	21	\$500
31-WD	418	\$4,200

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition: Average	Rec Room Area: 620	Rec Room Value: \$3,100
22-Additional Fixture	5	\$1,500
Rec Room Condition: Average	Rec Room Area: 620	Rec Room Value: \$3,100

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
5/29/2008		1094	\$16,026.00		EXTREMOD		
6/2/2021		21-0189	\$5,019.00		ACREPLACE		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/17/2020		\$287,200.00	Invalid		Land and Improvements		
10/29/2021		\$315,000.00	Valid		Land and Improvements		
3/28/2018		\$269,900.00	Valid		Land and Improvements		
1/14/2017		\$250,700.00	Invalid		Land and Improvements		
6/24/2011		\$234,000.00	Valid		Land and Improvements		
5/6/2009		\$244,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.383	Gross				\$19,000
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
16,683		0.383				\$19,000	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	755 0149 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,815	\$200,811.60
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$200,811.60
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,815	\$39,603.30
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,464.90
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	6	\$3,500.00
Attachments:	869	\$17,600.00
Adjusted Base Price		\$273,301.80
Changes/Adjustments		
Grade Adjustment:	B 128%	\$322,818.30
Market Adjustment:	31%	\$422,891.98
CDU Adjustment:	70	\$296,000.00
Complete:	100	\$296,000.00
Dollar Adjustments		\$0.00
Dwelling Value		\$296,000.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$296,000.00
Total Land Value		\$19,000.00
Total Assessed Value		\$315,000.00

Parcel Numbers: 755-0150-000	Property Address: 7703 CEDAR RIDGE CT W	Municipality: Franklin, City of
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Owner Name: CLEMENT, SHARON T - REV TRUST	Mailing Address: 7703 W CEDAR RIDGE CT FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7703 W CEDAR	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0150 000- 1		
Year Built:	1/1/1991	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1991	Bedrooms:	2
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0150 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s):	Area:	Attachment Value:
13-AFG	430	\$12,900
21-OMP	21	\$500
31-WD	252	\$2,500

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	600	\$3,000

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/29/2008	1069	\$16,026.00	EXTREMOD				
4/15/2015	15-0704	\$50,000.00	FIRE DAMAGE				
9/2/2009	1656	\$7,875.00	FUR/ACREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/16/2017		\$240,000.00	Invalid		Land and Improvements		
11/4/2020		\$315,000.00	Valid		Land and Improvements		
10/1/1991		\$136,500.00	Valid		Land and Improvements		
8/14/2017		\$240,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.383	Gross				\$19,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
16,683	0.383			\$19,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	755 0150 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,815	\$200,811.60
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$200,811.60
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,815	\$39,603.30
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,464.90
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	1	\$2,000.00
Attachments:	703	\$15,900.00
Adjusted Base Price		\$270,101.80
Changes/Adjustments		
Grade Adjustment:	B 128%	\$322,818.30
Market Adjustment:	31%	\$422,891.98
CDU Adjustment:	70	\$296,000.00
Complete:	100	\$296,000.00
Dollar Adjustments		\$0.00
Dwelling Value		\$296,000.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$296,000.00
Total Land Value		\$19,000.00
Total Assessed Value		\$315,000.00

Parcel Numbers: 755-0151-000	Property Address: 7707 CEDAR RIDGE CT W	Municipality: Franklin, City of
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Owner Name: BALCERZAK, RAYMOND A	Mailing Address: 7707 W CEDAR RIDGE CT FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7707 W CEDAR	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0151 000- 1		
Year Built:	1/1/1991	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1991	Bedrooms:	2
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0151 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s):	Area:	Attachment Value:
13-AFG	430	\$12,900
21-OMP	21	\$500
31-WD	252	\$2,500

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition: Average	Rec Room Area: 520	Rec Room Value: \$2,600

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/29/2008	1069	\$16,026.00	EXTREMOD				
3/9/2011	385	\$4,087.00	FURREPLAC				
5/9/2011	792	\$2,305.00	ACREPLACE				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/1/1994		\$164,900.00	Valid		Land and Improvements		
12/1/1999		\$184,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.383	Gross				\$19,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
16,683	0.383				\$19,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				755 0151 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,815		\$200,811.60	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$200,811.60	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,815		\$39,603.30	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,464.90	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$2,000.00	
Attachments:				703		\$15,900.00	
Adjusted Base Price						\$270,101.80	
Changes/Adjustments							
Grade Adjustment:				B 128%		\$322,818.30	
Market Adjustment:				30%		\$419,663.80	
CDU Adjustment:				70		\$293,800.00	
Complete:				100		\$293,800.00	
Dollar Adjustments						\$200.00	
Dwelling Value						\$294,000.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$294,000.00
Total Land Value		\$19,000.00
Total Assessed Value		\$313,000.00

Parcel Numbers: 755-0152-000	Property Address: 7711 CEDAR RIDGE CT W	Municipality: Franklin, City of
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Owner Name: IZZO, SHARON A	Mailing Address: 7711 W CEDAR RIDGE CT FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7711 W CEDAR	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0152 000- 1		
Year Built:	1/1/1990	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1990	Bedrooms:	2
Remodeled/Effective Age:	-32	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0152 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s): 21-OMP 13-AFG	Area: 21 430	Attachment Value: \$500 \$12,900
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Feature Description(s): 05-Metal Fireplace Rec Room Condition:	Area: 1 Rec Room Area: 0	Feature Value: \$2,000 Rec Room Value: \$0
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Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/29/2008	1068	\$16,026.00	EXTREMOD				
5/22/2013	13-0890	\$14,450.00	FOUNDRPR				
12/21/2012	2862	\$3,321.00	FURREPLACE				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
2/21/2019		\$252,400.00	Invalid		Land and Improvements		
5/1/1990		\$130,000.00	Valid		Land and Improvements		
10/1/2013		\$200,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.383	Gross				\$19,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
16,683	0.383			\$19,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #	755 0152 000- 1						
Description	Area					Value Amount	
Living Area:							
First Story:	1,815					\$200,811.60	
Second Story:	0					\$0.00	
Additional Story:	0					\$0.00	
Attic/Finished Net:	0					\$0.00	
Half Story/Finished Net:	0					\$0.00	
Base Price	\$200,811.60						
Unfinished Living Area:							
Room/Unfinished:	0					\$0.00	
Unfinished Basement:	1,815					\$39,603.30	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC	Air Conditioning - Same Ducts					\$4,464.90	
Plumbing	0 - Half Bath 2 - Full Bath					\$7,322.00	
Finished Basement Living Area	0					\$0.00	
Features:	1					\$2,000.00	
Attachments:	451					\$13,400.00	
Adjusted Base Price	\$267,601.80						
Changes/Adjustments							
Grade Adjustment:	B 128%					\$322,818.30	
Market Adjustment:	36%					\$439,032.89	
CDU Adjustment:	65					\$285,400.00	
Complete:	100					\$285,400.00	
Dollar Adjustments						\$100.00	
Dwelling Value	\$285,500.00						

Other Building Improvements	0	\$0.00
Total Improvement Value		\$285,500.00
Total Land Value		\$19,000.00
Total Assessed Value		\$304,500.00

Parcel Numbers: 755-0153-000	Property Address: 7712 CEDAR RIDGE CT W	Municipality: Franklin, City of
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Owner Name: NEVINSKI LIVING TRUST 1999	Mailing Address: 7712 W CEDAR RIDGE CT FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7712 W CEDAR	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0153 000- 1		
Year Built:	1/1/1990	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1990	Bedrooms:	2
Remodeled/Effective Age:	-32	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0153 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s):	Area:	Attachment Value:
13-AFG	430	\$12,900
21-OMP	21	\$500
31-WD	272	\$2,700

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
1/31/2020	20-0304	\$9,652.00	FUR+ACREPLAC				
5/29/2008	1063	\$16,026.00	EXTREMOD				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/31/2001		\$195,000.00	Valid		Land and Improvements		
7/27/2006		\$286,000.00	Valid		Land and Improvements		
10/1/1991		\$130,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.383	Gross				\$19,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
16,683	0.383			\$19,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #	755 0153 000- 1						
Description	Area				Value Amount		
Living Area:							
First Story:	1,815				\$200,811.60		
Second Story:	0				\$0.00		
Additional Story:	0				\$0.00		
Attic/Finished Net:	0				\$0.00		
Half Story/Finished Net:	0				\$0.00		
Base Price	\$200,811.60						
Unfinished Living Area:							
Room/Unfinished:	0				\$0.00		
Unfinished Basement:	1,815				\$39,603.30		
Half Story/Unfinished:					\$0.00		
Structure Info, Features and Attachments:							
Heating/AC	Air Conditioning - Same Ducts				\$4,464.90		
Plumbing	0 - Half Bath 2 - Full Bath				\$7,322.00		
Finished Basement Living Area	0				\$0.00		
Features:	1				\$2,000.00		
Attachments:	723				\$16,100.00		
Adjusted Base Price	\$270,301.80						
Changes/Adjustments							
Grade Adjustment:	B 128%				\$322,818.30		
Market Adjustment:	37%				\$442,261.08		
CDU Adjustment:	65				\$287,500.00		
Complete:	100				\$287,500.00		
Dollar Adjustments					(\$600.00)		
Dwelling Value	\$286,900.00						

Other Building Improvements	0	\$0.00
Total Improvement Value		\$286,900.00
Total Land Value		\$19,000.00
Total Assessed Value		\$305,900.00

Parcel Numbers: 755-0154-000	Property Address: 7715 CEDAR RIDGE CT W	Municipality: Franklin, City of
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Owner Name: Greg Matarrese	Mailing Address: 7715 Cedar Ridge CT Franklin, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7715 W CEDAR	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0154 000- 1		
Year Built:	1/1/1990	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1990	Bedrooms:	2
Remodeled/Effective Age:	-32	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0154 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s): 21-OMP 13-AFG	Area: 21 430	Attachment Value: \$500 \$12,900
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Feature Description(s): 22-Additional Fixture Rec Room Condition: Average 05-Metal Fireplace Rec Room Condition: Average	Area: 2 Rec Room Area: 770 1 Rec Room Area: 770	Feature Value: \$600 Rec Room Value: \$3,850 \$2,000 Rec Room Value: \$3,850
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Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
8/9/2004	2633	\$1,900.00	ACREPLACE
6/16/2017	17-1371	\$3,928.00	ACREPLAC
1/4/2018	18-0004	\$0.00	FURREPLAC
1/3/2018	18-0003	\$3,300.00	FURREPLAC
1/22/2009	130	\$4,400.00	FURREPLAC
5/22/2013	13-0891	\$14,450.00	FOUNDRPR
5/29/2008	1068	\$16,026.00	EXTREMOD

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
12/14/2021	11204723	\$300,000.00	Invalid	W/C D - Warrant/Condo Deed	Other	Other
9/1/1993		\$156,500.00	Valid		Land and Improvements	
1/29/2002		\$209,000.00	Valid		Land and Improvements	
4/28/2017		\$240,600.00	Valid		Land and Improvements	
12/31/2021		\$240,600.00	Valid		Land and Improvements	

Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.383	Gross				\$19,000

Acreage/Squarefoot Variables

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Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
16,683	0.383			\$19,000

General Information

Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Light			All Public

Valuation/Explanation		
Dwelling #	755 0154 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,815	\$200,811.60
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$200,811.60
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,815	\$39,603.30
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,464.90
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	451	\$13,400.00
Adjusted Base Price		\$268,201.80
Changes/Adjustments		
Grade Adjustment:	B 128%	\$322,818.30
Market Adjustment:	42%	\$458,401.99
CDU Adjustment:	65	\$298,000.00
Complete:	100	\$298,000.00
Dollar Adjustments		\$400.00
Dwelling Value		\$298,400.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$298,400.00
Total Land Value		\$19,000.00
Total Assessed Value		\$317,400.00

Parcel Numbers: 755-0155-000	Property Address: 7716 CEDAR RIDGE CT W	Municipality: Franklin, City of
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Owner Name: OLSEN ARTHUR E & MILDRED L	Mailing Address: 7716 W CEDAR RIDGE CT FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7716 W CEDAR	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0155 000- 1		
Year Built:	1/1/1991	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1991	Bedrooms:	2
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0155 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s):	Area:	Attachment Value:
31-WD	252	\$2,500
21-OMP	21	\$500
13-AFG	430	\$12,900

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	600	\$3,000

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
1/5/2005	50050	\$2,000.00	FURREPLAC				
5/28/2019	19-1197	\$8,300.00	FUR+ACREPLAC				
5/28/2002	02-0513	\$3,000.00	BSMT ALTER				
5/29/2008	1063	\$16,026.00	EXTREMOT				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/1/2005		\$280,000.00	Valid		Land and Improvements		
2/1/1992		\$135,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.383	Gross				\$19,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
16,683	0.383				\$19,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				755 0155 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,815		\$200,811.60	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$200,811.60	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,815		\$39,603.30	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,464.90	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$2,000.00	
Attachments:				703		\$15,900.00	
Adjusted Base Price						\$270,101.80	
Changes/Adjustments							
Grade Adjustment:				B 128%		\$322,818.30	
Market Adjustment:				31%		\$422,891.98	
CDU Adjustment:				70		\$296,000.00	
Complete:				100		\$296,000.00	
Dollar Adjustments						(\$1,100.00)	
Dwelling Value						\$294,900.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$294,900.00
Total Land Value		\$19,000.00
Total Assessed Value		\$313,900.00

Parcel Numbers: 755-0156-000	Property Address: 7719 CEDAR RIDGE CT W	Municipality: Franklin, City of
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Owner Name: LARSON, DONALD R & JUDITH M	Mailing Address: 7719 W CEDAR RIDGE CT FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7719 W CEDAR	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0156 000- 1		
Year Built:	1/1/1992	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1992	Bedrooms:	2
Remodeled/Effective Age:	-30	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	2
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0156 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s): 21-OMP 13-AFG	Area: 21 430	Attachment Value: \$500 \$12,900
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Feature Description(s): 22-Additional Fixture Rec Room Condition: Average 05-Metal Fireplace Rec Room Condition: Average	Area: 1 Rec Room Area: 916 2 Rec Room Area: 916	Feature Value: \$300 Rec Room Value: \$4,580 \$4,000 Rec Room Value: \$4,580
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Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
12/9/2008	2788	\$2,400.00	FURREPLAC				
11/6/2020	20-1398	\$4,205.00	ACREPLACE				
5/29/2008	1067	\$16,026.00	EXTREMOD-R				
11/16/2016	16-2797	\$3,200.00	FURREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/1/1992		\$164,000.00	Valid		Land and Improvements		
8/22/2007		\$285,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.383	Gross				\$19,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
16,683	0.383				\$19,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				755 0156 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,815		\$200,811.60	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$200,811.60	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,815		\$39,603.30	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,464.90	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0		\$0.00	
Features:				3		\$4,300.00	
Attachments:				451		\$13,400.00	
Adjusted Base Price						\$274,782.80	
Changes/Adjustments							
Grade Adjustment:				B 128%		\$329,065.98	
Market Adjustment:				34%		\$440,948.42	
CDU Adjustment:				70		\$308,700.00	
Complete:				100		\$308,700.00	
Dollar Adjustments						\$700.00	
Dwelling Value						\$309,400.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$309,400.00
Total Land Value		\$19,000.00
Total Assessed Value		\$328,400.00

Parcel Numbers: 755-0157-000	Property Address: 7720 CEDAR RIDGE CT W	Municipality: Franklin, City of
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Owner Name: WOODS REVOCABLE LIVING TRUST	Mailing Address: 7720 W CEDAR RIDGE CT FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7720 W CEDAR	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0157 000- 1		
Year Built:	1/1/1990	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1990	Bedrooms:	2
Remodeled/Effective Age:	-32	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0157 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s): 21-OMP 13-AFG	Area: 21 430	Attachment Value: \$500 \$12,900
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Feature Description(s): 05-Metal Fireplace Rec Room Condition:	Area: 1 Rec Room Area: 0	Feature Value: \$2,000 Rec Room Value: \$0
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Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit: 5/29/2008	Permit Number: 1061	Permit Amount: \$16,026.00	Details of Permit: EXTREMOD
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/1/1990		\$136,000.00	Valid		Land and Improvements		
10/24/2003		\$200,000.00	Valid		Land and Improvements		
6/19/2006		\$227,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.383	Gross				\$19,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
16,683	0.383				\$19,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				755 0157 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,815		\$200,811.60	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$200,811.60	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,815		\$39,603.30	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,464.90	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$2,000.00	
Attachments:				451		\$13,400.00	
Adjusted Base Price						\$267,601.80	
Changes/Adjustments							
Grade Adjustment:				B 128%		\$322,818.30	
Market Adjustment:				36%		\$439,032.89	
CDU Adjustment:				65		\$285,400.00	
Complete:				100		\$285,400.00	
Dollar Adjustments						\$100.00	
Dwelling Value						\$285,500.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$285,500.00	
Total Land Value						\$19,000.00	
Total Assessed Value						\$304,500.00	

Parcel Numbers: 755-0158-000	Property Address: 7723 CEDAR RIDGE CT W	Municipality: Franklin, City of
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Owner Name: ROHLEDER, ROBERT F	Mailing Address: 7723 W CEDAR RIDGE CT FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7723 W CEDAR	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0158 000- 1		
Year Built:	1/1/1992	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1992	Bedrooms:	2
Remodeled/Effective Age:	-30	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0158 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s): 21-OMP 13-AFG	Area: 21 430	Attachment Value: \$500 \$12,900
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Feature Description(s): 22-Additional Fixture Rec Room Condition: Fair 05-Metal Fireplace Rec Room Condition: Fair	Area: 3 Rec Room Area: 1,000 1 Rec Room Area: 1,000	Feature Value: \$900 Rec Room Value: \$4,000 \$2,000 Rec Room Value: \$4,000
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Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/29/2008	1067	\$16,026.00	EXTREMOD				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/12/2014		\$80,100.00	Invalid		Land and Improvements		
7/26/2001		\$196,000.00	Valid		Land and Improvements		
1/28/2016		\$217,300.00	Invalid		Land and Improvements		
2/1/1993		\$145,000.00	Invalid		Land and Improvements		
5/1/2001		\$196,000.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.383	Gross				\$19,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
16,683	0.383			\$19,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #	755 0158 000- 1						
Description	Area					Value Amount	
Living Area:							
First Story:	1,815					\$200,811.60	
Second Story:	0					\$0.00	
Additional Story:	0					\$0.00	
Attic/Finished Net:	0					\$0.00	
Half Story/Finished Net:	0					\$0.00	
Base Price	\$200,811.60						
Unfinished Living Area:							
Room/Unfinished:	0					\$0.00	
Unfinished Basement:	1,815					\$39,603.30	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC	Air Conditioning - Same Ducts					\$4,464.90	
Plumbing	0 - Half Bath 2 - Full Bath					\$7,322.00	
Finished Basement Living Area	0					\$0.00	
Features:	4					\$2,900.00	
Attachments:	451					\$13,400.00	
Adjusted Base Price	\$268,501.80						
Changes/Adjustments							
Grade Adjustment:	B 128%					\$322,818.30	
Market Adjustment:	21%					\$390,610.15	
CDU Adjustment:	70					\$273,400.00	
Complete:	100					\$273,400.00	
Dollar Adjustments						(\$100.00)	
Dwelling Value	\$273,300.00						

Other Building Improvements	0	\$0.00
Total Improvement Value		\$273,300.00
Total Land Value		\$19,000.00
Total Assessed Value		\$292,300.00

Parcel Numbers: 755-0159-000	Property Address: 7724 CEDAR RIDGE CT W	Municipality: Franklin, City of
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Owner Name: GODINEZ JOINT REVOCABLE TRUST 2019	Mailing Address: 7724 W CEDAR RDGE CT FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7724 W CEDAR	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0159 000- 1		
Year Built:	1/1/1990	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1990	Bedrooms:	2
Remodeled/Effective Age:	-32	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	2
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0159 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s): 21-OMP 13-AFG	Area: 21 430	Attachment Value: \$500 \$12,900
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Feature Description(s): 05-Metal Fireplace Rec Room Condition: Average	Area: 2 Rec Room Area: 1,111	Feature Value: \$4,000 Rec Room Value: \$5,555
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Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit: 5/29/2008 4/30/2009	Permit Number: 1061 655	Permit Amount: \$16,026.00 \$9,400.00	Details of Permit: EXTREMOD AC/FURREPLAC
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
1/1/1991		\$130,300.00	Valid		Land and Improvements		
1/1/2001		\$200,000.00	Invalid		Land and Improvements		
1/15/2019		\$272,600.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.383	Gross				\$19,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
16,683	0.383				\$19,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				755 0159 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,815		\$200,811.60	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$200,811.60	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,815		\$39,603.30	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,464.90	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$4,000.00	
Attachments:				451		\$13,400.00	
Adjusted Base Price						\$274,482.80	
Changes/Adjustments							
Grade Adjustment:				B 128%		\$329,065.98	
Market Adjustment:				44%		\$473,855.02	
CDU Adjustment:				65		\$308,000.00	
Complete:				100		\$308,000.00	
Dollar Adjustments						(\$700.00)	
Dwelling Value						\$307,300.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$307,300.00	
Total Land Value						\$19,000.00	
Total Assessed Value						\$326,300.00	

Parcel Numbers: 755-0160-000	Property Address: 7728 CEDAR RIDGE CT W	Municipality: Franklin, City of
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Owner Name: HARTAY, DAVID F	Mailing Address: 7728 W CEDAR RIDGE CT FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7728 W CEDAR	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0160 000- 1		
Year Built:	1/1/1990	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1990	Bedrooms:	2
Remodeled/Effective Age:	-32	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0160 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s): 21-OMP 13-AFG	Area: 21 430	Attachment Value: \$500 \$12,900
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Feature Description(s): 22-Additional Fixture Rec Room Condition: Average 05-Metal Fireplace Rec Room Condition: Average	Area: 3 Rec Room Area: 1,450 1 Rec Room Area: 1,450	Feature Value: \$900 Rec Room Value: \$7,250 \$2,000 Rec Room Value: \$7,250
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Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
10/14/2004	3428	\$6,000.00	FUR/ACREPLACE				
2/4/2003	03-0368	\$25,000.00	RECROOM				
5/29/2008	1060	\$16,026.00	EXTREMOD				
6/28/2012	12-1306	\$850.00	FOUNDRPR				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/1/1990		\$143,770.00	Valid		Land and Improvements		
11/10/2003		\$201,400.00	Invalid		Land and Improvements		
3/26/2021		\$310,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.383	Gross				\$19,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
16,683	0.383			\$19,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	755 0160 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,815	\$200,811.60
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$200,811.60
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,815	\$39,603.30
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,464.90
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$2,900.00
Attachments:	451	\$13,400.00
Adjusted Base Price		\$268,501.80
Changes/Adjustments		
Grade Adjustment:	B 128%	\$322,818.30
Market Adjustment:	39%	\$448,717.44
CDU Adjustment:	65	\$291,700.00
Complete:	100	\$291,700.00
Dollar Adjustments		(\$700.00)
Dwelling Value		\$291,000.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$291,000.00
Total Land Value		\$19,000.00
Total Assessed Value		\$310,000.00

Parcel Numbers: 755-0161-000	Property Address: 7731 CEDAR RIDGE CT W	Municipality: Franklin, City of
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Owner Name: RABIEGA, RICHARD & ANITA	Mailing Address: 7731 W CEDAR RIDGE CT FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7731 W CEDAR	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0161 000- 1		
Year Built:	1/1/1990	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1990	Bedrooms:	2
Remodeled/Effective Age:	-32	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0161 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s):	Area:	Attachment Value:
13-AFG	430	\$12,900
21-OMP	21	\$500
31-WD	252	\$2,500

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/29/2008	1066	\$16,026.00	EXTREMOD				
4/18/2013	13-0591	\$4,200.00	FURREPLAC				
5/25/2011	970	\$4,550.00	FOUNDRPR				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/4/2018		\$230,000.00	Valid		Land and Improvements		
7/1/1991		\$135,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.383	Gross				\$19,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
16,683	0.383				\$19,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				755 0161 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,815			\$200,811.60
Second Story:				0			\$0.00
Additional Story:				0			\$0.00
Attic/Finished Net:				0			\$0.00
Half Story/Finished Net:				0			\$0.00
Base Price						\$200,811.60	
Unfinished Living Area:							
Room/Unfinished:				0			\$0.00
Unfinished Basement:				1,815			\$39,603.30
Half Story/Unfinished:							\$0.00
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,464.90	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0			\$0.00
Features:				1			\$2,000.00
Attachments:				703			\$15,900.00
Adjusted Base Price						\$270,101.80	
Changes/Adjustments							
Grade Adjustment:				B 128%		\$322,818.30	
Market Adjustment:				24%		\$400,294.70	
CDU Adjustment:				65		\$260,200.00	
Complete:				100		\$260,200.00	
Dollar Adjustments						\$300.00	
Dwelling Value						\$260,500.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$260,500.00
Total Land Value		\$19,000.00
Total Assessed Value		\$279,500.00

Parcel Numbers: 755-0162-000	Property Address: 7732 CEDAR RIDGE CT W	Municipality: Franklin, City of
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Owner Name: WILKE, ELIZABETH M & TIMOTHY J	Mailing Address: 7732 W CEDAR RIDGE CT FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7732 W CEDAR	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0162 000- 1		
Year Built:	1/1/1990	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1990	Bedrooms:	2
Remodeled/Effective Age:	-32	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0162 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s): 21-OMP 13-AFG	Area: 21 430	Attachment Value: \$500 \$12,900
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Feature Description(s): 05-Metal Fireplace Rec Room Condition: Average	Area: 1 Rec Room Area: 150	Feature Value: \$2,000 Rec Room Value: \$750
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Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit: 5/29/2008	Permit Number: 1060	Permit Amount: \$16,026.00	Details of Permit: EXTREMOD
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/1/1990		\$144,295.00	Valid		Land and Improvements		
9/30/2009		\$221,000.00	Valid		Land and Improvements		
3/16/2016		\$235,000.00	Invalid		Land and Improvements		
5/5/2017		\$235,000.00	Invalid		Land and Improvements		
6/28/2019		\$275,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.383	Gross				\$19,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
16,683	0.383				\$19,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				755 0162 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,815		\$200,811.60	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$200,811.60	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,815		\$39,603.30	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,464.90	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$2,000.00	
Attachments:				451		\$13,400.00	
Adjusted Base Price						\$267,601.80	
Changes/Adjustments							
Grade Adjustment:				B 128%		\$322,818.30	
Market Adjustment:				37%		\$442,261.08	
CDU Adjustment:				65		\$287,500.00	
Complete:				100		\$287,500.00	
Dollar Adjustments						(\$200.00)	
Dwelling Value						\$287,300.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$287,300.00
Total Land Value		\$19,000.00
Total Assessed Value		\$306,300.00

Parcel Numbers: 755-0163-000	Property Address: 7734 CEDAR RIDGE CT W	Municipality: Franklin, City of
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Owner Name: ZIEMS, MICHAEL K	Mailing Address: 7734 W CEDAR RIDGE CT FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7734	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0163 000- 1		
Year Built:	1/1/1991	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1991	Bedrooms:	2
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0163 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s): 13-AFG 21-OMP	Area: 430 21	Attachment Value: \$12,900 \$500
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Feature Description(s): 05-Metal Fireplace	Area: 1	Feature Value: \$2,000
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/24/2005	51873	\$100.00	ACREPLACE				
5/29/2008	1059	\$16,026.00	EXTREMOD				
11/14/2011	2437	\$4,600.00	FURREPLAC				
6/19/2013	13-1188	\$4,200.00	ACREPLACE				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/15/2021		\$320,000.00	Valid		Land and Improvements		
8/25/2003		\$171,000.00	Invalid		Land and Improvements		
12/1/1991		\$143,000.00	Valid		Land and Improvements		
12/1/1998		\$171,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.383	Gross				\$19,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:			Assessed Land Value:	
16,683	0.383					\$19,000	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	755 0163 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,815	\$200,811.60
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$200,811.60
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,815	\$39,603.30
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,464.90
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	1	\$2,000.00
Attachments:	451	\$13,400.00
Adjusted Base Price		\$267,601.80
Changes/Adjustments		
Grade Adjustment:	B 128%	\$322,818.30
Market Adjustment:	33%	\$429,348.34
CDU Adjustment:	70	\$300,500.00
Complete:	100	\$300,500.00
Dollar Adjustments		\$500.00
Dwelling Value		\$301,000.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$301,000.00
Total Land Value		\$19,000.00
Total Assessed Value		\$320,000.00

Parcel Numbers: 755-0164-000	Property Address: 7735 CEDAR RIDGE CT W	Municipality: Franklin, City of
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Owner Name: Arnold Heling	Mailing Address: 7735 Cedar Ridge Ct Franklin, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7735 W CEDAR	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0164 000- 1		
Year Built:	1/1/1990	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1990	Bedrooms:	2
Remodeled/Effective Age:	-32	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0164 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s):	Area:	Attachment Value:
13-AFG	430	\$12,900
21-OMP	21	\$500
31-WD	252	\$2,500

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit: 5/29/2008	Permit Number: 1066	Permit Amount: \$16,026.00	Details of Permit: EXTREMED
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Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
5/27/2022	11255821	\$150,000.00	Invalid	O - Other	Other	Other
7/1/1991		\$138,000.00	Valid		Land and Improvements	
5/22/2006		\$202,700.00	Invalid		Land and Improvements	
9/17/2009		\$217,500.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.383	Gross				\$19,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
16,683	0.383			\$19,000		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	
Valuation/Explanation						
Dwelling #	755 0164 000- 1					
Description	Area				Value Amount	
Living Area:						
First Story:	1,815				\$200,811.60	
Second Story:	0				\$0.00	
Additional Story:	0				\$0.00	
Attic/Finished Net:	0				\$0.00	
Half Story/Finished Net:	0				\$0.00	
Base Price						\$200,811.60
Unfinished Living Area:						
Room/Unfinished:	0				\$0.00	
Unfinished Basement:	1,815				\$39,603.30	
Half Story/Unfinished:					\$0.00	
Structure Info, Features and Attachments:						
Heating/AC	Air Conditioning - Same Ducts				\$4,464.90	
Plumbing	0 - Half Bath 2 - Full Bath				\$7,322.00	
Finished Basement Living Area	0				\$0.00	
Features:	1				\$2,000.00	
Attachments:	703				\$15,900.00	
Adjusted Base Price						\$270,101.80
Changes/Adjustments						
Grade Adjustment:	B 128%				\$322,818.30	
Market Adjustment:	37%				\$442,261.08	
CDU Adjustment:	65				\$287,500.00	
Complete:	100				\$287,500.00	
Dollar Adjustments					(\$700.00)	
Dwelling Value						\$286,800.00
Other Building Improvements	0				\$0.00	
Total Improvement Value						\$286,800.00
Total Land Value						\$19,000.00
Total Assessed Value						\$305,800.00

Parcel Numbers: 755-0165-000 Property Address: 7738 CEDAR RIDGE CT W Municipality: Franklin, City of

Owner Name: PAAR, JON Mailing Address: 7738 W CEDAR RIDGE CT FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7738 W CEDAR	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0165 000- 1		
Year Built:	1/1/1991	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1991	Bedrooms:	2
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0165 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s):	Area:	Attachment Value:
13-AFG	430	\$12,900
21-OMP	21	\$500
31-WD	192	\$1,900

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:		Permit Number:		Permit Amount:		Details of Permit:	
5/29/2008		1059		\$16,026.00		EXTREMOD	
10/21/2011		2280		\$8,700.00		FURREPLAC	
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:		Sale Type:	Sale Validation Source:
11/25/2013		\$217,000.00	Invalid			Land and Improvements	
11/1/1991		\$133,000.00	Valid			Land and Improvements	
4/1/2001		\$187,000.00	Invalid			Land and Improvements	
3/24/2021		\$290,000.00	Valid			Land and Improvements	
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.383	Gross				\$19,000
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
16,683		0.383				\$19,000	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				755 0165 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,815		\$200,811.60	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$200,811.60	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,815		\$39,603.30	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,464.90	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$2,000.00	
Attachments:				643		\$15,300.00	
Adjusted Base Price						\$269,501.80	
Changes/Adjustments							
Grade Adjustment:				B 128%		\$322,818.30	
Market Adjustment:				20%		\$387,381.97	
CDU Adjustment:				70		\$271,200.00	
Complete:				100		\$271,200.00	
Dollar Adjustments						(\$200.00)	
Dwelling Value						\$271,000.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$271,000.00
Total Land Value		\$19,000.00
Total Assessed Value		\$290,000.00

Parcel Numbers: 755-0166-000	Property Address: 7740 CEDAR RIDGE CT W	Municipality: Franklin, City of
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Owner Name: GUNDRUM, CLINTON L - REV TRUST	Mailing Address: 7740 W CEDAR RIDGE CT FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7740 W CEDAR	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0166 000- 1		
Year Built:	1/1/1991	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1991	Bedrooms:	2
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0166 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s): 13-AFG 21-OMP	Area: 430 21	Attachment Value: \$12,900 \$500
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Feature Description(s): 05-Metal Fireplace Rec Room Condition: Average	Area: 1 Rec Room Area: 560	Feature Value: \$2,000 Rec Room Value: \$2,800
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Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit: 5/29/2008 1/8/2010	Permit Number: 1057 34	Permit Amount: \$16,026.00 \$3,500.00	Details of Permit: EXTREMOD FURREPLAC
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
3/23/2020		\$285,000.00	Valid		Land and Improvements		
1/3/2014		\$213,300.00	Invalid		Land and Improvements		
9/20/2021		\$312,200.00	Invalid		Land and Improvements		
8/1/1991		\$135,000.00	Valid		Land and Improvements		
9/30/2009		\$229,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acres:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.383	Gross				\$19,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
16,683	0.383				\$19,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				755 0166 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,815			\$200,811.60
Second Story:				0			\$0.00
Additional Story:				0			\$0.00
Attic/Finished Net:				0			\$0.00
Half Story/Finished Net:				0			\$0.00
Base Price						\$200,811.60	
Unfinished Living Area:							
Room/Unfinished:				0			\$0.00
Unfinished Basement:				1,815			\$39,603.30
Half Story/Unfinished:							\$0.00
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,464.90	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0			\$0.00
Features:				1			\$2,000.00
Attachments:				451			\$13,400.00
Adjusted Base Price						\$267,601.80	
Changes/Adjustments							
Grade Adjustment:				B 128%		\$322,818.30	
Market Adjustment:				30%		\$419,663.80	
CDU Adjustment:				70		\$293,800.00	
Complete:				100		\$293,800.00	
Dollar Adjustments						(\$600.00)	
Dwelling Value						\$293,200.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$293,200.00
Total Land Value		\$19,000.00
Total Assessed Value		\$312,200.00

Parcel Numbers: 755-0167-000	Property Address: 7741 CEDAR RIDGE CT W	Municipality: Franklin, City of
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Owner Name: KAPOCIUS, VYTAUTAS F & DIANE L	Mailing Address: 7741 W CEDAR RIDGE CT FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7741 W CEDAR	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0167 000- 1		
Year Built:	1/1/1990	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1990	Bedrooms:	2
Remodeled/Effective Age:	-32	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	2
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0167 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s): 21-OMP 13-AFG	Area: 21 430	Attachment Value: \$500 \$12,900
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Feature Description(s): 05-Metal Fireplace	Area: 1	Feature Value: \$2,000
Rec Room Condition: Average	Rec Room Area: 900	Rec Room Value: \$4,500

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/29/2008	1065	\$16,026.00	EXTREMOD				
6/22/2020	20-1588	\$18,000.00	BSMT WATER DMG				
3/18/2009	400	\$2,974.00	FURREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/1/2004		\$240,000.00	Valid		Land and Improvements		
4/30/2012		\$230,000.00	Valid		Land and Improvements		
7/1/1990		\$143,100.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.383	Gross				\$19,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
16,683	0.383			\$19,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #	755 0167 000- 1						
Description	Area					Value Amount	
Living Area:							
First Story:	1,815					\$200,811.60	
Second Story:	0					\$0.00	
Additional Story:	0					\$0.00	
Attic/Finished Net:	0					\$0.00	
Half Story/Finished Net:	0					\$0.00	
Base Price	\$200,811.60						
Unfinished Living Area:							
Room/Unfinished:	0					\$0.00	
Unfinished Basement:	1,815					\$39,603.30	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC	Air Conditioning - Same Ducts					\$4,464.90	
Plumbing	1 - Half Bath 2 - Full Bath					\$12,203.00	
Finished Basement Living Area	0					\$0.00	
Features:	1					\$2,000.00	
Attachments:	451					\$13,400.00	
Adjusted Base Price	\$272,482.80						
Changes/Adjustments							
Grade Adjustment:	B 128%					\$329,065.98	
Market Adjustment:	41%					\$463,983.04	
CDU Adjustment:	65					\$301,600.00	
Complete:	100					\$301,600.00	
Dollar Adjustments						(\$700.00)	
Dwelling Value	\$300,900.00						

Other Building Improvements	0	\$0.00
Total Improvement Value		\$300,900.00
Total Land Value		\$19,000.00
Total Assessed Value		\$319,900.00

Parcel Numbers: 755-0168-000	Property Address: 7744 CEDAR RIDGE CT W	Municipality: Franklin, City of
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Owner Name: HELING, MICHAEL A & JEAN B	Mailing Address: 7744 W CEDAR RIDGE CT FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7744 W CEDAR	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0168 000- 1		
Year Built:	1/1/1991	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1991	Bedrooms:	2
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0168 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s):	Area:	Attachment Value:
13-AFG	430	\$12,900
21-OMP	21	\$500
31-WD	252	\$2,500

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit: 5/29/2008	Permit Number: 1057	Permit Amount: \$16,026.00	Details of Permit: EXTREMED
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/1/1991		\$144,270.00	Valid		Land and Improvements		
5/2/2011		\$218,000.00	Valid		Land and Improvements		
5/2/2011		\$218,000.00	Valid		Land and Improvements		
5/21/2015		\$225,000.00	Valid		Land and Improvements		
12/17/2015		\$225,000.00	Valid		Land and Improvements		
8/15/2019		\$255,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.383	Gross				\$19,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
16,683	0.383				\$19,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				755 0168 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,815		\$200,811.60	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$200,811.60	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,815		\$39,603.30	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,464.90	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$2,000.00	
Attachments:				703		\$15,900.00	
Adjusted Base Price						\$270,101.80	
Changes/Adjustments							
Grade Adjustment:				B 128%		\$322,818.30	
Market Adjustment:				27%		\$409,979.25	
CDU Adjustment:				70		\$287,000.00	
Complete:				100		\$287,000.00	
Dollar Adjustments						\$1,000.00	
Dwelling Value						\$288,000.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$288,000.00
Total Land Value		\$19,000.00
Total Assessed Value		\$307,000.00

Parcel Numbers: 755-0169-000 Property Address: 7745 CEDAR RIDGE CT W Municipality: Franklin, City of

Owner Name: FINK, MARGARET P Mailing Address: 7745 W CEDAR RIDGE CT FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7745 W CEDAR	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0169 000- 1		
Year Built:	1/1/1990	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1990	Bedrooms:	2
Remodeled/Effective Age:	-32	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0169 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s):	Area:	Attachment Value:
13-AFG	430	\$12,900
21-OMP	21	\$500

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	1,016	\$5,080
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	1,016	\$5,080

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
8/1/1995	95-0990	\$1,200.00	BSMT HTG				
8/1/1995	95-0902	\$13,850.00	BSMT ALTERAT				
5/29/2008	1065	\$16,026.00	EXTREMOD				
8/25/2010	1744	\$3,650.00	FOUNDRPR				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/16/2017		\$244,500.00	Valid		Land and Improvements		
7/1/1994		\$165,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.383	Gross				\$19,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
16,683	0.383				\$19,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #	755 0169 000- 1						
Description	Area					Value Amount	
Living Area:							
First Story:	1,815					\$200,811.60	
Second Story:	0					\$0.00	
Additional Story:	0					\$0.00	
Attic/Finished Net:	0					\$0.00	
Half Story/Finished Net:	0					\$0.00	
Base Price						\$200,811.60	
Unfinished Living Area:							
Room/Unfinished:	0					\$0.00	
Unfinished Basement:	1,815					\$39,603.30	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC	Air Conditioning - Same Ducts					\$4,464.90	
Plumbing	0 - Half Bath 2 - Full Bath					\$7,322.00	
Finished Basement Living Area	0					\$0.00	
Features:	3					\$2,600.00	
Attachments:	451					\$13,400.00	
Adjusted Base Price						\$268,201.80	
Changes/Adjustments							
Grade Adjustment:	B 128%					\$322,818.30	
Market Adjustment:	44%					\$464,858.36	
CDU Adjustment:	65					\$302,200.00	
Complete:	100					\$302,200.00	
Dollar Adjustments						(\$1,000.00)	
Dwelling Value						\$301,200.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$301,200.00
Total Land Value		\$19,000.00
Total Assessed Value		\$320,200.00

Parcel Numbers: 755-0170-000	Property Address: 7703 MAPLE RIDGE CT W	Municipality: Franklin, City of
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Owner Name: SAPINSKI JT REVOC TRUST DATED 8/10/1998	Mailing Address: 7703 MAPLE RIDGE CT FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7703 W MAPLE	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0170 000- 1		
Year Built:	1/1/1990	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1990	Bedrooms:	2
Remodeled/Effective Age:	-32	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0170 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s):	Area:	Attachment Value:
21-OMP	21	\$500
31-WD	300	\$3,000
13-AFG	430	\$12,900

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	729	\$3,645

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/29/2008	1080	\$16,026.00	EXTREMOD-R				
4/27/2009	633	\$7,114.00	AC/FURREPLAC				
3/13/2008	451	\$12,000.00	BATHREM0D				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
1/1/1994		\$145,800.00	Invalid		Land and Improvements		
11/14/2003		\$216,000.00	Valid		Land and Improvements		
9/18/2006		\$250,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.383	Gross				\$19,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
16,683	0.383			\$19,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #	755 0170 000- 1						
Description	Area					Value Amount	
Living Area:							
First Story:	1,815					\$200,811.60	
Second Story:	0					\$0.00	
Additional Story:	0					\$0.00	
Attic/Finished Net:	0					\$0.00	
Half Story/Finished Net:	0					\$0.00	
Base Price						\$200,811.60	
Unfinished Living Area:							
Room/Unfinished:	0					\$0.00	
Unfinished Basement:	1,815					\$39,603.30	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC	Air Conditioning - Same Ducts					\$4,464.90	
Plumbing	0 - Half Bath 2 - Full Bath					\$7,322.00	
Finished Basement Living Area	0					\$0.00	
Features:	1					\$2,000.00	
Attachments:	751					\$16,400.00	
Adjusted Base Price						\$270,601.80	
Changes/Adjustments							
Grade Adjustment:	B 128%					\$322,818.30	
Market Adjustment:	51%					\$487,455.64	
CDU Adjustment:	65					\$316,800.00	
Complete:	100					\$316,800.00	
Dollar Adjustments						(\$300.00)	
Dwelling Value						\$316,500.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$316,500.00
Total Land Value		\$19,000.00
Total Assessed Value		\$335,500.00

Parcel Numbers: 755-0171-000	Property Address: 7704 MAPLE RIDGE CT W	Municipality: Franklin, City of
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Owner Name: NORUM, DONALD R	Mailing Address: 7704 W MAPLE RIDGE CT FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7704 W MAPLE	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0171 000- 1		
Year Built:	1/1/1990	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1990	Bedrooms:	2
Remodeled/Effective Age:	-32	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0171 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s):	Area:	Attachment Value:
13-AFG	430	\$12,900
21-OMP	21	\$500
33-Concrete Patio	387	\$1,900

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit: 5/29/2008	Permit Number: 1070	Permit Amount: \$16,026.00	Details of Permit: EXTREMOD
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/1/1990		\$130,000.00	Valid		Land and Improvements		
11/1/2002		\$215,000.00	Invalid		Land and Improvements		
7/20/2017		\$250,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.383	Gross				\$19,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
16,683	0.383				\$19,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				755 0171 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,815		\$200,811.60	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$200,811.60	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,815		\$39,603.30	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,464.90	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$2,000.00	
Attachments:				838		\$15,300.00	
Adjusted Base Price						\$269,501.80	
Changes/Adjustments							
Grade Adjustment:				B 128%		\$322,818.30	
Market Adjustment:				36%		\$439,032.89	
CDU Adjustment:				65		\$285,400.00	
Complete:				100		\$285,400.00	
Dollar Adjustments						\$100.00	
Dwelling Value						\$285,500.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$285,500.00	
Total Land Value						\$19,000.00	
Total Assessed Value						\$304,500.00	

Parcel Numbers: 755-0172-000	Property Address: 7707 MAPLE RIDGE CT W	Municipality: Franklin, City of
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Owner Name: WISNIEWSKI, KATHLEEN J	Mailing Address: 7707 W MAPLE RIDGE CT FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7707 W MAPLE	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0172 000- 1		
Year Built:	1/1/1990	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1990	Bedrooms:	2
Remodeled/Effective Age:	-32	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0172 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s):	Area:	Attachment Value:
13-AFG	430	\$12,900
21-OMP	21	\$500
33-Concrete Patio	120	\$600

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/29/2008	1080	\$16,026.00	EXTREMOD				
8/6/2019	19-1989	\$7,000.00	BATHREMOD				
8/19/2011	1722	\$7,689.00	AC&FURREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/31/2012		\$201,000.00	Valid		Land and Improvements		
10/11/2005		\$213,000.00	Invalid		Land and Improvements		
11/1/1990		\$147,480.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.383	Gross				\$19,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
16,683	0.383			\$19,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #	755 0172 000- 1						
Description	Area					Value Amount	
Living Area:							
First Story:	1,815					\$200,811.60	
Second Story:	0					\$0.00	
Additional Story:	0					\$0.00	
Attic/Finished Net:	0					\$0.00	
Half Story/Finished Net:	0					\$0.00	
Base Price	\$200,811.60						
Unfinished Living Area:							
Room/Unfinished:	0					\$0.00	
Unfinished Basement:	1,815					\$39,603.30	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC	Air Conditioning - Same Ducts					\$4,464.90	
Plumbing	0 - Half Bath 2 - Full Bath					\$7,322.00	
Finished Basement Living Area	0					\$0.00	
Features:	1					\$2,000.00	
Attachments:	571					\$14,000.00	
Adjusted Base Price	\$268,201.80						
Changes/Adjustments							
Grade Adjustment:	B 128%					\$322,818.30	
Market Adjustment:	42%					\$458,401.99	
CDU Adjustment:	65					\$298,000.00	
Complete:	100					\$298,000.00	
Dollar Adjustments						\$400.00	
Dwelling Value	\$298,400.00						

Other Building Improvements	0	\$0.00
Total Improvement Value		\$298,400.00
Total Land Value		\$19,000.00
Total Assessed Value		\$317,400.00

Parcel Numbers: 755-0173-000	Property Address: 7708 MAPLE RIDGE CT W	Municipality: Franklin, City of
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Owner Name: ANDERSON, STEVEN P	Mailing Address: 7708 W MAPLE RIDGE CT FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7708 W MAPLE	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0173 000- 1		
Year Built:	1/1/1990	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1990	Bedrooms:	2
Remodeled/Effective Age:	-32	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0173 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s):	Area:	Attachment Value:
13-AFG	430	\$12,900
21-OMP	21	\$500
33-Concrete Patio	120	\$600

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	676	\$3,380

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
8/9/2011	1643	\$7,135.00	AC&FURREPLAC				
5/29/2008	1070	\$16,026.00	EXTREMOD				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/1/1990		\$125,000.00	Valid		Land and Improvements		
6/14/2016		\$240,100.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.383	Gross				\$19,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
16,683	0.383			\$19,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				755 0173 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,815		\$200,811.60	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$200,811.60	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,815		\$39,603.30	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,464.90	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$2,000.00	
Attachments:				571		\$14,000.00	
Adjusted Base Price						\$268,201.80	
Changes/Adjustments							
Grade Adjustment:				B 128%		\$322,818.30	
Market Adjustment:				40%		\$451,945.63	
CDU Adjustment:				65		\$293,800.00	
Complete:				100		\$293,800.00	
Dollar Adjustments						(\$500.00)	
Dwelling Value						\$293,300.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$293,300.00
Total Land Value		\$19,000.00
Total Assessed Value		\$312,300.00

Parcel Numbers: 755-0174-000	Property Address: 7711 MAPLE RIDGE CT W	Municipality: Franklin, City of
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Owner Name: HAAS, TIMOTHY J	Mailing Address: 7711 W MAPLE RIDGE CT FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7711 W MAPLE	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0174 000- 1		
Year Built:	1/1/1993	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1993	Bedrooms:	2
Remodeled/Effective Age:	-29	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0174 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s):	Area:	Attachment Value:
13-AFG	430	\$12,900
21-OMP	21	\$500
31-WD	352	\$3,500

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
5/29/2008		1079	\$16,026.00		EXTREMOD		
3/21/2011		460	\$7,500.00		AC&FURREPLAC		
5/20/2020		20-1201	\$4,227.00		FURREPLAC		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
3/1/1994		\$165,000.00	Valid		Land and Improvements		
9/17/2018		\$247,700.00	Invalid		Land and Improvements		
10/29/2018		\$268,900.00	Valid		Land and Improvements		
8/16/2019		\$268,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.383	Gross				\$19,000
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
16,683		0.383				\$19,000	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	755 0174 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,815	\$200,811.60
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$200,811.60
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,815	\$39,603.30
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,464.90
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	803	\$16,900.00
Adjusted Base Price		\$271,401.80
Changes/Adjustments		
Grade Adjustment:	B 128%	\$322,818.30
Market Adjustment:	30%	\$419,663.80
CDU Adjustment:	70	\$293,800.00
Complete:	100	\$293,800.00
Dollar Adjustments		(\$1,000.00)
Dwelling Value		\$292,800.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$292,800.00
Total Land Value		\$19,000.00
Total Assessed Value		\$311,800.00

Parcel Numbers: 755-0175-000	Property Address: 7712 MAPLE RIDGE CT W	Municipality: Franklin, City of
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Owner Name: KRAWCZYK, JAMES A	Mailing Address: 7712 W MAPLE RIDGE CT FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7712 W MAPLE	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0175 000- 1		
Year Built:	1/1/1990	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1990	Bedrooms:	2
Remodeled/Effective Age:	-32	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0175 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s):	Area:	Attachment Value:
13-AFG	430	\$12,900
21-OMP	21	\$500
33-Concrete Patio	240	\$1,200

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	650	\$3,250

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/29/2008	1071	\$16,026.00	EXTREMOD				
8/28/2015	15-2066	\$3,043.00	ACREPLACE				
7/14/2011	1404	\$3,785.00	FURREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/1/1990		\$130,000.00	Valid		Land and Improvements		
11/12/2015		\$110,000.00	Invalid		Land and Improvements		
3/7/2017		\$150,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.383	Gross				\$19,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
16,683	0.383			\$19,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #	755 0175 000- 1						
Description	Area					Value Amount	
Living Area:							
First Story:	1,815					\$200,811.60	
Second Story:	0					\$0.00	
Additional Story:	0					\$0.00	
Attic/Finished Net:	0					\$0.00	
Half Story/Finished Net:	0					\$0.00	
Base Price	\$200,811.60						
Unfinished Living Area:							
Room/Unfinished:	0					\$0.00	
Unfinished Basement:	1,815					\$39,603.30	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC	Air Conditioning - Same Ducts					\$4,464.90	
Plumbing	0 - Half Bath 2 - Full Bath					\$7,322.00	
Finished Basement Living Area	0					\$0.00	
Features:	1					\$2,000.00	
Attachments:	691					\$14,600.00	
Adjusted Base Price	\$268,801.80						
Changes/Adjustments							
Grade Adjustment:	B 128%					\$322,818.30	
Market Adjustment:	40%					\$451,945.63	
CDU Adjustment:	65					\$293,800.00	
Complete:	100					\$293,800.00	
Dollar Adjustments						(\$800.00)	
Dwelling Value	\$293,000.00						

Other Building Improvements	0	\$0.00
Total Improvement Value		\$293,000.00
Total Land Value		\$19,000.00
Total Assessed Value		\$312,000.00

Parcel Numbers: 755-0176-000	Property Address: 7715 MAPLE RIDGE CT W	Municipality: Franklin, City of
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Owner Name: MAGNER, CHERYL A	Mailing Address: 7715 W MAPLE RIDGE CT FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7715 W MAPLE	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0176 000- 1		
Year Built:	1/1/1993	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1993	Bedrooms:	2
Remodeled/Effective Age:	-29	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0176 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s):	Area:	Attachment Value:
13-AFG	430	\$12,900
21-OMP	21	\$500
31-WD	352	\$3,500

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition: Average	Rec Room Area: 350	Rec Room Value: \$1,750
22-Additional Fixture	2	\$600
Rec Room Condition: Average	Rec Room Area: 350	Rec Room Value: \$1,750

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
5/29/2008		1079	\$16,026.00		EXTREMOD		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/22/2002		\$194,900.00	Invalid		Land and Improvements		
7/1/1994		\$169,500.00	Valid		Land and Improvements		
12/7/2012		\$210,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.383	Gross				\$19,000
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
16,683		0.383				\$19,000	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	755 0176 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,815	\$200,811.60
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$200,811.60
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,815	\$39,603.30
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,464.90
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	803	\$16,900.00
Adjusted Base Price		\$271,701.80
Changes/Adjustments		
Grade Adjustment:	B 128%	\$322,818.30
Market Adjustment:	32%	\$426,120.16
CDU Adjustment:	70	\$298,300.00
Complete:	100	\$298,300.00
Dollar Adjustments		\$500.00
Dwelling Value		\$298,800.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$298,800.00
Total Land Value		\$19,000.00
Total Assessed Value		\$317,800.00

Parcel Numbers: 755-0177-000	Property Address: 7716 MAPLE RIDGE CT W	Municipality: Franklin, City of
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Owner Name: COMISKEY EUGENE T & BLANCHE C	Mailing Address: 7716 W MAPLE RIDGE CT FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7716 W MAPLE	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0177 000- 1		
Year Built:	1/1/1990	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1990	Bedrooms:	2
Remodeled/Effective Age:	-32	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0177 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s):	Area:	Attachment Value:
13-AFG	430	\$12,900
21-OMP	21	\$500
33-Concrete Patio	120	\$600

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
4/19/2006	1194	\$1,700.00	AC				
4/24/2006	1238	\$2,000.00	RECROOM				
5/29/2008	1071	\$16,026.00	EXTREMOD				
10/28/2014	2626	\$6,650.00	FUR/ACREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/8/2006		\$274,200.00	Valid		Land and Improvements		
9/12/2007		\$285,000.00	Valid		Land and Improvements		
10/16/2006		\$274,200.00	Valid		Land and Improvements		
6/1/1990		\$135,000.00	Valid		Land and Improvements		
6/5/2007		\$274,200.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.383	Gross				\$19,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
16,683	0.383				\$19,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	755 0177 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,815	\$200,811.60
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$200,811.60
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,815	\$39,603.30
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,464.90
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	1	\$2,000.00
Attachments:	571	\$14,000.00
Adjusted Base Price		\$268,201.80
Changes/Adjustments		
Grade Adjustment:	B 128%	\$322,818.30
Market Adjustment:	36%	\$439,032.89
CDU Adjustment:	65	\$285,400.00
Complete:	100	\$285,400.00
Dollar Adjustments		\$100.00
Dwelling Value		\$285,500.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$285,500.00
Total Land Value		\$19,000.00
Total Assessed Value		\$304,500.00

Parcel Numbers: 755-0179-000	Property Address: 7720 MAPLE RIDGE CT W	Municipality: Franklin, City of
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Owner Name: KRUKOWSKI, THADDEUS A	Mailing Address: 7720 W MAPLE RIDGE CT FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7720 W MAPLE	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0179 000- 1		
Year Built:	1/1/1992	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1992	Bedrooms:	2
Remodeled/Effective Age:	-30	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0179 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s): 21-OMP 13-AFG	Area: 21 430	Attachment Value: \$500 \$12,900
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Feature Description(s): 05-Metal Fireplace Rec Room Condition:	Area: 1 Rec Room Area: 0	Feature Value: \$2,000 Rec Room Value: \$0
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Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit: 5/29/2008 3/1/2011	Permit Number: 1072 345	Permit Amount: \$16,026.00 \$3,925.00	Details of Permit: EXTREMOD AC&FURREPLAC
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/1/1992		\$139,000.00	Valid		Land and Improvements		
6/14/2012		\$200,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.383	Gross				\$19,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
16,683	0.383				\$19,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				755 0179 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,815		\$200,811.60	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$200,811.60	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,815		\$39,603.30	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,464.90	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$2,000.00	
Attachments:				451		\$13,400.00	
Adjusted Base Price						\$267,601.80	
Changes/Adjustments							
Grade Adjustment:				B 128%		\$322,818.30	
Market Adjustment:				27%		\$409,979.25	
CDU Adjustment:				70		\$287,000.00	
Complete:				100		\$287,000.00	
Dollar Adjustments						\$900.00	
Dwelling Value						\$287,900.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$287,900.00	
Total Land Value						\$19,000.00	
Total Assessed Value						\$306,900.00	

Parcel Numbers: 755-0181-000	Property Address: 7724 MAPLE RIDGE CT W	Municipality: Franklin, City of
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Owner Name: HARTAY, SANDRA J - REVOCABLE TRUST	Mailing Address: 7724 W MAPLE RIDGE CT FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7724 W MAPLE	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0181 000- 1		
Year Built:	1/1/1992	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1992	Bedrooms:	2
Remodeled/Effective Age:	-30	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0181 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s):	Area:	Attachment Value:
21-OMP	21	\$500
13-AFG	430	\$12,900
31-WD	336	\$3,400

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/29/2008	1072	\$16,026.00	EXTREMOD				
3/3/2010	279	\$3,395.00	FURREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/24/2021		\$275,000.00	Invalid		Land and Improvements		
6/21/2005		\$245,000.00	Valid		Land and Improvements		
9/19/2012		\$218,700.00	Invalid		Land and Improvements		
11/1/1992		\$130,000.00	Valid		Land and Improvements		
6/1/1999		\$176,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.383	Gross				\$19,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
16,683	0.383			\$19,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	755 0181 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,815	\$200,811.60
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$200,811.60
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,815	\$39,603.30
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,464.90
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	1	\$2,000.00
Attachments:	787	\$16,800.00
Adjusted Base Price		\$271,001.80
Changes/Adjustments		
Grade Adjustment:	B 128%	\$322,818.30
Market Adjustment:	28%	\$413,207.43
CDU Adjustment:	70	\$289,200.00
Complete:	100	\$289,200.00
Dollar Adjustments		\$400.00
Dwelling Value		\$289,600.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$289,600.00
Total Land Value		\$19,000.00
Total Assessed Value		\$308,600.00

Parcel Numbers: 755-0182-000	Property Address: 7727 MAPLE RIDGE CT W	Municipality: Franklin, City of
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Owner Name: Cynthia Schmeier	Mailing Address: 7727 Maple Ridge Court Franklin, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7727 W MAPLE	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0182 000- 1		
Year Built:	1/1/1993	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1993	Bedrooms:	2
Remodeled/Effective Age:	-29	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0182 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s):	Area:	Attachment Value:
13-AFG	430	\$12,900
21-OMP	21	\$500
31-WD	352	\$3,500

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/29/2008	1076	\$16,026.00	EXTREMOD				
11/12/2010	2477	\$100.00	FURREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
1/1/1994		\$157,000.00	Invalid		Land and Improvements		
1/10/2002		\$215,000.00	Valid		Land and Improvements		
5/16/2022	11247837	\$330,000.00	Invalid	O - Other	Other	Other	
5/16/2022	11247838	\$330,000.00	Valid	W/C D - Warrant/Condo Deed	Other	Other	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.383	Gross				\$19,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
16,683	0.383				\$19,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	755 0182 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,815	\$200,811.60
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$200,811.60
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,815	\$39,603.30
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,464.90
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	1	\$2,000.00
Attachments:	803	\$16,900.00
Adjusted Base Price		\$271,101.80
Changes/Adjustments		
Grade Adjustment:	B 128%	\$322,818.30
Market Adjustment:	29%	\$416,435.61
CDU Adjustment:	70	\$291,500.00
Complete:	100	\$291,500.00
Dollar Adjustments		(\$700.00)
Dwelling Value		\$290,800.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$290,800.00
Total Land Value		\$19,000.00
Total Assessed Value		\$309,800.00

Parcel Numbers: 755-0183-000	Property Address: 7730 MAPLE RIDGE CT W	Municipality: Franklin, City of
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Owner Name: BANISZEWSKI, JOSEPHINE	Mailing Address: 7730 W MAPLE RIDGE CT FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7730 W MAPLE	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0183 000- 1		
Year Built:	1/1/1991	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1991	Bedrooms:	2
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0183 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s): 13-AFG 21-OMP	Area: 430 21	Attachment Value: \$12,900 \$500
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Feature Description(s): 05-Metal Fireplace Rec Room Condition:	Area: 1 Rec Room Area: 0	Feature Value: \$2,000 Rec Room Value: \$0
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Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit: 5/29/2008	Permit Number: 1073	Permit Amount: \$16,026.00	Details of Permit: EXTREMOD
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.383	Gross				\$19,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
16,683	0.383				\$19,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				755 0183 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,815		\$200,811.60	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$200,811.60	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,815		\$39,603.30	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,464.90	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$2,000.00	
Attachments:				451		\$13,400.00	
Adjusted Base Price						\$267,601.80	
Changes/Adjustments							
Grade Adjustment:				B 128%		\$322,818.30	
Market Adjustment:				27%		\$409,979.25	
CDU Adjustment:				70		\$287,000.00	
Complete:				100		\$287,000.00	
Dollar Adjustments						(\$300.00)	
Dwelling Value						\$286,700.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$286,700.00	
Total Land Value						\$19,000.00	
Total Assessed Value						\$305,700.00	

Parcel Numbers: 755-0184-000	Property Address: 7731 MAPLE RIDGE CT W	Municipality: Franklin, City of
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Owner Name: SCHOBERG, KEN & PHYLLIS	Mailing Address: 7731 W MAPLE RIDGE CT FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7731 W MAPLE	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0184 000- 1		
Year Built:	1/1/1993	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1993	Bedrooms:	2
Remodeled/Effective Age:	-29	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0184 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s):	Area:	Attachment Value:
13-AFG	430	\$12,900
21-OMP	21	\$500
31-WD	352	\$3,500

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition: Average	Rec Room Area: 500	Rec Room Value: \$2,500
05-Metal Fireplace	1	\$2,000
Rec Room Condition: Average	Rec Room Area: 500	Rec Room Value: \$2,500

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
5/29/2008		1076	\$16,026.00		EXTREMOD-R		
3/5/2009		346	\$7,050.00		FURREPLAC		
4/14/2008		676	\$8,000.00		WDDKRPL		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/12/2019		\$310,000.00	Valid		Land and Improvements		
12/1/1993		\$159,900.00	Valid		Land and Improvements		
4/1/2001		\$194,500.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.383	Gross				\$19,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
16,683	0.383				\$19,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	755 0184 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,815	\$200,811.60
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$200,811.60
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,815	\$39,603.30
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,464.90
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	803	\$16,900.00
Adjusted Base Price		\$271,701.80
Changes/Adjustments		
Grade Adjustment:	B 128%	\$322,818.30
Market Adjustment:	33%	\$429,348.34
CDU Adjustment:	70	\$300,500.00
Complete:	100	\$300,500.00
Dollar Adjustments		\$100.00
Dwelling Value		\$300,600.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$300,600.00
Total Land Value		\$19,000.00
Total Assessed Value		\$319,600.00

Parcel Numbers: 755-0185-000	Property Address: 7734 MAPLE RIDGE CT W	Municipality: Franklin, City of
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Owner Name: KLECZKA, FREDERICK P	Mailing Address: 7734 W MAPLE RIDGE CT FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7734 W MAPLE	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0185 000- 1		
Year Built:	1/1/1991	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1991	Bedrooms:	2
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0185 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s): 13-AFG 21-OMP	Area: 430 21	Attachment Value: \$12,900 \$500
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Feature Description(s): 22-Additional Fixture Rec Room Condition: Average 05-Metal Fireplace Rec Room Condition: Average	Area: 3 Rec Room Area: 595 1 Rec Room Area: 595	Feature Value: \$900 Rec Room Value: \$2,975 \$2,000 Rec Room Value: \$2,975
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Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/29/2008	1073	\$16,026.00	EXTREMOD				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/20/2016		\$232,000.00	Valid		Land and Improvements		
4/1/1992		\$143,000.00	Valid		Land and Improvements		
8/9/2006		\$228,800.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.383	Gross				\$19,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
16,683	0.383				\$19,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				755 0185 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,815		\$200,811.60	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$200,811.60	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,815		\$39,603.30	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,464.90	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				4		\$2,900.00	
Attachments:				451		\$13,400.00	
Adjusted Base Price						\$268,501.80	
Changes/Adjustments							
Grade Adjustment:				B 128%		\$322,818.30	
Market Adjustment:				33%		\$429,348.34	
CDU Adjustment:				70		\$300,500.00	
Complete:				100		\$300,500.00	
Dollar Adjustments						(\$900.00)	
Dwelling Value						\$299,600.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$299,600.00
Total Land Value		\$19,000.00
Total Assessed Value		\$318,600.00

Parcel Numbers: 755-0186-000	Property Address: 7735 MAPLE RIDGE CT W	Municipality: Franklin, City of
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Owner Name: SALSKE, RICHARD & PATRICIA	Mailing Address: 7735 W MAPLE RIDGE CT FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7735 W MAPLE	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0186 000- 1		
Year Built:	1/1/1990	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1990	Bedrooms:	2
Remodeled/Effective Age:	-32	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0186 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s):	Area:	Attachment Value:
13-AFG	430	\$12,900
21-OMP	21	\$500
31-WD	300	\$3,000

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	816	\$4,080

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
6/8/2005	52062	\$3,145.00	ACREPLACE			
5/29/2008	1074	\$16,026.00	EXTREMOD			
8/9/2006	2655	\$3,895.00	FURREPLAC			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
2/1/1990		\$135,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.383	Gross				\$19,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
16,683	0.383			\$19,000		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	
Valuation/Explanation						
Dwelling #			755 0186 000- 1			
Description			Area		Value Amount	
Living Area:						
First Story:			1,815		\$200,811.60	
Second Story:			0		\$0.00	
Additional Story:			0		\$0.00	
Attic/Finished Net:			0		\$0.00	
Half Story/Finished Net:			0		\$0.00	
Base Price					\$200,811.60	
Unfinished Living Area:						
Room/Unfinished:			0		\$0.00	
Unfinished Basement:			1,815		\$39,603.30	
Half Story/Unfinished:					\$0.00	
Structure Info, Features and Attachments:						
Heating/AC			Air Conditioning - Same Ducts		\$4,464.90	
Plumbing			0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area			0		\$0.00	
Features:			1		\$2,000.00	
Attachments:			751		\$16,400.00	
Adjusted Base Price					\$270,601.80	
Changes/Adjustments						
Grade Adjustment:			B 128%		\$322,818.30	
Market Adjustment:			41%		\$455,173.81	
CDU Adjustment:			65		\$295,900.00	
Complete:			100		\$295,900.00	
Dollar Adjustments					\$500.00	
Dwelling Value					\$296,400.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$296,400.00
Total Land Value		\$19,000.00
Total Assessed Value		\$315,400.00

Parcel Numbers: 755-0187-000	Property Address: 7739 MAPLE RIDGE CT W	Municipality: Franklin, City of
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Owner Name: BERGNER, STEVEN T	Mailing Address: 7739 W MAPLE RIDGE CT FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7739 W MAPLE	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0187 000- 1		
Year Built:	1/1/1990	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1990	Bedrooms:	2
Remodeled/Effective Age:	-32	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0187 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s):	Area:	Attachment Value:
13-AFG	430	\$12,900
21-OMP	21	\$500
33-Concrete Patio	120	\$600
31-WD	352	\$3,500

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History			
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
6/9/2005	52094	\$3,195.00	ACREPLACE
10/11/2007	2460	\$100.00	WDDK
11/2/2012	245414	\$4,200.00	FURREPLAC
5/29/2008	1074	\$16,026.00	EXTREMOD

Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
9/20/2021		\$321,500.00	Invalid		Land and Improvements	
3/1/1993		\$145,000.00	Invalid		Land and Improvements	
6/29/2007		\$275,000.00	Valid		Land and Improvements	
11/30/2009		\$269,900.00	Invalid		Land and Improvements	
5/10/2012		\$225,000.00	Valid		Land and Improvements	
3/29/2019		\$254,100.00	Invalid		Land and Improvements	

Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.383	Gross				\$19,000	

Acreage/Squarefoot Variables							

Land Data & Computations					
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:	
16,683	0.383			\$19,000	

General Information					
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Light			All Public

Valuation/Explanation		
Dwelling #	755 0187 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,815	\$200,811.60
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$200,811.60
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,815	\$39,603.30
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,464.90
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	1	\$2,000.00
Attachments:	923	\$17,500.00
Adjusted Base Price		\$271,701.80
Changes/Adjustments		
Grade Adjustment:	B 128%	\$322,818.30
Market Adjustment:	37%	\$442,261.08
CDU Adjustment:	65	\$287,500.00
Complete:	100	\$287,500.00
Dollar Adjustments		(\$200.00)
Dwelling Value		\$287,300.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$287,300.00
Total Land Value		\$19,000.00
Total Assessed Value		\$306,300.00

Parcel Numbers: 755-0188-000	Property Address: 7740 MAPLE RIDGE CT W	Municipality: Franklin, City of
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Owner Name: COOPER, WILLIAM H & PATRICIA H	Mailing Address: 7740 W MAPLE RIDGE CT FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7740 W MAPLE	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0188 000- 1		
Year Built:	1/1/1990	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1990	Bedrooms:	2
Remodeled/Effective Age:	-32	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0188 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s):	Area:	Attachment Value:
13-AFG	430	\$12,900
21-OMP	21	\$500
31-WD	322	\$3,200

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit: 5/29/2008	Permit Number: 1077	Permit Amount: \$16,026.00	Details of Permit: EXTREMOD
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
3/1/2001		\$195,000.00	Invalid		Land and Improvements		
12/11/2017		\$260,000.00	Valid		Land and Improvements		
11/1/1990		\$139,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.383	Gross				\$19,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
16,683	0.383				\$19,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				755 0188 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,815		\$200,811.60	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$200,811.60	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,815		\$39,603.30	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,464.90	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$2,000.00	
Attachments:				773		\$16,600.00	
Adjusted Base Price						\$270,801.80	
Changes/Adjustments							
Grade Adjustment:				B 128%		\$322,818.30	
Market Adjustment:				37%		\$442,261.08	
CDU Adjustment:				65		\$287,500.00	
Complete:				100		\$287,500.00	
Dollar Adjustments						(\$300.00)	
Dwelling Value						\$287,200.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$287,200.00	
Total Land Value						\$19,000.00	
Total Assessed Value						\$306,200.00	

Parcel Numbers: 755-0189-000	Property Address: 7741 MAPLE RIDGE CT W	Municipality: Franklin, City of
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Owner Name: KOESTER, ILLEANE L	Mailing Address: 7741 W MAPLE RIDGE CT FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7741 W MAPLE	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0189 000- 1		
Year Built:	1/1/1990	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1990	Bedrooms:	2
Remodeled/Effective Age:	-32	Full Baths:	1
Building Type/Style:	17-Condominium	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0189 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s):	Area:	Attachment Value:
13-AFG	430	\$12,900
21-OMP	77	\$1,900
31-WD	330	\$3,300

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	2	\$4,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
5/29/2008	1075	\$16,026.00	EXTREMOD-R			
12/5/2008	2779	\$2,695.00	FURREPLAC			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
10/1/1991		\$174,998.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.383	Gross				\$19,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
16,683	0.383			\$19,000		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	
Valuation/Explanation						
Dwelling #	755 0189 000- 1					
Description	Area			Value Amount		
Living Area:						
First Story:	1,815			\$200,811.60		
Second Story:	0			\$0.00		
Additional Story:	0			\$0.00		
Attic/Finished Net:	0			\$0.00		
Half Story/Finished Net:	0			\$0.00		
Base Price				\$200,811.60		
Unfinished Living Area:						
Room/Unfinished:	0			\$0.00		
Unfinished Basement:	1,815			\$39,603.30		
Half Story/Unfinished:				\$0.00		
Structure Info, Features and Attachments:						
Heating/AC	Air Conditioning - Same Ducts			\$4,464.90		
Plumbing	1 - Half Bath 1 - Full Bath			\$4,881.00		
Finished Basement Living Area	0			\$0.00		
Features:	4			\$4,600.00		
Attachments:	837			\$18,100.00		
Adjusted Base Price				\$272,460.80		
Changes/Adjustments						
Grade Adjustment:	B 128%			\$319,693.82		
Market Adjustment:	40%			\$447,571.35		
CDU Adjustment:	65			\$290,900.00		
Complete:	100			\$290,900.00		
Dollar Adjustments				\$600.00		
Dwelling Value				\$291,500.00		

Other Building Improvements	0	\$0.00
Total Improvement Value		\$291,500.00
Total Land Value		\$19,000.00
Total Assessed Value		\$310,500.00

Parcel Numbers: 755-0190-000	Property Address: 7744 MAPLE RIDGE CT W	Municipality: Franklin, City of
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Owner Name: BURCZYK, JAMES L & BEVERLY J	Mailing Address: 7744 W MAPLE RIDGE CT FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7744 W MAPLE	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0190 000- 1		
Year Built:	1/1/1990	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1990	Bedrooms:	2
Remodeled/Effective Age:	-32	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0190 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s):	Area:	Attachment Value:
13-AFG	430	\$12,900
21-OMP	21	\$500
31-WD	292	\$2,900

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History			
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
5/29/2008	1077	\$16,026.00	EXTREMOD
2/11/2019	19-0304	\$5,950.00	FURREPLACE
4/18/2019	19-0787	\$8,000.00	WDDK
7/18/2019	19-1792	\$6,067.00	ACREPLACE
12/16/2014	3037	\$750.00	FOUNDRPR

Ownership/Sales History					
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type: Sale Validation Source:
12/14/2018		\$255,000.00	Valid		Land and Improvements
5/6/2018		\$279,900.00	Invalid		Land and Improvements
7/30/2008		\$289,900.00	Invalid		Land and Improvements
3/19/2010		\$262,100.00	Invalid		Land and Improvements
10/1/1992		\$150,000.00	Invalid		Land and Improvements

Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.383	Gross				\$19,000	

Acreage/Squarefoot Variables

Land Data & Computations				
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
16,683	0.383			\$19,000

General Information					
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Light			All Public

Valuation/Explanation		
Dwelling #	755 0190 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,815	\$200,811.60
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$200,811.60
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,815	\$39,603.30
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,464.90
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	1	\$2,000.00
Attachments:	743	\$16,300.00
Adjusted Base Price		\$270,501.80
Changes/Adjustments		
Grade Adjustment:	B 128%	\$322,818.30
Market Adjustment:	37%	\$442,261.08
CDU Adjustment:	65	\$287,500.00
Complete:	100	\$287,500.00
Dollar Adjustments		(\$500.00)
Dwelling Value		\$287,000.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$287,000.00
Total Land Value		\$19,000.00
Total Assessed Value		\$306,000.00

Parcel Numbers: 755-0191-000	Property Address: 7745 MAPLE RIDGE CT W	Municipality: Franklin, City of
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Owner Name: SMITH, ANN	Mailing Address: 7745 W MAPLE RIDGE CT FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WHITNALL PARK TERRACE CONDO NE 9 5 21 UNIT 7745 W MAPLE	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 951-Franklin	

Building Description

Dwelling #	755 0191 000- 1		
Year Built:	1/1/1991	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1991	Bedrooms:	2
Remodeled/Effective Age:	-31	Full Baths:	3
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	2
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 0191 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s):	Area:	Attachment Value:
13-AFG	430	\$12,900
21-OMP	21	\$500
33-Concrete Patio	468	\$2,300

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	2	\$4,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	815	\$4,075

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:		Permit Number:		Permit Amount:		Details of Permit:	
5/29/2008		1075		\$16,026.00		EXTREMOD	
10/27/2011		2323		\$3,750.00		FOUNDRPR	
Ownership/Sales History							
Date of Sale:		Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
2/1/1992			\$156,900.00	Valid		Land and Improvements	
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.383	Gross				\$19,000
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:		Depth:		Assessed Land Value:	
16,683		0.383				\$19,000	
General Information							
Topography:		Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level		Paved	Light			All Public	
Valuation/Explanation							
Dwelling #				755 0191 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,815		\$200,811.60	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$200,811.60	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,815		\$39,603.30	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,464.90	
Plumbing				0 - Half Bath 3 - Full Bath		\$14,644.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$4,000.00	
Attachments:				919		\$15,700.00	
Adjusted Base Price						\$279,223.80	
Changes/Adjustments							
Grade Adjustment:				B 128%		\$332,190.46	
Market Adjustment:				33%		\$441,813.32	
CDU Adjustment:				70		\$309,300.00	
Complete:				100		\$309,300.00	
Dollar Adjustments						(\$200.00)	
Dwelling Value						\$309,100.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$309,100.00
Total Land Value		\$19,000.00
Total Assessed Value		\$328,100.00

3					5,872						
Components					Site Improvements						
Bldg #	Sec. #	Description:	Area:	Value:	Bldg #	Sec. #	Description:	Area:	Value:		
1	1	HVAC-Warmed and Cooled Air	70,284	\$105,400	1						
1	1	HVAC-Warmed and Cooled Air	70,284	\$105,400	2						
1	1	HVAC-Warmed and Cooled Air	70,284	\$105,400	3						
2											
3											
Detached Improvements											
Structure:		Year:		Sq Ft:		Grade:		Condition:			
PA-Paving		1/1/1993		364,000		C		Average			
Permit / Construction History											
Date of Permit:		Permit Number:			Permit Amount:			Details of Permit:			
5/5/2020		20-1070			\$13,000.00			HVAC KH 7217 72			
8/1/2019		19-1942			\$15,000.00			INT ALTER 7249			
1/14/2020		20-0129			\$28,500.00			HVAC 7217 7221			
7/30/2019		19-1915			\$8,300.00			DUCTWORK 7249 S			
11/22/2019		19-3041			\$43,532.00			INT ALTER 7245			
1/9/2020		20-0089			\$33,000.00			ALTER 7217 7221			
2/27/2020		20-0053			\$112,000.00			ALTER 7217 7221			
1/4/2018		18-0015			\$100,000.00			INT ALTER			
1/26/2018		18-0178			\$900,000.00			INT ALTER			
8/13/2019		19-2087			\$200.00			SIGN			
Ownership/Sales History											
Date of Sale:		Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:		Sale Type:		Sale Validation Source:		
3/1/1995			\$6,600,000.00	Invalid			Land and Improvements				
12/28/2016			\$12,151,000.00	Invalid			Land and Improvements				
Land Breakdown											
Land Class:		Acreage:		Unit of Measure:		Influence Reason:		Influence Factor:		Dollar Adjustment:	Land Value:
B-Commercial Primary Site		14.568		Gross							\$4,315,200.00
Acreage/Squarefoot Variables											
Land Data & Computations											
Total Square Footage:			Total Acreage:		Depth:		Act. Frontage:		Total Land Value:		
634,582			14.568						\$4,315,200.00		
General Information											
Topography:		Street/Road:		Fronting Traffic:		Inspected By:		Inspected On:		Utilities:	
Level		Paved		Light						All Public	
Assessment History											
Parcel Year:			Acres Total:			Land Total:			Improvement Total:		

Valuation/Explanation		
Building #	1	
Description	Area	Value Amount
Structure:	70,284	\$3,129,747.00
Commercial Building Base Price		\$3,129,747.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
Adjusted Base Price		\$3,129,747.00
Depreciation Adjustment:	0	\$0.00
Adjusted Base Price with Depreciation		\$3,129,747.00
Grade Adjustment:	C+	453,534.85
Market Adjustment:	-69	(\$2,472,464.48)
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$13,600.00
Commercial Building Value		\$1,124,400.00
Building #	2	
Description	Area	Value Amount
Structure:	24,230	\$1,454,527.00
Commercial Building Base Price		\$1,454,527.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
Adjusted Base Price		\$1,454,527.00
Depreciation Adjustment:	0	\$0.00
Adjusted Base Price with Depreciation		\$1,454,527.00
Grade Adjustment:	C+	145,452.69
Market Adjustment:	61	\$975,987.61
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$500.00
Commercial Building Value		\$2,576,500.00
Building #	3	
Description	Area	Value Amount
Structure:	5,872	\$352,496.00
Commercial Building Base Price		\$352,496.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
Adjusted Base Price		\$352,496.00
Depreciation Adjustment:	0	\$0.00
Adjusted Base Price with Depreciation		\$352,496.00
Grade Adjustment:	C+	35,249.62
Market Adjustment:	-5	(\$19,387.28)
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$1,300.00
Commercial Building Value		\$369,700.00

Total Dwelling Value		\$0
Detached Improvements	0	\$72,800.00
Total Improvement Value		\$4,579,200.00
Total Land Value		\$4,315,200.00
Total Assessed Value		\$8,894,400.00

Parcel Numbers: 755-0192-005	Property Address: 76TH ST S	Municipality: Franklin, City of
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Owner Name: RAWSON TRIANGLE LLC	Mailing Address: 7231 S CAMBRIDGE DR FRANKLIN, WI 53132	Land Use: Commercial
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Property Photograph:	Legal Description: CSM 7170 NE 9 5 21 PARCEL 3	Building Sketch:
<small>Descriptor/Map</small>	Parcel Sketch and Site Map obtained from the County GIS	<small>Descriptor/Map</small>
	Neighborhood: 998.85-Franklin	
	Zoning:	

Building Description

Building #	
Building Type/Style:	One Bedroom:
Stories:	Two Bedroom:
Year Built:	Three Bedroom:
Remodeled/Effective Age:	Total Unit Count:
Grade Factor:	Business Name:
Market Adjustment:	CDU/Overall Condition

Structure / Basement Data

Building #	Section #	Occupancy:	Year:	Area:	Framing:	Wall Hgt:	Rental:
Building #	Section #	Description:	Basement Area:	Total Area:	0		

Components Site Improvements

Bldg #	Sec. #	Description:	Area:	Value:	Bldg #	Sec. #	Description:	Area:	Value:
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Detached Improvements

Structure:	Year:	Sq Ft:	Grade:	Construction:	Condition:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
4/30/2021		\$75,000.00	Valid		Land	
3/19/2021		\$75,000.00	Valid		Land	
1/16/2003		\$28,300.00	Invalid		Land	

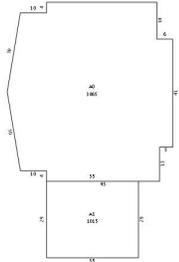
Land Breakdown

Land Class: B-Commercial Primary Site	Acreage: 0.703	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$119,500.00
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Acreage/Squarefoot Variables					
Land Data & Computations					
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Total Land Value:	
30,623	0.703			\$119,500.00	
General Information					
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Heavy			All Public
Assessment History					
Parcel Year:	Acres Total:	Land Total:	Improvement Total:		
Valuation/Explanation					
Building #					
Description	Area	Value Amount			
Structure:					
Commercial Building Base Price					
Basement:					
Components:					
Site Improvements:					
Adjusted Base Price					
Depreciation Adjustment:		\$0.00			
Adjusted Base Price with Depreciation					
Grade Adjustment:					
Market Adjustment:		\$0.00			
Local Modifier:		\$0.00			
Percent Complete:		\$0.00			
Dollar Adjustment:		\$0.00			
Commercial Building Value					
					\$0.00
Total Dwelling Value					
					\$0
Detached Improvements	0	\$0.00			
Total Improvement Value					
					\$0.00
Total Land Value					
					\$119,500.00
Total Assessed Value					
					\$119,500.00

Parcel Numbers: 755-0192-006	Property Address: 7745 RAWSON AVE W	Municipality: Franklin, City of
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Owner Name: LANDMARK CREDIT UNION	Mailing Address: PO BOX 510870 NEW BERLIN, WI 53151	Land Use: Commercial
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Property Photograph: 	Legal Description: CSM 7170 NE 9 5 21 PARCEL 4	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 998.85-Franklin	
	Zoning:	

Building Description

Building #	1		
Building Type/Style:	304-Bank/Credit Union	One Bedroom:	
Stories:		Two Bedroom:	
Year Built:	2003	Three Bedroom:	
Remodeled/Effective Age:		Total Unit Count:	
Grade Factor:	C+	Business Name:	LANDMARK CREDIT UNION
Market Adjustment:	65	CDU/Overall Condition	Average

Structure / Basement Data

Building #	Section #	Occupancy:	Year:	Area:	Framing:	Wall Hgt:	Rental:
1	1	304-Bank/Credit Union	2003	3,865	C4-Masonry Average	11	
Building #	Section #	Description:	Basement Area:	Total Area:			
1				3,865			

Components **Site Improvements**

Bldg #	Sec. #	Description:	Area:	Value:	Bldg #	Sec. #	Description:	Area:	Value:
1	1	HVAC-Warmed and Cooled Air	3,865	\$5,800	1				

Detached Improvements

Structure:	Year:	Sq Ft:	Grade:	Construction:	Condition:
PA-Paving	1/1/2003	10,500	C		Average

Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
6/6/2018	18-1391	\$1,000,000.00	REPLC VESTIBUL
8/6/2018	18-1981	\$15,590.00	HVAC
5/5/2003	03-1272	\$500,000.00	NEWBLDG
9/26/2003	313074	\$40,000.00	ALTER

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
12/19/2002		\$83,600.00	Invalid		Land	
2/4/2003		\$375,000.00	Valid		Land	
2/7/2003		\$475,000.00	Valid		Land	
12/27/2017		\$875,000.00	Invalid		Land and Improvements	

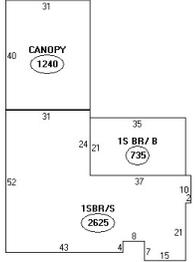
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
B-Commercial Primary Site	1.193	Gross				\$750,800.00
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Total Land Value:		
51,967	1.193			\$750,800.00		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Swampy	Paved	Medium			All Public	
Assessment History						
Parcel Year:	Acres Total:	Land Total:	Improvement Total:			
Valuation/Explanation						
Building #	1					
Description	Area	Value Amount				
Structure:	3,865	\$419,971.00				
Commercial Building Base Price		\$419,971.00				
Basement:	0	\$0.00				
Components:	0	\$0.00				
Site Improvements:	0	\$0.00				
Adjusted Base Price		\$419,971.00				
Depreciation Adjustment:	0	\$0.00				
Adjusted Base Price with Depreciation		\$419,971.00				
Grade Adjustment:	C+	42,577.09				
Market Adjustment:	65	\$300,656.26				
Local Modifier:		\$0.00				
Percent Complete:		\$0.00				
Dollar Adjustment:		\$1,000.00				
Commercial Building Value		\$764,200.00				
Total Dwelling Value		\$0				
Detached Improvements	0	\$2,100.00				
Total Improvement Value		\$775,900.00				
Total Land Value		\$750,800.00				
Total Assessed Value		\$1,526,700.00				

Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
3/1/1999		\$320,000.00	Valid		Land	
6/14/2004		\$750,000.00	Invalid		Land and Improvements	
4/1/1993		\$800,000.00	Invalid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
B-Commercial Primary Site	1.000	Gross				\$629,300.00
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Total Land Value:		
43,560	1.000			\$629,300.00		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Heavy			All Public	
Assessment History						
Parcel Year:	Acres Total:	Land Total:	Improvement Total:			
Valuation/Explanation						
Building #	1					
Description	Area		Value Amount			
Structure:	3,241		\$275,258.00			
Commercial Building Base Price			\$275,258.00			
Basement:	0		\$0.00			
Components:	0		\$0.00			
Site Improvements:	0		\$0.00			
Adjusted Base Price			\$275,258.00			
Depreciation Adjustment:	0		\$0.00			
Adjusted Base Price with Depreciation			\$275,258.00			
Grade Adjustment:	B		78,444.28			
Market Adjustment:	160		\$565,923.64			
Local Modifier:			\$0.00			
Percent Complete:			\$0.00			
Dollar Adjustment:			\$2,600.00			
Commercial Building Value			\$922,200.00			
Total Dwelling Value			\$0			
Detached Improvements	0		\$3,000.00			
Total Improvement Value			\$938,000.00			
Total Land Value			\$629,300.00			
Total Assessed Value			\$1,567,300.00			

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/1/1994		\$300,000.00	Valid		Land		
7/1/1997		\$550,000.00	Valid		Land and Improvements		
4/19/2014		\$1,057,807.00	Valid		Land and Improvements		
5/14/2015		\$1,057,807.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
B-Commercial Primary Site	1.022	Gross				\$643,000.00	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Total Land Value:			
44,518	1.022			\$643,000.00			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Heavy			All Public		
Assessment History							
Parcel Year:	Acres Total:	Land Total:	Improvement Total:				
Valuation/Explanation							
Building #	1						
Description	Area	Value Amount					
Structure:	2,179	\$185,062.00					
Commercial Building Base Price							\$185,062.00
Basement:	0	\$0.00					
Components:	0	\$0.00					
Site Improvements:	0	\$0.00					
Adjusted Base Price							\$185,062.00
Depreciation Adjustment:	0	\$0.00					
Adjusted Base Price with Depreciation							\$185,062.00
Grade Adjustment:	B-	37,672.49					
Market Adjustment:	123	\$273,963.43					
Local Modifier:		\$0.00					
Percent Complete:		\$0.00					
Dollar Adjustment:		\$1,200.00					
Commercial Building Value							\$497,900.00
Total Dwelling Value							\$0
Detached Improvements	0	\$6,000.00					
Total Improvement Value							\$511,300.00
Total Land Value							\$643,000.00
Total Assessed Value							\$1,154,300.00

Parcel Numbers: 755-0195-000	Property Address: 7151 76TH ST S	Municipality: Franklin, City of
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Owner Name: NORTH SHORE BANK F S B	Mailing Address: 15700 W BLUEMOUND RD BROOKFIELD, WI 53005	Land Use: Commercial
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Property Photograph: 	Legal Description: FRANKLIN PLAZA SUBDIVISION LOT 4	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 998.85-Franklin	
	Zoning: PDD16	

Building Description	
Building #	1
Building Type/Style:	304-Bank/Credit Union
Stories:	One Bedroom:
Year Built:	Two Bedroom:
Remodeled/Effective Age:	Three Bedroom:
Grade Factor:	Total Unit Count:
Market Adjustment:	Business Name:
69	NORTHSHORE BANK_x0000_x0000_x0000_x0000 _x0000_x0000_x0000_x0000_x0 000_x0000_x0000_x0000_x0000_ _x0000_x0000_
	CDU/Overall Condition
	Average

Structure / Basement Data							
Building #	Section #	Occupancy:	Year:	Area:	Framing:	Wall Hgt:	Rental:
1	1	304-Bank/Credit Union	2005	3,360	D4-Wood Average	10	
Building #	Section #	Description:	Basement Area:	Total Area:			
1			735	4,095			

Components					Site Improvements				
Bldg #	Sec. #	Description:	Area:	Value:	Bldg #	Sec. #	Description:	Area:	Value:
1	1	HVAC-Warmed and Cooled Air	735	\$1,100	1				

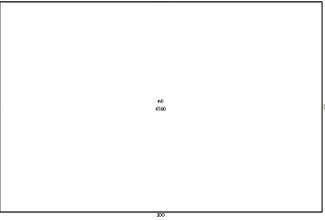
Detached Improvements					
Structure:	Year:	Sq Ft:	Grade:	Construction:	Condition:
PA-Paving	1/1/2005	21,500	C		Average

Permit / Construction History			
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
11/29/2012	2728	\$23,000.00	FOUNDREP
7/27/2005	52827	\$26,500.00	5 SIGNS
7/9/2005	52528	\$24,715.00	AC
4/23/2005	51416	\$480,000.00	NEWBLDG

Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
12/9/1997		\$0.00	Invalid		Land	
12/21/2004		\$685,000.00	Valid		Land	
12/24/1997		\$290,700.00	Valid		Land	
7/1/1996		\$350,000.00	Valid		Land	
5/1/1994		\$300,000.00	Valid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
B-Commercial Primary Site	1.054	Gross				\$530,600.00
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Total Land Value:		
45,912	1.054			\$530,600.00		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Heavy			All Public	
Assessment History						
Parcel Year:	Acres Total:	Land Total:	Improvement Total:			
Valuation/Explanation						
Building #	1					
Description	Area		Value Amount			
Structure:	3,360		\$347,021.00			
Commercial Building Base Price			\$347,021.00			
Basement:	0		\$0.00			
Components:	0		\$0.00			
Site Improvements:	0		\$0.00			
Adjusted Base Price			\$347,021.00			
Depreciation Adjustment:	0		\$0.00			
Adjusted Base Price with Depreciation			\$347,021.00			
Grade Adjustment:	C		0.00			
Market Adjustment:	69		\$239,444.49			
Local Modifier:			\$0.00			
Percent Complete:			\$0.00			
Dollar Adjustment:			\$3,400.00			
Commercial Building Value			\$589,900.00			
Total Dwelling Value			\$0			
Detached Improvements	0		\$4,300.00			
Total Improvement Value			\$596,000.00			
Total Land Value			\$530,600.00			
Total Assessed Value			\$1,126,600.00			

Parcel Numbers: 755-0196-000	Property Address: 7281 76TH ST S	Municipality: Franklin, City of
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Owner Name: CJ PROPERTIES OF FRANKLIN, LLC	Mailing Address: S71 W16459 GLEN COVE CT MUSKEGO, WI 53150	Land Use: Commercial
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Property Photograph: 	Legal Description: FRANKLIN PLAZA SUBDIVISION LOT 5	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 998.85-Franklin	
	Zoning: PDD16	

Building Description

Building #	1	
Building Type/Style:	344-Office Building	One Bedroom:
Stories:		Two Bedroom:
Year Built:	1995	Three Bedroom:
Remodeled/Effective Age:		Total Unit Count:
Grade Factor:	C	Business Name:
Market Adjustment:	-49	CDU/Overall Condition
		Good
Building #	2	
Building Type/Style:	597-Mixed Retail w/Off Units	One Bedroom:
Stories:		Two Bedroom:
Year Built:	1995	Three Bedroom:
Remodeled/Effective Age:		Total Unit Count:
Grade Factor:	C	Business Name:
Market Adjustment:	177	CDU/Overall Condition
		Fair

Structure / Basement Data

Building #	Section #	Occupancy:	Year:	Area:	Framing:	Wall Hgt:	Rental:
1	1	344-Office Building	1995	4,550	C4-Masonry Average	18	
2	2	597-Mixed Retail w/Off Units	1995	1,950	C4-Masonry Average	18	
Building #	Section #	Description:	Basement Area:		Total Area:		
1					4,550		
2					1,950		

Components **Site Improvements**

Bldg #	Sec. #	Description:	Area:	Value:	Bldg #	Sec. #	Description:	Area:	Value:
1	1	HVAC-Warmed and Cooled Air	4,550	\$6,800	1				
1	1	HVAC-Warmed and Cooled Air	4,550	\$6,800	2				
2									

Detached Improvements

Structure: PA-Paving	Year: 1/1/1995	Sq Ft: 45,000	Grade: C	Construction:	Condition: Average
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Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
9/27/2019	19-2492	\$10,900.00	FENCE			
5/6/2013	13-0736	\$185,000.00	INTREM/AWNINGS			
6/14/2013	13-1146	\$33,800.00	HVAC			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
7/1/1995		\$350,000.00	Valid		Land	
4/29/2013		\$710,000.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
B-Commercial Primary Site	1.367	Gross				\$559,300.00
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Total Land Value:		
59,547	1.367			\$559,300.00		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Heavy			All Public	
Assessment History						
Parcel Year:	Acres Total:	Land Total:	Improvement Total:			

Valuation/Explanation		
Building #	1	
Description	Area	Value Amount
Structure:	4,550	\$328,146.00
Commercial Building Base Price		\$328,146.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
Adjusted Base Price		\$328,146.00
Depreciation Adjustment:	0	\$0.00
Adjusted Base Price with Depreciation		\$328,146.00
Grade Adjustment:	C	0.00
Market Adjustment:	-49	(\$160,791.54)
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$1,700.00
Commercial Building Value		\$169,100.00
Building #	2	
Description	Area	Value Amount
Structure:	1,950	\$118,658.00
Commercial Building Base Price		\$118,658.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
Adjusted Base Price		\$118,658.00
Depreciation Adjustment:	0	\$0.00
Adjusted Base Price with Depreciation		\$118,658.00
Grade Adjustment:	C	0.00
Market Adjustment:	177	\$210,024.66
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$0.00
Commercial Building Value		\$328,700.00
Total Dwelling Value		\$0
Detached Improvements	0	\$9,000.00
Total Improvement Value		\$445,800.00
Total Land Value		\$559,300.00
Total Assessed Value		\$1,005,100.00

Parcel Numbers: 755-0198-000	Property Address: TERRACE DR W	Municipality: Franklin, City of
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Owner Name: BRIGHTON INVESTMENT PROPERTIES LLC	Mailing Address: 1810 ABBEY TRACE DR DOVER, FL 33527	Land Use: Residential
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Property Photograph:	Legal Description: FRANKLIN PLAZA SUBDIVISION LOT 7	Building Sketch:
<small>Descriptor/Map A: Fr B:ugh</small>	Parcel Sketch and Site Map obtained from the County GIS Neighborhood: 901-Franklin	

Building Description

Dwelling #	
Year Built:	Exterior Wall:
Year Remodeled:	Bedrooms:
Remodeled/Effective Age:	Full Baths:
Building Type/Style:	Half Baths:
Story:	Rough-in: 0
Grade:	Room Count:
CDU/Overall Condition:	Basement Description:
Interior Condition:	Heating:
Kitchen Condition:	Type of Fuel:
Bath Condition:	Type of System:

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished: 0
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Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/25/2007		\$555,000.00	Valid		Land		
12/9/2009		\$373,800.00	Invalid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	6.460	Gross				\$380,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
281,398	6.460				\$380,700		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #							
Description				Area		Value Amount	
Living Area:							
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price							
Unfinished Living Area:							
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:							
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price						\$0.00	
Changes/Adjustments							
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value							
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$380,700.00	
Total Assessed Value						\$380,700.00	

Parcel Numbers: 755-0199-000	Property Address: 76TH ST S	Municipality: Franklin, City of
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Owner Name: FRANKLIN VILLAGE PROPERTIES LLC	Mailing Address: 7231 S CAMBRIDGE DR FRANKLIN, WI 53132	Land Use: Commercial
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Property Photograph:	Legal Description: FRANKLIN PLAZA SUBDIVISION OUTLOT 1	Building Sketch:
<small>Descriptor/Map</small>	Parcel Sketch and Site Map obtained from the County GIS	<small>Descriptor/Map</small>
	Neighborhood: 999-Franklin	
	Zoning: PDD16	

Building Description

Building #	
Building Type/Style:	One Bedroom:
Stories:	Two Bedroom:
Year Built:	Three Bedroom:
Remodeled/Effective Age:	Total Unit Count:
Grade Factor:	Business Name:
Market Adjustment:	CDU/Overall Condition

Structure / Basement Data

Building #	Section #	Occupancy:	Year:	Area:	Framing:	Wall Hgt:	Rental:
Building #	Section #	Description:	Basement Area:	Total Area:	0		

Components Site Improvements

Bldg #	Sec. #	Description:	Area:	Value:	Bldg #	Sec. #	Description:	Area:	Value:
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Detached Improvements

Structure:	Year:	Sq Ft:	Grade:	Construction:	Condition:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
4/1/1994		\$5,000.00	Invalid		Land	

Land Breakdown

Land Class: B-Commercial Primary Site	Acreage: 0.270	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$5,000.00
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Acreage/Squarefoot Variables

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Land Data & Computations					
Total Square Footage: 11,761	Total Acreage: 0.270	Depth:	Act. Frontage:	Total Land Value: \$5,000.00	
General Information					
Topography: Level	Street/Road: Paved	Fronting Traffic: Heavy	Inspected By:	Inspected On:	Utilities: All Public
Assessment History					
Parcel Year:	Acres Total:	Land Total:	Improvement Total:		
Valuation/Explanation					
Building #					
Description			Area	Value Amount	
Structure:					
Commercial Building Base Price					
Basement:					
Components:					
Site Improvements:					
Adjusted Base Price					
Depreciation Adjustment:				\$0.00	
Adjusted Base Price with Depreciation					
Grade Adjustment:					
Market Adjustment:				\$0.00	
Local Modifier:				\$0.00	
Percent Complete:				\$0.00	
Dollar Adjustment:				\$0.00	
Commercial Building Value					
				\$0.00	
Total Dwelling Value					
Detached Improvements			0	\$0.00	
Total Improvement Value					
				\$0.00	
Total Land Value					
				\$5,000.00	
Total Assessed Value					
				\$5,000.00	

Parcel Numbers: 755-0200-000	Property Address: 76TH ST S	Municipality: Franklin, City of
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Owner Name: FRANKLIN VILLAGE PROPERTIES LLC	Mailing Address: 7231 S CAMBRIDGE DR FRANKLIN, WI 53132	Land Use: Commercial
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Property Photograph:	Legal Description: FRANKLIN PLAZA SUBDIVISION OUTLOT 2	Building Sketch:
<small>Descriptor/Map</small>	Parcel Sketch and Site Map obtained from the County GIS	<small>Descriptor/Map</small>
	Neighborhood: 999-Franklin	
	Zoning: PDD16	

Building Description

Building #	
Building Type/Style:	One Bedroom:
Stories:	Two Bedroom:
Year Built:	Three Bedroom:
Remodeled/Effective Age:	Total Unit Count:
Grade Factor:	Business Name:
Market Adjustment:	CDU/Overall Condition

Structure / Basement Data

Building #	Section #	Occupancy:	Year:	Area:	Framing:	Wall Hgt:	Rental:
Building #	Section #	Description:	Basement Area:	Total Area:	0		

Components **Site Improvements**

Bldg #	Sec. #	Description:	Area:	Value:	Bldg #	Sec. #	Description:	Area:	Value:
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Detached Improvements

Structure:	Year:	Sq Ft:	Grade:	Construction:	Condition:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
4/1/1994		\$5,000.00	Invalid		Land	

Land Breakdown

Land Class: B-Commercial Primary Site	Acreage: 0.021	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$500.00
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Acreage/Squarefoot Variables

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Land Data & Computations					
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Total Land Value:	
915	0.021			\$500.00	
General Information					
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Heavy			All Public
Assessment History					
Parcel Year:	Acres Total:	Land Total:	Improvement Total:		
Valuation/Explanation					
Building #					
Description					
Description			Area	Value Amount	
Structure:					
Commercial Building Base Price					
Basement:					
Components:					
Site Improvements:					
Adjusted Base Price					
Depreciation Adjustment:				\$0.00	
Adjusted Base Price with Depreciation					
Grade Adjustment:					
Market Adjustment:				\$0.00	
Local Modifier:				\$0.00	
Percent Complete:				\$0.00	
Dollar Adjustment:				\$0.00	
Commercial Building Value					
				\$0.00	
Total Dwelling Value					
Detached Improvements			0	\$0.00	
Total Improvement Value					
				\$0.00	
Total Land Value					
				\$500.00	
Total Assessed Value					
				\$500.00	

Parcel Numbers: 755-1001-000	Property Address: 76TH ST S	Municipality: Franklin, City of
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Owner Name: Major Property Holdings - Franklin, LLC	Mailing Address: 333C W. Brown Deer Road Fox Point, WI 53217	Land Use: Commercial
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Property Photograph:	Legal Description: CERTIFIED SURVEY MAP NO 8385 NE 1/4 SEC 9-5-21 LOT 1	Building Sketch:
<small>Descriptor/Map</small>	Parcel Sketch and Site Map obtained from the County GIS	<small>Descriptor/Map</small>
	Neighborhood: 998.4-Franklin	
	Zoning: PDD16	

Building Description

Building #	
Building Type/Style:	One Bedroom:
Stories:	Two Bedroom:
Year Built:	Three Bedroom:
Remodeled/Effective Age:	Total Unit Count:
Grade Factor:	Business Name:
Market Adjustment:	CDU/Overall Condition

Structure / Basement Data

Building #	Section #	Occupancy:	Year:	Area:	Framing:	Wall Hgt:	Rental:
Building #	Section #	Description:	Basement Area:	Total Area:	0		

Components **Site Improvements**

Bldg #	Sec. #	Description:	Area:	Value:	Bldg #	Sec. #	Description:	Area:	Value:
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Detached Improvements

Structure:	Year:	Sq Ft:	Grade:	Construction:	Condition:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
9/29/2011		\$150,000.00	Invalid		Land	
4/25/2022	11243405	\$485,000.00	Valid	O - Other	Land	Other

Land Breakdown

Land Class: B-Commercial Primary Site	Acreage: 1.440	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$426,700.00
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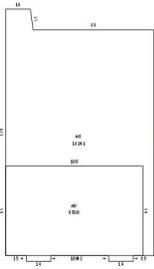
Acreage/Squarefoot Variables

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Land Data & Computations					
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Total Land Value:	
62,726	1.440			\$426,700.00	
General Information					
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Heavy			All Public
Assessment History					
Parcel Year:	Acres Total:	Land Total:	Improvement Total:		
Valuation/Explanation					
Building #					
Description					
Description			Area	Value Amount	
Structure:					
Commercial Building Base Price					
Basement:					
Components:					
Site Improvements:					
Adjusted Base Price					
Depreciation Adjustment:				\$0.00	
Adjusted Base Price with Depreciation					
Grade Adjustment:					
Market Adjustment:				\$0.00	
Local Modifier:				\$0.00	
Percent Complete:				\$0.00	
Dollar Adjustment:				\$0.00	
Commercial Building Value					
				\$0.00	
Total Dwelling Value					
Detached Improvements			0	\$0.00	
Total Improvement Value					
				\$0.00	
Total Land Value					
				\$426,700.00	
Total Assessed Value					
				\$426,700.00	

Parcel Numbers: 755-1002-000	Property Address: 7199 76TH ST S	Municipality: Franklin, City of
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Owner Name: FRANKLIN STATION LLC (A DE LLC)	Mailing Address: 11501 NORTHLAKE DR CINCINNATI, OH 45249	Land Use: Commercial
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Property Photograph: 	Legal Description: CERTIFIED SURVEY MAP NO 8385 NE 1/4 SEC 9-5-21 LOT 2	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 998.4-Franklin	
	Zoning: PDD16	

Building Description

Building #	1	
Building Type/Style:	319-Store, Discount	One Bedroom:
Stories:		Two Bedroom:
Year Built:	2008	Three Bedroom:
Remodeled/Effective Age:		Total Unit Count:
Grade Factor:	C+	Business Name: GALLERIA FURNITURE
Market Adjustment:	-41	CDU/Overall Condition: Average

Structure / Basement Data

Building #	Section #	Occupancy:	Year:	Area:	Framing:	Wall Hgt:	Rental:
1	1	319-Store, Discount	2008	18,141	C4-Masonry Average	21	
Building #	Section #	Description:	Basement Area:	Total Area:			
1				18,141			

Components **Site Improvements**

Bldg #	Sec. #	Description:	Area:	Value:	Bldg #	Sec. #	Description:	Area:	Value:
1	1	HVAC-Warmed and Cooled Air	18,141	\$27,200	1				

Detached Improvements

Structure:	Year:	Sq Ft:	Grade:	Construction:	Condition:
PA-Paving	1/1/2008	30,000	C		Average

Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
7/14/2008	1560	\$1,250,000.00	NEWBLDG
10/14/2008	2389	\$95,700.00	HVAC

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
10/1/2000		\$300,000.00	Invalid		Land	
12/28/2016		\$12,151,000.00	Invalid		Land and Improvements	

Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
B-Commercial Primary Site	3.405	Gross				\$504,300.00

Acreage/Squarefoot Variables					
Land Data & Computations					
Total Square Footage: 148,322	Total Acreage: 3.405	Depth:	Act. Frontage:	Total Land Value: \$504,300.00	
General Information					
Topography: Level	Street/Road: Paved	Fronting Traffic: Heavy	Inspected By:	Inspected On:	Utilities: All Public
Assessment History					
Parcel Year:	Acres Total:	Land Total:	Improvement Total:		
Valuation/Explanation					
Building #	1				
Description	Area		Value Amount		
Structure:	18,141		\$807,819.00		
Commercial Building Base Price			\$807,819.00		
Basement:	0		\$0.00		
Components:	0		\$0.00		
Site Improvements:	0		\$0.00		
Adjusted Base Price			\$807,819.00		
Depreciation Adjustment:	0		\$0.00		
Adjusted Base Price with Depreciation			\$807,819.00		
Grade Adjustment:	C+		103,293.70		
Market Adjustment:	-41		(\$373,556.21)		
Local Modifier:			\$0.00		
Percent Complete:			\$0.00		
Dollar Adjustment:			\$4,600.00		
Commercial Building Value			\$542,200.00		
Total Dwelling Value			\$0		
Detached Improvements	0		\$6,000.00		
Total Improvement Value			\$681,000.00		
Total Land Value			\$504,300.00		
Total Assessed Value			\$1,185,300.00		

Parcel Numbers: 755-9997-000	Property Address: 8301 LOOMIS RD W	Municipality: Franklin, City of
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Owner Name: RAWSON-LOOMIS LLC	Mailing Address: 8412 FOX RIVER RD WATERFORD, WI 53185	Land Use: Residential
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Property Photograph: 	Legal Description: PT OF W HALF OF NE 9 5 21 LYING SELY OF SELY LI OF	Building Sketch: <small>Descriptor/Step A: Fr 0: eqn</small>
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 901-Franklin	

Building Description

Dwelling #	
Year Built:	Exterior Wall:
Year Remodeled:	Bedrooms:
Remodeled/Effective Age:	Full Baths:
Building Type/Style:	Half Baths:
Story:	Rough-in: 0
Grade:	Room Count:
CDU/Overall Condition:	Basement Description:
Interior Condition:	Heating:
Kitchen Condition:	Type of Fuel:
Bath Condition:	Type of System:

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
							0

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
4/5/2006		\$1,150,000.00	Valid		Land	
10/30/2006		\$0.00	Invalid		Land	
4/1/2013		\$4,500,000.00	Invalid		Land	
4/6/2018		\$4,150,000.00	Invalid		Land	

Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
D12-2ND Grade Tillable	30.610	Acreage				\$7,400	
E13-Undeveloped Low	21.000	Acreage				\$54,600	

Acreage/Squarefoot Variables	
Acreage Variable 1 - 21.00 @ \$2,600.00 Total of Above: 54,600.00	
Acreage Variable 1 - 30.61 @ \$241.00 Total of Above: 7,377.01	

Land Data & Computations				
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
2,248,132	51.610			\$62,000

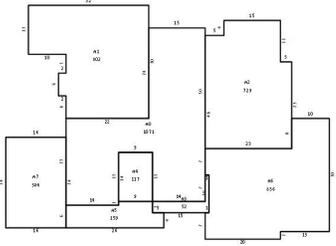
General Information					
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Heavy			All Public

Valuation/Explanation		
Dwelling #	Area	Value Amount
Description		
Living Area:		
First Story:		
Second Story:		
Additional Story:		
Attic/Finished Net:		
Half Story/Finished Net:		
Base Price		
Unfinished Living Area:		
Room/Unfinished:		
Unfinished Basement:		
Half Story/Unfinished:		
Structure Info, Features and Attachments:		
Heating/AC		
Plumbing	- Half Bath - Full Bath	
Finished Basement Living Area		
Features:		
Attachments:		
Adjusted Base Price		\$0.00
Changes/Adjustments		
Grade Adjustment:	%	
Market Adjustment:		
CDU Adjustment:		
Complete:	100%	
Dollar Adjustments		
Dwelling Value		

Other Building Improvements	0	\$0.00
Total Improvement Value		\$0.00
Total Land Value		\$62,000.00
Total Assessed Value		\$62,000.00

Parcel Numbers: 755-9998-001 Property Address: 7341 76TH ST S Municipality: Franklin, City of

Owner Name: MIDWEST CAPITAL INVESTMENT INC Mailing Address: 140 N WILDWOOD ST SUN PRAIRIE, WI 53590 Land Use: Residential

	Legal Description:	Building Sketch:
	CERTIFIED SURVEY MAP NO 1048 NE 9 5 21 LOT 1 & PT OF VAC	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 901-Franklin	

Building Description

Dwelling #	755 9998 001- 1		
Year Built:	1/1/2020	Exterior Wall:	01-Wood
Year Remodeled:	1/1/2020	Bedrooms:	4
Remodeled/Effective Age:	-2	Full Baths:	3
Building Type/Style:	13-Contemporary	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	B-	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 9998 001- 1	2,771	1,071	0	0	0	0	3,842

Attachment Description(s):	Area:	Attachment Value:
11-OFP	159	\$3,200
13-AFG	836	\$25,100
30-Carport	384	\$3,800

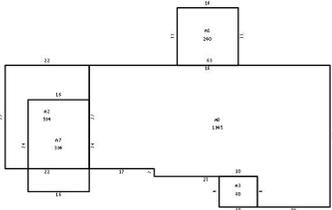
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
12/4/2019		19-3132	\$325,000.00		NEWDWLG		
4/6/2020		20-0833	\$18,000.00		HVAC X2		
9/16/2020		20-2631	\$11,000.00		CARPORT		
10/31/2019		19-2808	\$12,000.00		RAZE DWLG		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/31/2019		\$122,100.00	Invalid		Land and Improvements		
2/1/2016		\$48,000.00	Invalid		Land and Improvements		
5/25/2018		\$86,500.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	1.300	Gross				\$95,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
56,628		1.300				\$95,200	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Heavy			Public Sewer		

Valuation/Explanation		
Dwelling #	755 9998 001- 1	
Description	Area	Value Amount
Living Area:		
First Story:	2,771	\$285,884.07
Second Story:	1,071	\$68,961.69
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$354,845.76
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	2,771	\$54,921.22
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$9,451.32
Plumbing	1 - Half Bath 3 - Full Bath	\$19,525.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	1,379	\$32,100.00
Adjusted Base Price		\$473,443.30
Changes/Adjustments		
Grade Adjustment:	B- 120%	\$526,491.96
Market Adjustment:	15%	\$605,465.75
CDU Adjustment:	94	\$569,100.00
Complete:	100	\$569,100.00
Dollar Adjustments		(\$900.00)
Dwelling Value		\$568,200.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$568,200.00
Total Land Value		\$95,200.00
Total Assessed Value		\$663,400.00

Parcel Numbers: 755-9998-002 Property Address: 7365 76TH ST S Municipality: Franklin, City of

Owner Name: VASSEL, SPENCER Mailing Address: 7365 S 76TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	CERTIFIED SURVEY MAP NO 1048 NE 9 5 21 LOT 2 & PT OF VAC	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 901-Franklin	

Building Description

Dwelling #	755 9998 002- 1		
Year Built:	1/1/1969	Exterior Wall:	08-Stone
Year Remodeled:	1/1/1969	Bedrooms:	3
Remodeled/Effective Age:	-53	Full Baths:	3
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Good	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
755 9998 002- 1	1,945	0	0	0	0	0	1,945

Attachment Description(s):	Area:	Attachment Value:
12-EFP	240	\$7,200
23-AMG	594	\$20,800
11-OFP	80	\$1,600

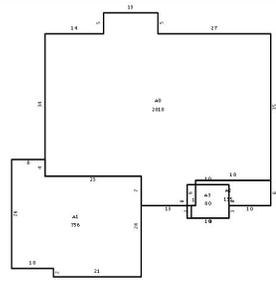
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
9/20/2001		01-1069	\$2,796.00		REPLACE FURNACE		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/10/2019		\$317,500.00	Valid		Land and Improvements		
2/2/2016		\$112,000.00	Invalid		Land and Improvements		
6/26/2016		\$299,900.00	Invalid		Land and Improvements		
2/22/2019		\$150,000.00	Invalid		Land and Improvements		
5/1/2020		\$131,500.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.970	Gross				\$73,700
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
42,253		0.970				\$73,700	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Heavy			Public Sewer		

Valuation/Explanation		
Dwelling #	755 9998 002- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,945	\$210,351.75
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$210,351.75
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,945	\$42,109.25
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,784.70
Plumbing	0 - Half Bath 3 - Full Bath	\$14,644.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$6,100.00
Attachments:	914	\$29,600.00
Adjusted Base Price		\$307,589.70
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$299,078.67
Market Adjustment:	83%	\$547,313.97
CDU Adjustment:	55	\$301,000.00
Complete:	100	\$301,000.00
Dollar Adjustments		(\$100.00)
Dwelling Value		\$300,900.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$300,900.00
Total Land Value		\$73,700.00
Total Assessed Value		\$374,600.00

Parcel Numbers: 756-0001-000 Property Address: 7337 68TH ST S Municipality: Franklin, City of

Owner Name: FINIAK, THOMAS J Mailing Address: 7337 S 68TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 1 LOT 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

Building Description

Dwelling #	756 0001 000- 1		
Year Built:	1/1/2011	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2011	Bedrooms:	3
Remodeled/Effective Age:	-11	Full Baths:	2
Building Type/Style:	14-Modern Single Story	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B-	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0001 000- 1	2,010	0	0	0	0	0	2,010

Attachment Description(s):	Area:	Attachment Value:
13-AFG	756	\$22,700
11-OPF	135	\$2,700

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	7	\$2,100
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Good	1,300	\$7,800
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Good	1,300	\$7,800

Other Building Improvements

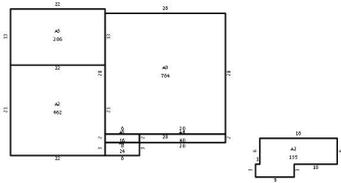
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
10/24/2003	440178	\$190,000.00	NEWDWLG-CANCEL				
2/7/2011	213	\$220,000.00	NEWDWLG				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/19/2010		\$62,000.00	Valid		Land		
2/1/1988		\$24,900.00	Invalid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.332	Gross				\$68,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
14,462	0.332			\$68,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Rolling	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0001 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				2,010		\$218,306.10	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$218,306.10	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				2,010		\$43,215.00	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,944.60	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				8		\$4,100.00	
Attachments:				891		\$25,400.00	
Adjusted Base Price						\$303,287.70	
Changes/Adjustments							
Grade Adjustment:				B- 120%		\$328,545.24	
Market Adjustment:				35%		\$443,536.07	
CDU Adjustment:				85		\$377,000.00	
Complete:				100		\$377,000.00	
Dollar Adjustments						(\$1,300.00)	
Dwelling Value						\$375,700.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$375,700.00
Total Land Value		\$68,000.00
Total Assessed Value		\$443,700.00

Parcel Numbers: 756-0002-000 Property Address: 6811 LINDNER DR W Municipality: Franklin, City of

Owner Name: LAHMANN, GREGORY A & LINDA Mailing Address: 6811 W LINDNER DR FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 1 LOT 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

Building Description

Dwelling #	756 0002 000- 1		
Year Built:	1/1/1988	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1988	Bedrooms:	3
Remodeled/Effective Age:	-34	Full Baths:	1
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0002 000- 1	1,070	840	0	0	0	0	1,910

Attachment Description(s):	Area:	Attachment Value:
11-OFP	16	\$300
99-Additional Attachments	16	\$1,600
11-OFP	24	\$500
13-AFG	462	\$13,900
99-Additional Attachments	40	\$4,000

Feature Description(s): 05-Metal Fireplace	Area: 1	Feature Value: \$2,000
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type: WD-Wood Deck	Year Built: 1/1/2010	Area: 192	Construction:	Condition: Average	Value: \$400.00
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Permit / Construction History

Date of Permit: 7/21/2008	Permit Number: 1629	Permit Amount: \$10,000.00	Details of Permit: EXTREMOD-R
7/21/2008	1630	\$10,000.00	EXTREMOD-S
3/2/2021	21-0070	\$4,890.00	FURREPLAC
4/16/2021	21-0202	\$8,000.00	INTREMOD
6/16/2010	1141	\$1,400.00	WDDK

Ownership/Sales History

Date of Sale: 5/1/1988	Sale Document:	Purchase Amount: \$24,900.00	Sale Validity: Valid	Conveyance Type:	Sale Type: Land	Sale Validation Source:
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Land Breakdown

Land Class: A-Residential Primary Site	Acreage: 0.338	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$68,300
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Acreage/Squarefoot Variables

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Land Data & Computations

Total Square Footage: 14,723	Total Acreage: 0.338	Depth:	Act. Frontage:	Assessed Land Value: \$68,300
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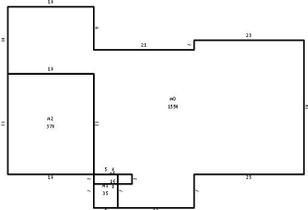
General Information

Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On: 6/29/2022	Utilities: All Public
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Valuation/Explanation		
Dwelling #	756 0002 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,070	\$131,663.50
Second Story:	840	\$57,052.80
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$188,716.30
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,070	\$26,760.70
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,698.60
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	558	\$20,300.00
Adjusted Base Price		\$247,656.60
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$247,562.26
Market Adjustment:	83%	\$453,038.94
CDU Adjustment:	65	\$294,500.00
Complete:	100	\$294,500.00
Dollar Adjustments		\$200.00
Dwelling Value		\$294,700.00
Other Building Improvements	0	\$400.00
Total Improvement Value		\$295,100.00
Total Land Value		\$68,300.00
Total Assessed Value		\$363,400.00

Parcel Numbers: 756-0003-000 Property Address: 7302 69TH ST S Municipality: Franklin, City of

Owner Name: SMITH, HOLLIS RANDALL Mailing Address: 7302 S 69TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 1 LOT 3	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
1012-Franklin		

Building Description

Dwelling #	756 0003 000- 1		
Year Built:	1/1/1984	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1984	Bedrooms:	3
Remodeled/Effective Age:	-38	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0003 000- 1	1,554	0	0	0	0	0	1,554

Attachment Description(s):	Area:	Attachment Value:
11-OFP	35	\$700
13-AFG	378	\$11,300

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

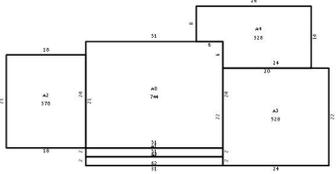
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/1989	96		Average	\$200.00

Permit / Construction History							
Date of Permit: 10/18/2013	Permit Number: 13-2516	Permit Amount: \$2,700.00	Details of Permit: FURREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
3/1/1989		\$107,000.00	Valid		Land and Improvements		
4/20/2016		\$200,300.00	Invalid		Land and Improvements		
11/8/2013		\$219,900.00	Valid		Land and Improvements		
1/5/2012		\$220,200.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class: A-Residential Primary Site	Acreage: 0.293	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$65,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage: 12,763	Total Acreage: 0.293	Depth:	Act. Frontage:		Assessed Land Value: \$65,700		
General Information							
Topography: Above Street	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: All Public		
Valuation/Explanation							
Dwelling #				756 0003 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,554		\$176,612.10	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$176,612.10	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,554		\$34,762.98	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,822.84	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				413		\$12,000.00	
Adjusted Base Price						\$236,819.92	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$244,771.91	
Market Adjustment:				62%		\$396,530.50	
CDU Adjustment:				65		\$257,700.00	
Complete:				100		\$257,700.00	
Dollar Adjustments						(\$700.00)	
Dwelling Value						\$257,000.00	

Other Building Improvements	0	\$200.00
Total Improvement Value		\$257,200.00
Total Land Value		\$65,700.00
Total Assessed Value		\$322,900.00

Parcel Numbers: 756-0004-000	Property Address: 7318 69TH ST S	Municipality: Franklin, City of
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Owner Name: MOORE, KEITH & LISA	Mailing Address: 7318 S 69TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: SOUTHVIEW EAST BLK 1 LOT 4	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1012-Franklin		

Building Description

Dwelling #	756 0004 000- 1		
Year Built:	1/1/1984	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1984	Bedrooms:	3
Remodeled/Effective Age:	-38	Full Baths:	1
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0004 000- 1	1,072	806	0	0	0	0	1,878

Attachment Description(s):	Area:	Attachment Value:
11-OFP	62	\$1,200
99-Additional Attachments	62	\$6,200
11-OFP	62	\$1,200
13-AFG	528	\$15,800

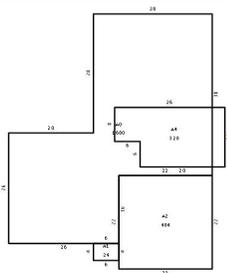
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition: Average	Rec Room Area: 650	Rec Room Value: \$3,250
05-Metal Fireplace	1	\$2,000
Rec Room Condition: Average	Rec Room Area: 650	Rec Room Value: \$3,250

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
6/1/2000	00-0752	\$80,000.00	FIRE DAMAGE			
9/1/2000	00-1083	\$4,928.00	FURNACE			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
4/1/2001		\$179,900.00	Valid		Land and Improvements	
6/1/1994		\$144,500.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.250	Gross				\$62,200
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
10,890	0.250			\$62,200		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Above Street	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	756 0004 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,072	\$131,909.60
Second Story:	806	\$54,743.52
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$186,653.12
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,072	\$26,810.72
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,619.88
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	714	\$24,400.00
Adjusted Base Price		\$249,664.72
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$245,261.19
Market Adjustment:	84%	\$451,280.59
CDU Adjustment:	65	\$293,300.00
Complete:	100	\$293,300.00
Dollar Adjustments		\$200.00
Dwelling Value		\$293,500.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$293,500.00
Total Land Value		\$62,200.00
Total Assessed Value		\$355,700.00

Parcel Numbers: 756-0005-000 Property Address: 7334 69TH ST S Municipality: Franklin, City of

Owner Name: FELD, GREGORY & JANET - IRREVOC TRUST Mailing Address: 7334 S 69TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 1 LOT 5	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

Building Description

Dwelling #	756 0005 000- 1		
Year Built:	1/1/1984	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1984	Bedrooms:	4
Remodeled/Effective Age:	-38	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0005 000- 1	1,680	0	0	0	0	0	1,680

Attachment Description(s):	Area:	Attachment Value:
11-OFP	24	\$500
13-AFG	484	\$14,500

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/1986	120		Average	\$200.00

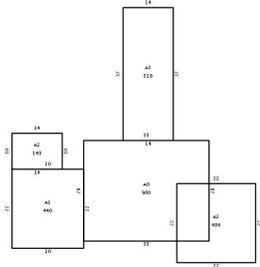
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.242	Gross				\$61,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
10,542	0.242				\$61,700		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0005 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,680		\$188,798.40	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$188,798.40	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,680		\$37,111.20	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Basic Heating		\$0.00	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$600.00	
Attachments:				508		\$15,000.00	
Adjusted Base Price						\$248,831.60	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$256,554.76	
Market Adjustment:				57%		\$402,790.97	
CDU Adjustment:				65		\$261,800.00	
Complete:				100		\$261,800.00	
Dollar Adjustments						\$800.00	
Dwelling Value						\$262,600.00	
Other Building Improvements				0		\$200.00	
Total Improvement Value						\$262,800.00	
Total Land Value						\$61,700.00	
Total Assessed Value						\$324,500.00	

Parcel Numbers: 756-0006-000 Property Address: 7350 69TH ST S Municipality: Franklin, City of

Owner Name: BURKHART, BRIAN Mailing Address: 7350 S 69TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 1 LOT 6	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

Building Description

Dwelling #	756 0006 000- 1		
Year Built:	1/1/1980	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1980	Bedrooms:	3
Remodeled/Effective Age:	-42	Full Baths:	1
Building Type/Style:	04-Cape Cod	Half Baths:	1
Story:	1.50	Rough-in:	0
Grade:	C+	Room Count:	7
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Good	Type of Fuel:	Gas
Bath Condition:	Good	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0006 000- 1	980	0	0	0	551	0	1,531

Attachment Description(s):	Area:	Attachment Value:
13-AFG	440	\$13,200
31-WD	140	\$1,400
33-Concrete Patio	518	\$2,600

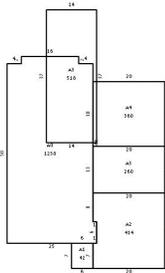
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
8/25/2008	1974	\$3,425.00	AC			
4/24/2019	19-0843	\$7,500.00	FENCE			
7/29/2021	21-0529	\$5,500.00	AGV GR POOL			
9/9/2021	21-0615	\$10,000.00	BATHREMOD			
1/23/2013	13-0101	\$32,000.00	SIDING			
4/24/2019	19-0836	\$4,400.00	FURREPLACE			
3/1/1998	98-0223	\$6,250.00	REMODEL			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
3/1/1997		\$137,000.00	Valid		Land and Improvements	
2/1/2000		\$168,000.00	Valid		Land and Improvements	
8/5/2002		\$180,700.00	Invalid		Land and Improvements	
10/8/2002		\$178,000.00	Invalid		Land and Improvements	
8/28/2007		\$238,900.00	Valid		Land and Improvements	
6/2/2017		\$270,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.234	Gross				\$61,200
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
10,193	0.234			\$61,200		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light		6/29/2022	All Public	

Valuation/Explanation		
Dwelling #	756 0006 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	980	\$123,362.40
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	551	\$32,950.05
Base Price		\$156,312.45
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	980	\$25,342.80
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,766.26
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	1,098	\$17,200.00
Adjusted Base Price		\$209,802.51
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$209,332.76
Market Adjustment:	130%	\$481,465.35
CDU Adjustment:	60	\$288,900.00
Complete:	100	\$288,900.00
Dollar Adjustments		(\$600.00)
Dwelling Value		\$288,300.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$288,300.00
Total Land Value		\$61,200.00
Total Assessed Value		\$349,500.00

Parcel Numbers: 756-0007-000	Property Address: 7366 69TH ST S	Municipality: Franklin, City of
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Owner Name: KOMAR, JAMES & CAROL	Mailing Address: 7366 S 69TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: SOUTHVIEW EAST BLK 1 LOT 7	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1012-Franklin		

Building Description

Dwelling #	756 0007 000- 1		
Year Built:	1/1/1986	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1986	Bedrooms:	3
Remodeled/Effective Age:	-36	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0007 000- 1	1,498	0	0	0	0	0	1,498

Attachment Description(s):	Area:	Attachment Value:
11-OFP	42	\$800
13-AFG	414	\$12,400
33-Concrete Patio	360	\$1,800

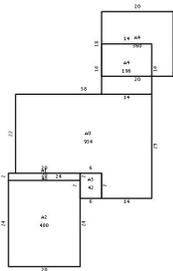
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed	1/1/1992	96		Average	\$200.00	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
5/1/2001	01-0406	\$2,600.00	REROOF			
5/1/2008	839	\$5,450.00	AC/FURREPLAC			
11/15/2017	17-2671	\$4,500.00	FURREPLAC			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
4/1/2000		\$145,000.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.234	Gross				\$61,200
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
10,193	0.234			\$61,200		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	756 0007 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,498	\$172,389.84
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$172,389.84
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,238	\$29,625.34
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,685.08
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	816	\$15,000.00
Adjusted Base Price		\$228,181.26
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$231,639.39
Market Adjustment:	68%	\$389,154.17
CDU Adjustment:	65	\$253,000.00
Complete:	100	\$253,000.00
Dollar Adjustments		\$700.00
Dwelling Value		\$253,700.00
Other Building Improvements	0	\$200.00
Total Improvement Value		\$253,900.00
Total Land Value		\$61,200.00
Total Assessed Value		\$315,100.00

Parcel Numbers: 756-0008-000 Property Address: 7404 69TH ST S Municipality: Franklin, City of

Owner Name: SCOTT, MICHELLE M Mailing Address: 7404 S 69TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 1 LOT 8	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

Building Description

Dwelling #	756 0008 000- 1		
Year Built:	1/1/1988	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1988	Bedrooms:	3
Remodeled/Effective Age:	-34	Full Baths:	1
Building Type/Style:	03-Split Level	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0008 000- 1	974	0	0	0	0	614	1,588

Attachment Description(s):	Area:	Attachment Value:
13-AFG	480	\$14,400
11-OPF	42	\$800
31-WD	196	\$2,000

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

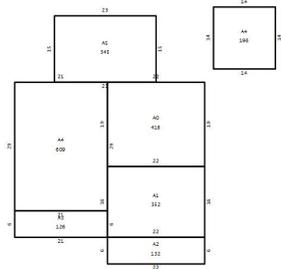
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
12/14/2007	4075	\$6,810.00	AC & FURREPLAC				
5/22/2007	1085	\$2,632.00	WDDK				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
3/21/2019		\$217,000.00	Invalid		Land and Improvements		
6/1/1987		\$21,500.00	Valid		Land		
5/31/2005		\$189,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.236	Gross				\$61,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
10,280	0.236				\$61,300		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0008 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				974	\$122,607.12		
Second Story:				0	\$0.00		
Additional Story:				0	\$0.00		
Attic/Finished Net:				0	\$0.00		
Half Story/Finished Net:				0	\$0.00		
Base Price						\$122,607.12	
Unfinished Living Area:							
Room/Unfinished:				0	\$0.00		
Unfinished Basement:				320	\$0.00		
Half Story/Unfinished:					\$0.00		
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,906.48	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				614	\$16,571.86		
Features:				1	\$300.00		
Attachments:				718	\$17,200.00		
Adjusted Base Price						\$165,466.46	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$162,763.11	
Market Adjustment:				128%		\$371,099.88	
CDU Adjustment:				65		\$241,200.00	
Complete:				100		\$241,200.00	
Dollar Adjustments						\$200.00	
Dwelling Value						\$241,400.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$241,400.00
Total Land Value		\$61,300.00
Total Assessed Value		\$302,700.00

Parcel Numbers: 756-0009-000 Property Address: 7418 69TH ST S Municipality: Franklin, City of

Owner Name: KLOEFFLER, MARK A & MARY Mailing Address: 7418 S 69TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 1 LOT 9	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

Building Description

Dwelling #	756 0009 000- 1		
Year Built:	1/1/1988	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1988	Bedrooms:	3
Remodeled/Effective Age:	-34	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0009 000- 1	1,027	770	0	0	0	0	1,797

Attachment Description(s):	Area:	Attachment Value:
13-AFG	352	\$10,600
13-AFG	132	\$4,000
11-OFP	126	\$2,500
33-Concrete Patio	345	\$1,700

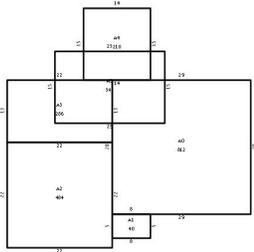
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:		
RS1-Frame Utility Shed	1/1/1994	144		Average	\$300.00		
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
3/1/1994	94-0187	\$1,200.00	SHED 12X12'				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
3/1/1988		\$23,900.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.224	Gross				\$59,900	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
9,757	0.224			\$59,900			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0009 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,027		\$127,923.12	
Second Story:				770		\$52,175.20	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$180,098.32	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,027		\$26,106.34	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,420.62	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				955		\$18,800.00	
Adjusted Base Price						\$243,928.28	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$245,111.11	
Market Adjustment:				85%		\$453,455.55	
CDU Adjustment:				65		\$294,700.00	
Complete:				100		\$294,700.00	
Dollar Adjustments						\$400.00	
Dwelling Value						\$295,100.00	

Other Building Improvements	0	\$300.00
Total Improvement Value		\$295,400.00
Total Land Value		\$59,900.00
Total Assessed Value		\$355,300.00

Parcel Numbers: 756-0010-000 Property Address: 7432 69TH ST S Municipality: Franklin, City of

Owner Name: ALATTAR, MOHAMED Mailing Address: 7432 S 69TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	SOUTHVIEW EAST BLK 1 LOT 10	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

Building Description

Dwelling #	756 0010 000- 1		
Year Built:	1/1/1979	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1979	Bedrooms:	4
Remodeled/Effective Age:	-43	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0010 000- 1	1,098	812	0	0	0	0	1,910

Attachment Description(s):	Area:	Attachment Value:
11-OFP	40	\$800
13-AFG	484	\$14,500
33-Concrete Patio	210	\$1,100

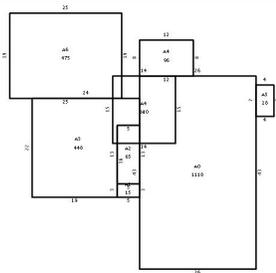
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/15/2015		\$213,000.00	Valid		Land and Improvements		
1/14/2020		\$254,200.00	Invalid		Land and Improvements		
8/19/2021		\$320,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.251	Gross				\$62,700
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
10,934		0.251				\$62,700	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	756 0010 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,098	\$135,108.90
Second Story:	812	\$55,151.04
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$190,259.94
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,098	\$27,460.98
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,698.60
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$5,800.00
Attachments:	734	\$16,400.00
Adjusted Base Price		\$256,822.52
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$258,084.77
Market Adjustment:	66%	\$428,420.72
CDU Adjustment:	60	\$257,100.00
Complete:	100	\$257,100.00
Dollar Adjustments		\$200.00
Dwelling Value		\$257,300.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$257,300.00
Total Land Value		\$62,700.00
Total Assessed Value		\$320,000.00

Parcel Numbers: 756-0011-000 Property Address: 7446 69TH ST S Municipality: Franklin, City of

Owner Name: RUFFOLO DEBBIE M Mailing Address: 7446 S 69TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 1 LOT 11	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

Building Description

Dwelling #	756 0011 000- 1		
Year Built:	1/1/1981	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1981	Bedrooms:	3
Remodeled/Effective Age:	-41	Full Baths:	1
Building Type/Style:	02-Bi-Level	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0011 000- 1	1,183	0	0	0	0	598	1,781

Attachment Description(s):	Area:	Attachment Value:
11-OFP	15	\$300
13-AFG	448	\$13,400
31-WD	96	\$1,000
31-WD	28	\$300
33-Concrete Patio	475	\$2,400

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

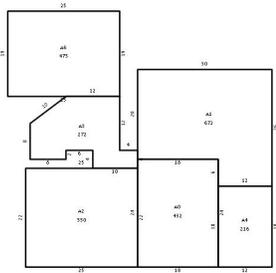
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
4/6/2013	13-0499	\$1,500.00	BATHREMOD				
9/3/2019	19-2266	\$6,700.00	FUR+ACREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
1/17/2003		\$160,000.00	Invalid		Land and Improvements		
10/1/2007		\$102,900.00	Invalid		Land and Improvements		
4/1/1992		\$120,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.405	Gross				\$73,900	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
17,642	0.405				\$73,900		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0011 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,183		\$142,811.76	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$142,811.76	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				520		\$16,666.00	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,381.26	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				598		\$16,140.02	
Features:				1		\$300.00	
Attachments:				1,062		\$17,400.00	
Adjusted Base Price						\$202,580.04	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$203,368.04	
Market Adjustment:				65%		\$335,557.27	
CDU Adjustment:				65		\$218,100.00	
Complete:				100		\$218,100.00	
Dollar Adjustments						\$0.00	
Dwelling Value						\$218,100.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$218,100.00
Total Land Value		\$73,900.00
Total Assessed Value		\$292,000.00

Parcel Numbers: 756-0012-000 Property Address: 6911 EVANS CT W Municipality: Franklin, City of

Owner Name: OBREMSKI INCOME TRUST DTD 9/04/13 Mailing Address: 6911 W EVANS CT FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 1 LOT 12	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

Building Description

Dwelling #	756 0012 000- 1		
Year Built:	1/1/1983	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1983	Bedrooms:	3
Remodeled/Effective Age:	-39	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	1.50	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Electric
Bath Condition:		Type of System:	Electric

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0012 000- 1	1,104	0	0	0	243	0	1,347

Attachment Description(s):	Area:	Attachment Value:
13-AFG	550	\$16,500
31-WD	272	\$2,700
12-EFP	216	\$6,500

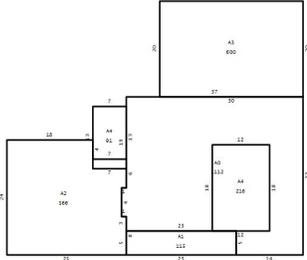
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed		1/1/2005	140		Average	\$500.00	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
7/14/2004		2297	\$3,825.00		FENCE		
10/26/2005		833241	\$8,000.00		FP		
9/27/2004		3191	\$1,000.00		SHED		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/1/1983		\$21,000.00	Valid		Land		
1/30/2004		\$199,000.00	Valid		Land and Improvements		
9/4/2013		\$0.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.356	Gross				\$71,900	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
15,507	0.356				\$71,900		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	756 0012 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,104	\$134,389.92
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	243	\$17,071.56
Base Price		\$151,461.48
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,104	\$27,191.52
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,313.62
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	1,038	\$25,700.00
Adjusted Base Price		\$217,288.62
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$208,217.48
Market Adjustment:	84%	\$383,120.17
CDU Adjustment:	65	\$249,000.00
Complete:	100	\$249,000.00
Dollar Adjustments		(\$400.00)
Dwelling Value		\$248,600.00
Other Building Improvements	0	\$500.00
Total Improvement Value		\$249,100.00
Total Land Value		\$71,900.00
Total Assessed Value		\$321,000.00

Parcel Numbers: 756-0013-000	Property Address: 6921 EVANS CT W	Municipality: Franklin, City of
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Owner Name: RUDE, JEFFREY & JEAN	Mailing Address: 6921 W EVANS CT FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: SOUTHVIEW EAST BLK 1 LOT 13	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

Building Description

Dwelling #	756 0013 000- 1		
Year Built:	1/1/1986	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1986	Bedrooms:	3
Remodeled/Effective Age:	-36	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	B-	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0013 000- 1	1,203	1,112	0	0	0	0	2,315

Attachment Description(s):	Area:	Attachment Value:
11-OFP	115	\$2,300
13-AFG	566	\$17,000
33-Concrete Patio	600	\$3,000

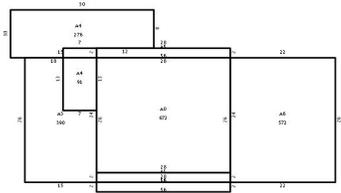
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit: 7/13/2006		Permit Number: 2283		Permit Amount: \$6,400.00		Details of Permit: AC/FURREPLAC	
Ownership/Sales History							
Date of Sale: 8/1/1985	Sale Document:	Purchase Amount: \$22,000.00	Sale Validity: Valid	Conveyance Type:	Sale Type: Land	Sale Validation Source:	
Land Breakdown							
Land Class: A-Residential Primary Site		Acreage: 0.409	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$72,600
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage: 17,816		Total Acreage: 0.409	Depth:	Act. Frontage:		Assessed Land Value: \$72,600	
General Information							
Topography: Level	Street/Road: Paved	Fronting Traffic: Cul-de-sac	Inspected By:	Inspected On:	Utilities: All Public		
Valuation/Explanation							
Dwelling #				756 0013 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,203		\$143,866.77	
Second Story:				1,112		\$71,079.04	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$214,945.81	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,112		\$27,388.56	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$5,694.90	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$5,800.00	
Attachments:				1,281		\$22,300.00	
Adjusted Base Price						\$288,332.27	
Changes/Adjustments							
Grade Adjustment:				B- 120%		\$312,278.72	
Market Adjustment:				63%		\$509,014.32	
CDU Adjustment:				65		\$330,900.00	
Complete:				100		\$330,900.00	
Dollar Adjustments						\$900.00	
Dwelling Value						\$331,800.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$331,800.00
Total Land Value		\$72,600.00
Total Assessed Value		\$404,400.00

Parcel Numbers: 756-0014-000 Property Address: 6931 EVANS CT W Municipality: Franklin, City of

Owner Name: KUCIK, CRAIG W Mailing Address: 6931 W EVANS CT FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 1 LOT 14	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

Building Description

Dwelling #	756 0014 000- 1		
Year Built:	1/1/1982	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1982	Bedrooms:	3
Remodeled/Effective Age:	-40	Full Baths:	1
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0014 000- 1	1,062	784	0	0	0	0	1,846

Attachment Description(s):	Area:	Attachment Value:
11-OFP	56	\$1,100
31-WD	276	\$2,800
99-Additional Attachments	56	\$5,600
13-AFG	572	\$17,200
99-Additional Attachments	56	\$5,600
11-OFP	56	\$1,100

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/1990	144		Average	\$300.00

Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
4/1/1997	97-0221	\$1,650.00	A/C

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
6/20/2013		\$236,100.00	Invalid		Land and Improvements	
8/24/2020		\$351,000.00	Valid		Land and Improvements	
2/28/2009		\$225,000.00	Invalid		Land and Improvements	
9/8/2008		\$271,800.00	Invalid		Land and Improvements	
8/22/2005		\$259,000.00	Valid		Land and Improvements	
3/1/1997		\$156,900.00	Valid		Land and Improvements	

Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.559	Gross				\$82,800

Acreage/Squarefoot Variables

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Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
24,350	0.559			\$82,800

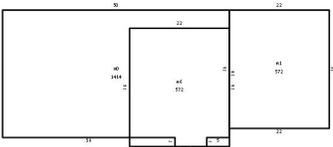
General Information

Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Above Street	Paved	Light			All Public

Valuation/Explanation		
Dwelling #	756 0014 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,062	\$130,679.10
Second Story:	784	\$53,123.84
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$183,802.94
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,062	\$26,560.62
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,541.16
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	1,072	\$33,400.00
Adjusted Base Price		\$255,485.72
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$241,764.29
Market Adjustment:	84%	\$444,846.30
CDU Adjustment:	65	\$289,200.00
Complete:	100	\$289,200.00
Dollar Adjustments		(\$300.00)
Dwelling Value		\$288,900.00
Other Building Improvements	0	\$300.00
Total Improvement Value		\$289,200.00
Total Land Value		\$82,800.00
Total Assessed Value		\$372,000.00

Parcel Numbers: 756-0015-000 Property Address: 7001 EVANS DR W Municipality: Franklin, City of

Owner Name: JOHNSON JERRY M & SUSAN B Mailing Address: 7001 W EVANS DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 1 LOT 15	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

Building Description

Dwelling #	756 0015 000- 1		
Year Built:	1/1/1985	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1985	Bedrooms:	3
Remodeled/Effective Age:	-37	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0015 000- 1	1,414	0	0	0	0	0	1,414

Attachment Description(s): 13-AFG	Area: 572	Attachment Value: \$17,200
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Feature Description(s): 22-Additional Fixture	Area: 3	Feature Value: \$900
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

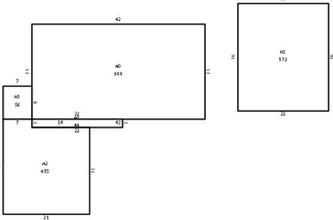
Structure Type: RS1-Frame Utility Shed	Year Built: 1/1/1999	Area: 144	Construction:	Condition: Average	Value: \$400.00
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
6/1/1999	99-0667	\$1,700.00	SHED 12X12'				
5/4/2007	920	\$3,290.00	FENCE				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/1/1984		\$19,500.00	Valid		Land		
11/1/1998		\$153,000.00	Valid		Land and Improvements		
7/20/2006		\$246,100.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.378	Gross				\$63,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
16,466	0.378				\$63,800		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #	756 0015 000- 1						
Description	Area				Value Amount		
Living Area:							
First Story:	1,414				\$163,783.62		
Second Story:	0				\$0.00		
Additional Story:	0				\$0.00		
Attic/Finished Net:	0				\$0.00		
Half Story/Finished Net:	0				\$0.00		
Base Price					\$163,783.62		
Unfinished Living Area:							
Room/Unfinished:	0				\$0.00		
Unfinished Basement:	1,414				\$32,493.72		
Half Story/Unfinished:					\$0.00		
Structure Info, Features and Attachments:							
Heating/AC	Air Conditioning - Same Ducts				\$3,478.44		
Plumbing	0 - Half Bath 2 - Full Bath				\$7,322.00		
Finished Basement Living Area	0				\$0.00		
Features:	4				\$2,900.00		
Attachments:	572				\$17,200.00		
Adjusted Base Price					\$227,177.78		
Changes/Adjustments							
Grade Adjustment:	C+ 110%				\$227,785.56		
Market Adjustment:	59%				\$362,179.04		
CDU Adjustment:	65				\$235,400.00		
Complete:	100				\$235,400.00		
Dollar Adjustments					\$400.00		
Dwelling Value					\$235,800.00		

Other Building Improvements	0	\$400.00
Total Improvement Value		\$236,200.00
Total Land Value		\$63,800.00
Total Assessed Value		\$300,000.00

Parcel Numbers: 756-0016-000	Property Address: 7013 EVANS DR W	Municipality: Franklin, City of
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Owner Name: TABASKA, MARY LYNN	Mailing Address: 7013 W EVANS DR FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: SOUTHVIEW EAST BLK 1 LOT 16	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

Building Description

Dwelling #	756 0016 000- 1		
Year Built:	1/1/1984	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1984	Bedrooms:	2
Remodeled/Effective Age:	-38	Full Baths:	1
Building Type/Style:	03-Split Level	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0016 000- 1	1,010	0	0	0	0	506	1,516

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	44	\$4,400
13-AFG	455	\$13,700
31-WD	56	\$600

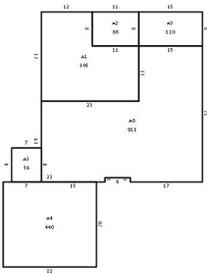
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:		
RS1-Frame Utility Shed	1/1/1989	96		Average	\$200.00		
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/30/2001		\$172,500.00	Valid		Land and Improvements		
6/1/1984		\$21,000.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.315	Gross				\$69,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
13,721	0.315			\$69,300			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #	756 0016 000- 1						
Description	Area	Value Amount					
Living Area:							
First Story:	1,010	\$125,805.60					
Second Story:	0	\$0.00					
Additional Story:	0	\$0.00					
Attic/Finished Net:	0	\$0.00					
Half Story/Finished Net:	0	\$0.00					
Base Price		\$125,805.60					
Unfinished Living Area:							
Room/Unfinished:	0	\$0.00					
Unfinished Basement:	460	\$15,276.60					
Half Story/Unfinished:		\$0.00					
Structure Info, Features and Attachments:							
Heating/AC	Basic Heating	\$0.00					
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00					
Finished Basement Living Area	506	\$13,656.94					
Features:	3	\$2,600.00					
Attachments:	555	\$18,700.00					
Adjusted Base Price		\$180,920.14					
Changes/Adjustments							
Grade Adjustment:	C+ 110%	\$175,582.15					
Market Adjustment:	100%	\$351,164.31					
CDU Adjustment:	65	\$228,300.00					
Complete:	100	\$228,300.00					
Dollar Adjustments		\$500.00					
Dwelling Value		\$228,800.00					

Other Building Improvements	0	\$200.00
Total Improvement Value		\$229,000.00
Total Land Value		\$69,300.00
Total Assessed Value		\$298,300.00

Parcel Numbers: 756-0017-000 Property Address: 7025 EVANS DR W Municipality: Franklin, City of

Owner Name: VAITKUS, THAD A & HEIDI Mailing Address: 7025 W EVANS DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 1 LOT 17	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

Building Description

Dwelling #	756 0017 000- 1		
Year Built:	1/1/1981	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1981	Bedrooms:	3
Remodeled/Effective Age:	-41	Full Baths:	2
Building Type/Style:	04-Cape Cod	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0017 000- 1	1,306	0	0	0	0	0	1,306

Attachment Description(s):	Area:	Attachment Value:
12-EFP	88	\$2,600
12-EFP	120	\$3,600
13-AFG	440	\$13,200

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

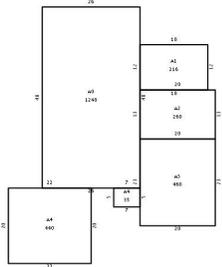
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
10/1/1999	99-1288	\$2,189.00	A/C

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
2/1/1996		\$124,900.00	Valid		Land and Improvements		
3/1/2000		\$135,500.00	Invalid		Land and Improvements		
11/14/2002		\$169,700.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.258	Gross				\$63,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,238	0.258				\$63,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0017 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,306		\$153,520.30	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$153,520.30	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,306		\$30,599.58	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,212.76	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				648		\$19,400.00	
Adjusted Base Price						\$214,354.64	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$214,120.10	
Market Adjustment:				94%		\$415,393.00	
CDU Adjustment:				65		\$270,000.00	
Complete:				100		\$270,000.00	
Dollar Adjustments						\$200.00	
Dwelling Value						\$270,200.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$270,200.00	
Total Land Value						\$63,000.00	
Total Assessed Value						\$333,200.00	

Parcel Numbers: 756-0018-000 Property Address: 7037 EVANS DR W Municipality: Franklin, City of

Owner Name: VOGEL, GLEN & MELANIE Mailing Address: 7037 W EVANS DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	SOUTHVIEW EAST BLK 1 LOT 18	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
1012-Franklin		

Building Description

Dwelling #	756 0018 000- 1		
Year Built:	1/1/1983	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1983	Bedrooms:	3
Remodeled/Effective Age:	-39	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0018 000- 1	1,508	0	0	0	0	0	1,508

Attachment Description(s):	Area:	Attachment Value:
31-WD	216	\$2,200
13-AFG	460	\$13,800
11-OFP	35	\$700

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

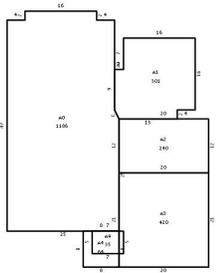
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit: 10/15/2008 9/17/2014	Permit Number: 2400 14-2256	Permit Amount: \$4,110.00 \$3,548.00	Details of Permit: FURREPLAC ACREPLACE				
Ownership/Sales History							
Date of Sale: 6/1/1983	Sale Document:	Purchase Amount: \$20,500.00	Sale Validity: Valid	Conveyance Type:	Sale Type: Land	Sale Validation Source:	
Land Breakdown							
Land Class: A-Residential Primary Site	Acreage: 0.244	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$62,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage: 10,629	Total Acreage: 0.244	Depth:	Act. Frontage:	Assessed Land Value: \$62,300			
General Information							
Topography: Above Street	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: All Public		
Valuation/Explanation							
Dwelling #				756 0018 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,508		\$172,394.56	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$172,394.56	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,248		\$29,864.64	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,709.68	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				711		\$16,700.00	
Adjusted Base Price						\$227,849.88	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$231,934.87	
Market Adjustment:				63%		\$378,053.84	
CDU Adjustment:				65		\$245,700.00	
Complete:				100		\$245,700.00	
Dollar Adjustments						(\$400.00)	
Dwelling Value						\$245,300.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$245,300.00
Total Land Value		\$62,300.00
Total Assessed Value		\$307,600.00

Parcel Numbers: 756-0019-000 Property Address: 7049 EVANS DR W Municipality: Franklin, City of

Owner Name: BULLIS, ROBERT JR & KAREN Mailing Address: 7049 W EVANS DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 1 LOT 19	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

Building Description

Dwelling #	756 0019 000- 1		
Year Built:	1/1/1981	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1981	Bedrooms:	3
Remodeled/Effective Age:	-41	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Good	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0019 000- 1	1,426	0	0	0	0	0	1,426

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	301	\$1,500
13-AFG	420	\$12,600
11-OFP	64	\$1,300

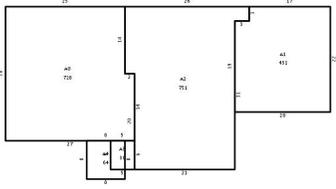
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
10/13/2003	379914	\$2,553.00	FURREPLAC			
6/21/2010	1194	\$17,000.00	KITREMOD			
7/23/2008	1659	\$3,600.00	ACREPLACE			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
7/1/1986		\$79,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.242	Gross				\$62,200
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
10,542	0.242			\$62,200		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Above Street	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	756 0019 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,426	\$165,173.58
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$165,173.58
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,186	\$28,784.22
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,507.96
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	785	\$15,400.00
Adjusted Base Price		\$220,046.76
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$222,581.44
Market Adjustment:	76%	\$391,743.33
CDU Adjustment:	65	\$254,600.00
Complete:	100	\$254,600.00
Dollar Adjustments		\$400.00
Dwelling Value		\$255,000.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$255,000.00
Total Land Value		\$62,200.00
Total Assessed Value		\$317,200.00

Parcel Numbers: 756-0020-000 Property Address: 7061 EVANS DR W Municipality: Franklin, City of

Owner Name: KOHLHAPP, JEFFREY J & LORI A Mailing Address: 7061 W EVANS DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 1 LOT 20	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

Building Description

Dwelling #	756 0020 000- 1		
Year Built:	1/1/1981	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1981	Bedrooms:	3
Remodeled/Effective Age:	-41	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Good	Type of Fuel:	Gas
Bath Condition:		Type of System:	Hot Water

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0020 000- 1	1,479	0	0	0	0	0	1,479

Attachment Description(s):	Area:	Attachment Value:
13-AFG	431	\$12,900
11-OFP	30	\$600

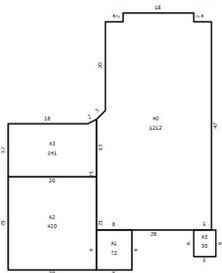
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	289	\$1,445
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	289	\$1,445

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed	1/1/1996	96		Average	\$200.00	
RP1-Inground Pool - Plastic Lined Pool	1/1/2019	336		Average	\$2,000.00	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
12/1/1993	93-1199	\$4,800.00	DECK			
9/1/1996	96-1114	\$900.00	SHED 8X12'			
8/11/2009	1476	\$6,000.00	FURREPLAC			
4/22/2019	19-0824	\$5,000.00	FENCE			
4/22/2019	19-0825	\$27,000.00	IGP 12X28			
5/20/2010	873	\$5,600.00	KITREMOD			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
2/8/2019		\$277,000.00	Valid		Land and Improvements	
4/1/1990		\$118,900.00	Valid		Land and Improvements	
10/30/2002		\$175,000.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.242	Gross				\$62,200
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
10,542	0.242			\$62,200		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Above Street	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	756 0020 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,479	\$170,203.32
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$170,203.32
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	728	\$10,890.88
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,638.34
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	461	\$13,500.00
Adjusted Base Price		\$208,154.54
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$211,259.99
Market Adjustment:	99%	\$420,407.39
CDU Adjustment:	65	\$273,300.00
Complete:	100	\$273,300.00
Dollar Adjustments		(\$600.00)
Dwelling Value		\$272,700.00
Other Building Improvements	0	\$2,200.00
Total Improvement Value		\$274,900.00
Total Land Value		\$62,200.00
Total Assessed Value		\$337,100.00

Parcel Numbers: 756-0021-000 Property Address: 7073 EVANS DR W Municipality: Franklin, City of

Owner Name: WAGNER JOHN S Mailing Address: 7073 W EVANS DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	SOUTHVIEW EAST BLK 1 LOT 21	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

Building Description

Dwelling #	756 0021 000- 1		
Year Built:	1/1/1981	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1981	Bedrooms:	3
Remodeled/Effective Age:	-41	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0021 000- 1	1,453	0	0	0	0	0	1,453

Attachment Description(s):	Area:	Attachment Value:
11-OFP	72	\$1,400
13-AFG	420	\$12,600

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

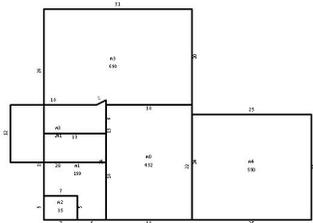
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
1/3/2007	1	\$10,000.00	FIREPLACE				
1/17/2007	118	\$0.00	FIREPLACE VENT				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/28/2010		\$194,500.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.276	Gross				\$64,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
12,023	0.276			\$64,600			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0021 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,453			\$167,211.24
Second Story:				0			\$0.00
Additional Story:				0			\$0.00
Attic/Finished Net:				0			\$0.00
Half Story/Finished Net:				0			\$0.00
Base Price						\$167,211.24	
Unfinished Living Area:							
Room/Unfinished:				0			\$0.00
Unfinished Basement:				1,453			\$33,084.81
Half Story/Unfinished:							\$0.00
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,574.38	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0			\$0.00
Features:				2			\$2,300.00
Attachments:				492			\$14,000.00
Adjusted Base Price						\$225,051.43	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$229,626.57	
Market Adjustment:				57%		\$360,513.72	
CDU Adjustment:				65		\$234,300.00	
Complete:				100		\$234,300.00	
Dollar Adjustments						\$200.00	
Dwelling Value						\$234,500.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$234,500.00
Total Land Value		\$64,600.00
Total Assessed Value		\$299,100.00

Parcel Numbers: 756-0022-000	Property Address: 7301 69TH ST S	Municipality: Franklin, City of
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Owner Name: DENDURA JERZY	Mailing Address: 7301 S 69TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: SOUTHVIEW EAST BLK 2 LOT 1	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

Building Description

Dwelling #	756 0022 000- 1		
Year Built:	1/1/1983	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1983	Bedrooms:	3
Remodeled/Effective Age:	-39	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	1.50	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Electric
Bath Condition:		Type of System:	Electric

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0022 000- 1	1,329	0	0	0	243	0	1,572

Attachment Description(s):	Area:	Attachment Value:
11-OFP	35	\$700
13-AFG	550	\$16,500

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/1999	80		Average	\$200.00

Permit / Construction History

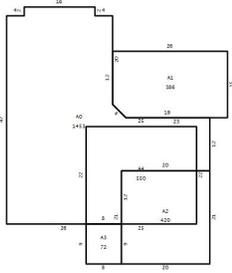
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
10/1/1999	99-1255	\$2,500.00	SHED 10X8'
8/1/1995	95-0949	\$5,000.00	HTG & A/C

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/22/2009		\$140,000.00	Invalid		Land and Improvements		
12/1/1998		\$145,600.00	Valid		Land and Improvements		
3/30/2009		\$135,700.00	Invalid		Land and Improvements		
9/1/1993		\$135,000.00	Valid		Land and Improvements		
6/1/1996		\$142,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.301	Gross				\$66,100	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
13,112	0.301				\$66,100		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0022 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,329			\$156,223.95
Second Story:				0			\$0.00
Additional Story:				0			\$0.00
Attic/Finished Net:				0			\$0.00
Half Story/Finished Net:				243			\$17,071.56
Base Price						\$173,295.51	
Unfinished Living Area:							
Room/Unfinished:				0			\$0.00
Unfinished Basement:				1,130			\$27,831.90
Half Story/Unfinished:							\$0.00
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts			\$3,867.12
Plumbing				0 - Half Bath 2 - Full Bath			\$7,322.00
Finished Basement Living Area				0			\$0.00
Features:				3			\$900.00
Attachments:				585			\$17,200.00
Adjusted Base Price						\$230,416.53	
Changes/Adjustments							
Grade Adjustment:				C+ 110%			\$233,548.18
Market Adjustment:				59%			\$371,341.61
CDU Adjustment:				65			\$241,400.00
Complete:				100			\$241,400.00
Dollar Adjustments							\$500.00
Dwelling Value						\$241,900.00	

Other Building Improvements	0	\$200.00
Total Improvement Value		\$242,100.00
Total Land Value		\$66,100.00
Total Assessed Value		\$308,200.00

Parcel Numbers: 756-0023-000 Property Address: 7317 69TH ST S Municipality: Franklin, City of

Owner Name: LYONS, FERNANDO J & LEANN M Mailing Address: 7317 S 69TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 2 LOT 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	

1012-Franklin

Building Description

Dwelling #	756 0023 000- 1		
Year Built:	1/1/1981	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1981	Bedrooms:	3
Remodeled/Effective Age:	-41	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Good	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0023 000- 1	1,452	0	0	0	0	0	1,452

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	385	\$1,900
13-AFG	420	\$12,600
11-OFP	72	\$1,400

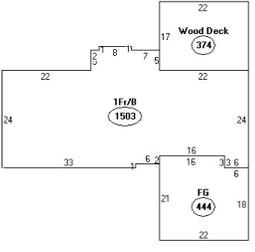
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	800	\$4,000
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	800	\$4,000

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
5/1/1996		96-0380	\$7,000.00		BSMT ALTERAT		
9/19/2008		2175	\$6,011.00		FENCE		
3/4/2020		20-0592	\$20,000.00		INTREMOD-KIT		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/1/1986		\$77,750.00	Valid		Land and Improvements		
6/1/1996		\$138,500.00	Valid		Land and Improvements		
12/22/2005		\$225,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.244	Gross				\$61,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
10,629	0.244				\$61,800		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	756 0023 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,452	\$167,096.16
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$167,096.16
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,452	\$33,062.04
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,571.92
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	877	\$15,900.00
Adjusted Base Price		\$226,811.12
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$229,472.23
Market Adjustment:	79%	\$410,755.30
CDU Adjustment:	65	\$267,000.00
Complete:	100	\$267,000.00
Dollar Adjustments		\$500.00
Dwelling Value		\$267,500.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$267,500.00
Total Land Value		\$61,800.00
Total Assessed Value		\$329,300.00

Parcel Numbers: 756-0024-000 Property Address: 7333 69TH ST S Municipality: Franklin, City of

Owner Name: GORMAN, SHEENA M Mailing Address: 7333 S 69TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 2 LOT 3	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Descriptor/Step</small></p> <p>A: 1F/B 1503 sqft</p> <p>B: Wood Deck 374 sqft</p> <p>C: FG 444 sqft</p>
	Neighborhood:	

1012-Franklin

Building Description

Dwelling #	756 0024 000- 1		
Year Built:	1/1/1986	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1986	Bedrooms:	3
Remodeled/Effective Age:	-36	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Good	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0024 000- 1	1,503	0	0	0	0	0	1,503

Attachment Description(s):	Area:	Attachment Value:
31-WD	374	\$3,700
13-AFG	444	\$13,300

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	440	\$2,200
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	440	\$2,200

Other Building Improvements

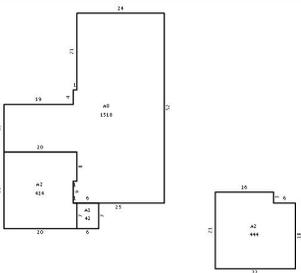
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
11/1/2000	00-1410	\$2,200.00	REMOV&REROOF				
4/22/2021	21-0240	\$13,175.00	EXTREMOD				
11/6/2014	2742	\$2,700.00	FURREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/21/2021		\$280,700.00	Invalid		Land and Improvements		
8/12/2019		\$285,000.00	Valid		Land and Improvements		
11/21/2005		\$226,000.00	Valid		Land and Improvements		
8/1/1996		\$136,500.00	Valid		Land and Improvements		
8/1/1993		\$126,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.244	Gross				\$61,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
10,629	0.244			\$61,800			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light		6/29/2022	All Public		

Valuation/Explanation		
Dwelling #	756 0024 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,503	\$171,822.96
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$171,822.96
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,503	\$33,907.68
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,697.38
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	818	\$17,000.00
Adjusted Base Price		\$236,050.02
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$238,425.02
Market Adjustment:	79%	\$426,780.79
CDU Adjustment:	65	\$277,400.00
Complete:	100	\$277,400.00
Dollar Adjustments		(\$300.00)
Dwelling Value		\$277,100.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$277,100.00
Total Land Value		\$61,800.00
Total Assessed Value		\$338,900.00

Parcel Numbers: 756-0025-000 Property Address: 7349 69TH ST S Municipality: Franklin, City of

Owner Name: BLOOM, JOSEPH Mailing Address: 7349 S 69TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 2 LOT 4	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
1012-Franklin		

Building Description

Dwelling #	756 0025 000- 1		
Year Built:	1/1/1983	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1983	Bedrooms:	3
Remodeled/Effective Age:	-39	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Very Good	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0025 000- 1	1,518	0	0	0	0	0	1,518

Attachment Description(s):	Area:	Attachment Value:
11-OFP	42	\$800
13-AFG	414	\$12,400

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	500	\$2,500
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	500	\$2,500

Other Building Improvements

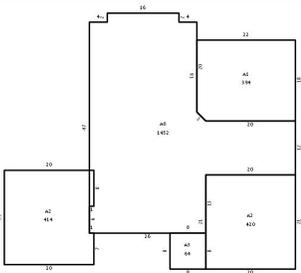
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
12/1/1995	95-1384	\$4,500.00	FP				
11/27/2006	3952	\$50,000.00	FIRE				
2/1/2007	249	\$7,920.00	FURREPLAC				
3/2/2007	443	\$3,000.00	REMOD				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/11/2019		\$300,000.00	Valid		Land and Improvements		
4/6/2020		\$320,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.244	Gross				\$61,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
10,629	0.244			\$61,800			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #	756 0025 000- 1						
Description	Area					Value Amount	
Living Area:							
First Story:	1,518					\$173,537.76	
Second Story:	0					\$0.00	
Additional Story:	0					\$0.00	
Attic/Finished Net:	0					\$0.00	
Half Story/Finished Net:	0					\$0.00	
Base Price						\$173,537.76	
Unfinished Living Area:							
Room/Unfinished:	0					\$0.00	
Unfinished Basement:	1,518					\$34,246.08	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC	Air Conditioning - Same Ducts					\$3,734.28	
Plumbing	1 - Half Bath 1 - Full Bath					\$4,881.00	
Finished Basement Living Area	0					\$0.00	
Features:	4					\$2,900.00	
Attachments:	456					\$13,200.00	
Adjusted Base Price						\$232,499.12	
Changes/Adjustments							
Grade Adjustment:	C+ 110%					\$238,039.03	
Market Adjustment:	88%					\$447,513.38	
CDU Adjustment:	65					\$290,900.00	
Complete:	100					\$290,900.00	
Dollar Adjustments						(\$100.00)	
Dwelling Value						\$290,800.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$290,800.00
Total Land Value		\$61,800.00
Total Assessed Value		\$352,600.00

Parcel Numbers: 756-0026-000 Property Address: 7365 69TH ST S Municipality: Franklin, City of

Owner Name: SCOTT, PHILIP J Mailing Address: 7365 S 69TH ST FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 2 LOT 5	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

Building Description

Dwelling #	756 0026 000- 1		
Year Built:	1/1/1981	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1981	Bedrooms:	3
Remodeled/Effective Age:	-41	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0026 000- 1	1,452	0	0	0	0	0	1,452

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	394	\$2,000
13-AFG	420	\$12,600
11-OFP	64	\$1,300

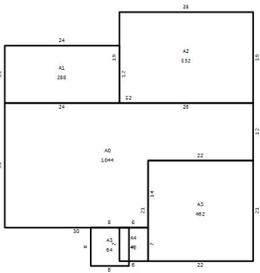
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Good	633	\$3,798
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Good	633	\$3,798

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
1/4/2007	20	\$1,800.00	FURREPLAC			
10/17/2006	3509	\$2,500.00	RECROOM			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
4/15/2016		\$229,900.00	Valid		Land and Improvements	
8/31/2010		\$207,000.00	Valid		Land and Improvements	
8/4/2005		\$214,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.244	Gross				\$61,800
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
10,629	0.244			\$61,800		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Above Street	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	756 0026 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,452	\$167,096.16
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$167,096.16
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,452	\$33,062.04
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,571.92
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	878	\$15,900.00
Adjusted Base Price		\$226,811.12
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$229,472.23
Market Adjustment:	72%	\$394,692.24
CDU Adjustment:	65	\$256,500.00
Complete:	100	\$256,500.00
Dollar Adjustments		\$0.00
Dwelling Value		\$256,500.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$256,500.00
Total Land Value		\$61,800.00
Total Assessed Value		\$318,300.00

Parcel Numbers: 756-0027-000 Property Address: 7403 69TH ST S Municipality: Franklin, City of

Owner Name: DAHLBERG, MONICA J Mailing Address: 7403 S 69TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 2 LOT 6	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

Building Description

Dwelling #	756 0027 000- 1		
Year Built:	1/1/1982	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1982	Bedrooms:	3
Remodeled/Effective Age:	-40	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0027 000- 1	1,576	0	0	0	0	0	1,576

Attachment Description(s):	Area:	Attachment Value:
12-EFP	288	\$8,600
13-AFG	462	\$13,900
11-OFP	42	\$800

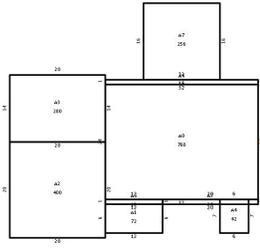
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	4	\$1,200
Rec Room Condition: Average	Rec Room Area: 738	Rec Room Value: \$3,690
05-Metal Fireplace	1	\$2,000
Rec Room Condition: Average	Rec Room Area: 738	Rec Room Value: \$3,690

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
5/24/2017	17-1158	\$1,500.00	SHED			
7/19/2017	17-1688	\$4,000.00	FOUNDRPR			
1/23/2018	18-0143	\$22,000.00	INTREMOD			
3/7/2018	18-0401	\$1,158.00	INTREMOD-DUCTWK			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
5/1/1982		\$19,700.00	Valid		Land	
6/29/2001		\$169,100.00	Valid		Land and Improvements	
5/19/2016		\$239,800.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.273	Gross				\$64,500
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
11,892	0.273			\$64,500		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Above Street	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	756 0027 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,576	\$179,112.40
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$179,112.40
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,044	\$26,538.48
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,876.96
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	5	\$3,200.00
Attachments:	792	\$23,300.00
Adjusted Base Price		\$240,908.84
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$235,849.72
Market Adjustment:	78%	\$419,812.51
CDU Adjustment:	65	\$272,900.00
Complete:	100	\$272,900.00
Dollar Adjustments		\$500.00
Dwelling Value		\$273,400.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$273,400.00
Total Land Value		\$64,500.00
Total Assessed Value		\$337,900.00

Parcel Numbers: 756-0028-000 Property Address: 7421 69TH ST S Municipality: Franklin, City of

Owner Name: BOHN, MICHAEL D & DONNA Mailing Address: 7421 S 69TH ST FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 2 LOT 7	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

Building Description

Dwelling #	756 0028 000- 1		
Year Built:	1/1/1984	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1984	Bedrooms:	3
Remodeled/Effective Age:	-38	Full Baths:	1
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0028 000- 1	1,048	832	0	0	0	0	1,880

Attachment Description(s):	Area:	Attachment Value:
11-OFP	12	\$200
99-Additional Attachments	12	\$1,200
11-OFP	72	\$1,400
13-AFG	400	\$12,000
99-Additional Attachments	32	\$3,200
99-Additional Attachments	20	\$2,000
33-Concrete Patio	256	\$1,300

Feature Description(s): 22-Additional Fixture	Area: 1	Feature Value: \$300
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type: RS1-Frame Utility Shed	Year Built: 1/1/1997	Area: 120	Construction:	Condition: Average	Value: \$300.00
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Permit / Construction History

Date of Permit: 9/1/1997	Permit Number: 97-0879	Permit Amount: \$650.00	Details of Permit: SHED 10X12
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Ownership/Sales History

Date of Sale: 2/1/1984	Sale Document:	Purchase Amount: \$19,000.00	Sale Validity: Valid	Conveyance Type:	Sale Type: Land	Sale Validation Source:
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Land Breakdown

Land Class: A-Residential Primary Site	Acreage: 0.260	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$63,600
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Acreage/Squarefoot Variables

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Land Data & Computations

Total Square Footage: 11,326	Total Acreage: 0.260	Depth:	Act. Frontage:	Assessed Land Value: \$63,600
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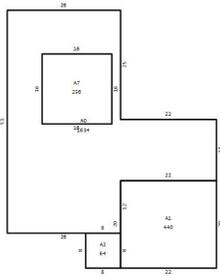
General Information

Topography: Above Street	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: All Public
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Valuation/Explanation		
Dwelling #	756 0028 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,048	\$130,538.88
Second Story:	832	\$56,509.44
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$187,048.32
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	768	\$0.00
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,624.80
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	804	\$21,300.00
Adjusted Base Price		\$220,154.12
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$216,209.53
Market Adjustment:	101%	\$434,581.16
CDU Adjustment:	65	\$282,500.00
Complete:	100	\$282,500.00
Dollar Adjustments		(\$300.00)
Dwelling Value		\$282,200.00
Other Building Improvements	0	\$300.00
Total Improvement Value		\$282,500.00
Total Land Value		\$63,600.00
Total Assessed Value		\$346,100.00

Parcel Numbers: 756-0029-000 Property Address: 7439 69TH ST S Municipality: Franklin, City of

Owner Name: Kristen Tracy Mailing Address: 7439 S 69th St Franklin, WI 53132 Land Use: Residential

	Legal Description:	
	SOUTHVIEW EAST BLK 2 LOT 8	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

Building Description

Dwelling #	756 0029 000- 1		
Year Built:	1/1/1984	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1984	Bedrooms:	3
Remodeled/Effective Age:	-38	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0029 000- 1	1,634	0	0	0	0	0	1,634

Attachment Description(s):	Area:	Attachment Value:
13-AFG	440	\$13,200
11-OFP	64	\$1,300

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

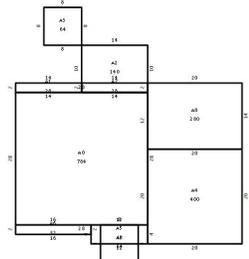
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit: 2/7/2008	Permit Number: 232	Permit Amount: \$2,790.00	Details of Permit: FURREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
1/12/2022	11208864	\$305,000.00	Valid	W/C D - Warrant/Condo Deed	Land and Improvements	Other	
8/1/1993		\$124,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class: A-Residential Primary Site	Acreage: 0.259	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$63,400	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage: 11,282	Total Acreage: 0.259	Depth:	Act. Frontage:		Assessed Land Value: \$63,400		
General Information							
Topography: Above Street	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: All Public		
Valuation/Explanation							
Dwelling #	756 0029 000- 1						
Description	Area	Value Amount					
Living Area:							
First Story:	1,634	\$184,592.98					
Second Story:	0	\$0.00					
Additional Story:	0	\$0.00					
Attic/Finished Net:	0	\$0.00					
Half Story/Finished Net:	0	\$0.00					
Base Price		\$184,592.98					
Unfinished Living Area:							
Room/Unfinished:	0	\$0.00					
Unfinished Basement:	1,634	\$36,258.46					
Half Story/Unfinished:		\$0.00					
Structure Info, Features and Attachments:							
Heating/AC	Air Conditioning - Same Ducts	\$4,019.64					
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00					
Finished Basement Living Area	0	\$0.00					
Features:	2	\$2,300.00					
Attachments:	504	\$14,500.00					
Adjusted Base Price		\$246,552.08					
Changes/Adjustments							
Grade Adjustment:	C+ 110%	\$252,727.29					
Market Adjustment:	56%	\$394,254.57					
CDU Adjustment:	65	\$256,300.00					
Complete:	100	\$256,300.00					
Dollar Adjustments		\$700.00					
Dwelling Value		\$257,000.00					

Other Building Improvements	0	\$0.00
Total Improvement Value		\$257,000.00
Total Land Value		\$63,400.00
Total Assessed Value		\$320,400.00

Parcel Numbers: 756-0030-000 Property Address: 7467 69TH ST S Municipality: Franklin, City of

Owner Name: GRABARCZYK, DONALD & GLORIA Mailing Address: 7467 S 69TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 2 LOT 9	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

Building Description

Dwelling #	756 0030 000- 1		
Year Built:	1/1/1986	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1986	Bedrooms:	3
Remodeled/Effective Age:	-36	Full Baths:	1
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0030 000- 1	1,064	872	0	0	0	0	1,936

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	28	\$2,800
31-WD	28	\$300
99-Additional Attachments	28	\$2,800
31-WD	140	\$1,400
31-WD	64	\$600
13-AFG	400	\$12,000
11-OFP	48	\$1,000
99-Additional Attachments	32	\$3,200

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/1998	80		Average	\$200.00

Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
10/1/1998	B981271	\$300.00	SHED 8X10'
9/1/1999	99-1085	\$0.00	RELOCAT DECK
10/15/2001	98*1149	\$15,000.00	REPAIR FIRE DAM
10/29/2018	18-2683	\$4,250.00	FURREPLAC

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
7/1/1998		\$154,000.00	Invalid		Land and Improvements	
8/1/1992		\$131,000.00	Valid		Land and Improvements	

Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.267	Gross				\$64,000

Acreage/Squarefoot Variables

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Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
11,631	0.267			\$64,000

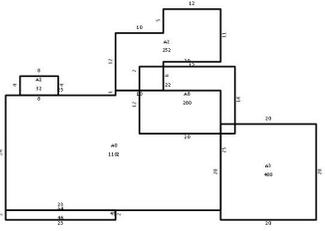
General Information

Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Light			All Public

Valuation/Explanation		
Dwelling #	756 0030 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,064	\$130,925.20
Second Story:	872	\$57,970.56
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$188,895.76
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,064	\$26,610.64
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,762.56
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	768	\$24,100.00
Adjusted Base Price		\$251,549.96
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$247,664.96
Market Adjustment:	84%	\$455,703.52
CDU Adjustment:	65	\$296,200.00
Complete:	100	\$296,200.00
Dollar Adjustments		\$300.00
Dwelling Value		\$296,500.00
Other Building Improvements	0	\$200.00
Total Improvement Value		\$296,700.00
Total Land Value		\$64,000.00
Total Assessed Value		\$360,700.00

Parcel Numbers: 756-0031-000 Property Address: 6930 EVANS DR W Municipality: Franklin, City of

Owner Name: TALSKY, RONALD F & MARGARET Mailing Address: 6930 W EVANS DR FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 2 LOT 10	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

Building Description

Dwelling #	756 0031 000- 1		
Year Built:	1/1/1983	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1983	Bedrooms:	3
Remodeled/Effective Age:	-39	Full Baths:	2
Building Type/Style:	03-Split Level	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0031 000- 1	1,148	0	0	0	0	552	1,700

Attachment Description(s):	Area:	Attachment Value:
31-WD	32	\$300
31-WD	252	\$2,500
13-AFG	400	\$12,000
99-Additional Attachments	46	\$4,600

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

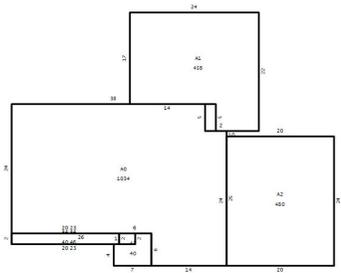
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
4/1/1999	99-0359	\$720.00	FURREPLAC				
10/15/2008	2403	\$1,000.00	WDDKRPL				
4/28/2004	1239	\$2,390.00	AC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/1/1993		\$128,500.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.270	Gross				\$64,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,761	0.270				\$64,300		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0031 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,148	\$139,746.04		
Second Story:				0	\$0.00		
Additional Story:				0	\$0.00		
Attic/Finished Net:				0	\$0.00		
Half Story/Finished Net:				0	\$0.00		
Base Price						\$139,746.04	
Unfinished Living Area:							
Room/Unfinished:				0	\$0.00		
Unfinished Basement:				550	\$17,105.00		
Half Story/Unfinished:					\$0.00		
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,182.00	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				552	\$14,898.48		
Features:				2	\$600.00		
Attachments:				730	\$19,400.00		
Adjusted Base Price						\$203,253.52	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$201,578.87	
Market Adjustment:				102%		\$407,189.32	
CDU Adjustment:				65		\$264,700.00	
Complete:				100		\$264,700.00	
Dollar Adjustments						\$200.00	
Dwelling Value						\$264,900.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$264,900.00
Total Land Value		\$64,300.00
Total Assessed Value		\$329,200.00

Parcel Numbers: 756-0032-000 Property Address: 7010 EVANS DR W Municipality: Franklin, City of

Owner Name: WANGARD, ALEX J Mailing Address: 7010 W EVANS DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 2 LOT 11	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

Building Description

Dwelling #	756 0032 000- 1		
Year Built:	1/1/1984	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1984	Bedrooms:	3
Remodeled/Effective Age:	-38	Full Baths:	1
Building Type/Style:	03-Split Level	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Very Good	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0032 000- 1	1,074	0	0	0	0	528	1,602

Attachment Description(s):	Area:	Attachment Value:
31-WD	458	\$4,600
13-AFG	480	\$14,400
11-OFP	40	\$800
99-Additional Attachments	40	\$4,000

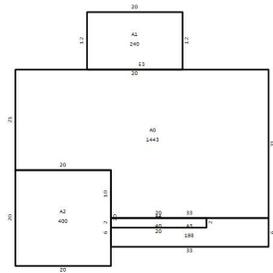
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/23/2015		\$239,900.00	Valid		Land and Improvements		
9/4/2020		\$325,550.00	Valid		Land and Improvements		
8/21/2015		\$130,150.00	Invalid		Land and Improvements		
5/20/2015		\$103,200.00	Invalid		Land and Improvements		
6/1/2000		\$154,900.00	Valid		Land and Improvements		
9/1/1995		\$126,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.268	Gross				\$64,200
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
11,674		0.268				\$64,200	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	756 0032 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,074	\$132,155.70
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$132,155.70
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	506	\$16,217.30
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,940.92
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	528	\$14,250.72
Features:	2	\$2,300.00
Attachments:	1,018	\$23,800.00
Adjusted Base Price		\$197,545.64
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$188,590.20
Market Adjustment:	140%	\$452,616.49
CDU Adjustment:	65	\$294,200.00
Complete:	100	\$294,200.00
Dollar Adjustments		\$0.00
Dwelling Value		\$294,200.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$294,200.00
Total Land Value		\$64,200.00
Total Assessed Value		\$358,400.00

Parcel Numbers: 756-0033-000 Property Address: 7022 EVANS DR W Municipality: Franklin, City of

Owner Name: LEWANDOWSKI, CINDY & ROXANNE Mailing Address: 7022 W EVANS DR FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 2 LOT 12	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

Building Description

Dwelling #	756 0033 000- 1		
Year Built:	1/1/1983	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1983	Bedrooms:	3
Remodeled/Effective Age:	-39	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Good	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0033 000- 1	1,443	0	0	0	0	0	1,443

Attachment Description(s):	Area:	Attachment Value:
31-WD	240	\$2,400
13-AFG	400	\$12,000
12-EFP	198	\$5,900

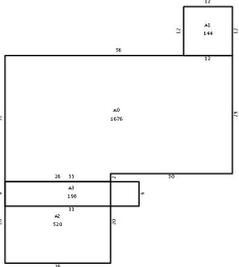
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed	1/1/2016	80		Average	\$600.00	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
8/1/1999	99-1060	\$1,575.00	A/C			
11/12/2007	2805	\$2,700.00	FENCE			
9/23/2016	16-2342	\$2,000.00	SHED			
9/12/2015	15-2152	\$25,700.00	KITCHREMOD			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
11/1/1993		\$127,900.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.262	Gross				\$63,800
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
11,413	0.262			\$63,800		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Above Street	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	756 0033 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,443	\$167,142.69
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$167,142.69
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,443	\$33,160.14
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,549.78
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$6,100.00
Attachments:	838	\$20,300.00
Adjusted Base Price		\$237,574.61
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$232,292.07
Market Adjustment:	62%	\$376,313.16
CDU Adjustment:	65	\$244,600.00
Complete:	100	\$244,600.00
Dollar Adjustments		\$100.00
Dwelling Value		\$244,700.00
Other Building Improvements	0	\$600.00
Total Improvement Value		\$245,300.00
Total Land Value		\$63,800.00
Total Assessed Value		\$309,100.00

Parcel Numbers: 756-0034-000 Property Address: 7034 EVANS DR W Municipality: Franklin, City of

Owner Name: FROEHLICH, JUDITH A Mailing Address: 7034 W EVANS DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 2 LOT 13	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

Building Description

Dwelling #	756 0034 000- 1		
Year Built:	1/1/1988	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1988	Bedrooms:	3
Remodeled/Effective Age:	-34	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Good	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0034 000- 1	1,676	0	0	0	0	0	1,676

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	144	\$700
13-AFG	520	\$15,600

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

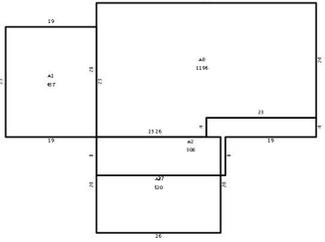
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
7/27/2018	18-1915	\$1,635.00	FURREPLAC				
4/12/2017	17-0709	\$3,800.00	RE-ROOF W/TO				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/1/1996		\$127,000.00	Valid		Land and Improvements		
4/15/2002		\$138,000.00	Invalid		Land and Improvements		
7/9/2002		\$169,900.00	Valid		Land and Improvements		
7/24/2015		\$247,000.00	Invalid		Land and Improvements		
7/3/2017		\$280,900.00	Valid		Land and Improvements		
7/15/2021		\$355,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.248	Gross				\$62,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
10,803	0.248			\$62,300			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	756 0034 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,676	\$188,348.88
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$188,348.88
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,676	\$37,022.84
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,122.96
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	664	\$16,300.00
Adjusted Base Price		\$255,416.68
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$260,498.35
Market Adjustment:	73%	\$450,662.14
CDU Adjustment:	65	\$292,900.00
Complete:	100	\$292,900.00
Dollar Adjustments		(\$200.00)
Dwelling Value		\$292,700.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$292,700.00
Total Land Value		\$62,300.00
Total Assessed Value		\$355,000.00

Parcel Numbers: 756-0035-000 Property Address: 7046 EVANS DR W Municipality: Franklin, City of

Owner Name: JAKUBIAK, MICHAEL Mailing Address: 7046 W EVANS DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	SOUTHVIEW EAST BLK 2 LOT 14	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

Building Description

Dwelling #	756 0035 000- 1		
Year Built:	1/1/1981	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1981	Bedrooms:	3
Remodeled/Effective Age:	-41	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Electric
Bath Condition:		Type of System:	Electric

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0035 000- 1	1,196	0	0	0	0	0	1,196

Attachment Description(s):	Area:	Attachment Value:
12-EFP	308	\$9,200
13-AFG	437	\$13,100

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

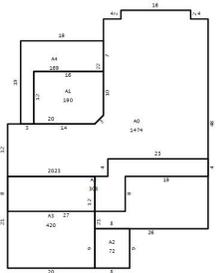
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
8/18/2010	1703	\$3,500.00	EXTREMOD				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/27/2008		\$196,500.00	Valid		Land and Improvements		
2/9/2007		\$192,000.00	Valid		Land and Improvements		
6/3/2020		\$273,000.00	Valid		Land and Improvements		
5/1/1995		\$111,000.00	Valid		Land and Improvements		
4/1/1987		\$85,500.00	Valid		Land and Improvements		
8/7/2004		\$179,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.244	Gross				\$61,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
10,629	0.244				\$61,800		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	756 0035 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,196	\$144,381.12
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$144,381.12
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,504	\$33,930.24
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Basic Heating	\$0.00
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	745	\$22,300.00
Adjusted Base Price		\$207,792.36
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$201,511.60
Market Adjustment:	81%	\$364,735.99
CDU Adjustment:	65	\$237,100.00
Complete:	100	\$237,100.00
Dollar Adjustments		\$200.00
Dwelling Value		\$237,300.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$237,300.00
Total Land Value		\$61,800.00
Total Assessed Value		\$299,100.00

Parcel Numbers: 756-0036-000 Property Address: 7058 EVANS DR W Municipality: Franklin, City of

Owner Name: RICHLEN FAMILY REVOCABLE TRUST DTD 4/6/2 Mailing Address: 7222 S WOELFEL RD FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	SOUTHVIEW EAST BLK 2 LOT 15	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

Building Description

Dwelling #	756 0036 000- 1		
Year Built:	1/1/1981	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1981	Bedrooms:	3
Remodeled/Effective Age:	-41	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0036 000- 1	1,474	0	0	0	0	0	1,474

Attachment Description(s):	Area:	Attachment Value:
12-EFP	190	\$5,700
11-OFP	72	\$1,400
13-AFG	420	\$12,600
33-Concrete Patio	169	\$800

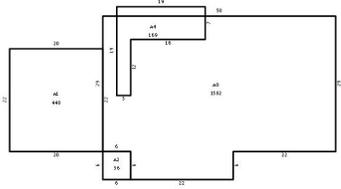
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	320	\$1,600
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	320	\$1,600

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
9/30/2002		02-1098	\$3,025.00		REPL FURN & A/C		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/1/1992		\$118,000.00	Invalid		Land and Improvements		
5/1/1998		\$139,000.00	Valid		Land and Improvements		
12/28/2008		\$210,000.00	Valid		Land and Improvements		
6/20/2014		\$230,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.244	Gross				\$61,800
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
10,629		0.244				\$61,800	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Semi-Improved	Light			All Public		

Valuation/Explanation		
Dwelling #	756 0036 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,474	\$169,627.92
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$169,627.92
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,474	\$33,562.98
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,626.04
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	851	\$20,500.00
Adjusted Base Price		\$234,497.94
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$232,867.73
Market Adjustment:	58%	\$367,931.02
CDU Adjustment:	65	\$239,200.00
Complete:	100	\$239,200.00
Dollar Adjustments		\$500.00
Dwelling Value		\$239,700.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$239,700.00
Total Land Value		\$61,800.00
Total Assessed Value		\$301,500.00

Parcel Numbers: 756-0037-000 Property Address: 7070 EVANS DR W Municipality: Franklin, City of

Owner Name: PELLER, BERNARD & RITA Mailing Address: 7070 W EVANS DR FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 2 LOT 16	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

Building Description

Dwelling #	756 0037 000- 1		
Year Built:	1/1/1982	Exterior Wall:	07-Brick
Year Remodeled:	1/1/1982	Bedrooms:	3
Remodeled/Effective Age:	-40	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0037 000- 1	1,582	0	0	0	0	0	1,582

Attachment Description(s):	Area:	Attachment Value:
13-AFG	440	\$13,200
11-OPF	36	\$700

Feature Description(s):	Area:	Feature Value:
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

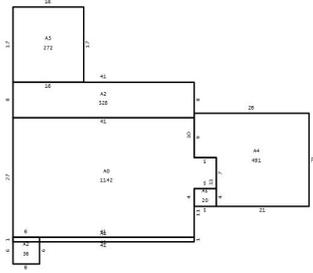
Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
1/1/1984		\$77,200.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.287	Gross				\$65,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
12,502	0.287			\$65,300			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0037 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,582		\$194,348.70	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$194,348.70	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,582		\$35,389.34	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Basic Heating		\$0.00	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0		\$0.00	
Features:				3		\$6,100.00	
Attachments:				476		\$13,900.00	
Adjusted Base Price						\$261,941.04	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$266,135.14	
Market Adjustment:				51%		\$401,864.07	
CDU Adjustment:				65		\$261,200.00	
Complete:				100		\$261,200.00	
Dollar Adjustments						\$200.00	
Dwelling Value						\$261,400.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$261,400.00	
Total Land Value						\$65,300.00	
Total Assessed Value						\$326,700.00	

Parcel Numbers: 756-0038-000 Property Address: 7057 ERNEST DR W Municipality: Franklin, City of

Owner Name: KOK, HOWI N Mailing Address: 7057 W ERNEST DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 2 LOT 17	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	

1012-Franklin

Building Description

Dwelling #	756 0038 000- 1		
Year Built:	1/1/1982	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1982	Bedrooms:	3
Remodeled/Effective Age:	-40	Full Baths:	2
Building Type/Style:	02-Bi-Level	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Electric
Bath Condition:	Average	Type of System:	Electric

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0038 000- 1	1,183	0	0	0	0	608	1,791

Attachment Description(s):	Area:	Attachment Value:
12-EFP	328	\$9,800
99-Additional Attachments	41	\$4,100
33-Concrete Patio	272	\$1,400
13-AFG	491	\$14,700
11-OFP	20	\$400

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

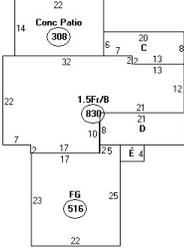
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
8/1/1995	95-0971	\$3,688.00	A/C				
11/19/2015	15-2793	\$7,160.00	ACREPLACE (+FUR				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/1/1999		\$147,000.00	Valid		Land and Improvements		
10/1/1992		\$126,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.272	Gross				\$62,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
11,848	0.272			\$62,800			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0038 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,183		\$142,811.76	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$142,811.76	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				862		\$23,118.84	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,405.86	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				608		\$16,409.92	
Features:				1		\$300.00	
Attachments:				1,152		\$30,400.00	
Adjusted Base Price						\$224,768.38	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$213,475.22	
Market Adjustment:				70%		\$362,907.87	
CDU Adjustment:				65		\$235,900.00	
Complete:				100		\$235,900.00	
Dollar Adjustments						(\$400.00)	
Dwelling Value						\$235,500.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$235,500.00
Total Land Value		\$62,800.00
Total Assessed Value		\$298,300.00

Parcel Numbers: 756-0039-000 Property Address: 7045 ERNEST DR W Municipality: Franklin, City of

Owner Name: MURPHY, ROBERT & JULIE Mailing Address: 7045 W ERNEST DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 2 LOT 18	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Descriptor/Size</small></p> <p>A: 1.5Ft/B 320 sqft</p> <p>B: Conc. Patio 308 sqft</p> <p>C: 2.5EFP 146 sqft</p> <p>D: 1Ft/B 188 sqft</p> <p>E: EFP 24 sqft</p> <p>F: FG 516 sqft</p>
	Neighborhood:	

Building Description

Dwelling #	756 0039 000- 1		
Year Built:	1/1/1982	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1982	Bedrooms:	3
Remodeled/Effective Age:	-40	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	1.50	Rough-in:	0
Grade:	B-	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0039 000- 1	998	0	0	0	467	0	1,465

Attachment Description(s):	Area:	Attachment Value:
12-EFP	146	\$4,400
33-Concrete Patio	308	\$1,500
12-EFP	24	\$700
13-AFG	516	\$15,500

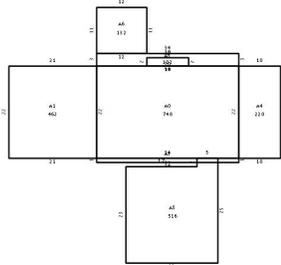
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
5/1/2000	00-0522	\$5,999.00	SPA			
4/30/2021	21-0272	\$22,235.00	EXTREMOD			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
7/1/1988		\$103,500.00	Valid		Land and Improvements	
10/1/1997		\$148,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.244	Gross				\$61,800
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
10,629	0.244			\$61,800		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Above Street	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	756 0039 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	998	\$125,628.24
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	467	\$29,047.40
Base Price		\$154,675.64
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	998	\$25,808.28
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,603.90
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	994	\$22,100.00
Adjusted Base Price		\$216,109.82
Changes/Adjustments		
Grade Adjustment:	B- 120%	\$229,691.78
Market Adjustment:	78%	\$408,851.38
CDU Adjustment:	65	\$265,800.00
Complete:	100	\$265,800.00
Dollar Adjustments		\$0.00
Dwelling Value		\$265,800.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$265,800.00
Total Land Value		\$61,800.00
Total Assessed Value		\$327,600.00

Parcel Numbers: 756-0040-000 Property Address: 7033 ERNEST DR W Municipality: Franklin, City of

Owner Name: IRWIN, MICHAEL R Mailing Address: 7033 W ERNEST DR FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 2 LOT 19	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

Building Description

Dwelling #	756 0040 000- 1		
Year Built:	1/1/1981	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1981	Bedrooms:	3
Remodeled/Effective Age:	-41	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0040 000- 1	988	884	0	0	0	0	1,872

Attachment Description(s):	Area:	Attachment Value:
13-AFG	462	\$13,900
99-Additional Attachments	102	\$10,200
99-Additional Attachments	20	\$2,000
99-Additional Attachments	34	\$3,400
12-EFP	132	\$4,000

Feature Description(s):	Area:	Feature Value:
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

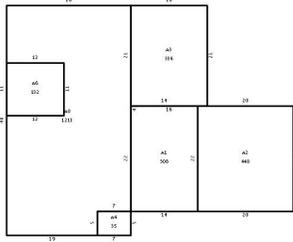
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/2015	96		Average	\$600.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
7/15/2015	15-1594	\$1,800.00	SHED WOOD 8X12				
8/3/2012	12-1731	\$5,200.00	FUR/ACREPLAC				
9/6/2013	13-2076	\$7,360.00	SIDING				
4/22/2016	16-0843	\$8,150.00	EXTREMUM ROOF				
8/1/2001	01-0892	\$19,500.00	SUNRM 14X13'				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/16/2015		\$239,900.00	Valid		Land and Improvements		
3/1/1996		\$135,000.00	Valid		Land and Improvements		
4/1/1990		\$115,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.244	Gross				\$61,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:			Assessed Land Value:	
10,629	0.244					\$61,800	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	756 0040 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	988	\$124,369.44
Second Story:	884	\$58,768.32
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$183,137.76
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	968	\$25,032.48
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,605.12
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	1	\$5,500.00
Attachments:	750	\$33,500.00
Adjusted Base Price		\$263,978.36
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$247,476.20
Market Adjustment:	81%	\$447,931.92
CDU Adjustment:	65	\$291,200.00
Complete:	100	\$291,200.00
Dollar Adjustments		(\$400.00)
Dwelling Value		\$290,800.00
Other Building Improvements	0	\$600.00
Total Improvement Value		\$291,400.00
Total Land Value		\$61,800.00
Total Assessed Value		\$353,200.00

Parcel Numbers: 756-0041-000 Property Address: 7021 ERNEST DR W Municipality: Franklin, City of

Owner Name: SCHLAIKOWSKI, DAVID A Mailing Address: 7021 W ERNEST DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 2 LOT 20	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

Building Description

Dwelling #	756 0041 000- 1		
Year Built:	1/1/1980	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1980	Bedrooms:	3
Remodeled/Effective Age:	-42	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0041 000- 1	1,521	0	0	0	0	0	1,521

Attachment Description(s):	Area:	Attachment Value:
13-AFG	440	\$13,200
31-WD	336	\$3,400
11-OFP	35	\$700

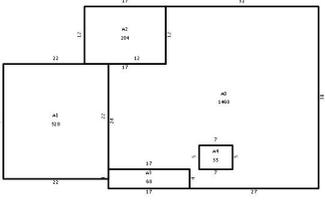
Feature Description(s):	Area:	Feature Value:
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
4/1/1997	97-0188	\$2,035.00	A/C			
5/10/2019	19-0975	\$3,700.00	FENCE			
7/8/2020	20-1760	\$3,300.00	ACREPLACE			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
9/1/1992		\$115,500.00	Valid		Land and Improvements	
9/11/2003		\$179,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.262	Gross				\$63,800
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
11,413	0.262			\$63,800		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Above Street	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	756 0041 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,521	\$173,880.72
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$173,880.72
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,213	\$29,027.09
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,741.66
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$5,800.00
Attachments:	811	\$17,300.00
Adjusted Base Price		\$234,630.47
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$232,683.52
Market Adjustment:	77%	\$411,849.83
CDU Adjustment:	60	\$247,100.00
Complete:	100	\$247,100.00
Dollar Adjustments		\$300.00
Dwelling Value		\$247,400.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$247,400.00
Total Land Value		\$63,800.00
Total Assessed Value		\$311,200.00

Parcel Numbers: 756-0042-000 Property Address: 7009 ERNEST DR W Municipality: Franklin, City of

Owner Name: PETERSON, JULIE A Mailing Address: 7009 W ERNEST DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 2 LOT 21	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

Building Description

Dwelling #	756 0042 000- 1		
Year Built:	1/1/1983	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1983	Bedrooms:	3
Remodeled/Effective Age:	-39	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0042 000- 1	1,460	0	0	0	0	0	1,460

Attachment Description(s):	Area:	Attachment Value:
13-AFG	528	\$15,800
33-Concrete Patio	204	\$1,000
11-OFP	68	\$1,400

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	640	\$3,200

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

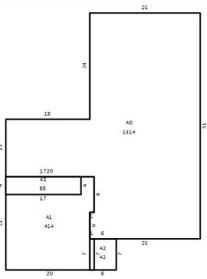
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/1/1983		\$20,000.00	Valid		Land		
5/27/2012		\$216,700.00	Invalid		Land and Improvements		
6/1/1995		\$135,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.251	Gross				\$62,400	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
10,934	0.251				\$62,400		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0042 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,460		\$168,016.80	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$168,016.80	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,460		\$33,244.20	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,591.60	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				800		\$18,200.00	
Adjusted Base Price						\$230,674.60	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$233,392.06	
Market Adjustment:				64%		\$382,762.98	
CDU Adjustment:				65		\$248,800.00	
Complete:				100		\$248,800.00	
Dollar Adjustments						\$100.00	
Dwelling Value						\$248,900.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$248,900.00	
Total Land Value						\$62,400.00	
Total Assessed Value						\$311,300.00	

Parcel Numbers: 756-0043-000 Property Address: 7442 70TH ST S Municipality: Franklin, City of

Owner Name: DOMZIL MATHEW G & KIMBERLY M Mailing Address: 7442 S 70TH ST FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 2 LOT 22	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

Building Description

Dwelling #	756 0043 000- 1		
Year Built:	1/1/1983	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1983	Bedrooms:	3
Remodeled/Effective Age:	-39	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0043 000- 1	1,514	0	0	0	0	0	1,514

Attachment Description(s):	Area:	Attachment Value:
13-AFG	414	\$12,400
11-OFP	42	\$800

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

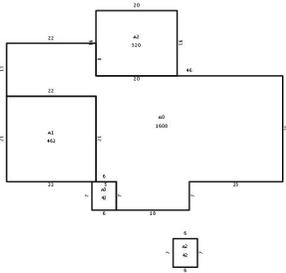
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
9/8/2009	1682	\$480.00	EXTREMOD-R				
5/6/2005	51637	\$1,574.00	FURREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/1/1983		\$20,000.00	Valid		Land and Improvements		
12/1/1995		\$135,000.00	Valid		Land and Improvements		
5/28/2010		\$96,500.00	Invalid		Land and Improvements		
5/28/2010		\$193,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.258	Gross				\$63,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
11,238	0.258			\$63,500			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #	756 0043 000- 1						
Description	Area					Value Amount	
Living Area:							
First Story:	1,514					\$173,080.48	
Second Story:	0					\$0.00	
Additional Story:	0					\$0.00	
Attic/Finished Net:	0					\$0.00	
Half Story/Finished Net:	0					\$0.00	
Base Price						\$173,080.48	
Unfinished Living Area:							
Room/Unfinished:	0					\$0.00	
Unfinished Basement:	1,514					\$34,155.84	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC	Air Conditioning - Same Ducts					\$3,724.44	
Plumbing	1 - Half Bath 1 - Full Bath					\$4,881.00	
Finished Basement Living Area	0					\$0.00	
Features:	3					\$2,600.00	
Attachments:	456					\$13,200.00	
Adjusted Base Price						\$231,641.76	
Changes/Adjustments							
Grade Adjustment:	C+ 110%					\$237,425.94	
Market Adjustment:	61%					\$382,255.76	
CDU Adjustment:	65					\$248,500.00	
Complete:	100					\$248,500.00	
Dollar Adjustments						\$200.00	
Dwelling Value						\$248,700.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$248,700.00
Total Land Value		\$63,500.00
Total Assessed Value		\$312,200.00

Parcel Numbers: 756-0044-000 Property Address: 7424 70TH ST S Municipality: Franklin, City of

Owner Name: LEARY IV, THOMAS D Mailing Address: 7424 S 70TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 2 LOT 23	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

Building Description

Dwelling #	756 0044 000- 1		
Year Built:	1/1/1981	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1981	Bedrooms:	3
Remodeled/Effective Age:	-41	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0044 000- 1	1,608	0	0	0	0	0	1,608

Attachment Description(s):	Area:	Attachment Value:
13-AFG	462	\$13,900
33-Concrete Patio	320	\$1,600
11-OFP	42	\$800

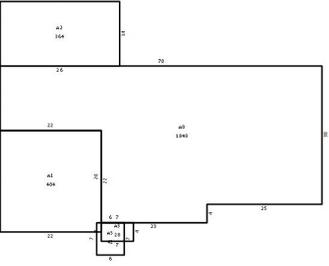
Feature Description(s):	Area:	Feature Value:
03-Masonry Fireplace	1	\$5,500
Rec Room Condition: Average	Rec Room Area: 800	Rec Room Value: \$4,000
22-Additional Fixture	1	\$300
Rec Room Condition: Average	Rec Room Area: 800	Rec Room Value: \$4,000

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
2/22/2006	533	\$0.00	FURREPLAC			
8/17/2006	2780	\$2,495.00	ACREPLACE			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
7/1/1997		\$144,900.00	Valid		Land and Improvements	
10/27/2017		\$262,000.00	Valid		Land and Improvements	
12/1/1986		\$90,500.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.288	Gross				\$65,300
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
12,545	0.288			\$65,300		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Above Street	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	756 0044 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,608	\$181,655.76
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$181,655.76
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,608	\$35,681.52
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,955.68
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$5,800.00
Attachments:	824	\$16,300.00
Adjusted Base Price		\$250,714.96
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$251,476.46
Market Adjustment:	63%	\$409,906.62
CDU Adjustment:	65	\$266,400.00
Complete:	100	\$266,400.00
Dollar Adjustments		(\$300.00)
Dwelling Value		\$266,100.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$266,100.00
Total Land Value		\$65,300.00
Total Assessed Value		\$331,400.00

Parcel Numbers: 756-0045-000 Property Address: 7406 70TH ST S Municipality: Franklin, City of

Owner Name: SCAFFIDI, CHRISTOPHER J & BOBBIE JO Mailing Address: 7406 S 70TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 2 LOT 24	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

Building Description

Dwelling #	756 0045 000- 1		
Year Built:	1/1/1982	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1982	Bedrooms:	3
Remodeled/Effective Age:	-40	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Poorer	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0045 000- 1	1,840	0	0	0	0	0	1,840

Attachment Description(s):	Area:	Attachment Value:
13-AFG	484	\$14,500
33-Concrete Patio	364	\$1,800
11-OFP	28	\$600

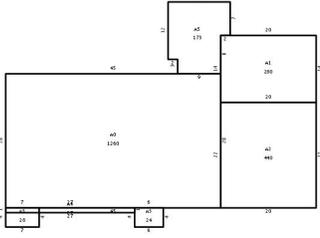
Feature Description(s):	Area:	Feature Value:
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
10/14/2013		13-2467	\$5,000.00		FUR/ACREPLAC		
4/30/2019		19-0880	\$15,475.00		FOUNDRPR		
7/25/2019		19-1862	\$4,000.00		AGP 21'X52"		
8/6/2019		19-1980	\$4,000.00		POOL HEATER		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/15/2007		\$220,000.00	Invalid		Land and Improvements		
9/17/2013		\$211,000.00	Valid		Land and Improvements		
5/10/2019		\$280,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.285	Gross				\$65,100	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,415	0.285				\$65,100		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	756 0045 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,840	\$203,577.60
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$203,577.60
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,840	\$40,148.80
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,526.40
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$6,100.00
Attachments:	876	\$16,900.00
Adjusted Base Price		\$278,574.80
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$281,132.28
Market Adjustment:	59%	\$447,000.33
CDU Adjustment:	65	\$290,600.00
Complete:	100	\$290,600.00
Dollar Adjustments		(\$400.00)
Dwelling Value		\$290,200.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$290,200.00
Total Land Value		\$65,100.00
Total Assessed Value		\$355,300.00

Parcel Numbers: 756-0046-000	Property Address: 7368 70TH ST S	Municipality: Franklin, City of
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Owner Name: WALLACK, JEFFREY S	Mailing Address: 7368 S 70TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph:	Legal Description:	Building Sketch:	
	SOUTHVIEW EAST BLK 2 LOT 25		
	Parcel Sketch and Site Map obtained from the County GIS		
	Neighborhood: 1012-Franklin		

Building Description

Dwelling #	756 0046 000- 1		
Year Built:	1/1/1981	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1981	Bedrooms:	3
Remodeled/Effective Age:	-41	Full Baths:	2
Building Type/Style:	03-Split Level	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0046 000- 1	1,287	0	0	0	0	756	2,043

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	280	\$1,400
13-AFG	440	\$13,200
11-OFP	24	\$500
99-Additional Attachments	27	\$2,700
31-WD	173	\$1,700

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/1994	120		Average	\$200.00

Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
7/6/2015	15-1497	\$2,500.00	INTREMOD PATIO
6/2/2015	15-1167	\$6,000.00	FP
11/7/2016	16-2706	\$17,172.00	ATT DECK 17X18
3/24/2021	21-0137	\$9,630.00	FENCE
9/1/1993	93-0899	\$800.00	SHED 10X12'
4/20/2010	573	\$5,000.00	AC&FURREPLAC

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
2/19/2021		\$375,000.00	Valid		Land and Improvements	
12/23/2014		\$219,900.00	Valid		Land and Improvements	
1/5/2015		\$219,900.00	Valid		Land and Improvements	

Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.244	Gross				\$61,800

Acreage/Squarefoot Variables

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Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
10,629	0.244			\$61,800

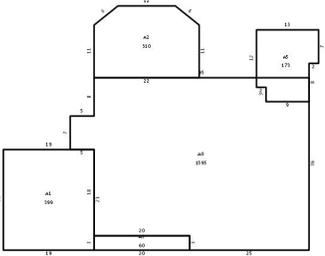
General Information

Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Light			All Public

Valuation/Explanation		
Dwelling #	756 0046 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,287	\$152,560.98
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$152,560.98
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	504	\$16,153.20
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$5,025.78
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	756	\$20,404.44
Features:	2	\$2,300.00
Attachments:	944	\$19,500.00
Adjusted Base Price		\$228,147.40
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$226,982.14
Market Adjustment:	112%	\$481,202.14
CDU Adjustment:	65	\$312,800.00
Complete:	100	\$312,800.00
Dollar Adjustments		\$200.00
Dwelling Value		\$313,000.00
Other Building Improvements	0	\$200.00
Total Improvement Value		\$313,200.00
Total Land Value		\$61,800.00
Total Assessed Value		\$375,000.00

Parcel Numbers: 756-0047-000 Property Address: 7352 70TH ST S Municipality: Franklin, City of

Owner Name: HOJNACKI, KENNETH H & LINDA L Mailing Address: 7352 S 70TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 2 LOT 26	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

Building Description

Dwelling #	756 0047 000- 1		
Year Built:	1/1/1983	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1983	Bedrooms:	3
Remodeled/Effective Age:	-39	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0047 000- 1	1,595	0	0	0	0	0	1,595

Attachment Description(s):	Area:	Attachment Value:
13-AFG	399	\$12,000
33-Concrete Patio	310	\$1,600
11-OFP	60	\$1,200

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

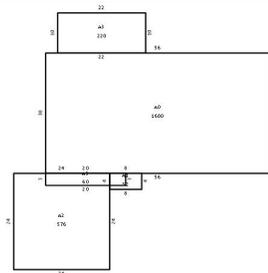
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/1991	80		Average	\$200.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/18/2006	1626	\$6,920.00	AC & FURREPLAC				
5/25/2016	16-1163	\$15,885.00	ROOF				
5/22/2009	790	\$10,400.00	EXTREMOD-R				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/29/2016		\$202,100.00	Invalid		Land and Improvements		
7/1/1998		\$144,500.00	Valid		Land and Improvements		
2/1/1983		\$18,500.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.244	Gross				\$61,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
10,629	0.244			\$61,800			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #	756 0047 000- 1						
Description	Area					Value Amount	
Living Area:							
First Story:	1,595					\$181,271.75	
Second Story:	0					\$0.00	
Additional Story:	0					\$0.00	
Attic/Finished Net:	0					\$0.00	
Half Story/Finished Net:	0					\$0.00	
Base Price						\$181,271.75	
Unfinished Living Area:							
Room/Unfinished:	0					\$0.00	
Unfinished Basement:	1,595					\$35,680.15	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC	Air Conditioning - Same Ducts					\$3,923.70	
Plumbing	0 - Half Bath 2 - Full Bath					\$7,322.00	
Finished Basement Living Area	0					\$0.00	
Features:	1					\$2,000.00	
Attachments:	769					\$14,800.00	
Adjusted Base Price						\$244,997.60	
Changes/Adjustments							
Grade Adjustment:	C+ 110%					\$251,017.36	
Market Adjustment:	57%					\$394,097.26	
CDU Adjustment:	65					\$256,200.00	
Complete:	100					\$256,200.00	
Dollar Adjustments						\$500.00	
Dwelling Value						\$256,700.00	

Other Building Improvements	0	\$200.00
Total Improvement Value		\$256,900.00
Total Land Value		\$61,800.00
Total Assessed Value		\$318,700.00

Parcel Numbers: 756-0048-000 Property Address: 7336 70TH ST S Municipality: Franklin, City of

Owner Name: KARWEIK, JOSEPH A & KAREN L Mailing Address: 7336 S 70TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 2 LOT 27	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	

1012-Franklin

Building Description

Dwelling #	756 0048 000- 1		
Year Built:	1/1/1986	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1986	Bedrooms:	3
Remodeled/Effective Age:	-36	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0048 000- 1	1,680	0	0	0	0	0	1,680

Attachment Description(s):	Area:	Attachment Value:
21-OMP	32	\$800
13-AFG	576	\$17,300
12-EFP	220	\$6,600

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

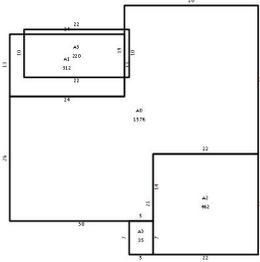
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/22/2020	20-1240	\$2,200.00	INTREMOD				
6/1/1998	B980560	\$18,376.00	PORCH				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/1/1993		\$143,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.272	Gross				\$64,400	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
11,848	0.272			\$64,400			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0048 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,680			\$188,798.40
Second Story:				0			\$0.00
Additional Story:				0			\$0.00
Attic/Finished Net:				0			\$0.00
Half Story/Finished Net:				0			\$0.00
Base Price						\$188,798.40	
Unfinished Living Area:							
Room/Unfinished:				0			\$0.00
Unfinished Basement:				1,680			\$37,111.20
Half Story/Unfinished:							\$0.00
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts			\$4,132.80
Plumbing				0 - Half Bath 2 - Full Bath			\$7,322.00
Finished Basement Living Area				0			\$0.00
Features:				1			\$2,000.00
Attachments:				828			\$24,700.00
Adjusted Base Price						\$264,064.40	
Changes/Adjustments							
Grade Adjustment:				C+ 110%			\$261,100.84
Market Adjustment:				64%			\$428,205.38
CDU Adjustment:				65			\$278,300.00
Complete:				100			\$278,300.00
Dollar Adjustments							\$400.00
Dwelling Value						\$278,700.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$278,700.00
Total Land Value		\$64,400.00
Total Assessed Value		\$343,100.00

Parcel Numbers: 756-0049-000 Property Address: 7320 70TH ST S Municipality: Franklin, City of

Owner Name: PAUCEK, GREGORY DAVID Mailing Address: 7320 S 70TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 2 LOT 28	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
1012-Franklin		

Building Description

Dwelling #	756 0049 000- 1		
Year Built:	1/1/1983	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1983	Bedrooms:	3
Remodeled/Effective Age:	-39	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0049 000- 1	1,576	0	0	0	0	0	1,576

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	312	\$1,600
13-AFG	462	\$13,900
11-OFP	35	\$700

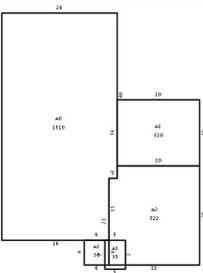
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
3/24/2010	409	\$6,500.00	FOUNDRPR			
10/1/2000	00-1234	\$2,395.00	REPL FURNACE			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
5/1/1983		\$22,000.00	Valid		Land	
5/1/1995		\$143,000.00	Valid		Land and Improvements	
5/30/2012		\$0.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.272	Gross				\$64,400
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
11,848	0.272			\$64,400		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Above Street	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	756 0049 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,576	\$179,112.40
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$179,112.40
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,576	\$35,255.12
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,876.96
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	809	\$16,200.00
Adjusted Base Price		\$241,625.48
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$245,438.03
Market Adjustment:	58%	\$387,792.08
CDU Adjustment:	65	\$252,100.00
Complete:	100	\$252,100.00
Dollar Adjustments		\$200.00
Dwelling Value		\$252,300.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$252,300.00
Total Land Value		\$64,400.00
Total Assessed Value		\$316,700.00

Parcel Numbers: 756-0050-000 Property Address: 7304 70TH ST S Municipality: Franklin, City of

Owner Name: ELSEN, THOMAS & AMANDA Mailing Address: 7304 S 70TH ST FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 2 LOT 29	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

Building Description

Dwelling #	756 0050 000- 1		
Year Built:	1/1/1983	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1983	Bedrooms:	3
Remodeled/Effective Age:	-39	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0050 000- 1	1,510	0	0	0	0	0	1,510

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	320	\$1,600
13-AFG	522	\$15,700
11-OFP	36	\$700

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

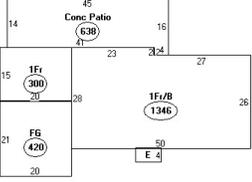
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
7/20/2015	15-1636	\$2,400.00	ACREPLACE

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
2/29/2012		\$155,000.00	Valid		Land and Improvements		
7/5/2019		\$261,250.00	Valid		Land and Improvements		
4/1/1995		\$132,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.284	Gross				\$65,100	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,371	0.284				\$65,100		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0050 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,510		\$172,623.20	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$172,623.20	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,510		\$34,065.60	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,714.60	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$2,000.00	
Attachments:				878		\$18,000.00	
Adjusted Base Price						\$235,284.40	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$236,812.84	
Market Adjustment:				61%		\$381,268.67	
CDU Adjustment:				65		\$247,800.00	
Complete:				100		\$247,800.00	
Dollar Adjustments						\$700.00	
Dwelling Value						\$248,500.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$248,500.00	
Total Land Value						\$65,100.00	
Total Assessed Value						\$313,600.00	

Parcel Numbers: 756-0051-000 Property Address: 7009 LINDNER DR W Municipality: Franklin, City of

Owner Name: SROKA, SCOT T & MELISSA A Mailing Address: 7009 W LINDNER DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 3 LOT 1	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <ul style="list-style-type: none"> A: 1F1/B 1346 sqft B: FB 420 sqft C: 1F1 300 sqft D: Conc. Patio 638 sqft E: OFP 28 sqft
	Neighborhood:	

1012-Franklin

Building Description

Dwelling #	756 0051 000- 1		
Year Built:	1/1/1983	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1983	Bedrooms:	2
Remodeled/Effective Age:	-39	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0051 000- 1	1,646	0	0	0	0	0	1,646

Attachment Description(s):	Area:	Attachment Value:
13-AFG	420	\$12,600
33-Concrete Patio	638	\$3,200
11-OFP	28	\$600

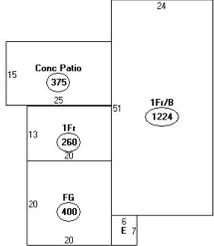
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	456	\$2,280
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	456	\$2,280

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
11/5/2010		2407	\$3,895.00		FURREPLAC		
6/21/2021		21-0439	\$12,000.00		EXTREMOD-SIDING		
6/19/2018		18-1556	\$3,500.00		EXTREMOD		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/1/1991		\$124,000.00	Valid		Land and Improvements		
11/1/1996		\$140,000.00	Valid		Land and Improvements		
11/5/2013		\$215,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.287	Gross				\$65,300
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
12,502		0.287				\$65,300	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light		6/29/2022	All Public		

Valuation/Explanation		
Dwelling #	756 0051 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,646	\$185,948.62
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$185,948.62
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,346	\$31,536.78
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,049.16
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	1,086	\$16,400.00
Adjusted Base Price		\$247,556.56
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$251,742.22
Market Adjustment:	63%	\$410,339.81
CDU Adjustment:	65	\$266,700.00
Complete:	100	\$266,700.00
Dollar Adjustments		(\$400.00)
Dwelling Value		\$266,300.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$266,300.00
Total Land Value		\$65,300.00
Total Assessed Value		\$331,600.00

Parcel Numbers: 756-0052-000 Property Address: 7327 70TH ST S Municipality: Franklin, City of

Owner Name: VOGEL, FREDERICK T & SUSAN Mailing Address: 7327 S 70TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 3 LOT 2	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <ul style="list-style-type: none"> A: 1Ff/B 1224 sqft B: FG 400 sqft C: 1Ff 260 sqft D: Conc Patio 375 sqft E: OFP 42 sqft
	Neighborhood:	

1012-Franklin

Building Description

Dwelling #	756 0052 000- 1		
Year Built:	1/1/1983	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1983	Bedrooms:	3
Remodeled/Effective Age:	-39	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0052 000- 1	1,484	0	0	0	0	0	1,484

Attachment Description(s):	Area:	Attachment Value:
13-AFG	400	\$12,000
33-Concrete Patio	375	\$1,900
11-OFP	42	\$800

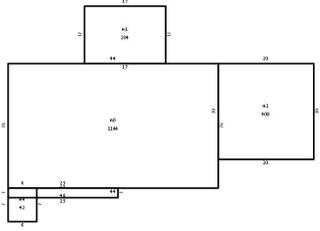
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
7/19/2010	1461	\$1,300.00	SHED			
7/6/2010	1309	\$7,250.00	AC&FURREPLAC			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
10/1/1989		\$100,500.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.244	Gross				\$61,800
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
10,629	0.244			\$61,800		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	
Valuation/Explanation						
Dwelling #	756 0052 000- 1					
Description	Area			Value Amount		
Living Area:						
First Story:	1,484			\$170,778.72		
Second Story:	0			\$0.00		
Additional Story:	0			\$0.00		
Attic/Finished Net:	0			\$0.00		
Half Story/Finished Net:	0			\$0.00		
Base Price				\$170,778.72		
Unfinished Living Area:						
Room/Unfinished:	0			\$0.00		
Unfinished Basement:	1,224			\$29,290.32		
Half Story/Unfinished:				\$0.00		
Structure Info, Features and Attachments:						
Heating/AC	Air Conditioning - Same Ducts			\$3,650.64		
Plumbing	0 - Half Bath 2 - Full Bath			\$7,322.00		
Finished Basement Living Area	0			\$0.00		
Features:	2			\$2,300.00		
Attachments:	817			\$14,700.00		
Adjusted Base Price				\$228,041.68		
Changes/Adjustments						
Grade Adjustment:	C+ 110%			\$232,145.85		
Market Adjustment:	66%			\$385,362.11		
CDU Adjustment:	65			\$250,500.00		
Complete:	100			\$250,500.00		
Dollar Adjustments				\$200.00		
Dwelling Value				\$250,700.00		

Other Building Improvements	0	\$0.00
Total Improvement Value		\$250,700.00
Total Land Value		\$61,800.00
Total Assessed Value		\$312,500.00

Parcel Numbers: 756-0053-000 Property Address: 7341 70TH ST S Municipality: Franklin, City of

Owner Name: WROBEL, CURTIS & KRISTINE Mailing Address: 7341 S 70TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 3 LOT 3	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

Building Description

Dwelling #	756 0053 000- 1		
Year Built:	1/1/1981	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1981	Bedrooms:	4
Remodeled/Effective Age:	-41	Full Baths:	1
Building Type/Style:	03-Split Level	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0053 000- 1	1,190	0	0	0	0	598	1,788

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	204	\$1,000
13-AFG	400	\$12,000
99-Additional Attachments	46	\$4,600

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

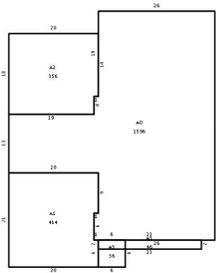
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/2000	80		Average	\$200.00

Permit / Construction History							
Date of Permit: 7/7/2011 8/1/2000	Permit Number: 1327 00-0917	Permit Amount: \$9,391.00 \$1,000.00	Details of Permit: AC&FURREPLAC SHED 8X10				
Ownership/Sales History							
Date of Sale: 11/1/1994	Sale Document:	Purchase Amount: \$139,900.00	Sale Validity: Invalid	Conveyance Type:	Sale Type: Land and Improvements	Sale Validation Source:	
Land Breakdown							
Land Class: A-Residential Primary Site	Acreage: 0.244	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$61,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage: 10,629	Total Acreage: 0.244	Depth:	Act. Frontage:	Assessed Land Value: \$61,800			
General Information							
Topography: Above Street	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: All Public		
Valuation/Explanation							
Dwelling #				756 0053 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,190		\$143,656.80	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$143,656.80	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				546		\$17,499.30	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,398.48	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				598		\$16,140.02	
Features:				3		\$900.00	
Attachments:				650		\$17,600.00	
Adjusted Base Price						\$205,075.60	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$205,233.16	
Market Adjustment:				87%		\$383,786.01	
CDU Adjustment:				65		\$249,500.00	
Complete:				100		\$249,500.00	
Dollar Adjustments						(\$500.00)	
Dwelling Value						\$249,000.00	

Other Building Improvements	0	\$200.00
Total Improvement Value		\$249,200.00
Total Land Value		\$61,800.00
Total Assessed Value		\$311,000.00

Parcel Numbers: 756-0054-000 Property Address: 7355 70TH ST S Municipality: Franklin, City of

Owner Name: ENLOE, SHANNON Mailing Address: 7355 S 70TH ST FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 3 LOT 4	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

Building Description

Dwelling #	756 0054 000- 1		
Year Built:	1/1/1983	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1983	Bedrooms:	3
Remodeled/Effective Age:	-39	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0054 000- 1	1,596	0	0	0	0	0	1,596

Attachment Description(s):	Area:	Attachment Value:
13-AFG	414	\$12,400
33-Concrete Patio	356	\$1,800
11-OFP	36	\$700

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	552	\$2,760

Other Building Improvements

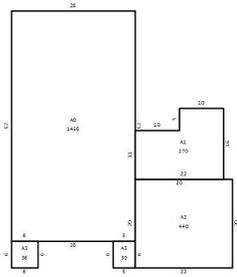
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/1999	120		Average	\$300.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
6/1/1997	97-0486	\$1,695.00	A/C				
10/1/1999	99-1251	\$1,225.00	SHED 10X12'				
6/1/2001	01-0640	\$4,300.00	REROOF				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
3/26/2021		\$327,500.00	Valid		Land and Improvements		
12/14/2020		\$231,000.00	Valid		Land and Improvements		
10/1/1982		\$19,000.00	Valid		Land		
10/1/1997		\$124,000.00	Valid		Land and Improvements		
8/24/2020		\$231,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.244	Gross				\$61,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
10,629	0.244			\$61,800			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	756 0054 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,596	\$181,385.40
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$181,385.40
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,596	\$35,702.52
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,926.16
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	1	\$300.00
Attachments:	806	\$14,900.00
Adjusted Base Price		\$241,095.08
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$248,484.59
Market Adjustment:	64%	\$407,514.72
CDU Adjustment:	65	\$264,900.00
Complete:	100	\$264,900.00
Dollar Adjustments		\$500.00
Dwelling Value		\$265,400.00
Other Building Improvements	0	\$300.00
Total Improvement Value		\$265,700.00
Total Land Value		\$61,800.00
Total Assessed Value		\$327,500.00

Parcel Numbers: 756-0055-000 Property Address: 7369 70TH ST S Municipality: Franklin, City of

Owner Name: PIVAS SAVO & JOVANKA Mailing Address: 7369 S 70TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 3 LOT 5	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

Building Description

Dwelling #	756 0055 000- 1		
Year Built:	1/1/1981	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1981	Bedrooms:	3
Remodeled/Effective Age:	-41	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0055 000- 1	1,456	0	0	0	0	0	1,456

Attachment Description(s):	Area:	Attachment Value:
31-WD	270	\$2,700
13-AFG	440	\$13,200
11-OFPP	30	\$600

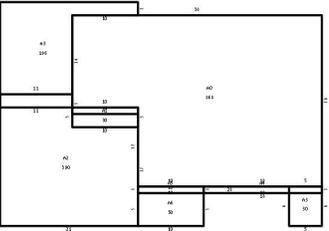
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
1/1/2000		00-0006	\$1,900.00		REPL FURNACE		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/1/1993		\$119,800.00	Valid		Land and Improvements		
1/1/1996		\$128,000.00	Valid		Land and Improvements		
12/30/2004		\$197,000.00	Valid		Land and Improvements		
12/30/2004		\$197,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.244	Gross				\$61,800
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
10,629		0.244				\$61,800	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	756 0055 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,456	\$167,556.48
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$167,556.48
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,456	\$33,153.12
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,581.76
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	740	\$16,500.00
Adjusted Base Price		\$227,972.36
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$230,089.60
Market Adjustment:	68%	\$386,550.52
CDU Adjustment:	65	\$251,300.00
Complete:	100	\$251,300.00
Dollar Adjustments		\$0.00
Dwelling Value		\$251,300.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$251,300.00
Total Land Value		\$61,800.00
Total Assessed Value		\$313,100.00

Parcel Numbers: 756-0056-000 Property Address: 7415 70TH ST S Municipality: Franklin, City of

Owner Name: MATUSZEWSKI, ANTHONY & LYN Mailing Address: 7415 S 70TH ST FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 3 LOT 6	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

Building Description

Dwelling #	756 0056 000- 1		
Year Built:	1/1/1987	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1987	Bedrooms:	4
Remodeled/Effective Age:	-35	Full Baths:	1
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	6
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Very Good	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0056 000- 1	1,064	926	0	0	0	0	1,990

Attachment Description(s):	Area:	Attachment Value:
11-OFP	10	\$200
13-AFG	30	\$900
99-Additional Attachments	10	\$1,000
13-AFG	390	\$11,700
99-Additional Attachments	18	\$1,800
11-OFP	50	\$1,000

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
9/27/2002	02-1091	\$2,000.00	REPL FURN
5/15/2012	12-0910	\$45,000.00	KITREMOD
1/17/2019	19-0124	\$8,500.00	FP-GAS
12/11/2019	19-3207	\$4,000.00	FURREPLAC
6/9/2006	1878	\$4,765.00	EXTREMOD
9/7/2007	2153	\$1,200.00	ACREPLACE
5/6/2003	03-1117	\$1,000.00	SHED

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
9/1/1986		\$21,500.00	Valid		Land	

Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.268	Gross				\$64,200

Acreage/Squarefoot Variables

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Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
11,674	0.268			\$64,200

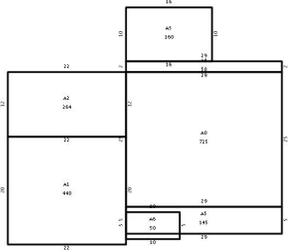
General Information

Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Above Street	Paved	Light			All Public

Valuation/Explanation		
Dwelling #	756 0056 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,064	\$130,925.20
Second Story:	926	\$60,921.54
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$191,846.74
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,064	\$26,610.64
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,895.40
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	508	\$16,600.00
Adjusted Base Price		\$247,133.78
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$251,057.16
Market Adjustment:	106%	\$517,177.75
CDU Adjustment:	65	\$336,200.00
Complete:	100	\$336,200.00
Dollar Adjustments		\$100.00
Dwelling Value		\$336,300.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$336,300.00
Total Land Value		\$64,200.00
Total Assessed Value		\$400,500.00

Parcel Numbers: 756-0057-000 Property Address: 7002 ERNEST DR W Municipality: Franklin, City of

Owner Name: NORDLIE, JOHN C & JUDITH Mailing Address: 7002 W ERNEST DR FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 3 LOT 7	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

Building Description

Dwelling #	756 0057 000- 1		
Year Built:	1/1/1989	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1989	Bedrooms:	3
Remodeled/Effective Age:	-33	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0057 000- 1	989	783	0	0	0	0	1,772

Attachment Description(s):	Area:	Attachment Value:
13-AFG	440	\$13,200
31-WD	160	\$1,600
99-Additional Attachments	58	\$5,800
11-OPF	145	\$2,900

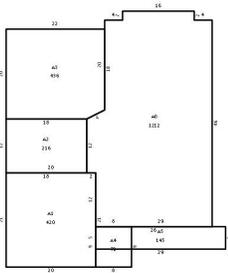
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
11/15/2005		942814	\$0.00		FURREPLAC		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/1/1990		\$120,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.300	Gross				\$66,400
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
13,068		0.300				\$66,400	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0057 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				989		\$124,495.32	
Second Story:				783		\$53,056.08	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$177,551.40	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				989		\$25,575.54	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,359.12	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				803		\$23,500.00	
Adjusted Base Price						\$245,489.06	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$241,657.97	
Market Adjustment:				91%		\$461,566.72	
CDU Adjustment:				65		\$300,000.00	
Complete:				100		\$300,000.00	
Dollar Adjustments						(\$400.00)	
Dwelling Value						\$299,600.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$299,600.00
Total Land Value		\$66,400.00
Total Assessed Value		\$366,000.00

Parcel Numbers: 756-0058-000 Property Address: 7024 ERNEST DR W Municipality: Franklin, City of

Owner Name: OLIVE, DEBORAH A Mailing Address: 7024 W ERNEST DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	SOUTHVIEW EAST BLK 3 LOT 8	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

Building Description

Dwelling #	756 0058 000- 1		
Year Built:	1/1/1981	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1981	Bedrooms:	3
Remodeled/Effective Age:	-41	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0058 000- 1	1,428	0	0	0	0	0	1,428

Attachment Description(s):	Area:	Attachment Value:
13-AFG	420	\$12,600
33-Concrete Patio	436	\$2,200
11-OFP	72	\$1,400

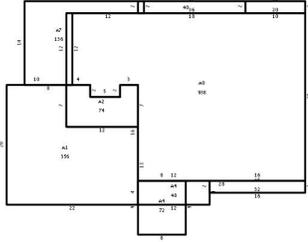
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
6/28/2016		16-1530	\$1.00		ABVPOOL		
5/21/2018		18-1257	\$3,500.00		FURREPLAC		
8/1/2017		17-1810	\$6,200.00		FENCE		
2/20/2014		14-0355	\$3,220.00		FURREPLACE		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
2/1/1994		\$120,000.00	Valid		Land and Improvements		
3/1/1996		\$121,000.00	Valid		Land and Improvements		
12/28/2007		\$212,400.00	Invalid		Land and Improvements		
3/31/2010		\$217,000.00	Valid		Land and Improvements		
3/20/2015		\$227,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.263	Gross				\$64,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,456	0.263				\$64,300		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	756 0058 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,428	\$165,405.24
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$165,405.24
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,212	\$29,003.16
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,512.88
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	928	\$16,200.00
Adjusted Base Price		\$221,302.28
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$223,082.51
Market Adjustment:	61%	\$359,162.84
CDU Adjustment:	65	\$233,500.00
Complete:	100	\$233,500.00
Dollar Adjustments		(\$500.00)
Dwelling Value		\$233,000.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$233,000.00
Total Land Value		\$64,300.00
Total Assessed Value		\$297,300.00

Parcel Numbers: 756-0059-000 Property Address: 7036 ERNEST DR W Municipality: Franklin, City of

Owner Name: KALMERTON, NANCY M REV TR DTD 9/30/2013 Mailing Address: 7036 W ERNEST DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 3 LOT 9	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

Building Description

Dwelling #	756 0059 000- 1		
Year Built:	1/1/1986	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1986	Bedrooms:	4
Remodeled/Effective Age:	-36	Full Baths:	1
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	6
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0059 000- 1	1,074	1,100	0	0	0	0	2,174

Attachment Description(s):	Area:	Attachment Value:
13-AFG	74	\$2,200
13-AFG	356	\$10,700
99-Additional Attachments	32	\$3,200
11-OPF	48	\$1,000
99-Additional Attachments	36	\$3,600
99-Additional Attachments	20	\$2,000

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

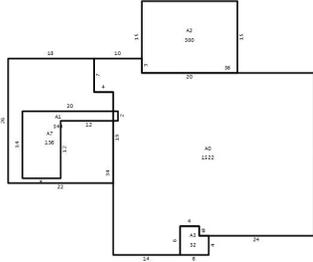
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
8/12/2011	1680	\$3,986.00	SIDING				
6/4/2012	12-1080	\$5,800.00	FOUNDRPR				
7/24/2008	1670	\$4,395.00	EXTREMOD				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
3/7/2013		\$231,300.00	Invalid		Land and Improvements		
10/14/2013		\$221,200.00	Invalid		Land and Improvements		
7/1/1986		\$21,000.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.263	Gross				\$64,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
11,456	0.263			\$64,300			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #	756 0059 000- 1						
Description	Area			Value Amount			
Living Area:							
First Story:	1,074			\$132,155.70			
Second Story:	1,100			\$70,312.00			
Additional Story:	0			\$0.00			
Attic/Finished Net:	0			\$0.00			
Half Story/Finished Net:	0			\$0.00			
Base Price				\$202,467.70			
Unfinished Living Area:							
Room/Unfinished:	0			\$0.00			
Unfinished Basement:	938			\$24,688.16			
Half Story/Unfinished:				\$0.00			
Structure Info, Features and Attachments:							
Heating/AC	Air Conditioning - Same Ducts			\$5,348.04			
Plumbing	1 - Half Bath 1 - Full Bath			\$4,881.00			
Finished Basement Living Area	0			\$0.00			
Features:	1			\$300.00			
Attachments:	566			\$22,700.00			
Adjusted Base Price				\$260,384.90			
Changes/Adjustments							
Grade Adjustment:	C+ 110%			\$261,123.39			
Market Adjustment:	71%			\$446,521.00			
CDU Adjustment:	65			\$290,200.00			
Complete:	100			\$290,200.00			
Dollar Adjustments				\$500.00			
Dwelling Value				\$290,700.00			

Other Building Improvements	0	\$0.00
Total Improvement Value		\$290,700.00
Total Land Value		\$64,300.00
Total Assessed Value		\$355,000.00

Parcel Numbers: 756-0060-000 Property Address: 7048 ERNEST DR W Municipality: Franklin, City of

Owner Name: RUFFING, JOHN T Mailing Address: 7048 W ERNEST DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	SOUTHVIEW EAST BLK 3 LOT 10	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

Building Description

Dwelling #	756 0060 000- 1		
Year Built:	1/1/1982	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1982	Bedrooms:	3
Remodeled/Effective Age:	-40	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0060 000- 1	1,522	0	0	0	0	0	1,522

Attachment Description(s):	Area:	Attachment Value:
13-AFG	544	\$16,300
33-Concrete Patio	300	\$1,500
11-OFP	32	\$600

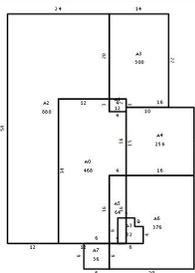
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition: Average	Rec Room Area: 761	Rec Room Value: \$3,805
22-Additional Fixture	2	\$600
Rec Room Condition: Average	Rec Room Area: 761	Rec Room Value: \$3,805

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
3/1/2000		00-0221	\$5,049.00		REROOF		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
1/1/1994		\$133,000.00	Valid		Land and Improvements		
11/1/1996		\$143,500.00	Valid		Land and Improvements		
4/18/2003		\$111,200.00	Invalid		Land and Improvements		
6/18/2015		\$233,500.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.306	Gross				\$68,400
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
13,329		0.306				\$68,400	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	756 0060 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,522	\$173,995.04
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$173,995.04
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,522	\$34,336.32
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,744.12
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	876	\$18,400.00
Adjusted Base Price		\$240,397.48
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$241,337.23
Market Adjustment:	70%	\$410,273.29
CDU Adjustment:	65	\$266,700.00
Complete:	100	\$266,700.00
Dollar Adjustments		(\$200.00)
Dwelling Value		\$266,500.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$266,500.00
Total Land Value		\$68,400.00
Total Assessed Value		\$334,900.00

Parcel Numbers: 756-0061-000	Property Address: 7414 RIVERVIEW RD S	Municipality: Franklin, City of
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Owner Name: NOWAK, MICHAEL & KAREN	Mailing Address: 7414 S RIVERVIEW RD FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: SOUTHVIEW EAST BLK 3 LOT 11	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

Building Description

Dwelling #	756 0061 000- 1		
Year Built:	1/1/1981	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1981	Bedrooms:	3
Remodeled/Effective Age:	-41	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	1.50	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0061 000- 1	1,612	0	0	0	263	0	1,875

Attachment Description(s):	Area:	Attachment Value:
13-AFG	64	\$1,900
99-Additional Attachments	12	\$1,200
33-Concrete Patio	300	\$1,500
13-AFG	376	\$11,300
11-OFP	36	\$700

Feature Description(s): 22-Additional Fixture	Area: 1	Feature Value: \$300
Rec Room Condition: Average	Rec Room Area: 600	Rec Room Value: \$3,000
03-Masonry Fireplace	1	\$5,500
Rec Room Condition: Average	Rec Room Area: 600	Rec Room Value: \$3,000

Other Building Improvements

Structure Type: RS1-Frame Utility Shed	Year Built: 1/1/2001	Area: 120	Construction:	Condition: Average	Value: \$400.00
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Permit / Construction History

Date of Permit: 9/1/2000	Permit Number: 00-1157	Permit Amount: \$1,000.00	Details of Permit: SHED 10X12'
3/25/2011	493	\$3,500.00	FURREPLAC
6/1/2002	02-0548	\$2,800.00	BSMT ALTER

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
9/1/1999		\$168,000.00	Valid		Land and Improvements	
1/1/1983		\$42,000.00	Invalid		Land and Improvements	

Land Breakdown

Land Class: A-Residential Primary Site	Acreage: 0.354	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$70,500
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Acreage/Squarefoot Variables

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Land Data & Computations

Total Square Footage: 15,420	Total Acreage: 0.354	Depth:	Act. Frontage:	Assessed Land Value: \$70,500
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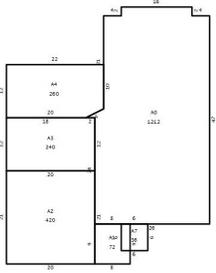
General Information

Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: All Public
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Valuation/Explanation		
Dwelling #	756 0061 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,612	\$182,107.64
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	263	\$18,494.19
Base Price		\$200,601.83
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,612	\$35,770.28
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,612.50
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$5,800.00
Attachments:	788	\$16,600.00
Adjusted Base Price		\$270,706.61
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$273,137.27
Market Adjustment:	53%	\$417,900.03
CDU Adjustment:	65	\$271,600.00
Complete:	100	\$271,600.00
Dollar Adjustments		\$800.00
Dwelling Value		\$272,400.00
Other Building Improvements	0	\$400.00
Total Improvement Value		\$272,800.00
Total Land Value		\$70,500.00
Total Assessed Value		\$343,300.00

Parcel Numbers: 756-0062-000 Property Address: 7360 BRUNN DR W Municipality: Franklin, City of

Owner Name: SINGH, SUKHDEEP Mailing Address: 7360 W BRUNN DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 3 LOT 12	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

Building Description

Dwelling #	756 0062 000- 1		
Year Built:	1/1/1981	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1981	Bedrooms:	3
Remodeled/Effective Age:	-41	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0062 000- 1	1,452	0	0	0	0	0	1,452

Attachment Description(s):	Area:	Attachment Value:
11-OFP	72	\$1,400
13-AFG	420	\$12,600
33-Concrete Patio	260	\$1,300

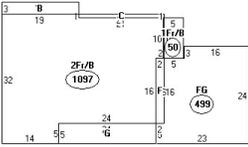
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	4	\$1,200
Rec Room Condition: Average	Rec Room Area: 528	Rec Room Value: \$2,640
05-Metal Fireplace	1	\$2,000
Rec Room Condition: Average	Rec Room Area: 528	Rec Room Value: \$2,640

Other Building Improvements							
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:		
RS1-Frame Utility Shed	1/1/1998	96		Average	\$200.00		
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
10/1/1998	B981237	\$1,300.00	SHED 12X8'				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
2/27/2006		\$233,000.00	Valid		Land and Improvements		
1/4/2005		\$40,000.00	Invalid		Land and Improvements		
2/1/1998		\$134,900.00	Valid		Land and Improvements		
5/11/2001		\$158,900.00	Valid		Land and Improvements		
5/26/2010		\$218,500.00	Valid		Land and Improvements		
6/2/2004		\$40,000.00	Invalid		Land and Improvements		
10/7/2013		\$200,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.356	Gross				\$70,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
15,507	0.356			\$70,600			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	756 0062 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,452	\$167,096.16
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$167,096.16
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,212	\$29,003.16
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,571.92
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	5	\$3,200.00
Attachments:	752	\$15,300.00
Adjusted Base Price		\$223,052.24
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$225,007.46
Market Adjustment:	68%	\$378,012.54
CDU Adjustment:	65	\$245,700.00
Complete:	100	\$245,700.00
Dollar Adjustments		\$500.00
Dwelling Value		\$246,200.00
Other Building Improvements	0	\$200.00
Total Improvement Value		\$246,400.00
Total Land Value		\$70,600.00
Total Assessed Value		\$317,000.00

Parcel Numbers: 756-0063-000 Property Address: 7043 ELROY CT W Municipality: Franklin, City of

Owner Name: GENGLER, DARYL Mailing Address: 7043 W ELROY CT FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 3 LOT 13	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <ul style="list-style-type: none"> A: 2F/B 1027 sqft B: 1F/B 57 sqft C: FGH 21 sqft D: 1F/B 50 sqft E: FG 499 sqft F: FGH/FG 32 sqft G: OFF 120 sqft
	Neighborhood:	

1012-Franklin

Building Description

Dwelling #	756 0063 000- 1		
Year Built:	1/1/1986	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1986	Bedrooms:	4
Remodeled/Effective Age:	-36	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	B-	Room Count:	6
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0063 000- 1	1,204	1,150	0	0	0	0	2,354

Attachment Description(s):	Area:	Attachment Value:
13-AFG	32	\$1,000
99-Additional Attachments	32	\$3,200
99-Additional Attachments	21	\$2,100
13-AFG	499	\$15,000
11-OFF	120	\$2,400

Feature Description(s):	Area:	Feature Value:
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RP1-Inground Pool - Plastic Lined Pool	1/1/1988	512		Average	\$1,000.00

Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
7/16/2014	14-1658	\$3,300.00	ACREPLACE
1/9/2015	15-0045	\$5,600.00	FURREPLAC

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
9/20/2019		\$158,400.00	Invalid		Land and Improvements	
6/2/2011		\$229,900.00	Valid		Land and Improvements	
10/1/1985		\$22,800.00	Valid		Land	
9/1/1999		\$225,000.00	Valid		Land and Improvements	
4/15/2003		\$260,000.00	Valid		Land and Improvements	

Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.347	Gross				\$70,100

Acreage/Squarefoot Variables

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Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
15,115	0.347			\$70,100

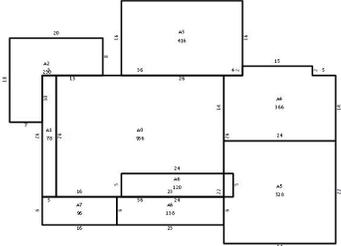
General Information

Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Light			All Public

Valuation/Explanation		
Dwelling #	756 0063 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,204	\$143,986.36
Second Story:	1,150	\$73,151.50
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$217,137.86
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,204	\$28,811.72
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$5,790.84
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$5,800.00
Attachments:	704	\$23,700.00
Adjusted Base Price		\$293,443.42
Changes/Adjustments		
Grade Adjustment:	B- 120%	\$316,732.10
Market Adjustment:	63%	\$516,273.33
CDU Adjustment:	65	\$335,600.00
Complete:	100	\$335,600.00
Dollar Adjustments		(\$100.00)
Dwelling Value		\$335,500.00
Other Building Improvements	0	\$1,000.00
Total Improvement Value		\$336,500.00
Total Land Value		\$70,100.00
Total Assessed Value		\$406,600.00

Parcel Numbers: 756-0064-000	Property Address: 7029 ELROY CT W	Municipality: Franklin, City of
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Owner Name: LASKY, GENE D & YOLANDE M - REV TRUST	Mailing Address: 7029 W ELROY CT FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: SOUTHVIEW EAST BLK 3 LOT 14	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

Building Description

Dwelling #	756 0064 000- 1		
Year Built:	1/1/1983	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1983	Bedrooms:	4
Remodeled/Effective Age:	-39	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	6
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0064 000- 1	1,380	936	0	0	0	0	2,316

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	230	\$1,200
31-WD	416	\$4,200
13-AFG	528	\$15,800
11-OFP	138	\$2,800
32-Canopy	96	\$1,000

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
7/13/2004	2284	\$3,475.00	EXTREMOD
1/4/2008	12	\$4,849.00	FURREPLAC
10/16/2006	3480	\$3,165.00	ACREPLACE

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
9/15/1982		\$21,000.00	Valid		Land	
12/19/2003		\$197,200.00	Invalid		Land and Improvements	

Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.359	Gross				\$71,400

Acreage/Squarefoot Variables

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Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
15,638	0.359			\$71,400

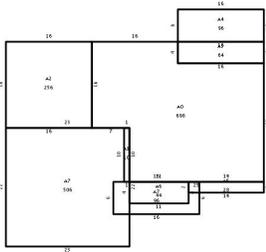
General Information

Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Cul-de-sac			All Public

Valuation/Explanation		
Dwelling #	756 0064 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,380	\$161,032.20
Second Story:	936	\$61,579.44
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$222,611.64
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,380	\$32,016.00
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$5,697.36
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	1,408	\$25,000.00
Adjusted Base Price		\$300,128.00
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$299,780.80
Market Adjustment:	65%	\$494,638.32
CDU Adjustment:	65	\$321,500.00
Complete:	100	\$321,500.00
Dollar Adjustments		\$900.00
Dwelling Value		\$322,400.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$322,400.00
Total Land Value		\$71,400.00
Total Assessed Value		\$393,800.00

Parcel Numbers: 756-0065-000 Property Address: 7015 ELROY CT W Municipality: Franklin, City of

Owner Name: SCHNEIDER, THOMAS & JANE Mailing Address: 7015 W ELROY CT FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 3 LOT 15	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

Building Description

Dwelling #	756 0065 000- 1		
Year Built:	1/1/1983	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1983	Bedrooms:	3
Remodeled/Effective Age:	-39	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	B-	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0065 000- 1	1,114	800	0	0	0	0	1,914

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	10	\$1,000
99-Additional Attachments	28	\$2,800
11-OFP	44	\$900
13-AFG	506	\$15,200
31-WD	144	\$1,400
33-Concrete Patio	292	\$1,500

Feature Description(s): 22-Additional Fixture	Area: 2	Feature Value: \$600
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit: 12/3/2010	Permit Number: 2646	Permit Amount: \$3,819.00	Details of Permit: FURREPLAC
10/5/2007	2412	\$3,000.00	REROOF

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
8/1/1983		\$24,000.00	Valid		Land	

Land Breakdown

Land Class: A-Residential Primary Site	Acreage: 0.361	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$72,400
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Acreage/Squarefoot Variables

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Land Data & Computations

Total Square Footage: 15,725	Total Acreage: 0.361	Depth:	Act. Frontage:	Assessed Land Value: \$72,400
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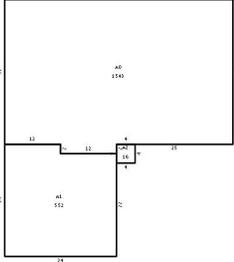
General Information

Topography: Above Street	Street/Road: Paved	Fronting Traffic: Cul-de-sac	Inspected By:	Inspected On:	Utilities: All Public
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Valuation/Explanation		
Dwelling #	756 0065 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,114	\$135,607.22
Second Story:	800	\$54,336.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$189,943.22
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	954	\$24,670.44
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,708.44
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	1,024	\$22,800.00
Adjusted Base Price		\$252,044.10
Changes/Adjustments		
Grade Adjustment:	B- 120%	\$271,972.92
Market Adjustment:	83%	\$497,710.44
CDU Adjustment:	65	\$323,500.00
Complete:	100	\$323,500.00
Dollar Adjustments		\$200.00
Dwelling Value		\$323,700.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$323,700.00
Total Land Value		\$72,400.00
Total Assessed Value		\$396,100.00

Parcel Numbers: 756-0066-000 Property Address: 7001 ELROY CT W Municipality: Franklin, City of

Owner Name: CRUPI, DORIS M Mailing Address: 7001 W ELROY CT FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 3 LOT 16	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
1012-Franklin		

Building Description

Dwelling #	756 0066 000- 1		
Year Built:	1/1/1983	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1983	Bedrooms:	3
Remodeled/Effective Age:	-39	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0066 000- 1	1,543	0	0	0	0	0	1,543

Attachment Description(s):	Area:	Attachment Value:
13-AFG	552	\$16,600
11-OPF	16	\$300

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

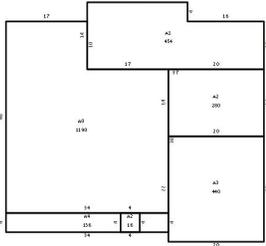
Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
2/1/1992		\$130,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.350	Gross				\$71,400	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
15,246	0.350			\$71,400			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Cul-de-sac			All Public		
Valuation/Explanation							
Dwelling #				756 0066 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,543		\$176,395.76	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$176,395.76	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,543		\$34,810.08	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,795.78	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				3		\$2,600.00	
Attachments:				568		\$16,900.00	
Adjusted Base Price						\$241,823.62	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$244,555.98	
Market Adjustment:				64%		\$401,071.81	
CDU Adjustment:				65		\$260,700.00	
Complete:				100		\$260,700.00	
Dollar Adjustments						\$600.00	
Dwelling Value						\$261,300.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$261,300.00	
Total Land Value						\$71,400.00	
Total Assessed Value						\$332,700.00	

Parcel Numbers: 756-0067-000	Property Address: 7014 ELROY CT W	Municipality: Franklin, City of
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Owner Name: TAYLOR, THOMAS & CAROL	Mailing Address: 7014 W ELROY CT FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: SOUTHVIEW EAST BLK 3 LOT 17	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1012-Franklin		

Building Description

Dwelling #	756 0067 000- 1	
Year Built:	1/1/1983	Exterior Wall: 04-Alum/Vinyl
Year Remodeled:	1/1/1983	Bedrooms: 3
Remodeled/Effective Age:	-39	Full Baths: 1
Building Type/Style:	01-Ranch	Half Baths: 1
Story:	1.00	Rough-in: 0
Grade:	C+	Room Count: 5
CDU/Overall Condition:	Average	Basement Description: Full Basement
Interior Condition:	Same	Heating: Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel: Gas
Bath Condition:		Type of System: Warm Air

Square Footage / Attachments

Attachment	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0067 000- 1	1,470	0	0	0	0	0	1,470

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	454	\$2,300
13-AFG	440	\$13,200
11-OFP	136	\$2,700

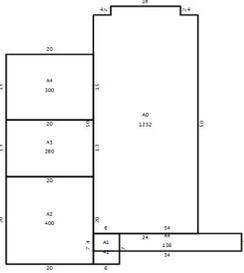
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed	1/1/1997	120		Average	\$300.00	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
10/1/1997	97-1058	\$1,400.00	SHED 12X10'			
8/1/2000	00-1068	\$3,045.00	REPL FURNACE			
6/16/2021	21-0228	\$4,590.00	FURREPLAC			
7/6/2012	12-1440	\$2,660.00	ACREPLACE			
4/1/1999	99-0439	\$3,200.00	REROOF			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.416	Gross				\$74,900
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
18,121	0.416			\$74,900		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Above Street	Paved	Cul-de-sac			All Public	

Valuation/Explanation		
Dwelling #	756 0067 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,470	\$169,167.60
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$169,167.60
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,190	\$28,881.30
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,616.20
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	1,030	\$18,200.00
Adjusted Base Price		\$227,046.10
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$227,200.71
Market Adjustment:	66%	\$377,153.18
CDU Adjustment:	65	\$245,100.00
Complete:	100	\$245,100.00
Dollar Adjustments		(\$300.00)
Dwelling Value		\$244,800.00
Other Building Improvements	0	\$300.00
Total Improvement Value		\$245,100.00
Total Land Value		\$74,900.00
Total Assessed Value		\$320,000.00

Parcel Numbers: 756-0068-000 Property Address: 7026 ELROY CT W Municipality: Franklin, City of

Owner Name: WAGNER, MICHAEL & LAUREN Mailing Address: 7026 W ELROY CT FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 3 LOT 18	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

Building Description

Dwelling #	756 0068 000- 1		
Year Built:	1/1/1984	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1984	Bedrooms:	3
Remodeled/Effective Age:	-38	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0068 000- 1	1,492	0	0	0	0	0	1,492

Attachment Description(s):	Area:	Attachment Value:
11-OFP	42	\$800
13-AFG	400	\$12,000
31-WD	300	\$3,000

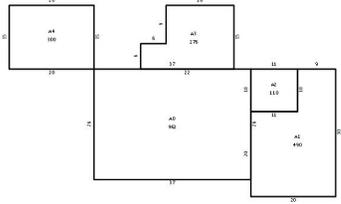
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type: RS1-Frame Utility Shed	Year Built: 1/1/1991	Area: 80	Construction:	Condition: Average	Value: \$200.00	
Permit / Construction History						
Date of Permit: 8/12/2020 7/16/2013	Permit Number: 20-2184 13-1424	Permit Amount: \$3,223.00 \$12,000.00	Details of Permit: ACREPLACE WDDK			
Ownership/Sales History						
Date of Sale: 1/1/1984	Sale Document:	Purchase Amount: \$23,000.00	Sale Validity: Valid	Conveyance Type:	Sale Type: Land	Sale Validation Source:
Land Breakdown						
Land Class: A-Residential Primary Site	Acreage: 0.411	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$74,900
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage: 17,903	Total Acreage: 0.411	Depth:	Act. Frontage:	Assessed Land Value: \$74,900		
General Information						
Topography: Above Street	Street/Road: Paved	Fronting Traffic: Cul-de-sac	Inspected By:	Inspected On:	Utilities: All Public	
Valuation/Explanation						
Dwelling #	756 0068 000- 1					
Description	Area			Value Amount		
Living Area:						
First Story:	1,492			\$171,699.36		
Second Story:	0			\$0.00		
Additional Story:	0			\$0.00		
Attic/Finished Net:	0			\$0.00		
Half Story/Finished Net:	0			\$0.00		
Base Price				\$171,699.36		
Unfinished Living Area:						
Room/Unfinished:	0			\$0.00		
Unfinished Basement:	1,232			\$29,481.76		
Half Story/Unfinished:				\$0.00		
Structure Info, Features and Attachments:						
Heating/AC	Air Conditioning - Same Ducts			\$3,670.32		
Plumbing	1 - Half Bath 1 - Full Bath			\$4,881.00		
Finished Basement Living Area	0			\$0.00		
Features:	2			\$2,300.00		
Attachments:	742			\$15,800.00		
Adjusted Base Price				\$227,832.44		
Changes/Adjustments						
Grade Adjustment:	C+ 110%			\$230,705.68		
Market Adjustment:	68%			\$387,585.55		
CDU Adjustment:	65			\$251,900.00		
Complete:	100			\$251,900.00		
Dollar Adjustments				\$100.00		
Dwelling Value				\$252,000.00		

Other Building Improvements	0	\$200.00
Total Improvement Value		\$252,200.00
Total Land Value		\$74,900.00
Total Assessed Value		\$327,100.00

Parcel Numbers: 756-0069-000 Property Address: 7038 ELROY CT W Municipality: Franklin, City of

Owner Name: JURGENS, WILLIAM Mailing Address: 7038 W ELROY CT FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	SOUTHVIEW EAST BLK 3 LOT 19	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

Building Description

Dwelling #	756 0069 000- 1		
Year Built:	1/1/1985	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1985	Bedrooms:	3
Remodeled/Effective Age:	-37	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	B-	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0069 000- 1	1,072	962	0	0	0	0	2,034

Attachment Description(s):	Area:	Attachment Value:
13-AFG	490	\$14,700
31-WD	276	\$2,800

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	622	\$3,110

Other Building Improvements

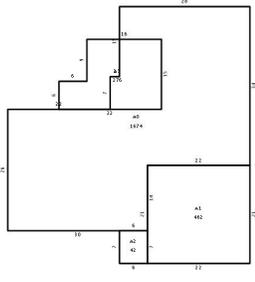
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/1993	120		Average	\$200.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
4/25/2006	1254	\$13,500.00	RECROOM				
7/26/2011	1531	\$2,200.00	FURREPLAC				
7/15/2011	1413	\$2,284.00	FOUNDRPR				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/1/1996		\$178,000.00	Valid		Land and Improvements		
7/29/2011		\$260,000.00	Valid		Land and Improvements		
6/17/2015		\$277,000.00	Valid		Land and Improvements		
6/1/1985		\$23,400.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.322	Gross				\$68,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
14,026	0.322			\$68,600			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	756 0069 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,072	\$131,909.60
Second Story:	962	\$62,837.84
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$194,747.44
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,072	\$26,810.72
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$5,003.64
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	1	\$2,000.00
Attachments:	766	\$17,500.00
Adjusted Base Price		\$258,264.80
Changes/Adjustments		
Grade Adjustment:	B- 120%	\$286,517.76
Market Adjustment:	85%	\$530,057.86
CDU Adjustment:	65	\$344,500.00
Complete:	100	\$344,500.00
Dollar Adjustments		(\$700.00)
Dwelling Value		\$343,800.00
Other Building Improvements	0	\$200.00
Total Improvement Value		\$344,000.00
Total Land Value		\$68,600.00
Total Assessed Value		\$412,600.00

Parcel Numbers: 756-0070-000 Property Address: 7057 LINDNER DR W Municipality: Franklin, City of

Owner Name: GILBOY, KEVIN & DANA Mailing Address: 7057 W LINDNER DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 3 LOT 20	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

Building Description

Dwelling #	756 0070 000- 1		
Year Built:	1/1/1984	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1984	Bedrooms:	3
Remodeled/Effective Age:	-38	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Good	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0070 000- 1	1,674	0	0	0	0	0	1,674

Attachment Description(s):	Area:	Attachment Value:
13-AFG	462	\$13,900
11-OFP	42	\$800

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

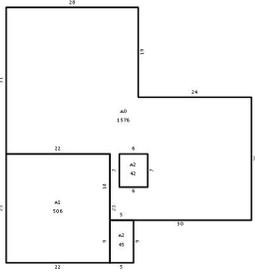
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
10/17/2005	54031	\$100.00	AC/FURNREPL
9/10/2018	18-2265	\$30,000.00	KITCHREMOD

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/1/1989		\$100,000.00	Valid		Land and Improvements		
4/1/1996		\$133,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.287	Gross				\$65,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,502	0.287				\$65,300		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0070 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,674		\$188,124.12	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$188,124.12	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,674		\$36,978.66	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,118.04	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$600.00	
Attachments:				504		\$14,700.00	
Adjusted Base Price						\$249,401.82	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$257,512.00	
Market Adjustment:				62%		\$417,169.44	
CDU Adjustment:				65		\$271,200.00	
Complete:				100		\$271,200.00	
Dollar Adjustments						\$700.00	
Dwelling Value						\$271,900.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$271,900.00	
Total Land Value						\$65,300.00	
Total Assessed Value						\$337,200.00	

Parcel Numbers: 756-0071-000 Property Address: 7045 LINDNER DR W Municipality: Franklin, City of

Owner Name: KRACHTT, ERNEST & JAN Mailing Address: 7045 W LINDNER DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 3 LOT 21	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

Building Description

Dwelling #	756 0071 000- 1		
Year Built:	1/1/1983	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1983	Bedrooms:	3
Remodeled/Effective Age:	-39	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0071 000- 1	1,576	0	0	0	0	0	1,576

Attachment Description(s):	Area:	Attachment Value:
13-AFG	506	\$15,200
11-OPF	45	\$900

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

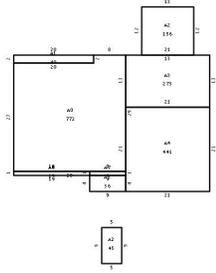
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
10/1/1995	95-1194	\$1,214.00	REPL FURNACE				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/29/2001		\$158,000.00	Valid		Land and Improvements		
4/1/1983		\$20,000.00	Valid		Land		
11/1/1995		\$126,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.244	Gross				\$61,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
10,629	0.244			\$61,800			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0071 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,576		\$179,112.40	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$179,112.40	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,576		\$35,255.12	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,876.96	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				551		\$16,100.00	
Adjusted Base Price						\$241,525.48	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$245,438.03	
Market Adjustment:				59%		\$390,246.47	
CDU Adjustment:				65		\$253,700.00	
Complete:				100		\$253,700.00	
Dollar Adjustments						(\$200.00)	
Dwelling Value						\$253,500.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$253,500.00
Total Land Value		\$61,800.00
Total Assessed Value		\$315,300.00

Parcel Numbers: 756-0072-000 Property Address: 7033 LINDNER DR W Municipality: Franklin, City of

Owner Name: KOSTERMAN, JEREMY G Mailing Address: 7033 W LINDNER DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 3 LOT 22	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

Building Description

Dwelling #	756 0072 000- 1		
Year Built:	1/1/1982	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1982	Bedrooms:	3
Remodeled/Effective Age:	-40	Full Baths:	1
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0072 000- 1	1,045	840	0	0	0	0	1,885

Attachment Description(s):	Area:	Attachment Value:
11-OFP	9	\$200
99-Additional Attachments	9	\$900
99-Additional Attachments	40	\$4,000
33-Concrete Patio	156	\$800
13-AFG	441	\$13,200
11-OFP	36	\$700
99-Additional Attachments	19	\$1,900

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
12/4/2006	4002	\$2,350.00	FURREPLAC

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
10/29/2014		\$186,900.00	Valid		Land and Improvements	
2/28/2007		\$232,000.00	Valid		Land and Improvements	
6/1/1982		\$20,000.00	Valid		Land	

Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.244	Gross				\$61,800

Acreage/Squarefoot Variables

Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
10,629	0.244			\$61,800

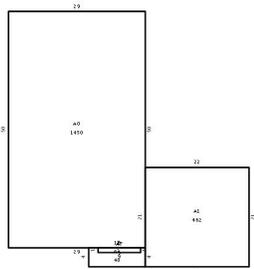
General Information

Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Above Street	Paved	Light			All Public

Valuation/Explanation		
Dwelling #	756 0072 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,045	\$130,165.20
Second Story:	840	\$57,052.80
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$187,218.00
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,045	\$26,563.90
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,637.10
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$5,800.00
Attachments:	710	\$21,700.00
Adjusted Base Price		\$250,800.00
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$245,630.00
Market Adjustment:	75%	\$429,852.50
CDU Adjustment:	65	\$279,400.00
Complete:	100	\$279,400.00
Dollar Adjustments		(\$500.00)
Dwelling Value		\$278,900.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$278,900.00
Total Land Value		\$61,800.00
Total Assessed Value		\$340,700.00

Parcel Numbers: 756-0073-000	Property Address: 7021 LINDNER DR W	Municipality: Franklin, City of
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Owner Name: MONTENERO, MICHAEL P & ELLEN K	Mailing Address: 7021 W LINDNER DR FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: SOUTHVIEW EAST BLK 3 LOT 23	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

Building Description

Dwelling #	756 0073 000- 1		
Year Built:	1/1/1985	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1985	Bedrooms:	3
Remodeled/Effective Age:	-37	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0073 000- 1	1,450	0	0	0	0	0	1,450

Attachment Description(s):	Area:	Attachment Value:
13-AFG	462	\$13,900
11-OPF	48	\$1,000

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	689	\$3,445

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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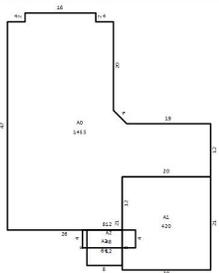
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
1/7/2020	20-0061	\$11,700.00	RTOP SOLAR
10/4/2019	19-2549	\$8,500.00	ROOFING

Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
6/19/2019		\$278,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.244	Gross				\$61,800
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
10,629	0.244			\$61,800		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	
Valuation/Explanation						
Dwelling #			756 0073 000- 1			
Description			Area		Value Amount	
Living Area:						
First Story:			1,450			\$166,866.00
Second Story:			0			\$0.00
Additional Story:			0			\$0.00
Attic/Finished Net:			0			\$0.00
Half Story/Finished Net:			0			\$0.00
Base Price					\$166,866.00	
Unfinished Living Area:						
Room/Unfinished:			0			\$0.00
Unfinished Basement:			1,450			\$33,016.50
Half Story/Unfinished:						\$0.00
Structure Info, Features and Attachments:						
Heating/AC			Air Conditioning - Same Ducts		\$3,567.00	
Plumbing			0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area			0			\$0.00
Features:			3			\$900.00
Attachments:			510			\$14,900.00
Adjusted Base Price					\$226,571.50	
Changes/Adjustments						
Grade Adjustment:			C+ 110%		\$231,848.65	
Market Adjustment:			73%		\$401,098.17	
CDU Adjustment:			65		\$260,700.00	
Complete:			100		\$260,700.00	
Dollar Adjustments					(\$500.00)	
Dwelling Value					\$260,200.00	
Other Building Improvements			0			\$0.00
Total Improvement Value					\$260,200.00	
Total Land Value					\$61,800.00	
Total Assessed Value					\$322,000.00	

Parcel Numbers: 756-0074-000 Property Address: 6900 LINDNER DR W Municipality: Franklin, City of

Owner Name: SONNENTAG, LINDA & SANDRA Mailing Address: 6900 W LINDNER DR FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 4 LOT 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

Building Description

Dwelling #	756 0074 000- 1		
Year Built:	1/1/1981	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1981	Bedrooms:	3
Remodeled/Effective Age:	-41	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0074 000- 1	1,452	0	0	0	0	0	1,452

Attachment Description(s):	Area:	Attachment Value:
13-AFG	420	\$12,600
11-OFP	64	\$1,300

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

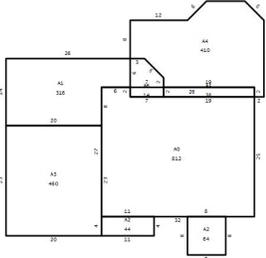
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History			
Date of Permit: 10/1/2000 11/1/2000	Permit Number: 00-1226 00-1330	Permit Amount: \$5,465.00 \$2,000.00	Details of Permit: REPL FURNACE REPLACE A/C
Ownership/Sales History			
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity: Conveyance Type: Sale Type: Sale Validation Source:
Land Breakdown			
Land Class: A-Residential Primary Site	Acreage: 0.314	Unit of Measure: Gross	Influence Reason: Influence Factor: Dollar Adjustment: Land Value: \$68,900
Acreage/Squarefoot Variables			
Land Data & Computations			
Total Square Footage: 13,678	Total Acreage: 0.314	Depth:	Act. Frontage: Assessed Land Value: \$68,900
General Information			
Topography: Above Street	Street/Road: Paved	Fronting Traffic: Light	Inspected By: Inspected On: Utilities: All Public
Valuation/Explanation			
Dwelling #	756 0074 000- 1		
Description	Area	Value Amount	
Living Area:			
First Story:	1,452	\$167,096.16	
Second Story:	0	\$0.00	
Additional Story:	0	\$0.00	
Attic/Finished Net:	0	\$0.00	
Half Story/Finished Net:	0	\$0.00	
Base Price		\$167,096.16	
Unfinished Living Area:			
Room/Unfinished:	0	\$0.00	
Unfinished Basement:	1,452	\$33,062.04	
Half Story/Unfinished:		\$0.00	
Structure Info, Features and Attachments:			
Heating/AC	Air Conditioning - Same Ducts	\$3,571.92	
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00	
Finished Basement Living Area	0	\$0.00	
Features:	2	\$2,300.00	
Attachments:	484	\$13,900.00	
Adjusted Base Price		\$224,811.12	
Changes/Adjustments			
Grade Adjustment:	C+ 110%	\$229,472.23	
Market Adjustment:	57%	\$360,271.40	
CDU Adjustment:	65	\$234,200.00	
Complete:	100	\$234,200.00	
Dollar Adjustments		\$600.00	
Dwelling Value		\$234,800.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$234,800.00
Total Land Value		\$68,900.00
Total Assessed Value		\$303,700.00

Parcel Numbers: 756-0075-000 Property Address: 6914 LINDNER DR W Municipality: Franklin, City of

Owner Name: POPA, PAIRIN Mailing Address: 6914 W LINDNER DR FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 4 LOT 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

Building Description

Dwelling #	756 0075 000- 1		
Year Built:	1/1/1986	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1986	Bedrooms:	3
Remodeled/Effective Age:	-36	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0075 000- 1	1,128	864	0	0	0	0	1,992

Attachment Description(s):	Area:	Attachment Value:
31-WD	38	\$400
99-Additional Attachments	38	\$3,800
11-OFP	44	\$900
13-AFG	460	\$13,800
31-WD	410	\$4,100
99-Additional Attachments	14	\$1,400

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/2018	96		Average	\$800.00

Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
7/1/1995	95-0665	\$2,773.00	A/C
6/26/2014	14-1459	\$18,000.00	KIT REMOD
6/4/2014	14-1215	\$16,000.00	BATH REMOD(ALL)
10/2/2019	19-2524	\$2,802.00	SHED 8X12
8/17/2009	1533	\$8,154.00	AC/FURREPLAC
8/27/2013	13-1973	\$6,340.00	RE-ROOF
11/7/2007	2771	\$18,000.00	WDDK

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
1/1/1994		\$145,000.00	Valid		Land and Improvements	

Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.295	Gross				\$67,100

Acreage/Squarefoot Variables

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Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
12,850	0.295			\$67,100

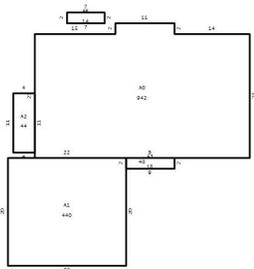
General Information

Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Light			All Public

Valuation/Explanation		
Dwelling #	756 0075 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,128	\$137,311.44
Second Story:	864	\$57,438.72
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$194,750.16
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,128	\$27,782.64
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,900.32
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$5,800.00
Attachments:	1,004	\$24,400.00
Adjusted Base Price		\$269,836.12
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$263,599.73
Market Adjustment:	107%	\$545,651.45
CDU Adjustment:	65	\$354,700.00
Complete:	100	\$354,700.00
Dollar Adjustments		\$400.00
Dwelling Value		\$355,100.00
Other Building Improvements	0	\$800.00
Total Improvement Value		\$355,900.00
Total Land Value		\$67,100.00
Total Assessed Value		\$423,000.00

Parcel Numbers: 756-0076-000 Property Address: 6928 LINDNER DR W Municipality: Franklin, City of

Owner Name: SCHLICHT WENDY L Mailing Address: 6928 W LINDNER DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 4 LOT 3	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

Building Description

Dwelling #	756 0076 000- 1		
Year Built:	1/1/1987	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1987	Bedrooms:	3
Remodeled/Effective Age:	-35	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0076 000- 1	942	960	0	0	0	0	1,902

Attachment Description(s):	Area:	Attachment Value:
13-AFG	440	\$13,200
31-WD	44	\$400
99-Additional Attachments	18	\$1,800

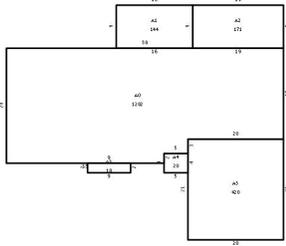
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	4	\$1,200
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	700	\$3,500
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	700	\$3,500

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/1/1987		\$23,900.00	Valid		Land		
1/1/1999		\$160,000.00	Valid		Land and Improvements		
2/26/2002		\$165,200.00	Invalid		Land and Improvements		
3/10/2008		\$243,700.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.273	Gross				\$64,400
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
11,892		0.273				\$64,400	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	756 0076 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	942	\$120,001.38
Second Story:	960	\$62,707.20
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$182,708.58
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	942	\$24,793.44
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,678.92
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	5	\$3,200.00
Attachments:	502	\$15,400.00
Adjusted Base Price		\$242,983.94
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$246,822.33
Market Adjustment:	79%	\$441,811.98
CDU Adjustment:	65	\$287,200.00
Complete:	100	\$287,200.00
Dollar Adjustments		(\$400.00)
Dwelling Value		\$286,800.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$286,800.00
Total Land Value		\$64,400.00
Total Assessed Value		\$351,200.00

Parcel Numbers: 756-0077-000 Property Address: 6942 LINDNER DR W Municipality: Franklin, City of

Owner Name: PARK, RICHARD Mailing Address: 6942 W LINDNER DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 4 LOT 4	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

Building Description

Dwelling #	756 0077 000- 1		
Year Built:	1/1/1981	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1981	Bedrooms:	3
Remodeled/Effective Age:	-41	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0077 000- 1	1,426	0	0	0	0	0	1,426

Attachment Description(s):	Area:	Attachment Value:
11-OFP	171	\$3,400
13-AFG	420	\$12,600
11-OFP	20	\$400

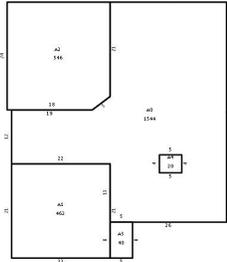
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:		
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
6/23/2017	17-1446	\$6,704.00	FUR/ACREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/1/1997		\$132,000.00	Valid		Land and Improvements		
12/4/2020		\$320,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.266	Gross				\$64,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
11,587	0.266			\$64,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0077 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,426		\$165,173.58	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$165,173.58	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,282		\$30,357.76	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Basic Heating		\$0.00	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				611		\$16,400.00	
Adjusted Base Price						\$219,112.34	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$220,453.57	
Market Adjustment:				62%		\$357,134.79	
CDU Adjustment:				65		\$232,100.00	
Complete:				100		\$232,100.00	
Dollar Adjustments						\$600.00	
Dwelling Value						\$232,700.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$232,700.00
Total Land Value		\$64,000.00
Total Assessed Value		\$296,700.00

Parcel Numbers: 756-0078-000 Property Address: 7002 LINDNER DR W Municipality: Franklin, City of

Owner Name: BLOCHOWICZ, PETER R & JUDITH A Mailing Address: 7002 W LINDNER DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 4 LOT 5	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

Building Description

Dwelling #	756 0078 000- 1		
Year Built:	1/1/1981	Exterior Wall:	07-Brick
Year Remodeled:	1/1/1981	Bedrooms:	3
Remodeled/Effective Age:	-41	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0078 000- 1	1,544	0	0	0	0	0	1,544

Attachment Description(s):	Area:	Attachment Value:
23-AMG	462	\$16,200
33-Concrete Patio	546	\$2,700
11-OFP	40	\$800

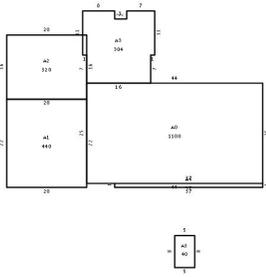
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	4	\$1,200
Rec Room Condition: Average	Rec Room Area: 849	Rec Room Value: \$4,245
03-Masonry Fireplace	1	\$5,500
Rec Room Condition: Average	Rec Room Area: 849	Rec Room Value: \$4,245

Other Building Improvements							
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:		
Permit / Construction History							
Date of Permit: 7/23/2018	Permit Number: 18-1859	Permit Amount: \$6,975.00	Details of Permit: FUR+ACREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
3/1/1987		\$93,500.00	Valid		Land and Improvements		
12/1/1999		\$149,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class: A-Residential Primary Site	Acreage: 0.264	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$63,900	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage: 11,500	Total Acreage: 0.264	Depth:	Act. Frontage:	Assessed Land Value: \$63,900			
General Information							
Topography: Above Street	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: All Public		
Valuation/Explanation							
Dwelling #	756 0078 000- 1						
Description	Area	Value Amount					
Living Area:							
First Story:	1,544	\$192,922.80					
Second Story:	0	\$0.00					
Additional Story:	0	\$0.00					
Attic/Finished Net:	0	\$0.00					
Half Story/Finished Net:	0	\$0.00					
Base Price		\$192,922.80					
Unfinished Living Area:							
Room/Unfinished:	0	\$0.00					
Unfinished Basement:	1,544	\$34,832.64					
Half Story/Unfinished:		\$0.00					
Structure Info, Features and Attachments:							
Heating/AC	Basic Heating	\$0.00					
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00					
Finished Basement Living Area	0	\$0.00					
Features:	5	\$6,700.00					
Attachments:	1,048	\$19,700.00					
Adjusted Base Price		\$259,036.44					
Changes/Adjustments							
Grade Adjustment:	C+ 110%	\$255,900.08					
Market Adjustment:	56%	\$399,204.13					
CDU Adjustment:	65	\$259,500.00					
Complete:	100	\$259,500.00					
Dollar Adjustments		\$400.00					
Dwelling Value		\$259,900.00					

Other Building Improvements	0	\$0.00
Total Improvement Value		\$259,900.00
Total Land Value		\$63,900.00
Total Assessed Value		\$323,800.00

Parcel Numbers: 756-0079-000 Property Address: 7016 LINDNER DR W Municipality: Franklin, City of

Owner Name: CIUMEICA, CORNEL Mailing Address: 7016 W LINDNER DR FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 4 LOT 6	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

Building Description

Dwelling #	756 0079 000- 1		
Year Built:	1/1/1982	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1995	Bedrooms:	4
Remodeled/Effective Age:	-27	Full Baths:	2
Building Type/Style:	02-Bi-Level	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Very Good	Type of Fuel:	Gas
Bath Condition:	Very Good	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0079 000- 1	1,137	0	0	0	0	944	2,081

Attachment Description(s):	Area:	Attachment Value:
13-AFG	440	\$13,200
33-Concrete Patio	320	\$1,600
31-WD	304	\$3,000
99-Additional Attachments	37	\$3,700

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/2019	100		Average	\$800.00

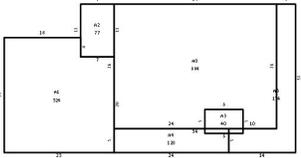
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
4/5/2016	16-0645	\$7,000.00	INT KITREMOD			
8/26/2016	16-2113	\$2,500.00	WINDOWS			
6/1/2001	01-0645	\$2,454.00	DECK 21X20'			
8/29/2019	19-2248	\$3,800.00	SHED 10X10			
3/24/2017	17-0562	\$350.00	DUCTWK 244SF			
4/11/2016	16-0705	\$1,200.00	EXTREMOD ROOF			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
5/1/1998		\$130,500.00	Valid		Land and Improvements	
6/2/2003		\$96,500.00	Invalid		Land and Improvements	
1/20/2004		\$180,000.00	Valid		Land and Improvements	
9/14/2015		\$166,500.00	Invalid		Land and Improvements	
12/29/2015		\$135,765.00	Invalid		Land and Improvements	
3/10/2017		\$278,000.00	Valid		Land and Improvements	
9/8/2020		\$355,000.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.264	Gross				\$63,900
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
11,500	0.264			\$63,900		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Above Street	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	756 0079 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,137	\$138,407.01
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$138,407.01
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	156	\$0.00
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$5,119.26
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	944	\$25,478.56
Features:	2	\$600.00
Attachments:	1,101	\$21,500.00
Adjusted Base Price		\$198,426.83
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$193,959.51
Market Adjustment:	135%	\$455,804.86
CDU Adjustment:	70	\$319,100.00
Complete:	100	\$319,100.00
Dollar Adjustments		(\$400.00)
Dwelling Value		\$318,700.00
Other Building Improvements	0	\$800.00
Total Improvement Value		\$319,500.00
Total Land Value		\$63,900.00
Total Assessed Value		\$383,400.00

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/10/2013		\$215,000.00	Valid		Land and Improvements		
4/1/1982		\$20,000.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.264	Gross				\$63,900	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,500	0.264				\$63,900		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0080 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,476		\$187,525.80	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$187,525.80	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,476		\$33,608.52	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,630.96	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				3		\$900.00	
Attachments:				784		\$18,900.00	
Adjusted Base Price						\$251,887.28	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$255,296.01	
Market Adjustment:				52%		\$388,049.93	
CDU Adjustment:				65		\$252,200.00	
Complete:				100		\$252,200.00	
Dollar Adjustments						\$100.00	
Dwelling Value						\$252,300.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$252,300.00	
Total Land Value						\$63,900.00	
Total Assessed Value						\$316,200.00	

Parcel Numbers: 756-0081-000 Property Address: 7044 LINDNER DR W Municipality: Franklin, City of

Owner Name: KROL, ROBERT R & CATHERINE Mailing Address: 7044 W LINDNER DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 4 LOT 8	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

Building Description

Dwelling #	756 0081 000- 1		
Year Built:	1/1/1983	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1983	Bedrooms:	3
Remodeled/Effective Age:	-39	Full Baths:	1
Building Type/Style:	12-Colonial	Half Baths:	2
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0081 000- 1	1,135	884	0	0	0	0	2,019

Attachment Description(s):	Area:	Attachment Value:
13-AFG	524	\$15,700
11-OPF	120	\$2,400

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

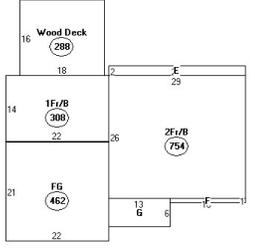
Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/1/1990		\$134,500.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.264	Gross				\$63,900	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
11,500	0.264			\$63,900			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0081 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,135		\$138,163.55	
Second Story:				884		\$58,768.32	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$196,931.87	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,135		\$27,955.05	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,966.74	
Plumbing				2 - Half Bath 1 - Full Bath		\$9,762.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				644		\$18,100.00	
Adjusted Base Price						\$260,015.66	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$263,577.23	
Market Adjustment:				70%		\$448,081.28	
CDU Adjustment:				65		\$291,300.00	
Complete:				100		\$291,300.00	
Dollar Adjustments						\$200.00	
Dwelling Value						\$291,500.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$291,500.00	
Total Land Value						\$63,900.00	
Total Assessed Value						\$355,400.00	

Parcel Numbers: 756-0082-000 Property Address: 7058 LINDNER DR W Municipality: Franklin, City of

Owner Name: WORTHY, MELANIE A - SURVIVORS TRUST Mailing Address: 7058 W LINDNER DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 4 LOT 9	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	

Building Description

Dwelling #	756 0082 000- 1		
Year Built:	1/1/1985	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1985	Bedrooms:	3
Remodeled/Effective Age:	-37	Full Baths:	1
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0082 000- 1	1,062	828	0	0	0	0	1,890

Attachment Description(s):	Area:	Attachment Value:
13-AFG	462	\$13,900
31-WD	288	\$2,900
99-Additional Attachments	58	\$5,800
99-Additional Attachments	16	\$1,600
11-OFP	78	\$1,600

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	4	\$1,200
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/2004	150		Average	\$400.00

Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
4/14/2004	1020	\$800.00	SHED
1/21/2011	137	\$5,000.00	BATHREMOD
1/7/2011	41	\$7,000.00	AC&FURREPLAC

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
8/31/2020		\$275,900.00	Invalid		Land and Improvements	
3/16/2020		\$275,000.00	Invalid		Land and Improvements	
8/1/1985		\$20,800.00	Valid		Land	

Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.290	Gross				\$65,400

Acreage/Squarefoot Variables

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Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
12,632	0.290			\$65,400

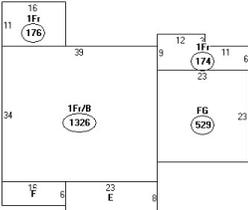
General Information

Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Above Street	Paved	Light			All Public

Valuation/Explanation		
Dwelling #	756 0082 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,062	\$130,679.10
Second Story:	828	\$56,237.76
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$186,916.86
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,062	\$26,560.62
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,649.40
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	5	\$3,200.00
Attachments:	902	\$25,800.00
Adjusted Base Price		\$252,007.88
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$245,308.67
Market Adjustment:	85%	\$453,821.04
CDU Adjustment:	65	\$295,000.00
Complete:	100	\$295,000.00
Dollar Adjustments		\$600.00
Dwelling Value		\$295,600.00
Other Building Improvements	0	\$400.00
Total Improvement Value		\$296,000.00
Total Land Value		\$65,400.00
Total Assessed Value		\$361,400.00

Parcel Numbers: 756-0083-001 Property Address: 7297 BRUNN DR W Municipality: Franklin, City of

Owner Name: BARTOSHEVICH, CAROL ANN Mailing Address: 7297 W BRUNN DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 5 LOT 1 AND OUTLOT 1	
	Parcel Sketch and Site Map obtained from the County GIS	<p>Neighborhood: 1012-Franklin</p>

Building Description

Dwelling #	756 0083 001- 1		
Year Built:	1/1/1982	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1982	Bedrooms:	3
Remodeled/Effective Age:	-40	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0083 001- 1	1,772	0	0	0	0	0	1,772

Attachment Description(s):	Area:	Attachment Value:
13-AFG	529	\$15,900
11-OFP	184	\$3,700

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

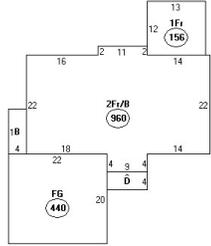
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
8/11/2011	1674	\$3,200.00	AC&FURREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
1/1/1982		\$23,500.00	Valid		Land		
5/24/2012		\$181,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.342	Gross				\$68,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
14,898	0.342			\$68,700			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0083 001- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,772		\$196,940.08	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$196,940.08	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,326		\$31,068.18	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,359.12	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				713		\$19,600.00	
Adjusted Base Price						\$261,589.38	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$263,658.32	
Market Adjustment:				37%		\$361,211.90	
CDU Adjustment:				65		\$234,800.00	
Complete:				100		\$234,800.00	
Dollar Adjustments						\$300.00	
Dwelling Value						\$235,100.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$235,100.00
Total Land Value		\$68,700.00
Total Assessed Value		\$303,800.00

Parcel Numbers: 756-0085-000 Property Address: 7305 BRUNN DR W Municipality: Franklin, City of

Owner Name: MASON, BRIAN & LISA Mailing Address: 7305 W BRUNN DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 6 LOT 1	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <ul style="list-style-type: none"> A: 2F1B 960 sqft B: Wood Deck 40 sqft C: 1F1 156 sqft D: Terrace 36 sqft E: EG 440 sqft
	Neighborhood:	

1012-Franklin

Building Description

Dwelling #	756 0085 000- 1		
Year Built:	1/1/1987	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1987	Bedrooms:	3
Remodeled/Effective Age:	-35	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	B	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0085 000- 1	1,116	960	0	0	0	0	2,076

Attachment Description(s):	Area:	Attachment Value:
31-WD	40	\$400
35-Ms/Terrace	36	\$0
13-AFG	440	\$13,200

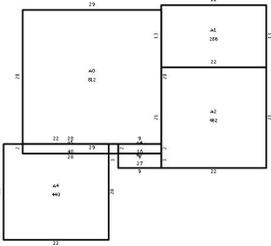
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
10/13/2003	379183	\$2,687.00	FURREPLAC			
6/9/2015	15-1248	\$3,900.00	AC NEW			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
2/1/1999		\$168,000.00	Valid		Land and Improvements	
5/1/1994		\$182,900.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.276	Gross				\$64,600
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
12,023	0.276			\$64,600		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	756 0085 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,116	\$135,850.68
Second Story:	960	\$62,707.20
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$198,557.88
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	960	\$24,825.60
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$5,106.96
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	516	\$13,600.00
Adjusted Base Price		\$256,593.44
Changes/Adjustments		
Grade Adjustment:	B 128%	\$308,087.60
Market Adjustment:	76%	\$542,234.18
CDU Adjustment:	65	\$352,500.00
Complete:	100	\$352,500.00
Dollar Adjustments		(\$400.00)
Dwelling Value		\$352,100.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$352,100.00
Total Land Value		\$64,600.00
Total Assessed Value		\$416,700.00

Parcel Numbers: 756-0086-000 Property Address: 7321 BRUNN DR W Municipality: Franklin, City of

Owner Name: MATHWIG, STEVEN & LINDA Mailing Address: 7321 W BRUNN DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 6 LOT 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

Building Description

Dwelling #	756 0086 000- 1		
Year Built:	1/1/1987	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1987	Bedrooms:	3
Remodeled/Effective Age:	-35	Full Baths:	1
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Good	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0086 000- 1	1,098	870	0	0	0	0	1,968

Attachment Description(s):	Area:	Attachment Value:
11-OFP	18	\$400
99-Additional Attachments	18	\$1,800
13-AFG	462	\$13,900
11-OFP	27	\$500
99-Additional Attachments	40	\$4,000

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
6/1/2005	51975	\$100.00	ACREPLACE
12/14/2018	18-3131	\$23,280.00	KITCHREMOD

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
9/1/1987		\$79,999.00	Valid		Land and Improvements	
6/1/2000		\$185,000.00	Invalid		Land and Improvements	

Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.272	Gross				\$64,400

Acreage/Squarefoot Variables

Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
11,848	0.272			\$64,400

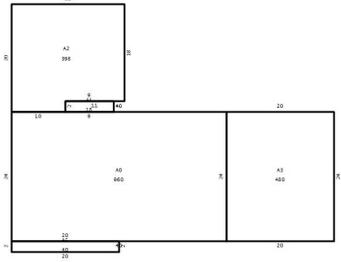
General Information

Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Above Street	Paved	Light			All Public

Valuation/Explanation		
Dwelling #	756 0086 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,098	\$135,108.90
Second Story:	870	\$57,837.60
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$192,946.50
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,098	\$27,460.98
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,841.28
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	565	\$20,600.00
Adjusted Base Price		\$253,029.76
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$253,142.74
Market Adjustment:	86%	\$470,845.49
CDU Adjustment:	65	\$306,000.00
Complete:	100	\$306,000.00
Dollar Adjustments		(\$200.00)
Dwelling Value		\$305,800.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$305,800.00
Total Land Value		\$64,400.00
Total Assessed Value		\$370,200.00

Parcel Numbers: 756-0087-000 Property Address: 7337 BRUNN DR W Municipality: Franklin, City of

Owner Name: HEIN, JOSEPH & CYNTHIA Mailing Address: 7337 W BRUNN DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 6 LOT 3	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

Building Description

Dwelling #	756 0087 000- 1		
Year Built:	1/1/1988	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1988	Bedrooms:	3
Remodeled/Effective Age:	-34	Full Baths:	1
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	B-	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0087 000- 1	978	960	0	0	0	0	1,938

Attachment Description(s):	Area:	Attachment Value:
31-WD	398	\$4,000
13-AFG	480	\$14,400

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

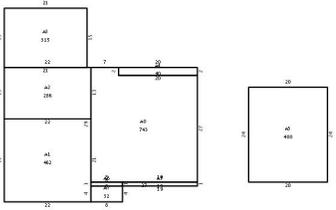
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
4/10/2013	13-0522	\$3,000.00	KITREMOD				
6/18/2014	14-1376	\$6,400.00	ACREPLACE				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/1/1987		\$23,900.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.242	Gross				\$61,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
10,542	0.242			\$61,300			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0087 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				978	\$123,110.64		
Second Story:				960	\$62,707.20		
Additional Story:				0	\$0.00		
Attic/Finished Net:				0	\$0.00		
Half Story/Finished Net:				0	\$0.00		
Base Price						\$185,817.84	
Unfinished Living Area:							
Room/Unfinished:				0	\$0.00		
Unfinished Basement:				978	\$25,291.08		
Half Story/Unfinished:					\$0.00		
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,767.48	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0	\$0.00		
Features:				2	\$2,300.00		
Attachments:				878	\$18,400.00		
Adjusted Base Price						\$241,457.40	
Changes/Adjustments							
Grade Adjustment:				B- 120%		\$264,908.88	
Market Adjustment:				89%		\$500,677.78	
CDU Adjustment:				65		\$325,400.00	
Complete:				100		\$325,400.00	
Dollar Adjustments						(\$500.00)	
Dwelling Value						\$324,900.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$324,900.00
Total Land Value		\$61,300.00
Total Assessed Value		\$386,200.00

Parcel Numbers: 756-0089-000 Property Address: 7473 RIVERVIEW RD S Municipality: Franklin, City of

Owner Name: FLYNN DANIEL P & STEPHANIE L Mailing Address: 7473 S RIVERVIEW RD FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 7 LOT 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

Building Description

Dwelling #	756 0089 000- 1		
Year Built:	1/1/1981	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1981	Bedrooms:	3
Remodeled/Effective Age:	-41	Full Baths:	1
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0089 000- 1	1,029	810	0	0	0	0	1,839

Attachment Description(s):	Area:	Attachment Value:
11-OFP	8	\$200
99-Additional Attachments	8	\$800
13-AFG	462	\$13,900
31-WD	315	\$3,200
99-Additional Attachments	40	\$4,000
99-Additional Attachments	19	\$1,900
11-OFP	32	\$600

Feature Description(s): 22-Additional Fixture	Area: 1	Feature Value: \$300
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
9/1/1993		\$127,000.00	Valid		Land and Improvements	
6/26/2009		\$212,500.00	Valid		Land and Improvements	

Land Breakdown

Land Class: A-Residential Primary Site	Acreage: 0.236	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$61,300
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Acreage/Squarefoot Variables

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Land Data & Computations

Total Square Footage: 10,280	Total Acreage: 0.236	Depth:	Act. Frontage:	Assessed Land Value: \$61,300
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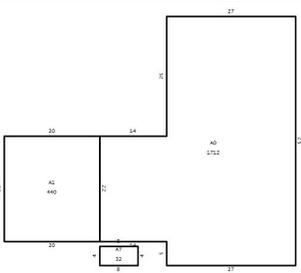
General Information

Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: All Public
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Valuation/Explanation		
Dwelling #	756 0089 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,029	\$128,172.24
Second Story:	810	\$55,015.20
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$183,187.44
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,029	\$26,157.18
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,523.94
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$5,800.00
Attachments:	884	\$24,600.00
Adjusted Base Price		\$249,149.56
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$240,624.52
Market Adjustment:	78%	\$428,311.64
CDU Adjustment:	65	\$278,400.00
Complete:	100	\$278,400.00
Dollar Adjustments		\$500.00
Dwelling Value		\$278,900.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$278,900.00
Total Land Value		\$61,300.00
Total Assessed Value		\$340,200.00

Parcel Numbers: 756-0090-000	Property Address: 7461 RIVERVIEW RD S	Municipality: Franklin, City of
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Owner Name: ARENDE PETER R & KIMBERLEY S	Mailing Address: 7461 S RIVERVIEW RD FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: SOUTHVIEW EAST BLK 7 LOT 2	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1012-Franklin		

Building Description

Dwelling #	756 0090 000- 1		
Year Built:	1/1/1984	Exterior Wall:	07-Brick
Year Remodeled:	1/1/1984	Bedrooms:	3
Remodeled/Effective Age:	-38	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0090 000- 1	1,712	0	0	0	0	0	1,712

Attachment Description(s): 23-AMG	Area: 440	Attachment Value: \$15,400
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Feature Description(s): 05-Metal Fireplace	Area: 1	Feature Value: \$2,000
Rec Room Condition: Average	Rec Room Area: 700	Rec Room Value: \$3,500
22-Additional Fixture	1	\$300
Rec Room Condition: Average	Rec Room Area: 700	Rec Room Value: \$3,500

Other Building Improvements

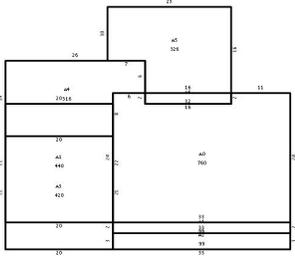
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
1/24/2005	50198	\$3,500.00	RECROOM				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/30/2003		\$190,000.00	Valid		Land and Improvements		
1/1/1987		\$92,300.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.236	Gross				\$61,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
10,280	0.236			\$61,300			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0090 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,712		\$199,533.60	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$199,533.60	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,712		\$37,664.00	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Basic Heating		\$0.00	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				440		\$15,400.00	
Adjusted Base Price						\$259,778.60	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$266,286.46	
Market Adjustment:				54%		\$410,081.15	
CDU Adjustment:				65		\$266,600.00	
Complete:				100		\$266,600.00	
Dollar Adjustments						(\$100.00)	
Dwelling Value						\$266,500.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$266,500.00
Total Land Value		\$61,300.00
Total Assessed Value		\$327,800.00

Parcel Numbers: 756-0091-000	Property Address: 7449 RIVERVIEW RD S	Municipality: Franklin, City of
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Owner Name: ROBERTS, BRAD P	Mailing Address: 7449 S RIVERVIEW RD FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: SOUTHVIEW EAST BLK 7 LOT 3	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

Building Description

Dwelling #	756 0091 000- 1		
Year Built:	1/1/1981	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1981	Bedrooms:	3
Remodeled/Effective Age:	-41	Full Baths:	1
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0091 000- 1	1,076	858	0	0	0	0	1,934

Attachment Description(s):	Area:	Attachment Value:
11-OFP	66	\$1,300
99-Additional Attachments	66	\$6,600
11-OFP	99	\$2,000
13-AFG	420	\$12,600
33-Concrete Patio	326	\$1,600
99-Additional Attachments	32	\$3,200

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	520	\$2,600
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	520	\$2,600

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/1994	120		Average	\$200.00

Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
4/1/1994	94-0322	\$1,500.00	DECK
4/1/1999	99-0324	\$3,600.00	HTG & A/C
3/1/1999	99-0249	\$2,500.00	REROOF

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
2/28/2014		\$223,500.00	Valid		Land and Improvements	
10/1/1991		\$127,500.00	Valid		Land and Improvements	

Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.234	Gross				\$61,200

Acreage/Squarefoot Variables

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Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
10,193	0.234			\$61,200

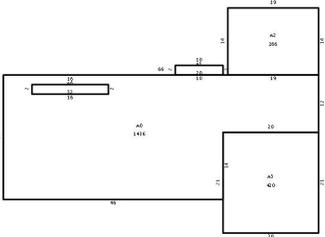
General Information

Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Above Street	Paved	Light			All Public

Valuation/Explanation		
Dwelling #	756 0091 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,076	\$132,401.80
Second Story:	858	\$57,039.84
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$189,441.64
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	760	\$0.00
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,757.64
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	1,009	\$27,300.00
Adjusted Base Price		\$228,680.28
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$218,988.31
Market Adjustment:	95%	\$427,027.20
CDU Adjustment:	65	\$277,600.00
Complete:	100	\$277,600.00
Dollar Adjustments		\$400.00
Dwelling Value		\$278,000.00
Other Building Improvements	0	\$200.00
Total Improvement Value		\$278,200.00
Total Land Value		\$61,200.00
Total Assessed Value		\$339,400.00

Parcel Numbers: 756-0092-000 Property Address: 7437 RIVERVIEW RD S Municipality: Franklin, City of

Owner Name: MERATH, RONALD & PAT Mailing Address: 7437 S RIVERVIEW RD FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 7 LOT 4	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

Building Description

Dwelling #	756 0092 000- 1		
Year Built:	1/1/1983	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1983	Bedrooms:	3
Remodeled/Effective Age:	-39	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0092 000- 1	1,456	0	0	0	0	0	1,456

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	20	\$2,000
33-Concrete Patio	266	\$1,300
13-AFG	420	\$12,600

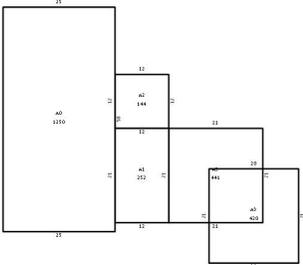
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/1/1983		\$20,000.00	Valid		Land		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.237	Gross				\$61,500
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
10,324		0.237				\$61,500	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0092 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,456		\$167,556.48	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$167,556.48	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,436		\$32,999.28	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Basic Heating		\$0.00	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				706		\$15,900.00	
Adjusted Base Price						\$223,636.76	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$225,980.44	
Market Adjustment:				60%		\$361,568.70	
CDU Adjustment:				65		\$235,000.00	
Complete:				100		\$235,000.00	
Dollar Adjustments						(\$200.00)	
Dwelling Value						\$234,800.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$234,800.00
Total Land Value		\$61,500.00
Total Assessed Value		\$296,300.00

Parcel Numbers: 756-0093-000 Property Address: 7425 RIVERVIEW RD S Municipality: Franklin, City of

Owner Name: Benny Velazquez Mailing Address: 7425 South Riverview Road Franklin, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	SOUTHVIEW EAST BLK 7 LOT 5	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

Building Description

Dwelling #	756 0093 000- 1		
Year Built:	1/1/1981	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1981	Bedrooms:	3
Remodeled/Effective Age:	-41	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0093 000- 1	1,502	0	0	0	0	0	1,502

Attachment Description(s):	Area:	Attachment Value:
31-WD	144	\$1,400
13-AFG	441	\$13,200

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

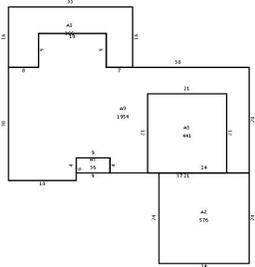
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/1987	96		Average	\$200.00

Permit / Construction History							
Date of Permit: 7/5/2007	Permit Number: 1565	Permit Amount: \$5,980.00	Details of Permit: AC/FURREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/1/1993		\$123,900.00	Valid		Land and Improvements		
7/13/2022	11268076	\$368,000.00		W/C D - Warrant/Condo Deed	Land and Improvements	Other	
	11268076						
Land Breakdown							
Land Class: A-Residential Primary Site	Acreeage: 0.242	Unit of Meassure: Gross	Influence Reason:	Influence Factor:	Dollar Adjusment:	Land Value: \$61,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage: 10,542	Total Acreeage: 0.242	Depth:	Act. Frontage:		Assessed Land Value: \$61,300		
General Information							
Topography: Above Street	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: All Public		
Valuation/Explanation							
Dwelling #				756 0093 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,502		\$171,708.64	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$171,708.64	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,250		\$29,600.00	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,694.92	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				585		\$14,600.00	
Adjusted Base Price						\$226,784.56	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$230,873.02	
Market Adjustment:				64%		\$378,631.75	
CDU Adjustment:				65		\$246,100.00	
Complete:				100		\$246,100.00	
Dollar Adjustments						(\$100.00)	
Dwelling Value						\$246,000.00	

Other Building Improvements	0	\$200.00
Total Improvement Value		\$246,200.00
Total Land Value		\$61,300.00
Total Assessed Value		\$307,500.00

Parcel Numbers: 756-0096-000	Property Address: 7502 BRUNN DR W	Municipality: Franklin, City of
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Owner Name: BABLER, BRUCE A	Mailing Address: 7502 W BRUNN DR FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: KARTH ESTATES BLK 1 LOT 2	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1013-Franklin	

Building Description

Dwelling #	756 0096 000- 1		
Year Built:	1/1/1991	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B-	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0096 000- 1	1,954	0	0	0	0	0	1,954

Attachment Description(s):	Area:	Attachment Value:
31-WD	366	\$3,700
13-AFG	576	\$17,300
11-OFP	36	\$700

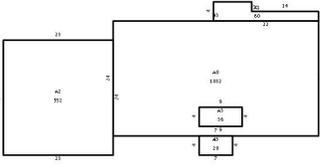
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
4/28/2010	637	\$6,700.00	AC&FURREPLAC			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
12/1/1992		\$170,000.00	Valid		Land and Improvements	
5/1/1999		\$185,000.00	Valid		Land and Improvements	
4/27/2017		\$301,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.250	Gross				\$62,200
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
10,890	0.250			\$62,200		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	756 0096 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,954	\$213,005.54
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$213,005.54
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,954	\$42,147.78
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,806.84
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	978	\$21,700.00
Adjusted Base Price		\$291,282.16
Changes/Adjustments		
Grade Adjustment:	B- 120%	\$320,738.59
Market Adjustment:	37%	\$439,411.87
CDU Adjustment:	70	\$307,600.00
Complete:	100	\$307,600.00
Dollar Adjustments		(\$400.00)
Dwelling Value		\$307,200.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$307,200.00
Total Land Value		\$62,200.00
Total Assessed Value		\$369,400.00

Parcel Numbers: 756-0097-000 Property Address: 7490 BRUNN DR W Municipality: Franklin, City of

Owner Name: ELLERMANN, NICHOLAS AND ELISSA Mailing Address: 7490 W BRUNN DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	KARTH ESTATES BLK 1 LOT 3	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1013-Franklin	

Building Description

Dwelling #	756 0097 000- 1		
Year Built:	1/1/1991	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1991	Bedrooms:	4
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	B-	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0097 000- 1	1,092	1,032	0	0	0	0	2,124

Attachment Description(s):	Area:	Attachment Value:
13-AFG	552	\$16,600
11-OFP	28	\$600

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

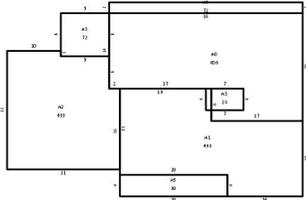
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/1/1998	B980472	\$1,750.00	A/C				
5/12/2011	830	\$6,100.00	AC&FURREPLAC				
11/21/2013	13-2798	\$12,008.00	FOUNDRPR				
12/14/2015	15-3016	\$5,000.00	FRNT PORCH ADDN				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/15/2017		\$310,000.00	Valid		Land and Improvements		
7/1/1994		\$159,900.00	Valid		Land and Improvements		
7/15/2003		\$230,100.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.244	Gross				\$61,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
10,629	0.244			\$61,800			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	756 0097 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,092	\$134,370.60
Second Story:	1,032	\$66,976.80
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$201,347.40
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,092	\$27,310.92
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$5,225.04
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	580	\$17,200.00
Adjusted Base Price		\$265,586.36
Changes/Adjustments		
Grade Adjustment:	B- 120%	\$295,303.63
Market Adjustment:	51%	\$445,908.48
CDU Adjustment:	70	\$312,100.00
Complete:	100	\$312,100.00
Dollar Adjustments		\$800.00
Dwelling Value		\$312,900.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$312,900.00
Total Land Value		\$61,800.00
Total Assessed Value		\$374,700.00

Parcel Numbers: 756-0098-000 Property Address: 7472 BRUNN DR W Municipality: Franklin, City of

Owner Name: LORBIECKI, JAMES D & DEBRA A Mailing Address: 7472 W BRUNN DR FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	KARTH ESTATES BLK 1 LOT 4	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1013-Franklin	

Building Description

Dwelling #	756 0098 000- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	1
Building Type/Style:	13-Contemporary	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	B-	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Very Good	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0098 000- 1	1,176	678	0	0	0	0	1,854

Attachment Description(s):	Area:	Attachment Value:
13-AFG	439	\$13,200
99-Additional Attachments	72	\$7,200
11-OFP	80	\$1,600

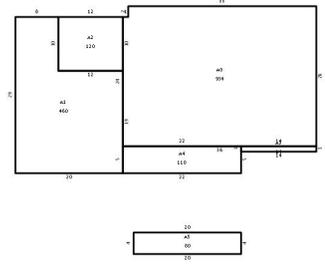
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
3/4/2011	365	\$23,100.00	BATHREMOD			
10/14/2014	142473	\$21,500.00	KITREMOD			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
6/1/1991		\$32,500.00	Invalid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.244	Gross				\$61,800
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
10,629	0.244			\$61,800		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	
Valuation/Explanation						
Dwelling #	756 0098 000- 1					
Description	Area			Value Amount		
Living Area:						
First Story:	1,176			\$141,966.72		
Second Story:	678			\$46,937.94		
Additional Story:	0			\$0.00		
Attic/Finished Net:	0			\$0.00		
Half Story/Finished Net:	0			\$0.00		
Base Price				\$188,904.66		
Unfinished Living Area:						
Room/Unfinished:	0			\$0.00		
Unfinished Basement:	1,176			\$28,541.52		
Half Story/Unfinished:				\$0.00		
Structure Info, Features and Attachments:						
Heating/AC	Air Conditioning - Same Ducts			\$4,560.84		
Plumbing	1 - Half Bath 1 - Full Bath			\$4,881.00		
Finished Basement Living Area	0			\$0.00		
Features:	3			\$2,600.00		
Attachments:	591			\$22,000.00		
Adjusted Base Price				\$251,488.02		
Changes/Adjustments						
Grade Adjustment:	B- 120%			\$272,265.62		
Market Adjustment:	60%			\$435,625.00		
CDU Adjustment:	70			\$304,900.00		
Complete:	100			\$304,900.00		
Dollar Adjustments				(\$300.00)		
Dwelling Value				\$304,600.00		

Other Building Improvements	0	\$0.00
Total Improvement Value		\$304,600.00
Total Land Value		\$61,800.00
Total Assessed Value		\$366,400.00

Parcel Numbers: 756-0099-000 Property Address: 7456 BRUNN DR W Municipality: Franklin, City of

Owner Name: LONERGAN, CYNTHIA L Mailing Address: 7456 BRUNN DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	KARTH ESTATES BLK 1 LOT 5	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1013-Franklin	

Building Description

Dwelling #	756 0099 000- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	4
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	B-	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0099 000- 1	1,054	948	0	0	0	0	2,002

Attachment Description(s):	Area:	Attachment Value:
13-AFG	460	\$13,800
99-Additional Attachments	14	\$1,400
11-OFP	110	\$2,200

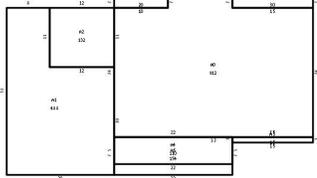
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	307	\$1,535
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	307	\$1,535

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/1/1991		\$32,500.00	Valid		Land		
11/28/2003		\$103,192.00	Invalid		Land		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.244	Gross				\$61,800
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
10,629		0.244				\$61,800	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0099 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,054		\$129,694.70	
Second Story:				948		\$62,368.92	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$192,063.62	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,054		\$26,360.54	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,924.92	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				584		\$17,400.00	
Adjusted Base Price						\$255,252.08	
Changes/Adjustments							
Grade Adjustment:				B- 120%		\$282,662.50	
Market Adjustment:				48%		\$418,340.49	
CDU Adjustment:				70		\$292,800.00	
Complete:				100		\$292,800.00	
Dollar Adjustments						(\$200.00)	
Dwelling Value						\$292,600.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$292,600.00
Total Land Value		\$61,800.00
Total Assessed Value		\$354,400.00

Parcel Numbers: 756-0100-000	Property Address: 7440 BRUNN DR W	Municipality: Franklin, City of
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Owner Name: BALCERAK, MICHAEL & NATALIE	Mailing Address: 7440 W BRUNN DR FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: KARTH ESTATES BLK 1 LOT 6	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1013-Franklin	

Building Description

Dwelling #	756 0100 000- 1		
Year Built:	1/1/1990	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1990	Bedrooms:	3
Remodeled/Effective Age:	-32	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	B-	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0100 000- 1	1,044	977	0	0	0	0	2,021

Attachment Description(s):	Area:	Attachment Value:
13-AFG	488	\$14,600
99-Additional Attachments	20	\$2,000
99-Additional Attachments	30	\$3,000
99-Additional Attachments	15	\$1,500
11-OFP	154	\$3,100

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
10/18/2006	3520	\$0.00	FURREPLAC
8/8/2013	13-1755	\$1,700.00	FENCE

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
4/1/1997		\$162,000.00	Valid		Land and Improvements	
6/1/2000		\$192,500.00	Valid		Land and Improvements	
6/1/1993		\$144,000.00	Invalid		Land and Improvements	

Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.248	Gross				\$62,300

Acreage/Squarefoot Variables

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Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
10,803	0.248			\$62,300

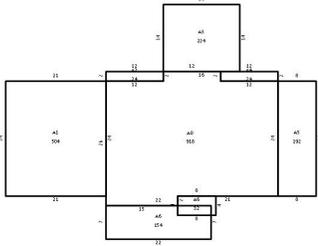
General Information

Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Light			All Public

Valuation/Explanation		
Dwelling #	756 0100 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,044	\$130,040.64
Second Story:	977	\$63,817.64
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$193,858.28
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,044	\$26,538.48
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,971.66
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	707	\$24,200.00
Adjusted Base Price		\$264,071.42
Changes/Adjustments		
Grade Adjustment:	B- 120%	\$285,085.70
Market Adjustment:	62%	\$461,838.84
CDU Adjustment:	65	\$300,200.00
Complete:	100	\$300,200.00
Dollar Adjustments		\$100.00
Dwelling Value		\$300,300.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$300,300.00
Total Land Value		\$62,300.00
Total Assessed Value		\$362,600.00

Parcel Numbers: 756-0101-000	Property Address: 7426 BRUNN DR W	Municipality: Franklin, City of
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Owner Name: Indrit, Iva and Erjona Katroschi	Mailing Address: 7426 West Brunn Drive Franklin, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: KARTH ESTATES BLK 1 LOT 7	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1013-Franklin	

Building Description

Dwelling #	756 0101 000- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	B-	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0101 000- 1	1,110	966	0	0	0	0	2,076

Attachment Description(s):	Area:	Attachment Value:
13-AFG	504	\$15,100
99-Additional Attachments	24	\$2,400
31-WD	224	\$2,200
99-Additional Attachments	24	\$2,400
11-OFP	32	\$600

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/1996	64		Average	\$200.00

Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
8/1/1996	96-0918	\$1,000.00	SHED 8X8'
9/16/2015	15-2206	\$2,259.00	ACREPLACE
10/4/2013	13-2371	\$2,475.00	FURREPLAC

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
12/1/1992		\$154,000.00	Valid		Land and Improvements	
8/25/2022	11282052	\$399,900.00		W/C D - Warrant/Condo Deed	Land and Improvements	Other
	11282052					

Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.241	Gross				\$61,800

Acreage/Squarefoot Variables

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Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
10,498	0.241			\$61,800

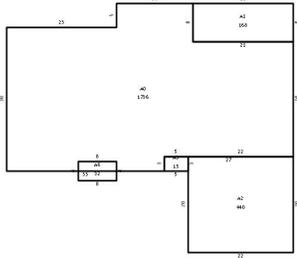
General Information

Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Light			All Public

Valuation/Explanation		
Dwelling #	756 0101 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,110	\$135,120.30
Second Story:	966	\$63,099.12
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$198,219.42
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,110	\$27,339.30
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$5,106.96
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	808	\$22,700.00
Adjusted Base Price		\$267,868.68
Changes/Adjustments		
Grade Adjustment:	B- 120%	\$291,442.42
Market Adjustment:	52%	\$442,992.47
CDU Adjustment:	70	\$310,100.00
Complete:	100	\$310,100.00
Dollar Adjustments		(\$600.00)
Dwelling Value		\$309,500.00
Other Building Improvements	0	\$200.00
Total Improvement Value		\$309,700.00
Total Land Value		\$61,800.00
Total Assessed Value		\$371,500.00

Parcel Numbers: 756-0102-000 Property Address: 7408 BRUNN DR W Municipality: Franklin, City of

Owner Name: GANNON, THERESA M Mailing Address: 7408 W BRUNN DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	KARTH ESTATES BLK 1 LOT 8	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1013-Franklin	

Building Description

Dwelling #	756 0102 000- 1		
Year Built:	1/1/1991	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	B-	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0102 000- 1	1,736	0	0	0	0	0	1,736

Attachment Description(s):	Area:	Attachment Value:
11-OFP	168	\$3,400
13-AFG	440	\$13,200
11-OFP	15	\$300

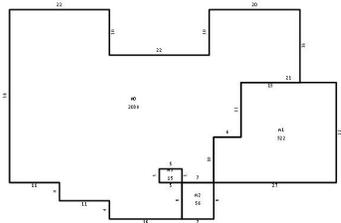
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
1/1/1991		\$32,500.00	Valid		Land		
3/17/2011		\$120,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.239	Gross				\$61,700
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
10,411		0.239				\$61,700	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0102 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,736		\$193,859.12	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$193,859.12	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,736		\$38,192.00	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Basic Heating		\$0.00	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				623		\$16,900.00	
Adjusted Base Price						\$263,454.12	
Changes/Adjustments							
Grade Adjustment:				B- 120%		\$293,104.94	
Market Adjustment:				41%		\$413,277.97	
CDU Adjustment:				70		\$289,300.00	
Complete:				100		\$289,300.00	
Dollar Adjustments						\$800.00	
Dwelling Value						\$290,100.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$290,100.00
Total Land Value		\$61,700.00
Total Assessed Value		\$351,800.00

Parcel Numbers: 756-0103-000	Property Address: 7388 BRUNN DR W	Municipality: Franklin, City of
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Owner Name: HASAN, HANI Y	Mailing Address: 7388 W BRUNN DR FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: KARTH ESTATES BLK 1 LOT 9	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1013-Franklin	

Building Description

Dwelling #	756 0103 000- 1		
Year Built:	1/1/1990	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1990	Bedrooms:	3
Remodeled/Effective Age:	-32	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B-	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0103 000- 1	2,038	0	0	0	0	0	2,038

Attachment Description(s):	Area:	Attachment Value:
13-AFG	522	\$15,700
11-OPF	56	\$1,100

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	900	\$4,500
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	900	\$4,500

Other Building Improvements

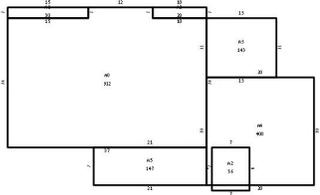
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/13/2007		\$350,000.00	Invalid		Land and Improvements		
8/1/1990		\$29,500.00	Valid		Land		
10/10/2003		\$232,200.00	Valid		Land and Improvements		
11/13/2019		\$340,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.251	Gross				\$62,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
10,934	0.251				\$62,500		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0103 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				2,038		\$221,347.18	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$221,347.18	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				2,038		\$43,817.00	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$5,013.48	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				4		\$2,900.00	
Attachments:				578		\$16,800.00	
Adjusted Base Price						\$297,199.66	
Changes/Adjustments							
Grade Adjustment:				B- 120%		\$332,999.59	
Market Adjustment:				46%		\$486,179.40	
CDU Adjustment:				65		\$316,000.00	
Complete:				100		\$316,000.00	
Dollar Adjustments						\$600.00	
Dwelling Value						\$316,600.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$316,600.00
Total Land Value		\$62,500.00
Total Assessed Value		\$379,100.00

Parcel Numbers: 756-0104-000 Property Address: 7384 BRUNN DR W Municipality: Franklin, City of

Owner Name: ZAKSZEWSKI, PERRY & THERESA Mailing Address: 7384 W BRUNN DR FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	KARTH ESTATES BLK 1 LOT 10	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1013-Franklin	

Building Description

Dwelling #	756 0104 000- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	B-	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0104 000- 1	1,055	962	0	0	0	0	2,017

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	30	\$3,000
99-Additional Attachments	20	\$2,000
13-AFG	400	\$12,000
11-OFP	147	\$2,900

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

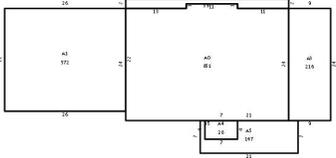
Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
8/20/2008	1927	\$7,300.00	AC/FURREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/1/1991		\$34,500.00	Invalid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.251	Gross				\$62,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
10,934	0.251			\$62,500			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0104 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,055		\$129,817.75	
Second Story:				962		\$62,837.84	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$192,655.59	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,055		\$26,385.55	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,961.82	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				597		\$19,900.00	
Adjusted Base Price						\$251,524.96	
Changes/Adjustments							
Grade Adjustment:				B- 120%		\$277,589.95	
Market Adjustment:				49%		\$413,609.03	
CDU Adjustment:				70		\$289,500.00	
Complete:				100		\$289,500.00	
Dollar Adjustments						\$0.00	
Dwelling Value						\$289,500.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$289,500.00	
Total Land Value						\$62,500.00	
Total Assessed Value						\$352,000.00	

Parcel Numbers: 756-0105-000	Property Address: 7372 BRUNN DR W	Municipality: Franklin, City of
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Owner Name: TREGELLAS, TERRANCE K & JEAN M	Mailing Address: 7372 W BRUNN DR FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: KARTH ESTATES BLK 1 LOT 11	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1013-Franklin	

Building Description

Dwelling #	756 0105 000- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	1
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	B-	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0105 000- 1	1,067	910	0	0	0	0	1,977

Attachment Description(s):	Area:	Attachment Value:
13-AFG	572	\$17,200
99-Additional Attachments	59	\$5,900
35-Ms/Terrace	28	\$0

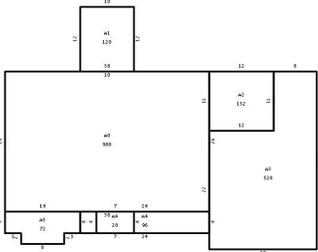
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/1/1991		\$34,500.00	Valid		Land		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.251	Gross				\$62,500
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
10,934		0.251				\$62,500	
General Information							
Topography:		Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level		Paved	Light			All Public	
Valuation/Explanation							
Dwelling #				756 0105 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,067		\$131,294.35	
Second Story:				910		\$59,868.90	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$191,163.25	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,067		\$26,685.67	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Basic Heating		\$0.00	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				3		\$2,600.00	
Attachments:				659		\$23,100.00	
Adjusted Base Price						\$248,429.92	
Changes/Adjustments							
Grade Adjustment:				B- 120%		\$267,275.90	
Market Adjustment:				55%		\$414,277.65	
CDU Adjustment:				70		\$290,000.00	
Complete:				100		\$290,000.00	
Dollar Adjustments						(\$500.00)	
Dwelling Value						\$289,500.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$289,500.00
Total Land Value		\$62,500.00
Total Assessed Value		\$352,000.00

Parcel Numbers: 756-0106-000 Property Address: 7485 BRUNN DR W Municipality: Franklin, City of

Owner Name: PROVENZANO, NICHOLAS SR & KATHY Mailing Address: 7485 W BRUNN DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	KARTH ESTATES BLK 2 LOT 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1013-Franklin	

Building Description

Dwelling #	756 0106 000- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	B-	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0106 000- 1	1,312	988	0	0	0	0	2,300

Attachment Description(s):	Area:	Attachment Value:
13-AFG	528	\$15,800
11-OFP	96	\$1,900

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

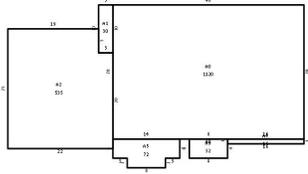
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit: 10/18/2017 12/1/1995	Permit Number: 17-2456 95-1387	Permit Amount: \$6,000.00 \$2,000.00	Details of Permit: RE-ROOFING W/TO A/C				
Ownership/Sales History							
Date of Sale: 5/1/1991	Sale Document:	Purchase Amount: \$32,500.00	Sale Validity: Invalid	Conveyance Type:	Sale Type: Land	Sale Validation Source:	
Land Breakdown							
Land Class: A-Residential Primary Site	Acreage: 0.337	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$71,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage: 14,680	Total Acreage: 0.337	Depth:	Act. Frontage:	Assessed Land Value: \$71,000			
General Information							
Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: All Public		
Valuation/Explanation							
Dwelling #				756 0106 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,312		\$154,225.60	
Second Story:				988		\$64,536.16	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$218,761.76	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,312		\$30,740.16	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$5,658.00	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				624		\$17,700.00	
Adjusted Base Price						\$287,362.92	
Changes/Adjustments							
Grade Adjustment:				B- 120%		\$320,835.50	
Market Adjustment:				43%		\$458,794.77	
CDU Adjustment:				70		\$321,200.00	
Complete:				100		\$321,200.00	
Dollar Adjustments						\$1,000.00	
Dwelling Value						\$322,200.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$322,200.00
Total Land Value		\$71,000.00
Total Assessed Value		\$393,200.00

Parcel Numbers: 756-0107-000 Property Address: 7463 BRUNN DR W Municipality: Franklin, City of

Owner Name: MC ELRONE, PATRICK & SANDRA Mailing Address: 7463 W BRUNN DR FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	KARTH ESTATES BLK 2 LOT 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1013-Franklin	

Building Description

Dwelling #	756 0107 000- 1		
Year Built:	1/1/1995	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1995	Bedrooms:	3
Remodeled/Effective Age:	-27	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	B-	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0107 000- 1	1,150	1,136	0	0	0	0	2,286

Attachment Description(s):	Area:	Attachment Value:
13-AFG	535	\$16,100
11-OPF	32	\$600
99-Additional Attachments	16	\$1,600

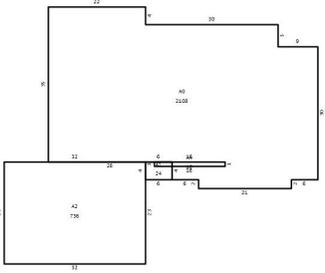
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	4	\$1,200
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed	1/1/2004	100		Average	\$400.00	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
12/1/1994	94-1273	\$100,000.00	NEWDWLG			
1/1/1995	95-0082	\$4,535.00	HTG & A/C			
4/14/2004	1019	\$1,489.00	SHED			
1/29/2008	188	\$2,750.00	FURREPLAC			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
3/1/1996		\$185,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.286	Gross				\$65,200
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
12,458	0.286			\$65,200		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	756 0107 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,150	\$138,828.00
Second Story:	1,136	\$72,613.12
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$211,441.12
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,150	\$27,910.50
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$5,623.56
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	5	\$3,200.00
Attachments:	583	\$18,300.00
Adjusted Base Price		\$278,678.18
Changes/Adjustments		
Grade Adjustment:	B- 120%	\$308,613.82
Market Adjustment:	52%	\$469,093.00
CDU Adjustment:	70	\$328,400.00
Complete:	100	\$328,400.00
Dollar Adjustments		(\$1,000.00)
Dwelling Value		\$327,400.00
Other Building Improvements	0	\$400.00
Total Improvement Value		\$327,800.00
Total Land Value		\$65,200.00
Total Assessed Value		\$393,000.00

Parcel Numbers: 756-0108-000 Property Address: 7403 IMPERIAL DR W Municipality: Franklin, City of

Owner Name: LAMBERT, RICHARD W Mailing Address: 7403 W IMPERIAL DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	KARTH ESTATES BLK 2 LOT 3	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1013-Franklin	

Building Description

Dwelling #	756 0108 000- 1		
Year Built:	1/1/1990	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1990	Bedrooms:	3
Remodeled/Effective Age:	-32	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	B-	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0108 000- 1	2,108	0	0	0	0	0	2,108

Attachment Description(s):	Area:	Attachment Value:
11-OFP	24	\$500
13-AFG	736	\$22,100

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

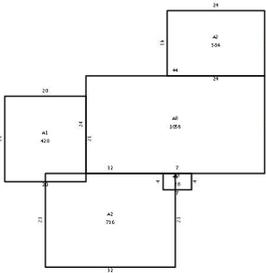
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History						
Date of Permit: 10/29/2008	Permit Number: 2511	Permit Amount: \$3,200.00	Details of Permit: AC/FURREPLAC			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
8/1/1990		\$29,500.00	Valid		Land	
3/4/2004		\$180,000.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class: A-Residential Primary Site	Acreage: 0.313	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$66,300
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage: 13,634	Total Acreage: 0.313	Depth:	Act. Frontage:	Assessed Land Value: \$66,300		
General Information						
Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: All Public	
Valuation/Explanation						
Dwelling #	756 0108 000- 1					
Description	Area	Value Amount				
Living Area:						
First Story:	2,108	\$227,073.76				
Second Story:	0	\$0.00				
Additional Story:	0	\$0.00				
Attic/Finished Net:	0	\$0.00				
Half Story/Finished Net:	0	\$0.00				
Base Price		\$227,073.76				
Unfinished Living Area:						
Room/Unfinished:	0	\$0.00				
Unfinished Basement:	2,108	\$44,752.84				
Half Story/Unfinished:		\$0.00				
Structure Info, Features and Attachments:						
Heating/AC		Air Conditioning - Same Ducts				\$5,185.68
Plumbing		1 - Half Bath 2 - Full Bath				\$12,203.00
Finished Basement Living Area	0	\$0.00				
Features:	3	\$2,600.00				
Attachments:	760	\$22,600.00				
Adjusted Base Price		\$314,415.28				
Changes/Adjustments						
Grade Adjustment:		B- 120%				\$347,058.34
Market Adjustment:		40%				\$485,881.67
CDU Adjustment:		65				\$315,800.00
Complete:		100				\$315,800.00
Dollar Adjustments		(\$1,000.00)				
Dwelling Value		\$314,800.00				

Other Building Improvements	0	\$0.00
Total Improvement Value		\$314,800.00
Total Land Value		\$66,300.00
Total Assessed Value		\$381,100.00

Parcel Numbers: 756-0109-000 Property Address: 7495 74TH ST S Municipality: Franklin, City of

Owner Name: DOMZIL, GERALD R & LORI ANN Mailing Address: 7495 S 74TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	KARTH ESTATES BLK 2 LOT 4	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1013-Franklin	

Building Description

Dwelling #	756 0109 000- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	4
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	B-	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0109 000- 1	1,056	1,056	0	0	0	0	2,112

Attachment Description(s):	Area:	Attachment Value:
13-AFG	420	\$12,600
31-WD	384	\$3,800
11-OFP	28	\$600

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

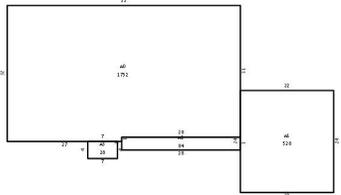
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/1/1991		\$31,900.00	Invalid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.382	Gross				\$72,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
16,640	0.382				\$72,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0109 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,056		\$129,940.80	
Second Story:				1,056		\$67,995.84	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$197,936.64	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,056		\$26,410.56	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$5,195.52	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$2,000.00	
Attachments:				832		\$17,000.00	
Adjusted Base Price						\$260,745.72	
Changes/Adjustments							
Grade Adjustment:				B- 120%		\$290,094.86	
Market Adjustment:				52%		\$440,944.19	
CDU Adjustment:				70		\$308,700.00	
Complete:				100		\$308,700.00	
Dollar Adjustments						\$400.00	
Dwelling Value						\$309,100.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$309,100.00	
Total Land Value						\$72,200.00	
Total Assessed Value						\$381,300.00	

Parcel Numbers: 756-0110-000 Property Address: 7400 IMPERIAL DR W Municipality: Franklin, City of

Owner Name: RADKE JOINT REVOCABLE TRUST Mailing Address: 7400 W IMPERIAL DR FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	KARTH ESTATES BLK 3 LOT 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1013-Franklin	

Building Description

Dwelling #	756 0110 000- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0110 000- 1	1,732	0	0	0	0	0	1,732

Attachment Description(s):	Area:	Attachment Value:
13-AFG	528	\$15,800
35-Ms/Terrace	84	\$0

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

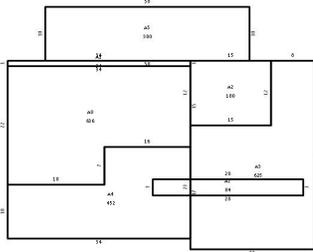
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
6/29/2006	2149	\$5,200.00	EXTREMOD				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/1/1991		\$32,500.00	Invalid		Land		
6/10/2021		\$273,400.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.275	Gross				\$63,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
11,979	0.275			\$63,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0110 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,732		\$193,412.44	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$193,412.44	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,732		\$38,104.00	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,260.72	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				612		\$15,800.00	
Adjusted Base Price						\$266,080.16	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$272,778.18	
Market Adjustment:				47%		\$400,983.92	
CDU Adjustment:				70		\$280,700.00	
Complete:				100		\$280,700.00	
Dollar Adjustments						(\$500.00)	
Dwelling Value						\$280,200.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$280,200.00
Total Land Value		\$63,000.00
Total Assessed Value		\$343,200.00

Parcel Numbers: 756-0111-000 Property Address: 7380 IMPERIAL DR W Municipality: Franklin, City of

Owner Name: GUZMAN, ALICE R & EDDIE M Mailing Address: 7380 W IMPERIAL DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	KARTH ESTATES BLK 3 LOT 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1013-Franklin	

Building Description

Dwelling #	756 0111 000- 1		
Year Built:	1/1/1991	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	B-	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0111 000- 1	1,268	670	0	0	0	0	1,938

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	34	\$3,400
13-AFG	625	\$18,800
31-WD	380	\$3,800

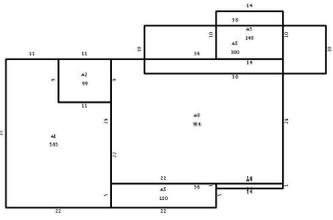
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
4/21/2005		51375	\$8,500.00		WDDK		
6/29/2016		16-1552	\$3,200.00		ACREPLACE		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/1/1991		\$32,500.00	Valid		Land		
7/1/1998		\$184,900.00	Valid		Land and Improvements		
3/25/2019		\$276,100.00	Invalid		Land and Improvements		
7/9/2019		\$290,100.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.250	Gross				\$62,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
10,890	0.250				\$62,500		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	756 0111 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,268	\$150,308.72
Second Story:	670	\$46,384.10
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$196,692.82
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,268	\$30,026.24
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,767.48
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	1,039	\$26,000.00
Adjusted Base Price		\$267,108.54
Changes/Adjustments		
Grade Adjustment:	B- 120%	\$286,570.25
Market Adjustment:	49%	\$426,989.67
CDU Adjustment:	70	\$298,900.00
Complete:	100	\$298,900.00
Dollar Adjustments		(\$400.00)
Dwelling Value		\$298,500.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$298,500.00
Total Land Value		\$62,500.00
Total Assessed Value		\$361,000.00

Parcel Numbers: 756-0112-000 Property Address: 7352 IMPERIAL DR W Municipality: Franklin, City of

Owner Name: WEIS, WILLIAM Mailing Address: 7352 W IMPERIAL DR FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	KARTH ESTATES BLK 3 LOT 3	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1013-Franklin	

Building Description

Dwelling #	756 0112 000- 1		
Year Built:	1/1/1990	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1990	Bedrooms:	3
Remodeled/Effective Age:	-32	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	B-	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0112 000- 1	1,175	950	0	0	0	0	2,125

Attachment Description(s):	Area:	Attachment Value:
13-AFG	583	\$17,500
99-Additional Attachments	14	\$1,400
11-OFP	110	\$2,200

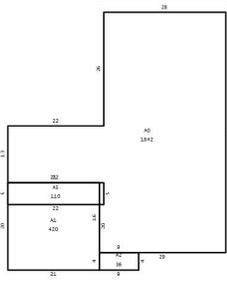
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	515	\$2,575
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	515	\$2,575

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
1/1/1999	99-0073	\$2,500.00	BSMT ALTERAT			
1/24/2011	149	\$3,537.00	FURREPLAC			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
3/1/1998		\$181,000.00	Valid		Land and Improvements	
9/1/1990		\$34,500.00	Valid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.297	Gross				\$67,400
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
12,937	0.297			\$67,400		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	756 0112 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,175	\$141,846.00
Second Story:	950	\$62,054.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$203,900.00
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,175	\$28,517.25
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$5,227.50
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	707	\$21,100.00
Adjusted Base Price		\$273,247.75
Changes/Adjustments		
Grade Adjustment:	B- 120%	\$299,817.30
Market Adjustment:	65%	\$494,698.55
CDU Adjustment:	65	\$321,600.00
Complete:	100	\$321,600.00
Dollar Adjustments		(\$900.00)
Dwelling Value		\$320,700.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$320,700.00
Total Land Value		\$67,400.00
Total Assessed Value		\$388,100.00

Parcel Numbers: 756-0113-000 Property Address: 7324 IMPERIAL DR W Municipality: Franklin, City of

Owner Name: MEDIC, SINISA Mailing Address: 7324 W IMPERIAL DR FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	KARTH ESTATES BLK 3 LOT 4	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1013-Franklin	

Building Description

Dwelling #	756 0113 000- 1		
Year Built:	1/1/1990	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1990	Bedrooms:	3
Remodeled/Effective Age:	-32	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0113 000- 1	1,842	0	0	0	0	0	1,842

Attachment Description(s):	Area:	Attachment Value:
13-AFG	420	\$12,600
11-OPF	36	\$700

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	900	\$4,500
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	900	\$4,500

Other Building Improvements

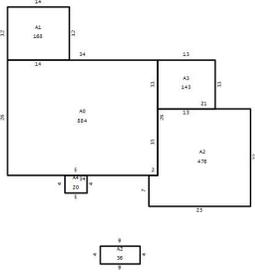
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1998	230		Average	\$3,500.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
4/1/1998	B980271	\$4,000.00	SHED 10X12				
4/23/2004	1151	\$32,000.00	RECROOM				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
3/28/2012		\$229,000.00	Valid		Land and Improvements		
9/1/1990		\$34,550.00	Valid		Land		
6/19/2020		\$327,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.302	Gross				\$67,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
13,155	0.302				\$67,500		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0113 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,842		\$203,798.88	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$203,798.88	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,842		\$40,192.44	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,531.32	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				456		\$13,300.00	
Adjusted Base Price						\$271,444.64	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$281,429.10	
Market Adjustment:				60%		\$450,286.57	
CDU Adjustment:				65		\$292,700.00	
Complete:				100		\$292,700.00	
Dollar Adjustments						(\$700.00)	
Dwelling Value						\$292,000.00	

Other Building Improvements	0	\$3,500.00
Total Improvement Value		\$295,500.00
Total Land Value		\$67,500.00
Total Assessed Value		\$363,000.00

Parcel Numbers: 756-0114-000 Property Address: 7429 BRUNN DR W Municipality: Franklin, City of

Owner Name: SMITH, LAWRENCE & CHRISTINE Mailing Address: 7429 W BRUNN DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	KARTH ESTATES BLK 3 LOT 5	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1013-Franklin	

Building Description

Dwelling #	756 0114 000- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	B-	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0114 000- 1	1,195	884	0	0	0	0	2,079

Attachment Description(s):	Area:	Attachment Value:
13-AFG	476	\$14,300
35-Ms/Terrace	20	\$0

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

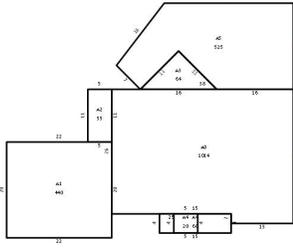
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
7/24/2015	15-1693	\$0.00	EXTREMOD (DRIVW				
3/20/2015	15-0545	\$4,538.00	ACREPLACE				
5/15/2007	1015	\$7,900.00	REROOF				
3/17/2015	15-0500	\$60,000.00	FIRE REPAIR, NE				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/1/1991		\$32,500.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.314	Gross				\$67,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
13,678	0.314				\$67,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0114 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,195	\$144,260.40		
Second Story:				884	\$58,768.32		
Additional Story:				0	\$0.00		
Attic/Finished Net:				0	\$0.00		
Half Story/Finished Net:				0	\$0.00		
Base Price						\$203,028.72	
Unfinished Living Area:							
Room/Unfinished:				0	\$0.00		
Unfinished Basement:				1,195	\$29,002.65		
Half Story/Unfinished:					\$0.00		
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts	\$5,114.34		
Plumbing				1 - Half Bath 2 - Full Bath	\$12,203.00		
Finished Basement Living Area				0	\$0.00		
Features:				2	\$2,300.00		
Attachments:				496	\$14,300.00		
Adjusted Base Price						\$265,948.71	
Changes/Adjustments							
Grade Adjustment:				B- 120%	\$299,218.45		
Market Adjustment:				47%	\$439,851.12		
CDU Adjustment:				70	\$307,900.00		
Complete:				100	\$307,900.00		
Dollar Adjustments					(\$200.00)		
Dwelling Value						\$307,700.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$307,700.00
Total Land Value		\$67,000.00
Total Assessed Value		\$374,700.00

Parcel Numbers: 756-0115-000 Property Address: 7411 BRUNN DR W Municipality: Franklin, City of

Owner Name: GILL, DANIEL P & JUDY A Mailing Address: 7411 W BRUNN DR FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	KARTH ESTATES BLK 3 LOT 6	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1013-Franklin	

Building Description

Dwelling #	756 0115 000- 1		
Year Built:	1/1/1991	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	B-	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0115 000- 1	1,133	1,014	0	0	0	0	2,147

Attachment Description(s):	Area:	Attachment Value:
13-AFG	440	\$13,200
11-OPF	60	\$1,200
31-WD	524	\$5,200

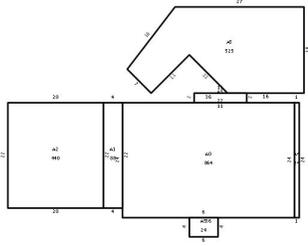
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
4/21/2003	03-0972	\$8,500.00	HOTTUB			
7/1/2003	03-1826	\$8,000.00	WDDK			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
9/1/1990		\$32,500.00	Valid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.328	Gross				\$69,500
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
14,288	0.328			\$69,500		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	
Valuation/Explanation						
Dwelling #	756 0115 000- 1					
Description	Area			Value Amount		
Living Area:						
First Story:	1,133			\$137,920.09		
Second Story:	1,014			\$65,808.60		
Additional Story:	0			\$0.00		
Attic/Finished Net:	0			\$0.00		
Half Story/Finished Net:	0			\$0.00		
Base Price				\$203,728.69		
Unfinished Living Area:						
Room/Unfinished:	0			\$0.00		
Unfinished Basement:	1,133			\$27,905.79		
Half Story/Unfinished:				\$0.00		
Structure Info, Features and Attachments:						
Heating/AC	Air Conditioning - Same Ducts			\$5,281.62		
Plumbing	1 - Half Bath 2 - Full Bath			\$12,203.00		
Finished Basement Living Area	0			\$0.00		
Features:	3			\$2,600.00		
Attachments:	1,024			\$19,600.00		
Adjusted Base Price				\$271,319.10		
Changes/Adjustments						
Grade Adjustment:	B- 120%			\$298,942.92		
Market Adjustment:	53%			\$457,382.67		
CDU Adjustment:	70			\$320,200.00		
Complete:	100			\$320,200.00		
Dollar Adjustments				(\$200.00)		
Dwelling Value				\$320,000.00		

Other Building Improvements	0	\$0.00
Total Improvement Value		\$320,000.00
Total Land Value		\$69,500.00
Total Assessed Value		\$389,500.00

Parcel Numbers: 756-0116-000 Property Address: 7397 BRUNN DR W Municipality: Franklin, City of

Owner Name: MAUER, PAUL G Mailing Address: 7397 W BRUNN DR FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	KARTH ESTATES BLK 3 LOT 7	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1013-Franklin	

Building Description

Dwelling #	756 0116 000- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	B-	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Good	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0116 000- 1	998	864	0	0	0	0	1,862

Attachment Description(s):	Area:	Attachment Value:
13-AFG	440	\$13,200
35-Ms/Terrace	24	\$0

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	528	\$2,640
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	528	\$2,640

Other Building Improvements

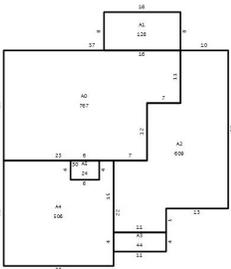
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
2/18/2003	03-0451	\$7,500.00	RECROOM				
7/29/2015	15-1718	\$17,000.00	KITCHREMOD				
8/15/2011	1687	\$3,600.00	FURREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/1/1991		\$32,500.00	Invalid		Land		
5/14/2020		\$296,400.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.238	Gross				\$61,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
10,367	0.238				\$61,300		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0116 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				998		\$125,628.24	
Second Story:				864		\$57,438.72	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$183,066.96	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				998		\$25,808.28	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,580.52	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				464		\$13,200.00	
Adjusted Base Price						\$241,158.76	
Changes/Adjustments							
Grade Adjustment:				B- 120%		\$270,790.51	
Market Adjustment:				67%		\$452,220.16	
CDU Adjustment:				70		\$316,600.00	
Complete:				100		\$316,600.00	
Dollar Adjustments						\$800.00	
Dwelling Value						\$317,400.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$317,400.00
Total Land Value		\$61,300.00
Total Assessed Value		\$378,700.00

Parcel Numbers: 756-0117-000 Property Address: 7433 KARTH CT S Municipality: Franklin, City of

Owner Name: TORRES FAMILY REVOC TRUST DTD 6/15/2017 Mailing Address: 7433 W KARTH CT FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	KARTH ESTATES BLK 3 LOT 8	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1013-Franklin	

Building Description

Dwelling #	756 0117 000- 1		
Year Built:	1/1/1990	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1990	Bedrooms:	3
Remodeled/Effective Age:	-32	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0117 000- 1	1,504	767	0	0	0	0	2,271

Attachment Description(s):	Area:	Attachment Value:
11-OFP	44	\$900
13-AFG	506	\$15,200

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

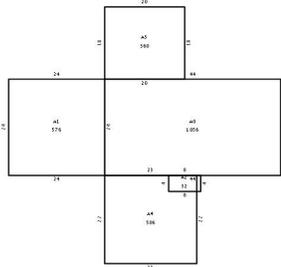
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History						
Date of Permit: 3/3/2017	Permit Number: 17-0458	Permit Amount: \$3,730.00	Details of Permit: FURREPLAC			
Ownership/Sales History						
Date of Sale: 11/15/2017 7/1/1990	Sale Document:	Purchase Amount: \$300,300.00 \$29,500.00	Sale Validity: Invalid Valid	Conveyance Type:	Sale Type: Land and Improvements Land	Sale Validation Source:
Land Breakdown						
Land Class: A-Residential Primary Site	Acreage: 0.326	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$67,600
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage: 14,201	Total Acreage: 0.326	Depth:	Act. Frontage:	Assessed Land Value: \$67,600		
General Information						
Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: All Public	
Valuation/Explanation						
Dwelling #			756 0117 000- 1			
Description			Area		Value Amount	
Living Area:						
First Story:			1,504		\$171,937.28	
Second Story:			767		\$51,971.92	
Additional Story:			0		\$0.00	
Attic/Finished Net:			0		\$0.00	
Half Story/Finished Net:			0		\$0.00	
Base Price					\$223,909.20	
Unfinished Living Area:						
Room/Unfinished:			0		\$0.00	
Unfinished Basement:			1,504		\$33,930.24	
Half Story/Unfinished:					\$0.00	
Structure Info, Features and Attachments:						
Heating/AC			Air Conditioning - Same Ducts		\$5,586.66	
Plumbing			1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area			0		\$0.00	
Features:			2		\$2,300.00	
Attachments:			550		\$16,100.00	
Adjusted Base Price					\$294,029.10	
Changes/Adjustments						
Grade Adjustment:			B 128%		\$352,805.25	
Market Adjustment:			50%		\$529,207.87	
CDU Adjustment:			65		\$344,000.00	
Complete:			100		\$344,000.00	
Dollar Adjustments					\$200.00	
Dwelling Value					\$344,200.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$344,200.00
Total Land Value		\$67,600.00
Total Assessed Value		\$411,800.00

Parcel Numbers: 756-0118-000 Property Address: 7465 KARTH CT S Municipality: Franklin, City of

Owner Name: SHEKOSKI, CYNTHIA Mailing Address: 7465 S KARTH DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	KARTH ESTATES BLK 3 LOT 9	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1013-Franklin	

Building Description

Dwelling #	756 0118 000- 1		
Year Built:	1/1/1990	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1990	Bedrooms:	4
Remodeled/Effective Age:	-32	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	B-	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0118 000- 1	1,056	1,056	0	0	0	0	2,112

Attachment Description(s):	Area:	Attachment Value:
13-AFG	576	\$17,300
35-Ms/Terrace	32	\$0
31-WD	360	\$3,600

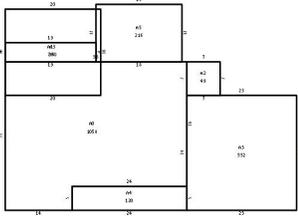
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition: Average	Rec Room Area: 400	Rec Room Value: \$2,000
05-Metal Fireplace	1	\$2,000
Rec Room Condition: Average	Rec Room Area: 400	Rec Room Value: \$2,000

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed		1/1/2008	120		Average	\$500.00	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
8/30/2007		2081	\$1,200.00		SHED		
5/19/2014		14-1052	\$4,900.00		ROOF		
3/27/2017		17-0576	\$16,000.00		INTREMOD - BATH		
1/30/2020		20-0293	\$5,000.00		FURREPLAC		
5/3/2007		911	\$3,500.00		WDDK		
11/21/2007		2918	\$10,000.00		HOTTUB		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/1/1990		\$29,500.00	Valid		Land		
6/19/2002		\$225,000.00	Valid		Land and Improvements		
5/15/2020		\$340,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.309	Gross				\$66,100	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
13,460	0.309				\$66,100		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Cul-de-sac			All Public		

Valuation/Explanation		
Dwelling #	756 0118 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,056	\$129,940.80
Second Story:	1,056	\$67,995.84
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$197,936.64
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,056	\$26,410.56
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$5,195.52
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	968	\$20,900.00
Adjusted Base Price		\$264,945.72
Changes/Adjustments		
Grade Adjustment:	B- 120%	\$290,094.86
Market Adjustment:	70%	\$493,161.27
CDU Adjustment:	65	\$320,600.00
Complete:	100	\$320,600.00
Dollar Adjustments		(\$400.00)
Dwelling Value		\$320,200.00
Other Building Improvements	0	\$500.00
Total Improvement Value		\$320,700.00
Total Land Value		\$66,100.00
Total Assessed Value		\$386,800.00

Parcel Numbers: 756-0119-000 Property Address: 7473 KARTH CT S Municipality: Franklin, City of

Owner Name: Sage Garcia Mailing Address: 7473 South Karth Court Franklin, WI 53132 Land Use: Residential

	Legal Description:	
	KARTH ESTATES BLK 3 LOT 10	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1013-Franklin	

Building Description

Dwelling #	756 0119 000- 1		
Year Built:	1/1/1990	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1990	Bedrooms:	3
Remodeled/Effective Age:	-32	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	B-	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0119 000- 1	1,183	1,058	0	0	0	0	2,241

Attachment Description(s):	Area:	Attachment Value:
13-AFG	552	\$16,600
11-OPF	120	\$2,400
12-EFP	216	\$6,500

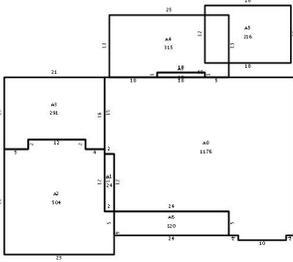
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
7/12/2011		1384	\$6,000.00		AC/FURREPLAC		
7/15/2013		13-1414	\$9,700.00		ROOF		
3/15/2004		680	\$12,000.00		PORCH		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/19/2022	11288150	\$364,100.00		QCD - Quit Claim Deed	Land and Improvements	Other	
	11288150						
10/22/2021		\$400,000.00	Valid		Land and Improvements		
7/1/1990		\$32,500.00	Valid		Land		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.391	Gross				\$73,900
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
17,032		0.391				\$73,900	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Cul-de-sac			All Public		

Valuation/Explanation		
Dwelling #	756 0119 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,183	\$142,811.76
Second Story:	1,058	\$68,124.62
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$210,936.38
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,183	\$28,711.41
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$5,512.86
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	888	\$25,500.00
Adjusted Base Price		\$285,463.65
Changes/Adjustments		
Grade Adjustment:	B- 120%	\$308,836.38
Market Adjustment:	62%	\$500,314.94
CDU Adjustment:	65	\$325,200.00
Complete:	100	\$325,200.00
Dollar Adjustments		\$900.00
Dwelling Value		\$326,100.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$326,100.00
Total Land Value		\$73,900.00
Total Assessed Value		\$400,000.00

Parcel Numbers: 756-0120-000 Property Address: 7481 KARTH CT S Municipality: Franklin, City of

Owner Name: CALDWELL, SCOTT D Mailing Address: 7481 S KARTH CT FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	KARTH ESTATES BLK 3 LOT 11	
	Parcel Sketch and Site Map obtained from the County GIS	
Neighborhood:		
1013-Franklin		

Building Description

Dwelling #	756 0120 000- 1		
Year Built:	1/1/1992	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1992	Bedrooms:	3
Remodeled/Effective Age:	-30	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	B	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0120 000- 1	1,477	1,200	0	0	0	0	2,677

Attachment Description(s):	Area:	Attachment Value:
13-AFG	24	\$700
13-AFG	504	\$15,100
31-WD	315	\$3,200
11-OPF	120	\$2,400

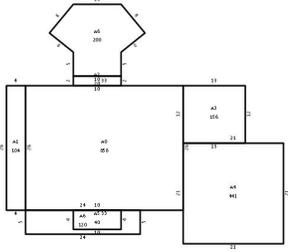
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	7	\$2,100
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	800	\$4,000
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	800	\$4,000

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
3/14/2008		465	\$11,000.00		RECROOM		
5/8/2013		13-0766	\$12,890.00		ROOF		
9/4/2020		20-2510	\$13,620.00		FENCE		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/1/1998		\$231,500.00	Valid		Land and Improvements		
10/24/2012		\$0.00	Invalid		Land and Improvements		
7/1/1992		\$37,500.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.413	Gross				\$75,100	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
17,990	0.413				\$75,100		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Cul-de-sac			All Public		

Valuation/Explanation		
Dwelling #	756 0120 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,477	\$169,973.16
Second Story:	1,200	\$75,864.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$245,837.16
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,477	\$33,631.29
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$6,585.42
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	8	\$4,100.00
Attachments:	963	\$21,400.00
Adjusted Base Price		\$323,756.87
Changes/Adjustments		
Grade Adjustment:	B 128%	\$381,768.79
Market Adjustment:	43%	\$545,929.38
CDU Adjustment:	70	\$382,200.00
Complete:	100	\$382,200.00
Dollar Adjustments		(\$500.00)
Dwelling Value		\$381,700.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$381,700.00
Total Land Value		\$75,100.00
Total Assessed Value		\$456,800.00

Parcel Numbers: 756-0121-000 Property Address: 7492 KARTH CT S Municipality: Franklin, City of

Owner Name: VIJAYAN, PUTHAN M & KAREN Mailing Address: 7492 S KARTH CT FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	KARTH ESTATES BLK 3 LOT 12	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
1013-Franklin		

Building Description

Dwelling #	756 0121 000- 1		
Year Built:	1/1/1991	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	B	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0121 000- 1	1,138	858	0	0	0	0	1,996

Attachment Description(s):	Area:	Attachment Value:
13-AFG	441	\$13,200
11-OPF	40	\$800
31-WD	200	\$2,000

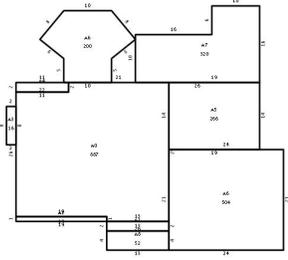
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
9/1/1998	B981129	\$3,300.00	DECK			
7/6/2021	21-0471	\$18,000.00	EXTREMED			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
7/1/1990		\$32,500.00	Valid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.356	Gross				\$69,500
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
15,507	0.356			\$69,500		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Cul-de-sac		6/29/2022	All Public	
Valuation/Explanation						
Dwelling #	756 0121 000- 1					
Description	Area			Value Amount		
Living Area:						
First Story:	1,138			\$138,528.74		
Second Story:	858			\$57,039.84		
Additional Story:	0			\$0.00		
Attic/Finished Net:	0			\$0.00		
Half Story/Finished Net:	0			\$0.00		
Base Price				\$195,568.58		
Unfinished Living Area:						
Room/Unfinished:	0			\$0.00		
Unfinished Basement:	982			\$25,394.52		
Half Story/Unfinished:				\$0.00		
Structure Info, Features and Attachments:						
Heating/AC	Air Conditioning - Same Ducts			\$4,910.16		
Plumbing	1 - Half Bath 2 - Full Bath			\$12,203.00		
Finished Basement Living Area	0			\$0.00		
Features:	3			\$2,600.00		
Attachments:	681			\$16,000.00		
Adjusted Base Price				\$256,676.26		
Changes/Adjustments						
Grade Adjustment:	B 128%			\$304,737.61		
Market Adjustment:	47%			\$447,964.29		
CDU Adjustment:	70			\$313,600.00		
Complete:	100			\$313,600.00		
Dollar Adjustments				\$800.00		
Dwelling Value				\$314,400.00		

Other Building Improvements	0	\$0.00
Total Improvement Value		\$314,400.00
Total Land Value		\$69,500.00
Total Assessed Value		\$383,900.00

Parcel Numbers: 756-0122-000	Property Address: 7480 KARTH CT S	Municipality: Franklin, City of
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Owner Name: NGUYEN, CUC	Mailing Address: 7480 KARTH CT FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: KARTH ESTATES BLK 3 LOT 13	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1013-Franklin	

Building Description

Dwelling #	756 0122 000- 1		
Year Built:	1/1/1990	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1990	Bedrooms:	3
Remodeled/Effective Age:	-32	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	B-	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0122 000- 1	1,195	928	0	0	0	0	2,123

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	19	\$1,900
99-Additional Attachments	22	\$2,200
13-AFG	504	\$15,100
31-WD	320	\$3,200
11-OFP	52	\$1,000

Feature Description(s): 05-Metal Fireplace	Area: 1	Feature Value: \$2,000
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit: 6/7/2013	Permit Number: 13-1058	Permit Amount: \$7,000.00	Details of Permit: ROOF
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Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
9/1/1990		\$34,500.00	Valid		Land	
8/23/2002		\$220,000.00	Valid		Land and Improvements	

Land Breakdown

Land Class: A-Residential Primary Site	Acreage: 0.329	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$69,000
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Acreage/Squarefoot Variables

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Land Data & Computations

Total Square Footage: 14,331	Total Acreage: 0.329	Depth:	Act. Frontage:	Assessed Land Value: \$69,000
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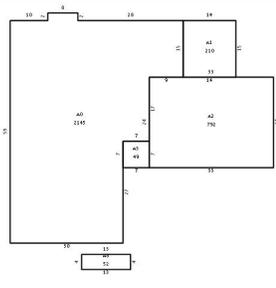
General Information

Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: All Public
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Valuation/Explanation		
Dwelling #	756 0122 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,195	\$144,260.40
Second Story:	928	\$61,053.12
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$205,313.52
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,195	\$29,002.65
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$5,222.58
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	917	\$23,400.00
Adjusted Base Price		\$277,441.75
Changes/Adjustments		
Grade Adjustment:	B- 120%	\$302,090.10
Market Adjustment:	61%	\$486,365.06
CDU Adjustment:	65	\$316,100.00
Complete:	100	\$316,100.00
Dollar Adjustments		(\$600.00)
Dwelling Value		\$315,500.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$315,500.00
Total Land Value		\$69,000.00
Total Assessed Value		\$384,500.00

Parcel Numbers: 756-0123-000 Property Address: 7468 KARTH CT S Municipality: Franklin, City of

Owner Name: LJUBIC, ALEKSAMDAR Mailing Address: 7468 S KARTH CT FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	KARTH ESTATES BLK 3 LOT 14	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1013-Franklin	

Building Description

Dwelling #	756 0123 000- 1		
Year Built:	1/1/1990	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1990	Bedrooms:	3
Remodeled/Effective Age:	-32	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0123 000- 1	2,145	0	0	0	0	0	2,145

Attachment Description(s):	Area:	Attachment Value:
11-OFP	210	\$4,200
13-AFG	792	\$23,800
11-OFP	49	\$1,000

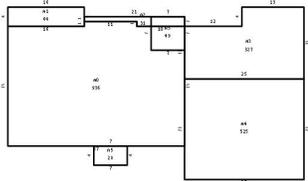
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/12/2021		\$370,000.00	Valid		Land and Improvements		
1/6/2014		\$263,000.00	Invalid		Land and Improvements		
10/1/1990		\$29,500.00	Valid		Land		
2/25/2015		\$237,500.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.250	Gross				\$62,500
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
10,890		0.250				\$62,500	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Cul-de-sac			All Public		

Valuation/Explanation		
Dwelling #	756 0123 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	2,145	\$231,059.40
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$231,059.40
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	2,145	\$45,538.35
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$5,276.70
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	1,051	\$29,000.00
Adjusted Base Price		\$320,496.45
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$318,116.10
Market Adjustment:	49%	\$473,992.98
CDU Adjustment:	65	\$308,100.00
Complete:	100	\$308,100.00
Dollar Adjustments		(\$600.00)
Dwelling Value		\$307,500.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$307,500.00
Total Land Value		\$62,500.00
Total Assessed Value		\$370,000.00

Parcel Numbers: 756-0124-000 Property Address: 7458 KARTH CT S Municipality: Franklin, City of

Owner Name: JORGENSEN, DAVID J & JEANINE Mailing Address: 7458 S KARTH CT FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	KARTH ESTATES BLK 3 LOT 15	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1013-Franklin	

Building Description

Dwelling #	756 0124 000- 1		
Year Built:	1/1/1990	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1990	Bedrooms:	3
Remodeled/Effective Age:	-32	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	B-	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0124 000- 1	1,327	967	0	0	0	0	2,294

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	31	\$3,100
13-AFG	525	\$15,800
35-Ms/Terrace	28	\$0

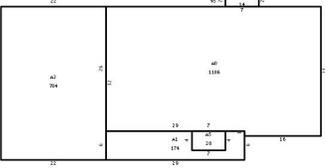
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit: 10/29/2015		Permit Number: 15-2598		Permit Amount: \$9,610.00		Details of Permit: ACREPLACE (+FUR	
Ownership/Sales History							
Date of Sale: 7/1/1990	Sale Document:	Purchase Amount: \$34,500.00	Sale Validity: Valid	Conveyance Type:	Sale Type: Land	Sale Validation Source:	
Land Breakdown							
Land Class: A-Residential Primary Site		Acreage: 0.244	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$61,800
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage: 10,629		Total Acreage: 0.244	Depth:	Act. Frontage:		Assessed Land Value: \$61,800	
General Information							
Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: All Public		
Valuation/Explanation							
Dwelling #				756 0124 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,327		\$155,988.85	
Second Story:				967		\$63,164.44	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$219,153.29	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,327		\$31,091.61	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$5,643.24	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				584		\$18,900.00	
Adjusted Base Price						\$284,410.14	
Changes/Adjustments							
Grade Adjustment:				B- 120%		\$315,852.17	
Market Adjustment:				52%		\$480,095.30	
CDU Adjustment:				65		\$312,100.00	
Complete:				100		\$312,100.00	
Dollar Adjustments						\$700.00	
Dwelling Value						\$312,800.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$312,800.00
Total Land Value		\$61,800.00
Total Assessed Value		\$374,600.00

Parcel Numbers: 756-0125-000 Property Address: 7448 KARTH CT S Municipality: Franklin, City of

Owner Name: TYRA, ROLANDA Mailing Address: 7448 S KARTH CT FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	KARTH ESTATES BLK 3 LOT 16	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1013-Franklin	

Building Description

Dwelling #	756 0125 000- 1		
Year Built:	1/1/1990	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1990	Bedrooms:	3
Remodeled/Effective Age:	-32	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	B-	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0125 000- 1	1,200	1,186	0	0	0	0	2,386

Attachment Description(s):	Area:	Attachment Value:
11-OFP	174	\$3,500
13-AFG	704	\$21,100

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

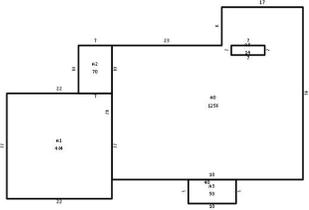
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
2/22/2019		\$0.00	Invalid		Land and Improvements		
7/1/1990		\$29,500.00	Valid		Land		
3/26/2013		\$242,500.00	Valid		Land and Improvements		
2/25/2021		\$360,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.260	Gross				\$63,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,326	0.260				\$63,600		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0125 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,200		\$143,508.00	
Second Story:				1,186		\$75,441.46	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$218,949.46	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,200		\$28,716.00	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$5,869.56	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0		\$0.00	
Features:				3		\$2,600.00	
Attachments:				878		\$24,600.00	
Adjusted Base Price						\$292,938.02	
Changes/Adjustments							
Grade Adjustment:				B- 120%		\$318,885.62	
Market Adjustment:				43%		\$456,006.44	
CDU Adjustment:				65		\$296,400.00	
Complete:				100		\$296,400.00	
Dollar Adjustments						\$0.00	
Dwelling Value						\$296,400.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$296,400.00
Total Land Value		\$63,600.00
Total Assessed Value		\$360,000.00

Parcel Numbers: 756-0126-000 Property Address: 7424 KARTH CT S Municipality: Franklin, City of

Owner Name: ELKERT, EDWARD B & DEBORAH Mailing Address: 7424 S KARTH CT FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	KARTH ESTATES BLK 3 LOT 17	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1013-Franklin	

Building Description

Dwelling #	756 0126 000- 1		
Year Built:	1/1/1990	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1990	Bedrooms:	4
Remodeled/Effective Age:	-32	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	B	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0126 000- 1	1,326	1,256	0	0	0	0	2,582

Attachment Description(s):	Area:	Attachment Value:
13-AFG	484	\$14,500
11-OPF	50	\$1,000

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

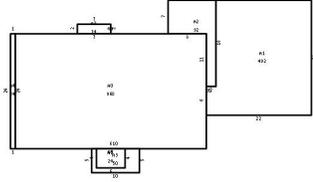
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
4/1/1996	96-0318	\$11,000.00	EXTREMOS-S			
6/26/2020	20-1647	\$3,500.00	ACREPLACE			
7/20/2006	2406	\$3,025.00	ACREPLACE			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
7/1/1990		\$34,500.00	Valid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.273	Gross				\$63,700
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
11,892	0.273			\$63,700		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	
Valuation/Explanation						
Dwelling #			756 0126 000- 1			
Description			Area		Value Amount	
Living Area:						
First Story:			1,326	\$155,871.30		
Second Story:			1,256	\$78,952.16		
Additional Story:			0	\$0.00		
Attic/Finished Net:			0	\$0.00		
Half Story/Finished Net:			0	\$0.00		
Base Price					\$234,823.46	
Unfinished Living Area:						
Room/Unfinished:			0	\$0.00		
Unfinished Basement:			1,326	\$31,068.18		
Half Story/Unfinished:				\$0.00		
Structure Info, Features and Attachments:						
Heating/AC			Air Conditioning - Same Ducts		\$6,351.72	
Plumbing			1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area			0	\$0.00		
Features:			2	\$5,800.00		
Attachments:			534	\$15,500.00		
Adjusted Base Price					\$305,746.36	
Changes/Adjustments						
Grade Adjustment:			B 128%		\$364,091.34	
Market Adjustment:			55%		\$564,341.58	
CDU Adjustment:			65		\$366,800.00	
Complete:			100		\$366,800.00	
Dollar Adjustments					(\$400.00)	
Dwelling Value					\$366,400.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$366,400.00
Total Land Value		\$63,700.00
Total Assessed Value		\$430,100.00

Parcel Numbers: 756-0130-000 Property Address: 7368 BRUNN DR W Municipality: Franklin, City of

Owner Name: GULGOWSKI, DAVID S & LINDA - REV LIV TR Mailing Address: 7368 W BRUNN DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	KARTH ESTATES ADDN NO 1 BLK 1 LOT 12	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1013-Franklin	

Building Description

Dwelling #	756 0130 000- 1		
Year Built:	1/1/1995	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1995	Bedrooms:	3
Remodeled/Effective Age:	-27	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	B-	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0130 000- 1	1,090	960	0	0	0	0	2,050

Attachment Description(s):	Area:	Attachment Value:
13-AFG	492	\$14,800
35-Ms/Terrace	24	\$0

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

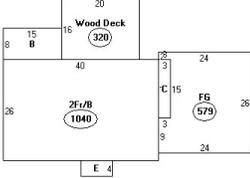
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
1/1/1996	96-0001	\$6,329.00	HTG & A/C				
10/1/1995	95-1253	\$134,000.00	NEW CONST				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/20/2021		\$312,300.00	Invalid		Land and Improvements		
3/1/1995		\$33,900.00	Valid		Land		
7/1/1993		\$27,500.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.219	Gross				\$59,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
9,540	0.219				\$59,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0130 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,090	\$134,124.50		
Second Story:				960	\$62,707.20		
Additional Story:				0	\$0.00		
Attic/Finished Net:				0	\$0.00		
Half Story/Finished Net:				0	\$0.00		
Base Price						\$196,831.70	
Unfinished Living Area:							
Room/Unfinished:				0	\$0.00		
Unfinished Basement:				1,090	\$27,260.90		
Half Story/Unfinished:					\$0.00		
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$5,043.00	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0	\$0.00		
Features:				2	\$5,800.00		
Attachments:				516	\$14,800.00		
Adjusted Base Price						\$261,938.60	
Changes/Adjustments							
Grade Adjustment:				B- 120%		\$289,606.32	
Market Adjustment:				54%		\$445,993.73	
CDU Adjustment:				70		\$312,200.00	
Complete:				100		\$312,200.00	
Dollar Adjustments						(\$100.00)	
Dwelling Value						\$312,100.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$312,100.00
Total Land Value		\$59,200.00
Total Assessed Value		\$371,300.00

Parcel Numbers: 756-0131-000 Property Address: 7358 BRUNN DR W Municipality: Franklin, City of

Owner Name: MACH, FRANCESCA J Mailing Address: 7358 W BRUNN DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	KARTH ESTATES ADDN NO 1 BLK 1 LOT 13	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <ul style="list-style-type: none"> A: 2F1/B 1040 sqft B: 1F1/B 120 sqft C: 1F1/B 45 sqft D: FG 579 sqft E: Terrace 32 sqft F: Wood Deck 320 sqft
	Neighborhood:	

1013-Franklin

Building Description

Dwelling #	756 0131 000- 1		
Year Built:	1/1/1992	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1992	Bedrooms:	3
Remodeled/Effective Age:	-30	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	B-	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0131 000- 1	1,205	1,040	0	0	0	0	2,245

Attachment Description(s):	Area:	Attachment Value:
13-AFG	579	\$17,400
35-Ms/Terrace	32	\$0
31-WD	320	\$3,200

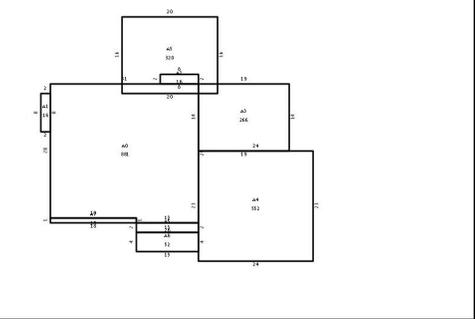
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	512	\$2,560
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	512	\$2,560

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
8/1/1995	95-0888	\$1,000.00	DECK			
1/1/2001	01-0063	\$1,500.00	BSMT ALTERAT			
5/11/2020	20-1127	\$3,500.00	ACREPLACE			
11/20/2013	13-2791	\$4,600.00	FURREPLAC			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
7/1/1992		\$35,000.00	Valid		Land	
9/30/2021		\$335,900.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.253	Gross				\$62,800
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
11,021	0.253			\$62,800		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	756 0131 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,205	\$144,105.95
Second Story:	1,040	\$67,496.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$211,601.95
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,205	\$28,835.65
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$5,522.70
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	931	\$20,600.00
Adjusted Base Price		\$281,063.30
Changes/Adjustments		
Grade Adjustment:	B- 120%	\$309,795.96
Market Adjustment:	53%	\$473,987.82
CDU Adjustment:	70	\$331,800.00
Complete:	100	\$331,800.00
Dollar Adjustments		(\$400.00)
Dwelling Value		\$331,400.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$331,400.00
Total Land Value		\$62,800.00
Total Assessed Value		\$394,200.00

Parcel Numbers: 756-0132-000 Property Address: 7349 BRUNN DR W Municipality: Franklin, City of

Owner Name: HAHN, JASON R Mailing Address: 7349 W BRUNN DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	KARTH ESTATES ADDN NO 1 BLK 1 LOT 14	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1013-Franklin	

Building Description

Dwelling #	756 0132 000- 1		
Year Built:	1/1/1992	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1992	Bedrooms:	3
Remodeled/Effective Age:	-30	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	B-	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0132 000- 1	1,223	881	0	0	0	0	2,104

Attachment Description(s):	Area:	Attachment Value:
13-AFG	552	\$16,600
11-OPF	52	\$1,000
99-Additional Attachments	18	\$1,800

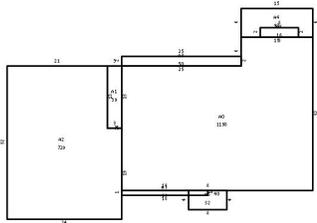
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
7/15/2012		21-0464	\$0.00		EXTREMOD		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/24/2015		\$209,000.00	Invalid		Land and Improvements		
3/17/2016		\$258,000.00	Valid		Land and Improvements		
10/1/1991		\$32,500.00	Valid		Land		
2/18/2011		\$237,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.258	Gross				\$61,800
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
11,238		0.258				\$61,800	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	756 0132 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,223	\$146,258.57
Second Story:	881	\$58,568.88
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$204,827.45
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	939	\$24,714.48
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Basic Heating	\$0.00
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	622	\$19,400.00
Adjusted Base Price		\$263,744.93
Changes/Adjustments		
Grade Adjustment:	B- 120%	\$290,093.92
Market Adjustment:	54%	\$446,744.63
CDU Adjustment:	70	\$312,700.00
Complete:	100	\$312,700.00
Dollar Adjustments		\$600.00
Dwelling Value		\$313,300.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$313,300.00
Total Land Value		\$61,800.00
Total Assessed Value		\$375,100.00

Parcel Numbers: 756-0134-000 Property Address: 7363 BRUNN DR W Municipality: Franklin, City of

Owner Name: SKIERA, MARY J Mailing Address: 7363 W BRUNN DR FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	KARTH ESTATES ADDN NO 1 BLK 3 LOT 18	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1013-Franklin	

Building Description

Dwelling #	756 0134 000- 1		
Year Built:	1/1/1992	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1992	Bedrooms:	3
Remodeled/Effective Age:	-30	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	B+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0134 000- 1	1,275	1,180	0	0	0	0	2,455

Attachment Description(s):	Area:	Attachment Value:
13-AFG	729	\$21,900
99-Additional Attachments	50	\$5,000
35-Ms/Terrace	32	\$0

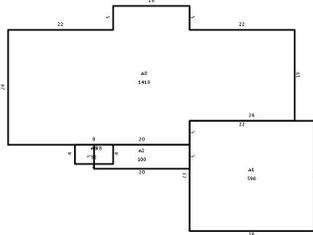
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	4	\$1,200
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:		
RS1-Frame Utility Shed	1/1/2006	150		Average	\$700.00		
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
4/10/2006	1057	\$5,000.00	SHED				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/1/1991		\$34,500.00	Valid		Land		
11/16/2018		\$344,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.371	Gross				\$72,900	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
16,161	0.371			\$72,900			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #	756 0134 000- 1						
Description	Area			Value Amount			
Living Area:							
First Story:	1,275			\$151,138.50			
Second Story:	1,180			\$75,059.80			
Additional Story:	0			\$0.00			
Attic/Finished Net:	0			\$0.00			
Half Story/Finished Net:	0			\$0.00			
Base Price				\$226,198.30			
Unfinished Living Area:							
Room/Unfinished:	0			\$0.00			
Unfinished Basement:	1,259			\$29,813.12			
Half Story/Unfinished:				\$0.00			
Structure Info, Features and Attachments:							
Heating/AC	Air Conditioning - Same Ducts			\$6,039.30			
Plumbing	1 - Half Bath 2 - Full Bath			\$12,203.00			
Finished Basement Living Area	0			\$0.00			
Features:	5			\$3,200.00			
Attachments:	811			\$26,900.00			
Adjusted Base Price				\$304,353.72			
Changes/Adjustments							
Grade Adjustment:	B+ 135%			\$370,242.52			
Market Adjustment:	56%			\$577,578.33			
CDU Adjustment:	70			\$404,300.00			
Complete:	100			\$404,300.00			
Dollar Adjustments				(\$100.00)			
Dwelling Value				\$404,200.00			

Other Building Improvements	0	\$700.00
Total Improvement Value		\$404,900.00
Total Land Value		\$72,900.00
Total Assessed Value		\$477,800.00

Parcel Numbers: 756-0135-000 Property Address: 7306 IMPERIAL DR W Municipality: Franklin, City of

Owner Name: KNAPPER, TERRY L Mailing Address: 7306 W IMPERIAL DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	KARTH ESTATES ADDN NO 1 BLK 3 LOT 19	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1013-Franklin	

Building Description

Dwelling #	756 0135 000- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0135 000- 1	1,410	0	0	0	0	0	1,410

Attachment Description(s):	Area:	Attachment Value:
13-AFG	598	\$17,900
11-OPF	100	\$2,000

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

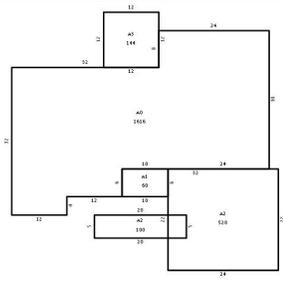
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/1/1991		\$32,900.00	Valid		Land		
6/5/2015		\$184,900.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.283	Gross				\$65,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,327	0.283				\$65,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0135 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,410		\$163,320.30	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$163,320.30	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,410		\$32,401.80	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,468.60	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				698		\$19,900.00	
Adjusted Base Price						\$226,271.70	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$224,478.87	
Market Adjustment:				63%		\$365,900.56	
CDU Adjustment:				70		\$256,100.00	
Complete:				100		\$256,100.00	
Dollar Adjustments						\$0.00	
Dwelling Value						\$256,100.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$256,100.00
Total Land Value		\$65,200.00
Total Assessed Value		\$321,300.00

Parcel Numbers: 756-0136-000 Property Address: 7490 74TH ST S Municipality: Franklin, City of

Owner Name: DORAN, STEPHANIE M Mailing Address: 7490 S 74TH ST FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	KARTH ESTATES ADDN NO 1 BLK 4 LOT 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1013-Franklin	

Building Description

Dwelling #	756 0136 000- 1		
Year Built:	1/1/2001	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2001	Bedrooms:	2
Remodeled/Effective Age:	-21	Full Baths:	2
Building Type/Style:	14-Modern Single Story	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0136 000- 1	1,616	0	0	0	0	0	1,616

Attachment Description(s):	Area:	Attachment Value:
11-OFP	60	\$1,200
13-AFG	528	\$15,800
33-Concrete Patio	144	\$700

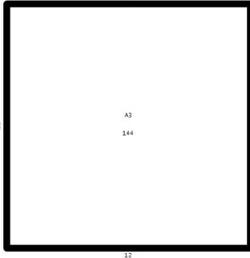
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
3/30/2001		01-0228	\$125,000.00		NEW CONST		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/20/2005		\$240,000.00	Valid		Land and Improvements		
10/1/2000		\$44,900.00	Invalid		Land		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.344	Gross				\$60,300
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
14,985		0.344				\$60,300	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0136 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,616		\$182,559.52	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$182,559.52	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,616		\$35,859.04	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,975.36	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				3		\$2,600.00	
Attachments:				732		\$17,700.00	
Adjusted Base Price						\$250,015.92	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$252,687.51	
Market Adjustment:				55%		\$391,665.64	
CDU Adjustment:				75		\$293,700.00	
Complete:				100		\$293,700.00	
Dollar Adjustments						\$200.00	
Dwelling Value						\$293,900.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$293,900.00
Total Land Value		\$60,300.00
Total Assessed Value		\$354,200.00

Parcel Numbers: 756-0137-000 Property Address: 7400 CARTER CIR WEST Municipality: Franklin, City of

Owner Name: TODRYK, ALAN & JOANNE - LIVING TRUST Mailing Address: 7400 CARTER CIR W FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	CARTER GROVE CONDOMINIUM NW 10 5 21 UNIT 7400 CARTER	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1052-Franklin	

Building Description

Dwelling #	756 0137 000- 1		
Year Built:	1/1/1991	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1991	Bedrooms:	2
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	B+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0137 000- 1	1,800	240	0	0	0	0	2,040

Attachment Description(s):	Area:	Attachment Value:
11-OFP	28	\$600
13-AFG	441	\$13,200
33-Concrete Patio	72	\$400

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
6/29/2007	1507	\$9,586.00	AC & FURREPLAC			
6/27/2018	18-1614	\$16,000.00	KITCHREMOD			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
5/18/2018		\$300,600.00	Invalid		Land and Improvements	
5/6/2002		\$242,000.00	Invalid		Land and Improvements	
7/1/1993		\$167,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.320	Gross				\$22,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
13,939	0.320			\$22,000		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	756 0137 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,800	\$199,152.00
Second Story:	240	\$18,151.20
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$217,303.20
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,800	\$39,276.00
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$5,018.40
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	541	\$14,200.00
Adjusted Base Price		\$285,719.60
Changes/Adjustments		
Grade Adjustment:	B+ 135%	\$363,041.46
Market Adjustment:	10%	\$399,345.61
CDU Adjustment:	70	\$279,500.00
Complete:	100	\$279,500.00
Dollar Adjustments		\$100.00
Dwelling Value		\$279,600.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$279,600.00
Total Land Value		\$22,000.00
Total Assessed Value		\$301,600.00

Parcel Numbers: 756-0138-000	Property Address: 7402 CARTER CIR WEST	Municipality: Franklin, City of
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Owner Name: KIECKBUSCH ROBERT D	Mailing Address: 7402 CARTER CIR WEST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: CARTER GROVE CONDOMINIUM NW 10 5 21 UNIT 7402 CARTER	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1052-Franklin	

Building Description

Dwelling #	756 0138 000- 1		
Year Built:	1/1/1991	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	3
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	B+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0138 000- 1	1,784	970	0	0	0	0	2,754

Attachment Description(s):	Area:	Attachment Value:
11-OFP	28	\$600
13-AFG	441	\$13,200
33-Concrete Patio	72	\$400

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
8/14/2007	1924	\$6,695.00	AC & FURREPLAC			
6/4/2012	12-1085	\$4,000.00	ACREPLACE			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
12/1/1999		\$231,900.00	Valid		Land and Improvements	
11/27/2009		\$255,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.320	Gross				\$22,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
13,939	0.320			\$22,000		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	756 0138 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,784	\$198,273.76
Second Story:	970	\$63,360.40
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$261,634.16
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,784	\$39,069.60
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$6,774.84
Plumbing	0 - Half Bath 3 - Full Bath	\$14,644.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	541	\$14,200.00
Adjusted Base Price		\$338,922.60
Changes/Adjustments		
Grade Adjustment:	B+ 135%	\$434,865.51
Market Adjustment:	1%	\$439,214.17
CDU Adjustment:	70	\$307,400.00
Complete:	100	\$307,400.00
Dollar Adjustments		(\$1,200.00)
Dwelling Value		\$306,200.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$306,200.00
Total Land Value		\$22,000.00
Total Assessed Value		\$328,200.00

Parcel Numbers: 756-0139-000	Property Address: 7414 CARTER CIR WEST	Municipality: Franklin, City of
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Owner Name: SCHUBERT, LINDA L	Mailing Address: 7414 CARTER CIR W FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: CARTER GROVE CONDOMINIUM NW 10 5 21 UNIT 7414 CARTER	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1052-Franklin	

Building Description

Dwelling #	756 0139 000- 1		
Year Built:	1/1/1991	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	3
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	B+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0139 000- 1	2,271	520	0	0	0	0	2,791

Attachment Description(s):	Area:	Attachment Value:
11-OFP	28	\$600
13-AFG	441	\$13,200
33-Concrete Patio	72	\$400

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	2	\$4,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
9/1/1994		94-0924	\$30,000.00		ADDN 13X15'		
3/28/2017		17-0588	\$10,000.00		INTREMOD - BATH		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/1/1993		\$200,000.00	Invalid		Land and Improvements		
9/1/1996		\$258,000.00	Valid		Land and Improvements		
8/22/2016		\$325,000.00	Invalid		Land and Improvements		
3/2/2018		\$0.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.320	Gross				\$22,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
13,939	0.320				\$22,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	756 0139 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	2,271	\$241,770.66
Second Story:	520	\$37,653.20
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$279,423.86
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	2,271	\$47,373.06
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$6,865.86
Plumbing	0 - Half Bath 3 - Full Bath	\$14,644.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$4,600.00
Attachments:	541	\$14,200.00
Adjusted Base Price		\$367,106.78
Changes/Adjustments		
Grade Adjustment:	B+ 135%	\$470,214.15
Market Adjustment:	12%	\$526,639.85
CDU Adjustment:	70	\$368,600.00
Complete:	100	\$368,600.00
Dollar Adjustments		(\$1,300.00)
Dwelling Value		\$367,300.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$367,300.00
Total Land Value		\$22,000.00
Total Assessed Value		\$389,300.00

Parcel Numbers: 756-0140-000 Property Address: 7416 CARTER CIR WEST Municipality: Franklin, City of

Owner Name: MATTES DANIEL G REVOC LIVING TRUST (THE) Mailing Address: 7416 CARTER CIR W FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	CARTER GROVE CONDOMINIUM NW 10 5 21 UNIT 7416 CARTER	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1052-Franklin	

Building Description

Dwelling #	756 0140 000- 1		
Year Built:	1/1/1991	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	3
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	B+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0140 000- 1	1,784	970	0	0	0	0	2,754

Attachment Description(s):	Area:	Attachment Value:
11-OFP	28	\$600
13-AFG	441	\$13,200
33-Concrete Patio	72	\$400

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
4/29/2013		13-0688	\$3,500.00		FURREPLAC		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/9/2003		\$238,600.00	Invalid		Land and Improvements		
1/1/1994		\$197,000.00	Valid		Land and Improvements		
7/13/2001		\$211,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.320	Gross				\$22,000
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
13,939		0.320				\$22,000	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	756 0140 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,784	\$198,273.76
Second Story:	970	\$63,360.40
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$261,634.16
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,784	\$39,069.60
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$6,774.84
Plumbing	0 - Half Bath 3 - Full Bath	\$14,644.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	541	\$14,200.00
Adjusted Base Price		\$338,922.60
Changes/Adjustments		
Grade Adjustment:	B+ 135%	\$434,865.51
Market Adjustment:	1%	\$439,214.17
CDU Adjustment:	70	\$307,400.00
Complete:	100	\$307,400.00
Dollar Adjustments		(\$1,200.00)
Dwelling Value		\$306,200.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$306,200.00
Total Land Value		\$22,000.00
Total Assessed Value		\$328,200.00

Parcel Numbers: 756-0141-000	Property Address: 7386 CARTER CIR WEST	Municipality: Franklin, City of
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Owner Name: HETZEL, SUSANNE LYNN	Mailing Address: 7386 CARTER CIR W FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: CARTER GROVE CONDOMINIUM NW 10 5 21 UNIT 7386 CARTER	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1052-Franklin	

Building Description

Dwelling #	756 0141 000- 1		
Year Built:	1/1/1992	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1992	Bedrooms:	2
Remodeled/Effective Age:	-30	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	A-	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0141 000- 1	1,771	240	0	0	0	0	2,011

Attachment Description(s): 11-OFP 13-AFG	Area: 24 441	Attachment Value: \$500 \$13,200
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Feature Description(s): 05-Metal Fireplace	Area: 1	Feature Value: \$2,000
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
9/9/2013	13-2091	\$27,177.00	ROOF			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
4/1/1992		\$20,000.00	Valid		Land	
12/17/2015		\$260,000.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.320	Gross				\$22,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
13,939	0.320			\$22,000		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	
Valuation/Explanation						
Dwelling #			756 0141 000- 1			
Description			Area		Value Amount	
Living Area:						
First Story:			1,771			\$196,828.94
Second Story:			240			\$18,151.20
Additional Story:			0			\$0.00
Attic/Finished Net:			0			\$0.00
Half Story/Finished Net:			0			\$0.00
Base Price					\$214,980.14	
Unfinished Living Area:						
Room/Unfinished:			0			\$0.00
Unfinished Basement:			1,771			\$38,784.90
Half Story/Unfinished:						\$0.00
Structure Info, Features and Attachments:						
Heating/AC			Air Conditioning - Same Ducts		\$4,947.06	
Plumbing			0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area			0			\$0.00
Features:			3			\$2,600.00
Attachments:			465			\$13,700.00
Adjusted Base Price					\$282,334.10	
Changes/Adjustments						
Grade Adjustment:			A- 145%		\$385,749.45	
Market Adjustment:			16%		\$447,469.36	
CDU Adjustment:			70		\$313,200.00	
Complete:			100		\$313,200.00	
Dollar Adjustments					\$1,100.00	
Dwelling Value					\$314,300.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$314,300.00
Total Land Value		\$22,000.00
Total Assessed Value		\$336,300.00

Parcel Numbers: 756-0142-000	Property Address: 7388 CARTER CIR WEST	Municipality: Franklin, City of
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Owner Name: MEISTER,, DAVID F - REV LIV TRUST	Mailing Address: 7388 CARTER CIR WEST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: CARTER GROVE CONDOMINIUM NW 10 5 21 UNIT 7388 CARTER	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1052-Franklin	

Building Description

Dwelling #	756 0142 000- 1		
Year Built:	1/1/1992	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1992	Bedrooms:	2
Remodeled/Effective Age:	-30	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B+	Room Count:	2
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0142 000- 1	1,771	0	0	0	0	0	1,771

Attachment Description(s): 11-OFP 13-AFG	Area: 24 441	Attachment Value: \$500 \$13,200
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Feature Description(s): 22-Additional Fixture Rec Room Condition: 05-Metal Fireplace Rec Room Condition:	Area: 2 Rec Room Area: 0 1 Rec Room Area: 0	Feature Value: \$600 Rec Room Value: \$0 \$2,000 Rec Room Value: \$0
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Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
9/9/2013	13-2091	\$27,177.00	ROOF				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/1/1997		\$185,000.00	Valid		Land and Improvements		
6/1/1995		\$163,500.00	Valid		Land and Improvements		
11/19/2014		\$176,100.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.320	Gross				\$22,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
13,939	0.320			\$22,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0142 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,771		\$196,828.94	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$196,828.94	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,771		\$38,784.90	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,356.66	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				3		\$2,600.00	
Attachments:				465		\$13,700.00	
Adjusted Base Price						\$263,592.50	
Changes/Adjustments							
Grade Adjustment:				B+ 135%		\$333,844.88	
Market Adjustment:				8%		\$360,552.47	
CDU Adjustment:				70		\$252,400.00	
Complete:				100		\$252,400.00	
Dollar Adjustments						\$1,100.00	
Dwelling Value						\$253,500.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$253,500.00
Total Land Value		\$22,000.00
Total Assessed Value		\$275,500.00

Parcel Numbers: 756-0143-000 Property Address: 7429 CARTER CIR WEST Municipality: Franklin, City of

Owner Name: TATUM, PHALANDERS & CHERYL LIVING TRUST Mailing Address: 7429 CARTER CIR W FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	CARTER GROVE CONDOMINIUM NW 10 5 21 UNIT 7429 CARTER	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1052-Franklin	

Building Description

Dwelling #	756 0143 000- 1		
Year Built:	1/1/1992	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1992	Bedrooms:	3
Remodeled/Effective Age:	-30	Full Baths:	3
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	B+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Good	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0143 000- 1	1,683	918	0	0	0	0	2,601

Attachment Description(s):	Area:	Attachment Value:
13-AFG	147	\$4,400
11-OPF	24	\$500
13-AFG	294	\$8,800
31-WD	216	\$2,200

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	450	\$2,250
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	450	\$2,250

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
1/17/2007		\$290,000.00	Valid		Land and Improvements		
11/1/2000		\$235,300.00	Invalid		Land and Improvements		
4/1/1992		\$20,000.00	Valid		Land		
4/27/2012		\$246,500.00	Invalid		Land and Improvements		
5/13/2013		\$263,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.320	Gross				\$22,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
13,939	0.320				\$22,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	756 0143 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,683	\$189,135.54
Second Story:	918	\$60,395.22
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$249,530.76
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,683	\$37,177.47
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$6,398.46
Plumbing	0 - Half Bath 3 - Full Bath	\$14,644.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	681	\$15,900.00
Adjusted Base Price		\$326,250.69
Changes/Adjustments		
Grade Adjustment:	B+ 135%	\$415,463.43
Market Adjustment:	16%	\$481,937.58
CDU Adjustment:	70	\$337,400.00
Complete:	100	\$337,400.00
Dollar Adjustments		\$900.00
Dwelling Value		\$338,300.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$338,300.00
Total Land Value		\$22,000.00
Total Assessed Value		\$360,300.00

Parcel Numbers: 756-0144-000	Property Address: 7431 CARTER CIR WEST	Municipality: Franklin, City of
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Owner Name: LEE, PATRICK M	Mailing Address: 7431 CARTER CIR WEST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: CARTER GROVE CONDOMINIUM NW 10 5 21 UNIT 7431 CARTER	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1052-Franklin	

Building Description

Dwelling #	756 0144 000- 1		
Year Built:	1/1/1992	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1992	Bedrooms:	3
Remodeled/Effective Age:	-30	Full Baths:	3
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	B+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0144 000- 1	1,683	918	0	0	0	0	2,601

Attachment Description(s):	Area:	Attachment Value:
13-AFG	147	\$4,400
11-OPF	24	\$500
13-AFG	294	\$8,800

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/1/1992		\$20,000.00	Valid		Land		
8/1/2000		\$235,300.00	Invalid		Land and Improvements		
3/25/2011		\$278,500.00	Invalid		Land and Improvements		
10/9/2013		\$247,800.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.320	Gross				\$22,000
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
13,939		0.320				\$22,000	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	756 0144 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,683	\$189,135.54
Second Story:	918	\$60,395.22
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$249,530.76
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,683	\$37,177.47
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$6,398.46
Plumbing	0 - Half Bath 3 - Full Bath	\$14,644.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	465	\$13,700.00
Adjusted Base Price		\$324,050.69
Changes/Adjustments		
Grade Adjustment:	B+ 135%	\$415,463.43
Market Adjustment:	5%	\$436,236.60
CDU Adjustment:	70	\$305,400.00
Complete:	100	\$305,400.00
Dollar Adjustments		\$700.00
Dwelling Value		\$306,100.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$306,100.00
Total Land Value		\$22,000.00
Total Assessed Value		\$328,100.00

Parcel Numbers: 756-0145-000	Property Address: 7396 WILLIAMS CT S	Municipality: Franklin, City of
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Owner Name: KILEY MICHAEL A & THELMA A	Mailing Address: 7396 S WILLIAMS CT FRANKLIN, WI 53132-9662	Land Use: Residential
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Property Photograph: 	Legal Description: CARTER GROVE CONDOMINIUM NW 10 5 21 UNIT 7396 WILLIAMS	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1052-Franklin	

Building Description

Dwelling #	756 0145 000- 1		
Year Built:	1/1/1992	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1992	Bedrooms:	3
Remodeled/Effective Age:	-30	Full Baths:	3
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	B+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0145 000- 1	1,683	918	0	0	0	0	2,601

Attachment Description(s):	Area:	Attachment Value:
13-AFG	147	\$4,400
11-OPF	24	\$500
13-AFG	294	\$8,800

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
2/28/2007		430	\$2,695.00		FURREPLAC		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
1/10/2008		\$278,500.00	Invalid		Land and Improvements		
9/1/1992		\$181,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.320	Gross				\$22,000
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
13,939		0.320				\$22,000	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0145 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,683		\$189,135.54	
Second Story:				918		\$60,395.22	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$249,530.76	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,683		\$37,177.47	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$6,398.46	
Plumbing				0 - Half Bath 3 - Full Bath		\$14,644.00	
Finished Basement Living Area				0		\$0.00	
Features:				3		\$2,600.00	
Attachments:				465		\$13,700.00	
Adjusted Base Price						\$324,050.69	
Changes/Adjustments							
Grade Adjustment:				B+ 135%		\$415,463.43	
Market Adjustment:				5%		\$436,236.60	
CDU Adjustment:				70		\$305,400.00	
Complete:				100		\$305,400.00	
Dollar Adjustments						\$800.00	
Dwelling Value						\$306,200.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$306,200.00
Total Land Value		\$22,000.00
Total Assessed Value		\$328,200.00

Parcel Numbers: 756-0146-000 Property Address: 7398 WILLIAMS CT S Municipality: Franklin, City of

Owner Name: WALTZ, RICHARD W & JOANN M Mailing Address: 7398 S WILLIAMS CT FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	CARTER GROVE CONDOMINIUM NW 10 5 21 UNIT 7398 WILLIAMS	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1052-Franklin	

Building Description

Dwelling #	756 0146 000- 1		
Year Built:	1/1/1992	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1992	Bedrooms:	3
Remodeled/Effective Age:	-30	Full Baths:	3
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	B+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0146 000- 1	1,683	918	0	0	0	0	2,601

Attachment Description(s):	Area:	Attachment Value:
13-AFG	147	\$4,400
11-OPF	24	\$500
13-AFG	294	\$8,800

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
3/1/2004	543	\$3,570.00	FURREPLAC			
6/25/2008	1400	\$3,675.00	ACREPLACE			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
3/1/1992		\$185,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.320	Gross				\$22,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
13,939	0.320			\$22,000		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	
Valuation/Explanation						
Dwelling #	756 0146 000- 1					
Description	Area			Value Amount		
Living Area:						
First Story:	1,683			\$189,135.54		
Second Story:	918			\$60,395.22		
Additional Story:	0			\$0.00		
Attic/Finished Net:	0			\$0.00		
Half Story/Finished Net:	0			\$0.00		
Base Price				\$249,530.76		
Unfinished Living Area:						
Room/Unfinished:	0			\$0.00		
Unfinished Basement:	1,683			\$37,177.47		
Half Story/Unfinished:				\$0.00		
Structure Info, Features and Attachments:						
Heating/AC	Air Conditioning - Same Ducts			\$6,398.46		
Plumbing	0 - Half Bath 3 - Full Bath			\$14,644.00		
Finished Basement Living Area	0			\$0.00		
Features:	3			\$2,600.00		
Attachments:	465			\$13,700.00		
Adjusted Base Price				\$324,050.69		
Changes/Adjustments						
Grade Adjustment:	B+ 135%			\$415,463.43		
Market Adjustment:	5%			\$436,236.60		
CDU Adjustment:	70			\$305,400.00		
Complete:	100			\$305,400.00		
Dollar Adjustments				\$700.00		
Dwelling Value				\$306,100.00		

Other Building Improvements	0	\$0.00
Total Improvement Value		\$306,100.00
Total Land Value		\$22,000.00
Total Assessed Value		\$328,100.00

Parcel Numbers: 756-0147-000	Property Address: 7410 WILLIAMS CT S	Municipality: Franklin, City of
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Owner Name: COLLA, JOSEPH & MARY KAY LIVING TRUST DT	Mailing Address: 7410 S WILLIAMS CT FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: CARTER GROVE CONDOMINIUM NW 10 5 21 UNIT 7410 WILLIAMS	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1052-Franklin	

Building Description

Dwelling #	756 0147 000- 1		
Year Built:	1/1/1993	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1993	Bedrooms:	3
Remodeled/Effective Age:	-29	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	B+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0147 000- 1	1,683	918	0	0	0	0	2,601

Attachment Description(s):	Area:	Attachment Value:
13-AFG	147	\$4,400
11-OPF	24	\$500
13-AFG	294	\$8,800

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
1/7/2010	27	\$2,500.00	FURREPLAC			
10/2/2014	14-2370	\$12,000.00	BATH REMOD			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
12/1/1992		\$184,574.00	Valid		Land and Improvements	
10/1/2000		\$237,600.00	Invalid		Land and Improvements	
8/27/2014		\$222,500.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.320	Gross				\$22,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
13,939	0.320			\$22,000		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	756 0147 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,683	\$189,135.54
Second Story:	918	\$60,395.22
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$249,530.76
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,683	\$37,177.47
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$6,398.46
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$2,900.00
Attachments:	465	\$13,700.00
Adjusted Base Price		\$317,028.69
Changes/Adjustments		
Grade Adjustment:	B+ 135%	\$405,578.73
Market Adjustment:	8%	\$438,025.03
CDU Adjustment:	70	\$306,600.00
Complete:	100	\$306,600.00
Dollar Adjustments		(\$1,400.00)
Dwelling Value		\$305,200.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$305,200.00
Total Land Value		\$22,000.00
Total Assessed Value		\$327,200.00

Parcel Numbers: 756-0148-000	Property Address: 7412 WILLIAMS CT S	Municipality: Franklin, City of
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Owner Name: ZIETZ, MARGARET A- REVOCABLE TRUST	Mailing Address: 7412 S WILLIAMS CT FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: CARTER GROVE CONDOMINIUM NW 10 5 21 UNIT 7412 WILLIAMS	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1052-Franklin	

Building Description

Dwelling #	756 0148 000- 1		
Year Built:	1/1/1993	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1993	Bedrooms:	3
Remodeled/Effective Age:	-29	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	B+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0148 000- 1	1,683	918	0	0	0	0	2,601

Attachment Description(s):	Area:	Attachment Value:
13-AFG	147	\$4,400
11-OPF	24	\$500
13-AFG	294	\$8,800

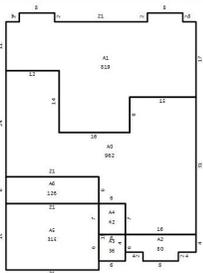
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
8/9/2006		2651	\$100.00		ACREPLACE		
9/17/2020		20-2655	\$15,000.00		INTREMOD-BATH		
2/7/2008		239	\$100.00		FURREPLAC		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/2/2017		\$242,600.00	Invalid		Land and Improvements		
12/1/2004		\$299,900.00	Valid		Land and Improvements		
6/1/2001		\$241,000.00	Valid		Land and Improvements		
7/1/1995		\$198,500.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.320	Gross				\$22,000
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
13,939		0.320				\$22,000	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	756 0148 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,683	\$189,135.54
Second Story:	918	\$60,395.22
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$249,530.76
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,683	\$37,177.47
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$6,398.46
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$2,900.00
Attachments:	465	\$13,700.00
Adjusted Base Price		\$317,028.69
Changes/Adjustments		
Grade Adjustment:	B+ 135%	\$405,578.73
Market Adjustment:	6%	\$429,913.46
CDU Adjustment:	70	\$300,900.00
Complete:	100	\$300,900.00
Dollar Adjustments		\$200.00
Dwelling Value		\$301,100.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$301,100.00
Total Land Value		\$22,000.00
Total Assessed Value		\$323,100.00

Parcel Numbers: 756-0149-000 Property Address: 7483 CARTER CIR NORTH Municipality: Franklin, City of

Owner Name: KNUTEL, KATHRYN M - LIVING TRUST Mailing Address: 7483 CARTER CIR N FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	CARTER GROVE CONDOMINIUM PHAE III NW 10 5 21 UNIT	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1052-Franklin	

Building Description

Dwelling #	756 0149 000- 1		
Year Built:	1/1/2000	Exterior Wall:	01-Wood
Year Remodeled:	1/1/2000	Bedrooms:	4
Remodeled/Effective Age:	-22	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	B+	Room Count:	6
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0149 000- 1	1,903	1,088	0	0	0	0	2,991

Attachment Description(s):	Area:	Attachment Value:
13-AFG	126	\$3,800
11-OPF	36	\$700
13-AFG	315	\$9,500

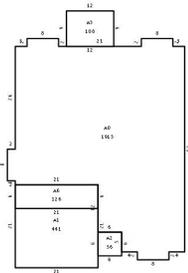
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:		Permit Amount:		Details of Permit:	
10/29/2015		15-2603		\$3,086.00		FURREPLAC	
5/31/2012		12-1057		\$9,500.00		BATHREMOD	
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/1/1998		\$190,000.00	Invalid		Land		
5/1/2000		\$270,800.00	Invalid		Land and Improvements		
2/28/2007		\$319,000.00	Valid		Land and Improvements		
2/10/2020		\$345,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.320	Gross				\$22,000
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
13,939		0.320				\$22,000	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	756 0149 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,903	\$208,530.74
Second Story:	1,088	\$70,056.32
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$278,587.06
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,903	\$41,199.95
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$7,357.86
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$2,900.00
Attachments:	477	\$14,000.00
Adjusted Base Price		\$351,366.87
Changes/Adjustments		
Grade Adjustment:	B+ 135%	\$451,530.28
Market Adjustment:	-5%	\$428,953.76
CDU Adjustment:	75	\$321,700.00
Complete:	100	\$321,700.00
Dollar Adjustments		\$1,300.00
Dwelling Value		\$323,000.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$323,000.00
Total Land Value		\$22,000.00
Total Assessed Value		\$345,000.00

Parcel Numbers: 756-0150-000 Property Address: 7485 CARTER CIR NORTH Municipality: Franklin, City of

Owner Name: VITRANO, JOSEPH & LINDA - REVOC TRUST Mailing Address: 7485 CARTER CIRCLE NORTH FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	CARTER GROVE CONDOMINIUM PHASE III NW 10 5 21 UNIT	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1052-Franklin	

Building Description

Dwelling #	756 0150 000- 1		
Year Built:	1/1/2000	Exterior Wall:	01-Wood
Year Remodeled:	1/1/2000	Bedrooms:	2
Remodeled/Effective Age:	-22	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0150 000- 1	1,913	0	0	0	0	0	1,913

Attachment Description(s):	Area:	Attachment Value:
13-AFG	441	\$13,200
11-OPF	36	\$700
33-Concrete Patio	108	\$500

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
3/22/2017		\$227,200.00	Invalid		Land and Improvements		
10/15/2001		\$208,100.00	Valid		Land and Improvements		
12/1/1998		\$190,000.00	Invalid		Land		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.320	Gross				\$22,000
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
13,939		0.320				\$22,000	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	756 0150 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,913	\$209,626.54
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$209,626.54
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,913	\$41,416.45
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,705.98
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$2,900.00
Attachments:	585	\$14,400.00
Adjusted Base Price		\$280,370.97
Changes/Adjustments		
Grade Adjustment:	B 128%	\$336,730.84
Market Adjustment:	5%	\$353,567.38
CDU Adjustment:	75	\$265,200.00
Complete:	100	\$265,200.00
Dollar Adjustments		(\$1,000.00)
Dwelling Value		\$264,200.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$264,200.00
Total Land Value		\$22,000.00
Total Assessed Value		\$286,200.00

Parcel Numbers: 756-0151-000 Property Address: 7498 CARTER CIR NORTH Municipality: Franklin, City of

Owner Name: LARSEN, ROBERT D Mailing Address: 7498 CARTER CIR N FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:	
	CARTER GROVE CONDOMINIUM PHASE III NW 10 5 21 UNIT	<small>Descriptor/Map</small> A: FV/B 0 sqft B: OFF 0 sqft C: FG 0 sqft	
	Parcel Sketch and Site Map obtained from the County GIS		
	Neighborhood:		
1052-Franklin			

Building Description

Dwelling #	756 0151 000- 1		
Year Built:	1/1/1993	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1993	Bedrooms:	2
Remodeled/Effective Age:	-29	Full Baths:	1
Building Type/Style:	17-Condominium	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	B+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0151 000- 1	1,503	0	0	0	0	0	1,503

Attachment Description(s):	Area:	Attachment Value:
11-OFP	24	\$500
13-AFG	441	\$13,200

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
1/14/2010	71	\$4,150.00	FURREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/1/1994		\$155,000.00	Invalid		Land and Improvements		
10/16/2006		\$215,000.00	Valid		Land and Improvements		
2/10/2009		\$235,800.00	Invalid		Land and Improvements		
8/27/2014		\$195,800.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.320	Gross				\$22,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
13,939	0.320				\$22,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0151 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,503		\$171,822.96	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$171,822.96	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,503		\$33,907.68	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,697.38	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				4		\$2,900.00	
Attachments:				465		\$13,700.00	
Adjusted Base Price						\$230,909.02	
Changes/Adjustments							
Grade Adjustment:				B+ 135%		\$289,317.18	
Market Adjustment:				14%		\$329,821.58	
CDU Adjustment:				70		\$230,900.00	
Complete:				100		\$230,900.00	
Dollar Adjustments						(\$300.00)	
Dwelling Value						\$230,600.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$230,600.00
Total Land Value		\$22,000.00
Total Assessed Value		\$252,600.00

Parcel Numbers: 756-0152-000	Property Address: 7502 CARTER CIR NORTH	Municipality: Franklin, City of
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Owner Name: KONKOL, DANIEL L	Mailing Address: 7502 CARTER CIR N FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: CARTER GROVE CONDOMINIUM PHASE III NW 10 5 21 UNIT	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1052-Franklin	

Building Description

Dwelling #	756 0152 000- 1		
Year Built:	1/1/1993	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1993	Bedrooms:	2
Remodeled/Effective Age:	-29	Full Baths:	1
Building Type/Style:	17-Condominium	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	B+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0152 000- 1	1,503	0	0	0	0	0	1,503

Attachment Description(s): 11-OFP 13-AFG	Area: 24 441	Attachment Value: \$500 \$13,200
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Feature Description(s): 22-Additional Fixture Rec Room Condition: 05-Metal Fireplace Rec Room Condition:	Area: 3 Rec Room Area: 0 1 Rec Room Area: 0	Feature Value: \$900 Rec Room Value: \$0 \$2,000 Rec Room Value: \$0
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Other Building Improvements

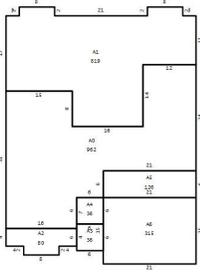
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
6/17/2010	1162	\$100.00	ACREPLACE				
12/16/2014	3038	\$2,550.00	FOUNDRPR				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/14/2010		\$180,000.00	Valid		Land and Improvements		
7/17/2014		\$189,900.00	Valid		Land and Improvements		
3/1/1993		\$20,000.00	Valid		Land		
Land Breakdown							
Land Class:	Acreeage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.320	Gross				\$22,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
13,939	0.320				\$22,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0152 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,503		\$171,822.96	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$171,822.96	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,503		\$33,907.68	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,697.38	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				4		\$2,900.00	
Attachments:				465		\$13,700.00	
Adjusted Base Price						\$230,909.02	
Changes/Adjustments							
Grade Adjustment:				B+ 135%		\$289,317.18	
Market Adjustment:				14%		\$329,821.58	
CDU Adjustment:				70		\$230,900.00	
Complete:				100		\$230,900.00	
Dollar Adjustments						(\$300.00)	
Dwelling Value						\$230,600.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$230,600.00
Total Land Value		\$22,000.00
Total Assessed Value		\$252,600.00

Parcel Numbers: 756-0153-000 Property Address: 7468 CARTER CIR SOUTH Municipality: Franklin, City of

Owner Name: WYLIE TRUST DATED 12/23/2019 Mailing Address: 7468 CARTER CIR S FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	CARTER GROVE CONDOMINIUM PHASE III NW 10 5 21 UNIT	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1052-Franklin	

Building Description

Dwelling #	756 0153 000- 1		
Year Built:	1/1/2000	Exterior Wall:	01-Wood
Year Remodeled:	1/1/2000	Bedrooms:	3
Remodeled/Effective Age:	-22	Full Baths:	3
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	B+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0153 000- 1	1,897	1,088	0	0	0	0	2,985

Attachment Description(s):	Area:	Attachment Value:
13-AFG	126	\$3,800
11-OPF	36	\$700
13-AFG	315	\$9,500

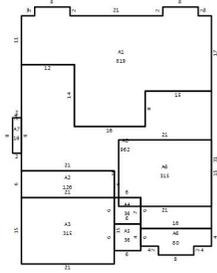
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition: Very Good	Rec Room Area: 1,300	Rec Room Value: \$9,100
22-Additional Fixture	4	\$1,200
Rec Room Condition: Very Good	Rec Room Area: 1,300	Rec Room Value: \$9,100

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
7/22/2005	52764	\$30,000.00	RECROOM			
12/14/2010	2752	\$1,450.00	FOUNDRPR			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
12/1/1998		\$190,000.00	Invalid		Land	
9/1/2000		\$274,800.00	Invalid		Land and Improvements	
6/21/2005		\$283,800.00	Invalid		Land and Improvements	
1/22/2020		\$386,300.00	Invalid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.320	Gross				\$22,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
13,939	0.320			\$22,000		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	756 0153 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,897	\$208,726.91
Second Story:	1,088	\$70,056.32
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$278,783.23
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,897	\$41,240.78
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$7,343.10
Plumbing	0 - Half Bath 3 - Full Bath	\$14,644.00
Finished Basement Living Area	0	\$0.00
Features:	5	\$3,200.00
Attachments:	477	\$14,000.00
Adjusted Base Price		\$359,211.11
Changes/Adjustments		
Grade Adjustment:	B+ 135%	\$461,715.00
Market Adjustment:	5%	\$484,800.75
CDU Adjustment:	75	\$363,600.00
Complete:	100	\$363,600.00
Dollar Adjustments		(\$1,100.00)
Dwelling Value		\$362,500.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$362,500.00
Total Land Value		\$22,000.00
Total Assessed Value		\$384,500.00

Parcel Numbers: 756-0154-000	Property Address: 7470 CARTER CIR SOUTH	Municipality: Franklin, City of
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Owner Name: SHAH, INDU M	Mailing Address: 7470 CARTER CIR SOUTH FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: CARTER GROVE CONDOMINIUM PHASE III NW 10 5 21 UNIT	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1052-Franklin		

Building Description

Dwelling #	756 0154 000- 1		
Year Built:	1/1/2000	Exterior Wall:	01-Wood
Year Remodeled:	1/1/2000	Bedrooms:	4
Remodeled/Effective Age:	-22	Full Baths:	3
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	B+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0154 000- 1	1,913	1,088	0	0	0	0	3,001

Attachment Description(s):	Area:	Attachment Value:
13-AFG	126	\$3,800
13-AFG	315	\$9,500
11-OPF	36	\$700

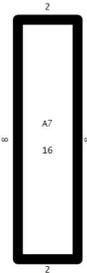
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
6/29/2007		1494	\$2,960.00		DUCTWORK		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/1/2000		\$259,600.00	Invalid		Land and Improvements		
12/1/1998		\$190,000.00	Invalid		Land		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.320	Gross				\$22,000
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
13,939		0.320				\$22,000	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0154 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,913		\$209,626.54	
Second Story:				1,088		\$70,056.32	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$279,682.86	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,913		\$41,416.45	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$7,382.46	
Plumbing				0 - Half Bath 3 - Full Bath		\$14,644.00	
Finished Basement Living Area				0		\$0.00	
Features:				4		\$2,900.00	
Attachments:				477		\$14,000.00	
Adjusted Base Price						\$360,025.77	
Changes/Adjustments							
Grade Adjustment:				B+ 135%		\$463,219.79	
Market Adjustment:				-1%		\$458,587.59	
CDU Adjustment:				75		\$343,900.00	
Complete:				100		\$343,900.00	
Dollar Adjustments						\$500.00	
Dwelling Value						\$344,400.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$344,400.00
Total Land Value		\$22,000.00
Total Assessed Value		\$366,400.00

Parcel Numbers: 756-0155-000	Property Address: 7479 CARTER CIR SOUTH	Municipality: Franklin, City of
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Owner Name: WESENER BARBARA ANN	Mailing Address: 7479 CARTER CIR S FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: CARTER GROVE CONDOMINIUM PHASE III NW 10 5 21 UNIT	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1052-Franklin		

Building Description

Dwelling #	756 0155 000- 1		
Year Built:	1/1/1993	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1993	Bedrooms:	3
Remodeled/Effective Age:	-29	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	B+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0155 000- 1	1,683	918	0	0	0	0	2,601

Attachment Description(s):	Area:	Attachment Value:
13-AFG	147	\$4,400
11-OPF	24	\$500
13-AFG	294	\$8,800

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
3/1/1993		\$20,000.00	Valid		Land		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.320	Gross				\$22,000
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
13,939		0.320				\$22,000	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0155 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,683		\$189,135.54	
Second Story:				918		\$60,395.22	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$249,530.76	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,683		\$37,177.47	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$6,398.46	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0		\$0.00	
Features:				4		\$2,900.00	
Attachments:				465		\$13,700.00	
Adjusted Base Price						\$321,909.69	
Changes/Adjustments							
Grade Adjustment:				B+ 135%		\$412,168.08	
Market Adjustment:				6%		\$436,898.17	
CDU Adjustment:				70		\$305,800.00	
Complete:				100		\$305,800.00	
Dollar Adjustments						(\$300.00)	
Dwelling Value						\$305,500.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$305,500.00
Total Land Value		\$22,000.00
Total Assessed Value		\$327,500.00

Parcel Numbers: 756-0156-000	Property Address: 7481 CARTER CIR SOUTH	Municipality: Franklin, City of
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Owner Name: THEISEN, MARY E	Mailing Address: 7481 CARTER CIR S FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: CARTER GROVE CONDOMINIUM PHASE III NW 10 5 21 UNIT	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1052-Franklin	

Building Description

Dwelling #	756 0156 000- 1		
Year Built:	1/1/1993	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1993	Bedrooms:	3
Remodeled/Effective Age:	-29	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	B+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0156 000- 1	1,683	918	0	0	0	0	2,601

Attachment Description(s):	Area:	Attachment Value:
13-AFG	147	\$4,400
11-OPF	24	\$500
13-AFG	294	\$8,800

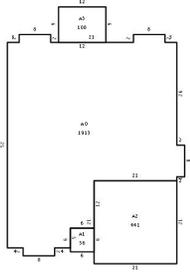
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition: Average	Rec Room Area: 900	Rec Room Value: \$4,500
22-Additional Fixture	6	\$1,800
Rec Room Condition: Average	Rec Room Area: 900	Rec Room Value: \$4,500

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
12/2/2010		2636	\$9,989.00		AC&FURREPLAC		
11/1/1999		99-1422	\$18,500.00		BSMT ALTERAT		
3/15/2010		333	\$10,000.00		BATHREMOD		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/1/1995		\$197,500.00	Valid		Land and Improvements		
7/1/1999		\$237,000.00	Invalid		Land and Improvements		
11/16/2011		\$123,850.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.320	Gross				\$22,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
13,939	0.320				\$22,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	756 0156 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,683	\$189,135.54
Second Story:	918	\$60,395.22
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$249,530.76
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,683	\$37,177.47
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$6,398.46
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	7	\$3,800.00
Attachments:	465	\$13,700.00
Adjusted Base Price		\$317,928.69
Changes/Adjustments		
Grade Adjustment:	B+ 135%	\$405,578.73
Market Adjustment:	11%	\$450,192.39
CDU Adjustment:	70	\$315,100.00
Complete:	100	\$315,100.00
Dollar Adjustments		\$100.00
Dwelling Value		\$315,200.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$315,200.00
Total Land Value		\$22,000.00
Total Assessed Value		\$337,200.00

Parcel Numbers: 756-0157-000 Property Address: 7504 CARTER CIR SOUTH Municipality: Franklin, City of

Owner Name: LEYNS, KAREN B - REVOCABLE TRUST Mailing Address: 7504 CARTER CIR S FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	CARTER GROVE CONDOMINIUM PHASE III NW 10 5 21 UNIT	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1052-Franklin	

Building Description

Dwelling #	756 0157 000- 1		
Year Built:	1/1/2000	Exterior Wall:	01-Wood
Year Remodeled:	1/1/2000	Bedrooms:	2
Remodeled/Effective Age:	-22	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B+	Room Count:	2
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0157 000- 1	1,913	0	0	0	0	0	1,913

Attachment Description(s):	Area:	Attachment Value:
11-OFP	36	\$700
13-AFG	441	\$13,200
33-Concrete Patio	108	\$500

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
4/2/2020	20-0819	\$7,500.00	FUR+ACREPLAC			
2/27/2019	19-0390	\$900.00	BATHREMOD			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
12/1/1998		\$190,000.00	Invalid		Land	
12/1/2000		\$231,500.00	Invalid		Land and Improvements	
8/17/2018		\$277,300.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.320	Gross				\$22,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
13,939	0.320			\$22,000		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	756 0157 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,913	\$209,626.54
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$209,626.54
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,913	\$41,416.45
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,705.98
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	585	\$14,400.00
Adjusted Base Price		\$280,070.97
Changes/Adjustments		
Grade Adjustment:	B+ 135%	\$355,145.81
Market Adjustment:	6%	\$376,454.56
CDU Adjustment:	75	\$282,300.00
Complete:	100	\$282,300.00
Dollar Adjustments		(\$900.00)
Dwelling Value		\$281,400.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$281,400.00
Total Land Value		\$22,000.00
Total Assessed Value		\$303,400.00

Parcel Numbers: 756-0158-000 Property Address: 7506 CARTER CIR SOUTH Municipality: Franklin, City of

Owner Name: KAISER, PAUL S & LYNN M Mailing Address: 7506 CARTER CIR SOUTH FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	CARTER GROVE CONDOMINIUM PHASE III NW 10 5 21 UNIT	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1052-Franklin	

Building Description

Dwelling #	756 0158 000- 1		
Year Built:	1/1/2000	Exterior Wall:	01-Wood
Year Remodeled:	1/1/2000	Bedrooms:	2
Remodeled/Effective Age:	-22	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0158 000- 1	1,854	0	0	0	0	0	1,854

Attachment Description(s):	Area:	Attachment Value:
11-OFP	36	\$700
13-AFG	441	\$13,200
33-Concrete Patio	180	\$900
33-Concrete Patio	36	\$200

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
9/16/2015		15-2205	\$9,305.00		ACREPLACE (+ FU)		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/25/2013		\$227,500.00	Valid		Land and Improvements		
12/1/1998		\$190,000.00	Invalid		Land		
4/29/2002		\$227,200.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.320	Gross				\$22,000
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
13,939		0.320				\$22,000	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	756 0158 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,854	\$203,995.62
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$203,995.62
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,854	\$40,305.96
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,560.84
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$2,900.00
Attachments:	693	\$15,000.00
Adjusted Base Price		\$274,084.42
Changes/Adjustments		
Grade Adjustment:	B+ 135%	\$345,848.97
Market Adjustment:	9%	\$376,975.37
CDU Adjustment:	75	\$282,700.00
Complete:	100	\$282,700.00
Dollar Adjustments		\$600.00
Dwelling Value		\$283,300.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$283,300.00
Total Land Value		\$22,000.00
Total Assessed Value		\$305,300.00

Parcel Numbers: 756-0159-000 Property Address: 7378 CARTER CIR EAST Municipality: Franklin, City of

Owner Name: CARLS, DEBORAH L -TRUST (THE) Mailing Address: 7378 CARTER CIRCLE E FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	CARTER GROVE CONDOMINIUM PHASE IV NW 10 5 21 UNIT	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1052-Franklin	

Building Description

Dwelling #	756 0159 000- 1		
Year Built:	1/1/1994	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1994	Bedrooms:	4
Remodeled/Effective Age:	-28	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	B+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0159 000- 1	1,616	757	0	0	0	0	2,373

Attachment Description(s):	Area:	Attachment Value:
11-OFP	68	\$1,400
13-AFG	420	\$12,600
33-Concrete Patio	144	\$700

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	4	\$1,200
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
9/1/1993	93-0914	\$280,000.00	CONDO 2 UNIT			
8/1/1998	B980929	\$20,000.00	HEATED SUNRM			
2/15/2017	17-0356	\$5,015.00	FURREPLAC			
6/14/2017	17-1337	\$5,600.00	ACREPLAC			
5/1/1994	94-0478	\$13,000.00	HTG & A/C			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
9/1/1996		\$174,000.00	Valid		Land and Improvements	
6/7/2001		\$212,000.00	Valid		Land and Improvements	
11/24/2004		\$250,000.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.320	Gross				\$22,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
13,939	0.320			\$22,000		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	756 0159 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,616	\$182,559.52
Second Story:	757	\$51,294.32
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$233,853.84
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	757	\$0.00
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$5,837.58
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	5	\$3,200.00
Attachments:	632	\$14,700.00
Adjusted Base Price		\$269,794.42
Changes/Adjustments		
Grade Adjustment:	B+ 135%	\$340,057.47
Market Adjustment:	29%	\$438,674.13
CDU Adjustment:	70	\$307,100.00
Complete:	100	\$307,100.00
Dollar Adjustments		\$0.00
Dwelling Value		\$307,100.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$307,100.00
Total Land Value		\$22,000.00
Total Assessed Value		\$329,100.00

Parcel Numbers: 756-0160-000	Property Address: 7380 CARTER CIR EAST	Municipality: Franklin, City of
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Owner Name: KAPELLUSCH TRUST 2012 (THE)	Mailing Address: 7380 CARTER CIR EAST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph:	Legal Description:	Building Sketch:
	CARTER GROVE CONDOMINIUM PHASE IV NW 10 5 21 UNIT	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1052-Franklin	

Building Description

Dwelling #	756 0160 000- 1		
Year Built:	1/1/1994	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1994	Bedrooms:	4
Remodeled/Effective Age:	-28	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	B+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0160 000- 1	1,434	757	0	0	0	0	2,191

Attachment Description(s):	Area:	Attachment Value:
11-OFP	68	\$1,400
13-AFG	420	\$12,600
12-EFP	144	\$4,300
33-Concrete Patio	156	\$800
31-WD	300	\$3,000

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	4	\$1,200
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
9/1/1993	93-0914	\$280,000.00	CONDO 2 UNIT
5/1/1994	94-0478	\$13,000.00	HTG & A/C
10/1/1997	97-1015	\$4,000.00	DECK

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
6/29/2011		\$222,000.00	Invalid		Land and Improvements	
5/1/1993		\$20,000.00	Valid		Land	
10/9/2020		\$316,000.00	Valid		Land and Improvements	

Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.320	Gross				\$22,000

Acreage/Squarefoot Variables

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Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
13,939	0.320			\$22,000

General Information

Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Light			All Public

Valuation/Explanation		
Dwelling #	756 0160 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,434	\$166,100.22
Second Story:	757	\$51,294.32
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$217,394.54
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	757	\$0.00
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$5,389.86
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	5	\$3,200.00
Attachments:	1,088	\$22,100.00
Adjusted Base Price		\$260,287.40
Changes/Adjustments		
Grade Adjustment:	B+ 135%	\$317,232.99
Market Adjustment:	33%	\$421,919.88
CDU Adjustment:	70	\$295,300.00
Complete:	100	\$295,300.00
Dollar Adjustments		(\$400.00)
Dwelling Value		\$294,900.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$294,900.00
Total Land Value		\$22,000.00
Total Assessed Value		\$316,900.00

Parcel Numbers: 756-0161-000	Property Address: 7392 CARTER CIR EAST	Municipality: Franklin, City of
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Owner Name: HANSEN, RICHARD O & DIANE L - FAMILY TRU	Mailing Address: 7392 CARTER CIR E FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: CARTER GROVE CONDOMINIUM PHASE IV NW 10 5 21 UNIT	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1052-Franklin	

Building Description

Dwelling #	756 0161 000- 1		
Year Built:	1/1/1994	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1994	Bedrooms:	4
Remodeled/Effective Age:	-28	Full Baths:	3
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	B+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0161 000- 1	1,820	1,017	0	0	0	0	2,837

Attachment Description(s):	Area:	Attachment Value:
13-AFG	144	\$4,300
11-OPF	36	\$700
13-AFG	294	\$8,800
31-WD	340	\$3,400

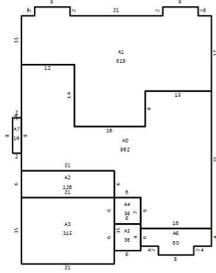
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
7/1/1994	94-0792	\$210,000.00	NEW CONST			
1/1/1995	95-0005	\$7,000.00	HTG & A/C			
9/27/2016	16-2376	\$13,500.00	DECK			
12/17/2019	19-3272	\$950.00	FOUNDRPR			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
8/1/1994		\$25,000.00	Valid		Land	
9/17/2007		\$329,900.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.320	Gross				\$22,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
13,939	0.320			\$22,000		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	756 0161 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,820	\$201,364.80
Second Story:	1,017	\$66,003.30
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$267,368.10
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,820	\$39,712.40
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$6,979.02
Plumbing	0 - Half Bath 3 - Full Bath	\$14,644.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$2,900.00
Attachments:	814	\$17,200.00
Adjusted Base Price		\$348,803.52
Changes/Adjustments		
Grade Adjustment:	B+ 135%	\$443,749.75
Market Adjustment:	3%	\$457,062.25
CDU Adjustment:	70	\$319,900.00
Complete:	100	\$319,900.00
Dollar Adjustments		(\$600.00)
Dwelling Value		\$319,300.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$319,300.00
Total Land Value		\$22,000.00
Total Assessed Value		\$341,300.00

Parcel Numbers: 756-0162-000 Property Address: 7394 CARTER CIR EAST Municipality: Franklin, City of

Owner Name: MAINELLA, THEODORE & MARY REVOC LIVING T Mailing Address: 7394 CARTER CIR EAST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	CARTER GROVE CONDOMINIUM PHASE IV NW 10 5 21 UNIT	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1052-Franklin	

Building Description

Dwelling #	756 0162 000- 1		
Year Built:	1/1/1995	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1995	Bedrooms:	4
Remodeled/Effective Age:	-27	Full Baths:	3
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	B+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0162 000- 1	1,913	1,088	0	0	0	0	3,001

Attachment Description(s):	Area:	Attachment Value:
13-AFG	126	\$3,800
13-AFG	315	\$9,500
11-OFP	36	\$700

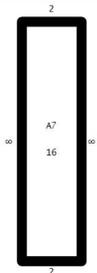
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
11/1/1995	95-1327	\$132,000.00	NEW CONST			
2/1/1996	96-0070	\$3,500.00	HTG & A/C			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
10/4/2002		\$235,000.00	Invalid		Land and Improvements	
8/1/1996		\$201,945.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.320	Gross				\$22,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
13,939	0.320			\$22,000		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	756 0162 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,913	\$209,626.54
Second Story:	1,088	\$70,056.32
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$279,682.86
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,913	\$41,416.45
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$7,382.46
Plumbing	0 - Half Bath 3 - Full Bath	\$14,644.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$2,900.00
Attachments:	477	\$14,000.00
Adjusted Base Price		\$360,025.77
Changes/Adjustments		
Grade Adjustment:	B+ 135%	\$463,219.79
Market Adjustment:	3%	\$477,116.38
CDU Adjustment:	70	\$334,000.00
Complete:	100	\$334,000.00
Dollar Adjustments		\$700.00
Dwelling Value		\$334,700.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$334,700.00
Total Land Value		\$22,000.00
Total Assessed Value		\$356,700.00

Parcel Numbers: 756-0163-000	Property Address: 7437 CARTER CIR SOUTH	Municipality: Franklin, City of
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Owner Name: RULLI, GERALDINE	Mailing Address: 7437 CARTER CIR S FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: CARTER GROVE CONDOMINIUM PHASE IV NW 10 5 21 UNIT	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1052-Franklin		

Building Description

Dwelling #	756 0163 000- 1		
Year Built:	1/1/1993	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1993	Bedrooms:	2
Remodeled/Effective Age:	-29	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	B+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0163 000- 1	1,308	640	0	0	0	0	1,948

Attachment Description(s):	Area:	Attachment Value:
13-AFG	114	\$3,400
11-OPF	24	\$500
13-AFG	327	\$9,800
31-WD	192	\$1,900

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
4/1/1994	94-0315	\$2,500.00	DECK			
9/9/2013	13-2090	\$24,780.00	ROOF			
1/21/2005	50185	\$1,100.00	FURREPLAC			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
6/1/1993		\$20,000.00	Valid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.320	Gross				\$22,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
13,939	0.320			\$22,000		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	756 0163 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,308	\$153,755.40
Second Story:	640	\$44,966.40
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$198,721.80
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	526	\$16,858.30
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,792.08
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	657	\$15,600.00
Adjusted Base Price		\$245,594.18
Changes/Adjustments		
Grade Adjustment:	B+ 135%	\$307,387.14
Market Adjustment:	21%	\$371,938.44
CDU Adjustment:	70	\$260,400.00
Complete:	100	\$260,400.00
Dollar Adjustments		\$100.00
Dwelling Value		\$260,500.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$260,500.00
Total Land Value		\$22,000.00
Total Assessed Value		\$282,500.00

Parcel Numbers: 756-0164-000	Property Address: 7439 CARTER CIR SOUTH	Municipality: Franklin, City of
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Owner Name: CHARNON, PAUL J & SUSAN H - SURV TRUST	Mailing Address: 7439 CARTER CIR SOUTH FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: CARTER GROVE CONDOMINIUM PHASE IV NW 10 5 21 UNIT	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1052-Franklin	

Building Description

Dwelling #	756 0164 000- 1		
Year Built:	1/1/1993	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1993	Bedrooms:	2
Remodeled/Effective Age:	-29	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	B+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0164 000- 1	1,308	640	0	0	0	0	1,948

Attachment Description(s):	Area:	Attachment Value:
13-AFG	114	\$3,400
11-OPF	24	\$500
13-AFG	327	\$9,800
31-WD	192	\$1,900

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
4/1/1994	94-0318	\$2,500.00	DECK 12X16'
8/31/2011	1834	\$3,359.00	FURREPLAC
9/9/2013	13-2090	\$24,780.00	ROOF

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
7/13/2011		\$203,300.00	Invalid		Land and Improvements	
6/1/1993		\$20,000.00	Valid		Land	
7/1/1995		\$182,000.00	Valid		Land and Improvements	
9/26/2002		\$210,800.00	Invalid		Land and Improvements	
1/7/2010		\$201,000.00	Valid		Land and Improvements	

Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.320	Gross				\$22,000

Acreage/Squarefoot Variables

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Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
13,939	0.320			\$22,000

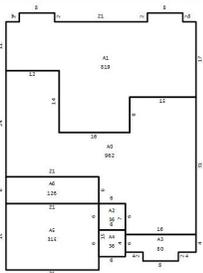
General Information

Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Light			All Public

Valuation/Explanation		
Dwelling #	756 0164 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,308	\$153,755.40
Second Story:	640	\$44,966.40
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$198,721.80
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	526	\$16,858.30
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,792.08
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	657	\$15,600.00
Adjusted Base Price		\$245,594.18
Changes/Adjustments		
Grade Adjustment:	B+ 135%	\$307,387.14
Market Adjustment:	21%	\$371,938.44
CDU Adjustment:	70	\$260,400.00
Complete:	100	\$260,400.00
Dollar Adjustments		\$100.00
Dwelling Value		\$260,500.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$260,500.00
Total Land Value		\$22,000.00
Total Assessed Value		\$282,500.00

Parcel Numbers: 756-0165-000 Property Address: 7449 CARTER CIR SOUTH Municipality: Franklin, City of

Owner Name: SCHMIDT, SINDY J Mailing Address: 7449 CARTER CIR SOUTH FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	CARTER GROVE CONDOMINIUM PHASE IV NW 10 5 21 UNIT	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1052-Franklin	

Building Description

Dwelling #	756 0165 000- 1		
Year Built:	1/1/1996	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1996	Bedrooms:	4
Remodeled/Effective Age:	-26	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	B+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0165 000- 1	1,897	1,088	0	0	0	0	2,985

Attachment Description(s):	Area:	Attachment Value:
13-AFG	126	\$3,800
11-OPF	36	\$700
13-AFG	315	\$9,500

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
6/1/1996	96-0523	\$130,000.00	NEW CONST			
8/1/1996	96-0973	\$3,150.00	HTG & A/C			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
3/22/2002		\$275,000.00	Invalid		Land and Improvements	
2/1/1997		\$209,900.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.320	Gross				\$22,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
13,939	0.320			\$22,000		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	756 0165 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,897	\$208,726.91
Second Story:	1,088	\$70,056.32
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$278,783.23
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,897	\$41,240.78
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$7,343.10
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	477	\$14,000.00
Adjusted Base Price		\$356,170.11
Changes/Adjustments		
Grade Adjustment:	B+ 135%	\$458,419.65
Market Adjustment:	1%	\$463,003.85
CDU Adjustment:	71	\$328,700.00
Complete:	100	\$328,700.00
Dollar Adjustments		\$1,200.00
Dwelling Value		\$329,900.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$329,900.00
Total Land Value		\$22,000.00
Total Assessed Value		\$351,900.00

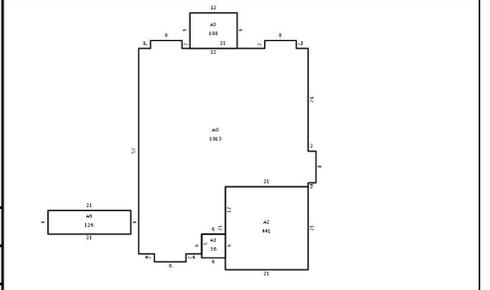
Parcel Numbers: 756-0166-000 Property Address: 7451 CARTER CIR SOUTH Municipality: Franklin, City of

Owner Name: RACK FAMILY TRUST 1996 Mailing Address: 7451 S CARTER CIR FRANKLIN, WI 53132 Land Use: Residential

Property Photograph: Legal Description: Building Sketch:



CARTER GROVE CONDOMINIUM PHASE IV NW 10 5 21 UNIT



Parcel Sketch and Site Map obtained from the County GIS

Neighborhood: 1052-Franklin

Building Description

Dwelling #	756 0166 000- 1		
Year Built:	1/1/1996	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1996	Bedrooms:	2
Remodeled/Effective Age:	-26	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B+	Room Count:	2
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0166 000- 1	1,913	0	0	0	0	0	1,913

Attachment Description(s):	Area:	Attachment Value:
11-OFP	36	\$700
13-AFG	441	\$13,200
33-Concrete Patio	108	\$500

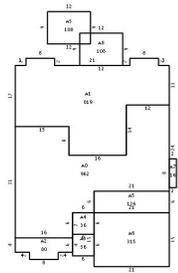
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
6/1/1996		96-0523	\$130,000.00		NEW CONST		
8/1/1996		96-0973	\$3,150.00		HTG & A/C		
1/2/2014		14-0007	\$3,497.00		FURREPLACE		
7/10/2020		20-1795	\$3,500.00		ACREPLACE		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/1/1997		\$183,560.00	Invalid		Land and Improvements		
10/1/1998		\$192,000.00	Valid		Land and Improvements		
7/1/1999		\$205,500.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.320	Gross				\$22,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
13,939		0.320				\$22,000	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	756 0166 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,913	\$209,626.54
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$209,626.54
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,913	\$41,416.45
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,705.98
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	585	\$14,400.00
Adjusted Base Price		\$280,070.97
Changes/Adjustments		
Grade Adjustment:	B+ 135%	\$355,145.81
Market Adjustment:	10%	\$390,660.39
CDU Adjustment:	71	\$277,400.00
Complete:	100	\$277,400.00
Dollar Adjustments		(\$900.00)
Dwelling Value		\$276,500.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$276,500.00
Total Land Value		\$22,000.00
Total Assessed Value		\$298,500.00

Parcel Numbers: 756-0167-000 Property Address: 7383 WILLIAMS CT S Municipality: Franklin, City of

Owner Name: GENGLER, MICHAEL & ROXANNE Mailing Address: 7383 S WILLIAMS CT FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	CARTER GROVE CONDOMINIUM PHASE V NW 10 5 21	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1052-Franklin	

Building Description

Dwelling #	756 0167 000- 1		
Year Built:	1/1/1996	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1996	Bedrooms:	3
Remodeled/Effective Age:	-26	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	B+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0167 000- 1	1,913	1,088	0	0	0	0	3,001

Attachment Description(s):	Area:	Attachment Value:
13-AFG	126	\$3,800
11-OPF	36	\$700
13-AFG	315	\$9,500
33-Concrete Patio	108	\$500

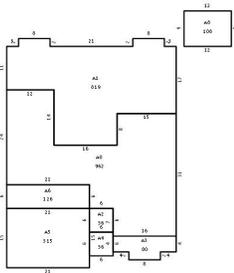
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
7/1/1996	96-0759	\$157,500.00	NEW CONST			
9/1/1996	96-1072	\$7,117.00	HTG & A/C			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
3/1/2000		\$233,500.00	Valid		Land and Improvements	
11/7/2001		\$260,000.00	Invalid		Land and Improvements	
4/1/1997		\$250,174.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.320	Gross				\$22,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
13,939	0.320			\$22,000		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	756 0167 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,913	\$209,626.54
Second Story:	1,088	\$70,056.32
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$279,682.86
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,913	\$41,416.45
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$7,382.46
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$2,900.00
Attachments:	585	\$14,500.00
Adjusted Base Price		\$358,084.77
Changes/Adjustments		
Grade Adjustment:	B+ 135%	\$459,924.44
Market Adjustment:	2%	\$469,122.93
CDU Adjustment:	71	\$333,100.00
Complete:	100	\$333,100.00
Dollar Adjustments		(\$300.00)
Dwelling Value		\$332,800.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$332,800.00
Total Land Value		\$22,000.00
Total Assessed Value		\$354,800.00

Parcel Numbers: 756-0168-000 Property Address: 7385 WILLIAMS CT S Municipality: Franklin, City of

Owner Name: PICKL, MARY M Mailing Address: 7385 S WILLIAMS CT FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	CARTER GROVE CONDOMINIUM PHASE V NW 10 5 21	
	Parcel Sketch and Site Map obtained from the County GIS	
Neighborhood:	1052-Franklin	

Building Description

Dwelling #	756 0168 000- 1		
Year Built:	1/1/1996	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1996	Bedrooms:	3
Remodeled/Effective Age:	-26	Full Baths:	3
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	B+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0168 000- 1	1,897	1,088	0	0	0	0	2,985

Attachment Description(s):	Area:	Attachment Value:
13-AFG	126	\$3,800
11-OPF	36	\$700
13-AFG	315	\$9,500

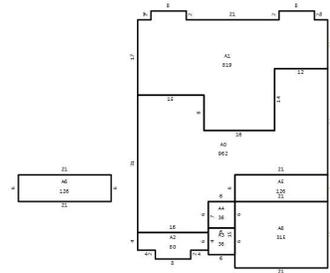
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
7/1/1996	96-0759	\$157,500.00	NEW CONST			
8/31/2013	13-2047	\$1,000.00	FUR/ACREPLAC			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
12/1/1996		\$221,953.00	Valid		Land and Improvements	
7/18/2018		\$135,000.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.320	Gross				\$22,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
13,939	0.320			\$22,000		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	756 0168 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,897	\$208,726.91
Second Story:	1,088	\$70,056.32
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$278,783.23
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,897	\$41,240.78
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$7,343.10
Plumbing	0 - Half Bath 3 - Full Bath	\$14,644.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$2,900.00
Attachments:	477	\$14,000.00
Adjusted Base Price		\$358,911.11
Changes/Adjustments		
Grade Adjustment:	B+ 135%	\$461,715.00
Market Adjustment:	2%	\$470,949.30
CDU Adjustment:	71	\$334,400.00
Complete:	100	\$334,400.00
Dollar Adjustments		\$800.00
Dwelling Value		\$335,200.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$335,200.00
Total Land Value		\$22,000.00
Total Assessed Value		\$357,200.00

Parcel Numbers: 756-0169-000 Property Address: 7393 CARTER CIR EAST Municipality: Franklin, City of

Owner Name: Mildred J. Brott Revocable Living Trust Mailing Address: 7393 Carter Circle East Franklin, WI 53132 Land Use: Residential

	Legal Description:	
	CARTER GROVE CONDOMINIUM PHASE V NW 10 5 21	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1052-Franklin	

Building Description

Dwelling #	756 0169 000- 1		
Year Built:	1/1/1996	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1996	Bedrooms:	3
Remodeled/Effective Age:	-26	Full Baths:	3
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	B+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0169 000- 1	1,897	1,088	0	0	0	0	2,985

Attachment Description(s):	Area:	Attachment Value:
13-AFG	126	\$3,800
11-OPF	36	\$700
13-AFG	315	\$9,500

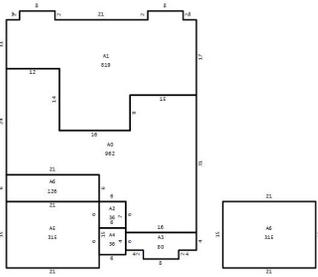
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
1/1/1996		96-0032	\$157,500.00		NEW CONST		
7/20/2011		1472	\$7,695.00		AC&FURREPLAC		
4/1/1996		96-0294	\$6,307.00		HTG & A/C		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/1/1996		\$211,137.00	Invalid		Land and Improvements		
5/22/2020		\$343,800.00	Valid		Land and Improvements		
1/30/2004		\$279,900.00	Valid		Land and Improvements		
3/9/2022	11228172	\$357,200.00	Invalid	QCD - Quit Claim Deed	Other	Other	
3/9/2022	11228171	\$357,200.00	Invalid	O - Other	Other	Other	
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.320	Gross				\$22,000
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
13,939		0.320				\$22,000	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	756 0169 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,897	\$208,726.91
Second Story:	1,088	\$70,056.32
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$278,783.23
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,897	\$41,240.78
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$7,343.10
Plumbing	0 - Half Bath 3 - Full Bath	\$14,644.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$2,900.00
Attachments:	477	\$14,000.00
Adjusted Base Price		\$358,911.11
Changes/Adjustments		
Grade Adjustment:	B+ 135%	\$461,715.00
Market Adjustment:	-2%	\$452,480.70
CDU Adjustment:	71	\$321,300.00
Complete:	100	\$321,300.00
Dollar Adjustments		\$500.00
Dwelling Value		\$321,800.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$321,800.00
Total Land Value		\$22,000.00
Total Assessed Value		\$343,800.00

Parcel Numbers: 756-0170-000 Property Address: 7395 CARTER CIR EAST Municipality: Franklin, City of

Owner Name: HALLETT, KENNETH V Mailing Address: 7395 CARTER CIR E FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	CARTER GROVE CONDOMINIUM PHASE V NW 10 5 21	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1052-Franklin	

Building Description

Dwelling #	756 0170 000- 1		
Year Built:	1/1/1996	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1996	Bedrooms:	3
Remodeled/Effective Age:	-26	Full Baths:	3
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	B+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0170 000- 1	1,897	1,088	0	0	0	0	2,985

Attachment Description(s):	Area:	Attachment Value:
13-AFG	126	\$3,800
11-OPF	36	\$700
13-AFG	315	\$9,500

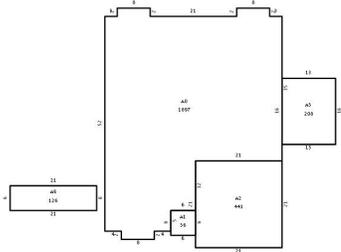
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Good	600	\$3,600
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Good	600	\$3,600

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
1/1/1996	96-0032	\$157,500.00	NEW CONST				
7/10/2014	14-1621	\$2,750.00	FURREPLACE				
7/16/2018	18-1774	\$850.00	FOUNDRPR				
3/19/2018	18-0473	\$3,755.00	ACREPLACE				
4/1/1996	96-0294	\$6,307.00	HTG & A/C				
12/14/2010	2751	\$4,550.00	FOUNDRPR				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/11/2020		\$355,000.00	Invalid		Land and Improvements		
10/7/2020		\$405,000.00	Valid		Land and Improvements		
10/18/2017		\$327,500.00	Valid		Land and Improvements		
12/14/2001		\$265,000.00	Valid		Land and Improvements		
11/5/2003		\$75,200.00	Invalid		Land and Improvements		
4/15/2013		\$252,400.00	Invalid		Land and Improvements		
10/1/1996		\$203,719.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.320	Gross				\$22,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
13,939	0.320				\$22,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	756 0170 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,897	\$208,726.91
Second Story:	1,088	\$70,056.32
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$278,783.23
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,897	\$41,240.78
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$7,343.10
Plumbing	0 - Half Bath 3 - Full Bath	\$14,644.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$2,900.00
Attachments:	477	\$14,000.00
Adjusted Base Price		\$358,911.11
Changes/Adjustments		
Grade Adjustment:	B+ 135%	\$461,715.00
Market Adjustment:	4%	\$480,183.60
CDU Adjustment:	71	\$340,900.00
Complete:	100	\$340,900.00
Dollar Adjustments		\$1,200.00
Dwelling Value		\$342,100.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$342,100.00
Total Land Value		\$22,000.00
Total Assessed Value		\$364,100.00

Parcel Numbers: 756-0171-000 Property Address: 7432 CARTER CIR NORTH Municipality: Franklin, City of

Owner Name: ANDRE, DEANNA C Mailing Address: 7432 CARTER CIR N FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	CARTER GROVE CONDOMINIUM PHASE V NW 10 5 21	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1052-Franklin	

Building Description

Dwelling #	756 0171 000- 1		
Year Built:	1/1/1996	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1996	Bedrooms:	2
Remodeled/Effective Age:	-26	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B+	Room Count:	2
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0171 000- 1	1,897	0	0	0	0	0	1,897

Attachment Description(s):	Area:	Attachment Value:
11-OFP	36	\$700
13-AFG	441	\$13,200
31-WD	208	\$2,100

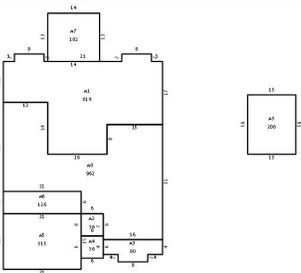
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	4	\$1,200
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
1/1/1996		96-0015	\$125,000.00		NEW CONST		
7/1/1996		96-0751	\$800.00		DECK		
4/16/2018		18-0855	\$6,000.00		FUR+ACREPLAC		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/1/1996		\$186,931.00	Valid		Land and Improvements		
2/2/2012		\$171,174.00	Invalid		Land and Improvements		
5/7/2012		\$0.00	Invalid		Land and Improvements		
6/14/2016		\$198,700.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.320	Gross				\$22,000
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
13,939		0.320				\$22,000	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	756 0171 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,897	\$208,726.91
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$208,726.91
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,897	\$41,240.78
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,666.62
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	5	\$3,200.00
Attachments:	685	\$16,000.00
Adjusted Base Price		\$281,156.31
Changes/Adjustments		
Grade Adjustment:	B+ 135%	\$353,641.02
Market Adjustment:	11%	\$392,541.53
CDU Adjustment:	71	\$278,700.00
Complete:	100	\$278,700.00
Dollar Adjustments		\$200.00
Dwelling Value		\$278,900.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$278,900.00
Total Land Value		\$22,000.00
Total Assessed Value		\$300,900.00

Parcel Numbers: 756-0172-000 Property Address: 7434 CARTER CIR NORTH Municipality: Franklin, City of

Owner Name: DATKA TRUST DATED 6/30/98(THE) Mailing Address: 7434 CARTER CIR NORTH FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	CARTER GROVE CONDOMINIUM PHASE V NW 10 5 21	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1052-Franklin	

Building Description

Dwelling #	756 0172 000- 1		
Year Built:	1/1/1996	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1996	Bedrooms:	3
Remodeled/Effective Age:	-26	Full Baths:	3
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	B+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0172 000- 1	1,897	1,088	0	0	0	0	2,985

Attachment Description(s):	Area:	Attachment Value:
13-AFG	126	\$3,800
11-OPF	36	\$700
13-AFG	315	\$9,500
33-Concrete Patio	182	\$900

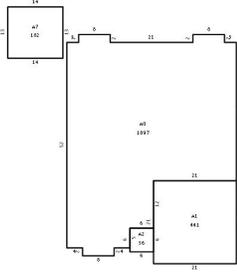
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
1/1/1996		96-0015	\$125,000.00		NEW CONST		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/1/1996		\$217,300.00	Invalid		Land and Improvements		
11/1/2000		\$257,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.320	Gross				\$22,000
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
13,939		0.320				\$22,000	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0172 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,897		\$208,726.91	
Second Story:				1,088		\$70,056.32	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$278,783.23	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,897		\$41,240.78	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$7,343.10	
Plumbing				0 - Half Bath 3 - Full Bath		\$14,644.00	
Finished Basement Living Area				0		\$0.00	
Features:				4		\$2,900.00	
Attachments:				659		\$14,900.00	
Adjusted Base Price						\$359,811.11	
Changes/Adjustments							
Grade Adjustment:				B+ 135%		\$461,715.00	
Market Adjustment:				2%		\$470,949.30	
CDU Adjustment:				71		\$334,400.00	
Complete:				100		\$334,400.00	
Dollar Adjustments						\$400.00	
Dwelling Value						\$334,800.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$334,800.00
Total Land Value		\$22,000.00
Total Assessed Value		\$356,800.00

Parcel Numbers: 756-0173-000 Property Address: 7448 CARTER CIR N Municipality: Franklin, City of

Owner Name: SPINDLER, KATHLEEN M - REVOCABLE TRUST Mailing Address: 7448 CARTER CIRCLE N FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	CARTER GROVE CONDOMINIUM PHASE V NW 10 5 21	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1052-Franklin	

Building Description

Dwelling #	756 0173 000- 1		
Year Built:	1/1/1996	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1996	Bedrooms:	2
Remodeled/Effective Age:	-26	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B+	Room Count:	2
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0173 000- 1	1,897	0	0	0	0	0	1,897

Attachment Description(s):	Area:	Attachment Value:
13-AFG	441	\$13,200
11-OPF	36	\$700

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

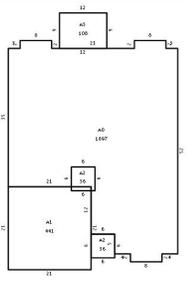
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
6/1/1996	96-0707	\$150,000.00	NEW CONST				
9/1/1996	96-1009	\$4,859.00	HTG & A/C				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/30/2018		\$221,300.00	Invalid		Land and Improvements		
6/15/2004		\$249,900.00	Valid		Land and Improvements		
12/1/1996		\$181,170.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.320	Gross				\$22,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
13,939	0.320				\$22,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #	756 0173 000- 1						
Description	Area				Value Amount		
Living Area:							
First Story:	1,897				\$208,726.91		
Second Story:	0				\$0.00		
Additional Story:	0				\$0.00		
Attic/Finished Net:	0				\$0.00		
Half Story/Finished Net:	0				\$0.00		
Base Price					\$208,726.91		
Unfinished Living Area:							
Room/Unfinished:	0				\$0.00		
Unfinished Basement:	1,897				\$41,240.78		
Half Story/Unfinished:					\$0.00		
Structure Info, Features and Attachments:							
Heating/AC	Air Conditioning - Same Ducts				\$4,666.62		
Plumbing	0 - Half Bath 2 - Full Bath				\$7,322.00		
Finished Basement Living Area	0				\$0.00		
Features:	4				\$2,900.00		
Attachments:	477				\$13,900.00		
Adjusted Base Price					\$278,756.31		
Changes/Adjustments							
Grade Adjustment:	B+ 135%				\$353,641.02		
Market Adjustment:	10%				\$389,005.12		
CDU Adjustment:	71				\$276,200.00		
Complete:	100				\$276,200.00		
Dollar Adjustments					\$600.00		
Dwelling Value					\$276,800.00		

Other Building Improvements	0	\$0.00
Total Improvement Value		\$276,800.00
Total Land Value		\$22,000.00
Total Assessed Value		\$298,800.00

Parcel Numbers: 756-0174-000 Property Address: 7450 CARTER CIR NORTH Municipality: Franklin, City of

Owner Name: HASLBECK, PATRICIA A Mailing Address: 7450 CARTER CIRCLE N FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	CARTER GROVE CONDOMINIUM PHASE V NW 10 5 21	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1052-Franklin	

Building Description

Dwelling #	756 0174 000- 1		
Year Built:	1/1/1996	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1996	Bedrooms:	2
Remodeled/Effective Age:	-26	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0174 000- 1	1,897	0	0	0	0	0	1,897

Attachment Description(s):	Area:	Attachment Value:
13-AFG	441	\$13,200
11-OPF	36	\$700
33-Concrete Patio	108	\$500

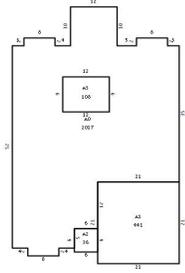
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
6/1/1996	96-0707	\$150,000.00	NEW CONST			
9/1/1996	96-1009	\$4,859.00	HTG & A/C			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
4/1/1997		\$204,105.00	Valid		Land and Improvements	
9/26/2003		\$232,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.320	Gross				\$22,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
13,939	0.320			\$22,000		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	756 0174 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,897	\$208,726.91
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$208,726.91
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,897	\$41,240.78
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,666.62
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$2,900.00
Attachments:	585	\$14,400.00
Adjusted Base Price		\$279,256.31
Changes/Adjustments		
Grade Adjustment:	B+ 135%	\$353,641.02
Market Adjustment:	10%	\$389,005.12
CDU Adjustment:	71	\$276,200.00
Complete:	100	\$276,200.00
Dollar Adjustments		\$400.00
Dwelling Value		\$276,600.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$276,600.00
Total Land Value		\$22,000.00
Total Assessed Value		\$298,600.00

Parcel Numbers: 756-0175-000 Property Address: 7464 CARTER CIR NORTH Municipality: Franklin, City of

Owner Name: KRESS, DAVID C & DEANNA C - JT REV LIV T Mailing Address: 7464 CARTER CIRCLE N FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	CARTER GROVE CONDOMINIUM PHASE V NW 10 5 21	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1052-Franklin	

Building Description

Dwelling #	756 0175 000- 1		
Year Built:	1/1/1996	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1996	Bedrooms:	2
Remodeled/Effective Age:	-26	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0175 000- 1	2,017	0	0	0	0	0	2,017

Attachment Description(s):	Area:	Attachment Value:
13-AFG	441	\$13,200
11-OPF	36	\$700

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

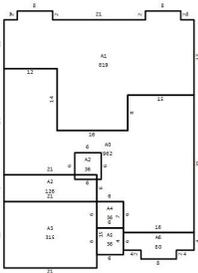
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
3/1/1996	96-0152	\$125,000.00	NEW CONST				
6/1/1996	96-0701	\$2,250.00	HTG & A/C				
2/10/2016	16-0239	\$0.00	DUCTWORK-828SF				
4/2/2019	19-0638	\$15,000.00	BATHREMODEL				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/1/1996		\$196,300.00	Valid		Land and Improvements		
6/1/1999		\$195,000.00	Invalid		Land and Improvements		
3/9/2009		\$97,114.00	Invalid		Land and Improvements		
6/19/2020		\$295,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.320	Gross				\$22,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
13,939	0.320			\$22,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	756 0175 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	2,017	\$219,066.37
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$219,066.37
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	2,017	\$43,365.50
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,961.82
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$2,900.00
Attachments:	477	\$13,900.00
Adjusted Base Price		\$291,515.69
Changes/Adjustments		
Grade Adjustment:	B+ 135%	\$370,866.18
Market Adjustment:	13%	\$419,078.79
CDU Adjustment:	71	\$297,500.00
Complete:	100	\$297,500.00
Dollar Adjustments		\$0.00
Dwelling Value		\$297,500.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$297,500.00
Total Land Value		\$22,000.00
Total Assessed Value		\$319,500.00

Parcel Numbers: 756-0176-000 Property Address: 7466 CARTER CIR NORTH Municipality: Franklin, City of

Owner Name: GEYER, RICHARD & JO ANN Mailing Address: 7466 CARTER CIR NORTH FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	CARTER GROVE CONDOMINIUM PHASE V NW 10 5 21	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1052-Franklin	

Building Description

Dwelling #	756 0176 000- 1		
Year Built:	1/1/1996	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1996	Bedrooms:	4
Remodeled/Effective Age:	-26	Full Baths:	3
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	B+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0176 000- 1	1,897	1,088	0	0	0	0	2,985

Attachment Description(s):	Area:	Attachment Value:
13-AFG	126	\$3,800
13-AFG	315	\$9,500
11-OPF	36	\$700

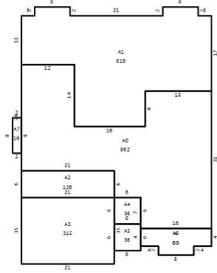
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
3/1/1996	96-0152	\$125,000.00	NEW CONST			
6/1/1996	96-0701	\$2,250.00	HTG & A/C			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
12/1/1996		\$222,704.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.320	Gross				\$22,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
13,939	0.320			\$22,000		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	
Valuation/Explanation						
Dwelling #	756 0176 000- 1					
Description	Area			Value Amount		
Living Area:						
First Story:	1,897			\$208,726.91		
Second Story:	1,088			\$70,056.32		
Additional Story:	0			\$0.00		
Attic/Finished Net:	0			\$0.00		
Half Story/Finished Net:	0			\$0.00		
Base Price				\$278,783.23		
Unfinished Living Area:						
Room/Unfinished:	0			\$0.00		
Unfinished Basement:	1,897			\$41,240.78		
Half Story/Unfinished:				\$0.00		
Structure Info, Features and Attachments:						
Heating/AC	Air Conditioning - Same Ducts			\$7,343.10		
Plumbing	0 - Half Bath 3 - Full Bath			\$14,644.00		
Finished Basement Living Area	0			\$0.00		
Features:	4			\$2,900.00		
Attachments:	477			\$14,000.00		
Adjusted Base Price				\$358,911.11		
Changes/Adjustments						
Grade Adjustment:	B+ 135%			\$461,715.00		
Market Adjustment:	2%			\$470,949.30		
CDU Adjustment:	71			\$334,400.00		
Complete:	100			\$334,400.00		
Dollar Adjustments				\$800.00		
Dwelling Value				\$335,200.00		

Other Building Improvements	0	\$0.00
Total Improvement Value		\$335,200.00
Total Land Value		\$22,000.00
Total Assessed Value		\$357,200.00

Parcel Numbers: 756-0177-000 Property Address: 7539 CARTER CIR SOUTH Municipality: Franklin, City of

Owner Name: BOSTEDT, DANIEL F & SHARON E - REV TRUST Mailing Address: 7539 CARTER CIR S FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	CARTER GROVE CONDOMINIUM PHASE V NW 10 5 21	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1052-Franklin	

Building Description

Dwelling #	756 0177 000- 1		
Year Built:	1/1/1996	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1996	Bedrooms:	4
Remodeled/Effective Age:	-26	Full Baths:	3
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	B+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0177 000- 1	1,913	1,088	0	0	0	0	3,001

Attachment Description(s):	Area:	Attachment Value:
13-AFG	126	\$3,800
13-AFG	315	\$9,500
11-OFPP	36	\$700

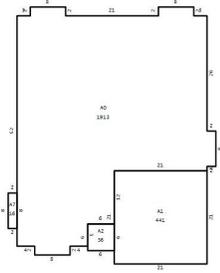
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
8/1/1996		96-0974	\$3,150.00		HTG & A/C		
6/8/2020		20-1395	\$6,400.00		ACREPLACE		
5/1/1996		96-0384	\$130,000.00		NEW CONST		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/24/2007		\$317,500.00	Valid		Land and Improvements		
9/13/2017		\$270,000.00	Invalid		Land and Improvements		
12/1/1996		\$219,491.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.320	Gross				\$22,000
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
13,939		0.320				\$22,000	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	756 0177 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,913	\$209,626.54
Second Story:	1,088	\$70,056.32
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$279,682.86
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,913	\$41,416.45
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$7,382.46
Plumbing	0 - Half Bath 3 - Full Bath	\$14,644.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$2,900.00
Attachments:	477	\$14,000.00
Adjusted Base Price		\$360,025.77
Changes/Adjustments		
Grade Adjustment:	B+ 135%	\$463,219.79
Market Adjustment:	2%	\$472,484.19
CDU Adjustment:	71	\$335,500.00
Complete:	100	\$335,500.00
Dollar Adjustments		\$1,200.00
Dwelling Value		\$336,700.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$336,700.00
Total Land Value		\$22,000.00
Total Assessed Value		\$358,700.00

Parcel Numbers: 756-0178-000 Property Address: 7541 CARTER CIR SOUTH Municipality: Franklin, City of

Owner Name: FROEHLICH, DAVID & KIM Mailing Address: 7541 CARTER CIR S FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	CARTER GROVE CONDOMINIUM PHASE V NW 10 5 21	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1052-Franklin	

Building Description

Dwelling #	756 0178 000- 1		
Year Built:	1/1/1996	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1996	Bedrooms:	2
Remodeled/Effective Age:	-26	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0178 000- 1	1,913	0	0	0	0	0	1,913

Attachment Description(s):	Area:	Attachment Value:
13-AFG	441	\$13,200
11-OPF	36	\$700

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

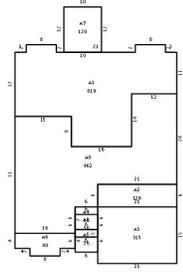
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
8/1/1996	96-0974	\$3,150.00	HTG & A/C				
5/1/1996	96-0384	\$130,000.00	NEW CONST				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/1/1996		\$195,184.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.320	Gross				\$22,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
13,939	0.320			\$22,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0178 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,913		\$209,626.54	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$209,626.54	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,913		\$41,416.45	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,705.98	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				4		\$2,900.00	
Attachments:				477		\$13,900.00	
Adjusted Base Price						\$279,870.97	
Changes/Adjustments							
Grade Adjustment:				B+ 135%		\$355,145.81	
Market Adjustment:				10%		\$390,660.39	
CDU Adjustment:				71		\$277,400.00	
Complete:				100		\$277,400.00	
Dollar Adjustments						\$1,000.00	
Dwelling Value						\$278,400.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$278,400.00
Total Land Value		\$22,000.00
Total Assessed Value		\$300,400.00

Parcel Numbers: 756-0179-000 Property Address: 7387 CARTER CIR WEST Municipality: Franklin, City of

Owner Name: EVENSON, BONNIE F Mailing Address: 7387 CARTER CIRCLE WEST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	CARTER GROVE CONDOMINIUM PHASE VI NW 10 5 21	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1052-Franklin	

Building Description

Dwelling #	756 0179 000- 1		
Year Built:	1/1/1996	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1996	Bedrooms:	3
Remodeled/Effective Age:	-26	Full Baths:	3
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	B+	Room Count:	8
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0179 000- 1	1,897	1,088	0	0	0	0	2,985

Attachment Description(s):	Area:	Attachment Value:
13-AFG	126	\$3,800
13-AFG	315	\$9,500
11-OFP	36	\$700
31-WD	120	\$1,200

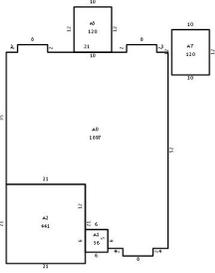
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
7/30/2014	14-1827	\$8,879.00	ACREPLACE			
4/1/1998	98-0305	\$1,200.00	DECK			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
7/1/1998		\$230,700.00	Invalid		Land and Improvements	
8/17/2001		\$264,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.320	Gross				\$22,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
13,939	0.320			\$22,000		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	756 0179 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,897	\$208,726.91
Second Story:	1,088	\$70,056.32
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$278,783.23
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,897	\$41,240.78
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$7,343.10
Plumbing	0 - Half Bath 3 - Full Bath	\$14,644.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	597	\$15,200.00
Adjusted Base Price		\$359,811.11
Changes/Adjustments		
Grade Adjustment:	B+ 135%	\$461,715.00
Market Adjustment:	2%	\$470,949.30
CDU Adjustment:	71	\$334,400.00
Complete:	100	\$334,400.00
Dollar Adjustments		(\$900.00)
Dwelling Value		\$333,500.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$333,500.00
Total Land Value		\$22,000.00
Total Assessed Value		\$355,500.00

Parcel Numbers: 756-0180-000 Property Address: 7389 CARTER CIR WEST Municipality: Franklin, City of

Owner Name: PRAHL, CARL O Mailing Address: 7389 CARTER CIRCLE WEST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	CARTER GROVE CONDOMINIUM PHASE VI NW 10 5 21	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1052-Franklin	

Building Description

Dwelling #	756 0180 000- 1		
Year Built:	1/1/1996	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1996	Bedrooms:	1
Remodeled/Effective Age:	-26	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B+	Room Count:	2
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0180 000- 1	1,897	0	0	0	0	0	1,897

Attachment Description(s):	Area:	Attachment Value:
11-OFP	36	\$700
13-AFG	441	\$13,200
31-WD	120	\$1,200

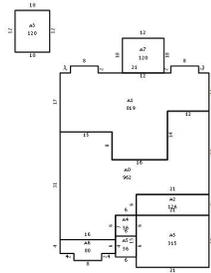
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
4/1/1998		98-0305	\$1,200.00		DECK		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/1/1998		\$215,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.320	Gross				\$22,000
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
13,939		0.320				\$22,000	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0180 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,897		\$208,726.91	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$208,726.91	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,897		\$41,240.78	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,666.62	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				3		\$2,600.00	
Attachments:				597		\$15,100.00	
Adjusted Base Price						\$279,656.31	
Changes/Adjustments							
Grade Adjustment:				B+ 135%		\$353,641.02	
Market Adjustment:				10%		\$389,005.12	
CDU Adjustment:				71		\$276,200.00	
Complete:				100		\$276,200.00	
Dollar Adjustments						(\$1,000.00)	
Dwelling Value						\$275,200.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$275,200.00
Total Land Value		\$22,000.00
Total Assessed Value		\$297,200.00

Parcel Numbers: 756-0181-000 Property Address: 7411 WILLIAMS CT S Municipality: Franklin, City of

Owner Name: KNOX NORMAN K Mailing Address: 7411 S WILLIAMS CT FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	CARTER GROVE CONDOMINIUM PHASE VI NW 10 5 21	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1052-Franklin	

Building Description

Dwelling #	756 0181 000- 1		
Year Built:	1/1/1996	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1996	Bedrooms:	3
Remodeled/Effective Age:	-26	Full Baths:	3
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	B+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0181 000- 1	1,897	1,088	0	0	0	0	2,985

Attachment Description(s):	Area:	Attachment Value:
13-AFG	126	\$3,800
13-AFG	315	\$9,500
11-OFP	36	\$700
33-Concrete Patio	120	\$600

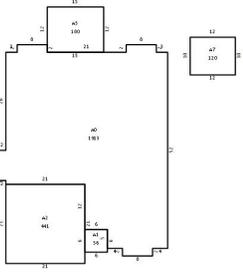
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
5/12/2011		823	\$1,875.00		FOUNDRPR		
1/19/2015		15-0090	\$20,000.00		BATHREMOD		
1/7/2014		14-0026	\$4,500.00		FURREPLACE		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
2/5/2008		\$232,600.00	Invalid		Land and Improvements		
10/28/2009		\$239,000.00	Valid		Land and Improvements		
2/8/2006		\$257,800.00	Invalid		Land and Improvements		
9/16/2003		\$28,900.00	Valid		Land and Improvements		
4/8/2003		\$256,000.00	Valid		Land and Improvements		
6/1/1997		\$222,400.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.320	Gross				\$22,000
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
13,939		0.320				\$22,000	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	756 0181 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,897	\$208,726.91
Second Story:	1,088	\$70,056.32
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$278,783.23
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,897	\$41,240.78
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$7,343.10
Plumbing	0 - Half Bath 3 - Full Bath	\$14,644.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$2,900.00
Attachments:	597	\$14,600.00
Adjusted Base Price		\$359,511.11
Changes/Adjustments		
Grade Adjustment:	B+ 135%	\$461,715.00
Market Adjustment:	2%	\$470,949.30
CDU Adjustment:	71	\$334,400.00
Complete:	100	\$334,400.00
Dollar Adjustments		\$500.00
Dwelling Value		\$334,900.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$334,900.00
Total Land Value		\$22,000.00
Total Assessed Value		\$356,900.00

Parcel Numbers: 756-0182-000 Property Address: 7413 WILLIAMS CT S Municipality: Franklin, City of

Owner Name: SCHELLER, KERRY A Mailing Address: 7413 S WILLIAMS T FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	CARTER GROVE CONDOMINIUM PHASE VI NW 10 5 21	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1052-Franklin	

Building Description

Dwelling #	756 0182 000- 1		
Year Built:	1/1/1996	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1996	Bedrooms:	1
Remodeled/Effective Age:	-26	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B+	Room Count:	2
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0182 000- 1	1,913	0	0	0	0	0	1,913

Attachment Description(s):	Area:	Attachment Value:
11-OFP	36	\$700
13-AFG	441	\$13,200
33-Concrete Patio	180	\$900

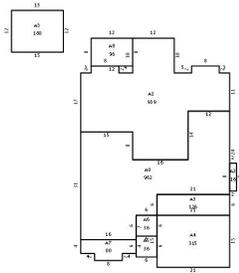
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
5/10/2019		19-0990	\$9,000.00		BATHREMODEL		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/1/1997		\$202,165.00	Valid		Land and Improvements		
4/1/2000		\$197,900.00	Invalid		Land and Improvements		
9/25/2018		\$281,250.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.320	Gross				\$22,000
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
13,939		0.320				\$22,000	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	756 0182 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,913	\$209,626.54
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$209,626.54
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,913	\$41,416.45
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,705.98
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$2,900.00
Attachments:	657	\$14,800.00
Adjusted Base Price		\$280,770.97
Changes/Adjustments		
Grade Adjustment:	B+ 135%	\$355,145.81
Market Adjustment:	10%	\$390,660.39
CDU Adjustment:	71	\$277,400.00
Complete:	100	\$277,400.00
Dollar Adjustments		\$700.00
Dwelling Value		\$278,100.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$278,100.00
Total Land Value		\$22,000.00
Total Assessed Value		\$300,100.00

Parcel Numbers: 756-0183-000 Property Address: 7452 CARTER CIR SOUTH Municipality: Franklin, City of

Owner Name: THIRSTON, ROBERT & SONDRRA Mailing Address: 7452 CARTER CIRCLE SOUTH FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	CARTER GROVE CONDOMINIUM PHASE VI NW 10 5 21	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1052-Franklin	

Building Description

Dwelling #	756 0183 000- 1		
Year Built:	1/1/1996	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1996	Bedrooms:	3
Remodeled/Effective Age:	-26	Full Baths:	3
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	B+	Room Count:	7
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0183 000- 1	2,033	1,088	0	63	0	0	3,184

Attachment Description(s):	Area:	Attachment Value:
13-AFG	126	\$3,800
13-AFG	315	\$9,500
11-OFP	36	\$700
33-Concrete Patio	96	\$500

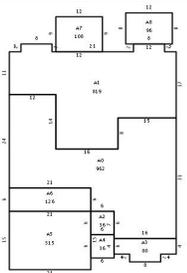
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit: 2/7/2014		Permit Number: 14-0248		Permit Amount: \$4,423.00		Details of Permit: FURREPLACE	
Ownership/Sales History							
Date of Sale: 7/1/1997	Sale Document:	Purchase Amount: \$248,500.00	Sale Validity: Valid	Conveyance Type:	Sale Type: Land and Improvements	Sale Validation Source:	
Land Breakdown							
Land Class: A-Residential Primary Site		Acreage: 0.320	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$22,000
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage: 13,939		Total Acreage: 0.320	Depth:	Act. Frontage:		Assessed Land Value: \$22,000	
General Information							
Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: All Public		
Valuation/Explanation							
Dwelling #				756 0183 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				2,033		\$220,804.13	
Second Story:				1,088		\$70,056.32	
Additional Story:				0		\$0.00	
Attic/Finished Net:				63		\$1,930.32	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$292,790.77	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				2,033		\$43,709.50	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$7,832.64	
Plumbing				0 - Half Bath 3 - Full Bath		\$14,644.00	
Finished Basement Living Area				0		\$0.00	
Features:				4		\$2,900.00	
Attachments:				573		\$14,500.00	
Adjusted Base Price						\$376,376.91	
Changes/Adjustments							
Grade Adjustment:				B+ 135%		\$484,618.83	
Market Adjustment:				2%		\$494,311.21	
CDU Adjustment:				71		\$351,000.00	
Complete:				100		\$351,000.00	
Dollar Adjustments						(\$1,600.00)	
Dwelling Value						\$349,400.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$349,400.00
Total Land Value		\$22,000.00
Total Assessed Value		\$371,400.00

Parcel Numbers: 756-0184-000 Property Address: 7454 CARTER CIR SOUTH Municipality: Franklin, City of

Owner Name: Eric Satterwhite Mailing Address: 7454 Carter Circle South Franklin, WI 53132 Land Use: Residential

	Legal Description:	
	CARTER GROVE CONDOMINIUM PHASE VI NW 10 5 21	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1052-Franklin	

Building Description

Dwelling #	756 0184 000- 1		
Year Built:	1/1/1996	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1996	Bedrooms:	3
Remodeled/Effective Age:	-26	Full Baths:	3
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	B+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Good	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0184 000- 1	1,897	1,088	0	0	0	0	2,985

Attachment Description(s):	Area:	Attachment Value:
13-AFG	126	\$3,800
11-OPF	36	\$700
13-AFG	315	\$9,500
33-Concrete Patio	108	\$500

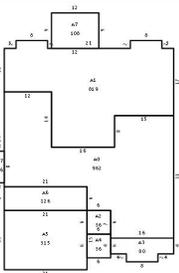
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
1/18/2013		13-0084	\$25,000.00		KITREMOD		
7/24/2014		14-1759	\$4,570.00		ACREPLACE		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
1/31/2012		\$260,000.00	Valid		Land and Improvements		
3/1/1998		\$219,400.00	Valid		Land and Improvements		
3/18/2022	11230502	\$430,000.00	Valid	W/C D - Warrant/Condo Deed	Other	Other	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.320	Gross				\$22,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
13,939		0.320				\$22,000	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	756 0184 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,897	\$208,726.91
Second Story:	1,088	\$70,056.32
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$278,783.23
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,897	\$41,240.78
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$7,343.10
Plumbing	0 - Half Bath 3 - Full Bath	\$14,644.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	585	\$14,500.00
Adjusted Base Price		\$359,111.11
Changes/Adjustments		
Grade Adjustment:	B+ 135%	\$461,715.00
Market Adjustment:	11%	\$512,503.65
CDU Adjustment:	71	\$363,900.00
Complete:	100	\$363,900.00
Dollar Adjustments		(\$1,100.00)
Dwelling Value		\$362,800.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$362,800.00
Total Land Value		\$22,000.00
Total Assessed Value		\$384,800.00

Parcel Numbers: 756-0185-000 Property Address: 7467 CARTER CIR NORTH Municipality: Franklin, City of

Owner Name: MILLER, ROBERT M Mailing Address: 7467 CARTER CIRCLE N FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	CARTER GROVE CONDOMINIUM PHASE VI NW 10 5 21	
	Parcel Sketch and Site Map obtained from the County GIS	
Neighborhood:	1052-Franklin	

Building Description

Dwelling #	756 0185 000- 1		
Year Built:	1/1/1996	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1996	Bedrooms:	3
Remodeled/Effective Age:	-26	Full Baths:	3
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	B+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0185 000- 1	1,913	1,088	0	0	0	0	3,001

Attachment Description(s):	Area:	Attachment Value:
13-AFG	126	\$3,800
11-OPF	36	\$700
13-AFG	315	\$9,500

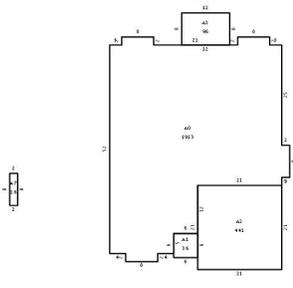
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
3/1/1997		\$250,725.00	Valid		Land and Improvements		
3/19/2019		\$329,300.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.320	Gross				\$22,000
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
13,939		0.320				\$22,000	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0185 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,913		\$209,626.54	
Second Story:				1,088		\$70,056.32	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$279,682.86	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,913		\$41,416.45	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$7,382.46	
Plumbing				0 - Half Bath 3 - Full Bath		\$14,644.00	
Finished Basement Living Area				0		\$0.00	
Features:				4		\$2,900.00	
Attachments:				477		\$14,000.00	
Adjusted Base Price						\$360,025.77	
Changes/Adjustments							
Grade Adjustment:				B+ 135%		\$463,219.79	
Market Adjustment:				2%		\$472,484.19	
CDU Adjustment:				71		\$335,500.00	
Complete:				100		\$335,500.00	
Dollar Adjustments						\$1,200.00	
Dwelling Value						\$336,700.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$336,700.00
Total Land Value		\$22,000.00
Total Assessed Value		\$358,700.00

Parcel Numbers: 756-0186-000 Property Address: 7469 CARTER CIR NORTH Municipality: Franklin, City of

Owner Name: LEICHTFUSS, RICHARD & MARIA - REV TRUST Mailing Address: 7469 CARTER CIR NORTH FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	CARTER GROVE CONDOMINIUM PHASE VI NW 10 5 21	
	Parcel Sketch and Site Map obtained from the County GIS	
Neighborhood:	1052-Franklin	

Building Description

Dwelling #	756 0186 000- 1		
Year Built:	1/1/1996	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1996	Bedrooms:	2
Remodeled/Effective Age:	-26	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B+	Room Count:	2
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0186 000- 1	1,913	0	0	0	0	0	1,913

Attachment Description(s):	Area:	Attachment Value:
11-OFP	36	\$700
13-AFG	441	\$13,200
33-Concrete Patio	96	\$500

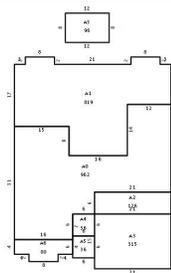
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
10/21/2005	810961	\$0.00	FURREPLAC			
6/9/2016	16-1314	\$4,148.00	ACREPLACE			
12/14/2010	2748	\$1,750.00	FOUNDRPR			
10/2/2020	20-2863	\$5,048.00	FURREPLAC			
7/19/2018	18-1816	\$22,600.00	BATHREMOT			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
6/1/1997		\$205,941.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.320	Gross				\$22,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
13,939	0.320			\$22,000		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	756 0186 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,913	\$209,626.54
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$209,626.54
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,913	\$41,416.45
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,705.98
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	573	\$14,400.00
Adjusted Base Price		\$280,070.97
Changes/Adjustments		
Grade Adjustment:	B+ 135%	\$355,145.81
Market Adjustment:	15%	\$408,417.68
CDU Adjustment:	71	\$290,000.00
Complete:	100	\$290,000.00
Dollar Adjustments		(\$1,200.00)
Dwelling Value		\$288,800.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$288,800.00
Total Land Value		\$22,000.00
Total Assessed Value		\$310,800.00

Parcel Numbers: 756-0187-000 Property Address: 7480 CARTER CIR NORTH Municipality: Franklin, City of

Owner Name: JONES, MILDRED R Mailing Address: 7480 CARTER CIR NORTH FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	CARTER GROVE CONDO PHASE VII NW 10 5 21 UNIT 7480 CARTER	
	Parcel Sketch and Site Map obtained from the County GIS	
Neighborhood:	1052-Franklin	

Building Description

Dwelling #	756 0187 000- 1		
Year Built:	1/1/1997	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1997	Bedrooms:	4
Remodeled/Effective Age:	-25	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	B+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0187 000- 1	1,897	1,088	0	0	0	0	2,985

Attachment Description(s):	Area:	Attachment Value:
13-AFG	126	\$3,800
13-AFG	315	\$9,500
11-OFP	36	\$700

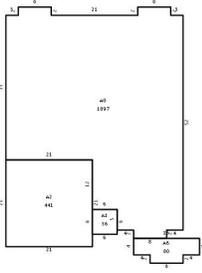
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
7/1/1997	97-0659	\$8,000.00	HTG & A/C			
1/20/2017	17-0153	\$4,175.00	FURREPLAC			
8/26/2019	19-2204	\$5,100.00	ACREPLACE			
4/1/1997	97-0272	\$125,000.00	NEW CONST			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
10/1/1997		\$236,564.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.320	Gross				\$22,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
13,939	0.320			\$22,000		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	756 0187 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,897	\$208,726.91
Second Story:	1,088	\$70,056.32
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$278,783.23
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,897	\$41,240.78
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$7,343.10
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$2,900.00
Attachments:	477	\$14,000.00
Adjusted Base Price		\$356,470.11
Changes/Adjustments		
Grade Adjustment:	B+ 135%	\$458,419.65
Market Adjustment:	1%	\$463,003.85
CDU Adjustment:	72	\$333,400.00
Complete:	100	\$333,400.00
Dollar Adjustments		\$0.00
Dwelling Value		\$333,400.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$333,400.00
Total Land Value		\$22,000.00
Total Assessed Value		\$355,400.00

Parcel Numbers: 756-0188-000 Property Address: 7482 CARTER CIR NORTH Municipality: Franklin, City of

Owner Name: GRIMES, GILES Mailing Address: 7482 CARTER CIRCLE N FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	CARTER GROVE CONDO PHASE VII NW 10 5 21 UNIT 7482 CARTER	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1052-Franklin	

Building Description

Dwelling #	756 0188 000- 1		
Year Built:	1/1/1997	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1997	Bedrooms:	2
Remodeled/Effective Age:	-25	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B+	Room Count:	2
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0188 000- 1	1,897	0	0	0	0	0	1,897

Attachment Description(s):	Area:	Attachment Value:
11-OFP	36	\$700
13-AFG	441	\$13,200

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

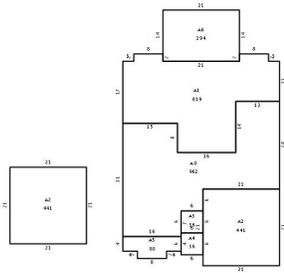
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
4/1/1997	97-0272	\$125,000.00	NEW CONST				
6/6/2013	13-1044	\$2,944.00	ACREPLACE				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/23/2021		\$295,000.00	Valid		Land and Improvements		
12/2/2015		\$196,900.00	Invalid		Land and Improvements		
10/11/2011		\$203,500.00	Invalid		Land and Improvements		
9/1/1998		\$185,700.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.320	Gross				\$22,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
13,939	0.320			\$22,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #	756 0188 000- 1						
Description	Area					Value Amount	
Living Area:							
First Story:	1,897					\$208,726.91	
Second Story:	0					\$0.00	
Additional Story:	0					\$0.00	
Attic/Finished Net:	0					\$0.00	
Half Story/Finished Net:	0					\$0.00	
Base Price						\$208,726.91	
Unfinished Living Area:							
Room/Unfinished:	0					\$0.00	
Unfinished Basement:	1,897					\$41,240.78	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC	Air Conditioning - Same Ducts					\$4,666.62	
Plumbing	0 - Half Bath 2 - Full Bath					\$7,322.00	
Finished Basement Living Area	0					\$0.00	
Features:	4					\$2,900.00	
Attachments:	477					\$13,900.00	
Adjusted Base Price						\$278,756.31	
Changes/Adjustments							
Grade Adjustment:	B+ 135%					\$353,641.02	
Market Adjustment:	7%					\$378,395.89	
CDU Adjustment:	72					\$272,400.00	
Complete:	100					\$272,400.00	
Dollar Adjustments						\$600.00	
Dwelling Value						\$273,000.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$273,000.00
Total Land Value		\$22,000.00
Total Assessed Value		\$295,000.00

Parcel Numbers: 756-0189-000 Property Address: 7397 WILLIAMS CT S Municipality: Franklin, City of

Owner Name: JANAAN C. CUNNINGHAM SURVIVOR'S TRUST U/A/D 6/27/2016 Mailing Address: 7397 S. Williams Ct. Franklin, WI 53132 Land Use: Residential

	Legal Description:	
	CARTER GROVE CONDO PHASE VII NW 10 5 21 UNIT 7397 WILLIAMS	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1052-Franklin	

Building Description

Dwelling #	756 0189 000- 1		
Year Built:	1/1/1997	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1997	Bedrooms:	3
Remodeled/Effective Age:	-25	Full Baths:	3
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	B+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0189 000- 1	1,897	962	0	0	0	0	2,859

Attachment Description(s):	Area:	Attachment Value:
13-AFG	441	\$13,200
11-OPF	36	\$700
31-WD	294	\$2,900

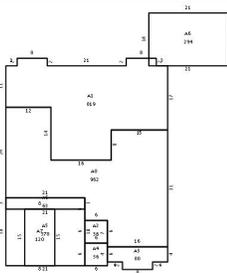
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
5/17/2013		13-0848	\$4,140.00		FURREPLAC		
7/1/1997		97-0661	\$157,500.00		NEW CONST		
9/9/2014		14-2175	\$13,500.00		DECK		
6/11/2020		20-1471	\$2,500.00		INTREMOD-KIT		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/1/1998		\$224,500.00	Valid		Land and Improvements		
11/10/2004		\$285,000.00	Valid		Land and Improvements		
12/12/2012		\$248,200.00	Invalid		Land and Improvements		
7/11/2014		\$250,900.00	Valid		Land and Improvements		
7/20/2016		\$245,600.00	Invalid		Land and Improvements		
1/19/2022	11210115	\$363,900.00	Invalid	O - Other	Other	Other	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.320	Gross				\$22,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
13,939	0.320				\$22,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	756 0189 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,897	\$208,726.91
Second Story:	962	\$62,837.84
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$271,564.75
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,897	\$41,240.78
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$7,033.14
Plumbing	0 - Half Bath 3 - Full Bath	\$14,644.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$2,900.00
Attachments:	771	\$16,800.00
Adjusted Base Price		\$354,182.67
Changes/Adjustments		
Grade Adjustment:	B+ 135%	\$451,551.61
Market Adjustment:	5%	\$474,129.19
CDU Adjustment:	72	\$341,400.00
Complete:	100	\$341,400.00
Dollar Adjustments		\$700.00
Dwelling Value		\$342,100.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$342,100.00
Total Land Value		\$22,000.00
Total Assessed Value		\$364,100.00

Parcel Numbers: 756-0190-000 Property Address: 7399 WILLIAMS CT S Municipality: Franklin, City of

Owner Name: MASLOWSKI, SYLVIA Mailing Address: 7399 S WILLIAMS CT FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	CARTER GROVE CONDO PHASE VII NW 10 5 21 UNIT 7399 WILLIAMS	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1052-Franklin	

Building Description

Dwelling #	756 0190 000- 1		
Year Built:	1/1/1997	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1997	Bedrooms:	3
Remodeled/Effective Age:	-25	Full Baths:	3
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	B+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0190 000- 1	1,897	1,025	0	24	0	0	2,946

Attachment Description(s):	Area:	Attachment Value:
13-AFG	120	\$3,600
13-AFG	63	\$1,900
11-OFP	36	\$700
13-AFG	378	\$11,300

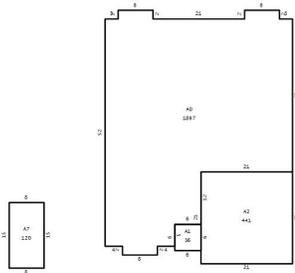
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
7/1/1997	97-0661	\$157,500.00	NEW CONST			
12/20/2019	19-3170	\$4,188.00	FURREPLACE			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
6/1/1998		\$238,800.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.320	Gross				\$22,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
13,939	0.320			\$22,000		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	
Valuation/Explanation						
Dwelling #	756 0190 000- 1					
Description	Area			Value Amount		
Living Area:						
First Story:	1,897			\$208,726.91		
Second Story:	1,025			\$66,522.50		
Additional Story:	0			\$0.00		
Attic/Finished Net:	24			\$735.36		
Half Story/Finished Net:	0			\$0.00		
Base Price				\$275,984.77		
Unfinished Living Area:						
Room/Unfinished:	0			\$0.00		
Unfinished Basement:	1,897			\$41,240.78		
Half Story/Unfinished:				\$0.00		
Structure Info, Features and Attachments:						
Heating/AC	Air Conditioning - Same Ducts			\$7,247.16		
Plumbing	0 - Half Bath 3 - Full Bath			\$14,644.00		
Finished Basement Living Area	0			\$0.00		
Features:	4			\$2,900.00		
Attachments:	597			\$17,500.00		
Adjusted Base Price				\$359,516.71		
Changes/Adjustments						
Grade Adjustment:	B+ 135%			\$457,807.56		
Market Adjustment:	3%			\$471,541.79		
CDU Adjustment:	72			\$339,500.00		
Complete:	100			\$339,500.00		
Dollar Adjustments				(\$1,500.00)		
Dwelling Value				\$338,000.00		

Other Building Improvements	0	\$0.00
Total Improvement Value		\$338,000.00
Total Land Value		\$22,000.00
Total Assessed Value		\$360,000.00

Parcel Numbers: 756-0191-000 Property Address: 7379 CARTER CIR EAST Municipality: Franklin, City of

Owner Name: KOROGHLANIAN, MICHELLE R - REV LIV TR Mailing Address: P O BOX 320186 FRANKLIN, WI 53132-6021 Land Use: Residential

	Legal Description:	Building Sketch:
	CARTER GROVE CONDO PHASE VII NW 10 5 21 UNIT 7379 CARTER	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1052-Franklin	

Building Description

Dwelling #	756 0191 000- 1		
Year Built:	1/1/1997	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1997	Bedrooms:	2
Remodeled/Effective Age:	-25	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0191 000- 1	1,897	0	0	0	0	0	1,897

Attachment Description(s):	Area:	Attachment Value:
11-OFP	36	\$700
13-AFG	441	\$13,200

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

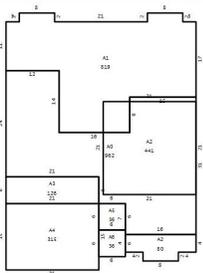
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
6/1/1997	97-0476	\$125,000.00	NEW CONST				
9/1/1997	97-0912	\$5,738.00	HTG & A/C				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/1/1998		\$199,400.00	Valid		Land and Improvements		
10/23/2003		\$200,100.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.320	Gross				\$22,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
13,939	0.320			\$22,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0191 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,897		\$208,726.91	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$208,726.91	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,897		\$41,240.78	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,666.62	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				4		\$2,900.00	
Attachments:				477		\$13,900.00	
Adjusted Base Price						\$278,756.31	
Changes/Adjustments							
Grade Adjustment:				B+ 135%		\$353,641.02	
Market Adjustment:				9%		\$385,468.71	
CDU Adjustment:				72		\$277,500.00	
Complete:				100		\$277,500.00	
Dollar Adjustments						\$500.00	
Dwelling Value						\$278,000.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$278,000.00
Total Land Value		\$22,000.00
Total Assessed Value		\$300,000.00

Parcel Numbers: 756-0192-000 Property Address: 7381 CARTER CIR EAST Municipality: Franklin, City of

Owner Name: LIEBL, CHARLES D & SUSAN E Mailing Address: 7381 CARTER CIRCLE EAST FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	CARTER GROVE CONDO PHASE VII NW 10 5 21 UNIT 7381 CARTER	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1052-Franklin	

Building Description

Dwelling #	756 0192 000- 1		
Year Built:	1/1/1997	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1997	Bedrooms:	3
Remodeled/Effective Age:	-25	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	B+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0192 000- 1	1,897	1,088	0	0	0	0	2,985

Attachment Description(s):	Area:	Attachment Value:
13-AFG	126	\$3,800
13-AFG	315	\$9,500
11-OFB	36	\$700

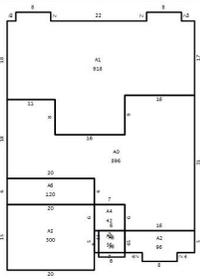
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
6/1/1997	97-0476	\$125,000.00	NEW CONST			
7/3/2013	13-1338	\$10,050.00	AC/FURREPLAC			
12/14/2010	2750	\$425.00	FOUNDRPR			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
12/1/1997		\$240,090.00	Valid		Land and Improvements	
2/2/2010		\$250,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.320	Gross				\$22,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
13,939	0.320			\$22,000		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	756 0192 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,897	\$208,726.91
Second Story:	1,088	\$70,056.32
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$278,783.23
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,897	\$41,240.78
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$7,343.10
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	477	\$14,000.00
Adjusted Base Price		\$356,170.11
Changes/Adjustments		
Grade Adjustment:	B+ 135%	\$458,419.65
Market Adjustment:	1%	\$463,003.85
CDU Adjustment:	72	\$333,400.00
Complete:	100	\$333,400.00
Dollar Adjustments		(\$1,600.00)
Dwelling Value		\$331,800.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$331,800.00
Total Land Value		\$22,000.00
Total Assessed Value		\$353,800.00

Parcel Numbers: 756-0193-000 Property Address: 7463 CARTER CIR SOUTH Municipality: Franklin, City of

Owner Name: WAGNER, GEORGE A & CAROL J - LIV TRUST Mailing Address: 7463 CARTER CIR S FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	CARTER GROVE CONDOMINIUM PHASE VIII NW 10 5 21	
	Parcel Sketch and Site Map obtained from the County GIS	
Neighborhood:	1052-Franklin	

Building Description

Dwelling #	756 0193 000- 1		
Year Built:	1/1/1998	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1998	Bedrooms:	4
Remodeled/Effective Age:	-24	Full Baths:	3
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	B+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0193 000- 1	1,952	1,016	0	0	0	0	2,968

Attachment Description(s):	Area:	Attachment Value:
13-AFG	120	\$3,600
11-OPF	35	\$700
13-AFG	300	\$9,000

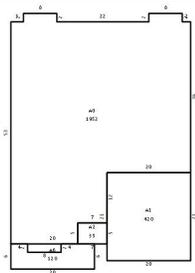
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:		Details of Permit:			
1/1/1998	97-1150	\$125,000.00		2 UNIT CONDO			
9/22/2010	1966	\$11,893.00		BATHREMOD			
1/16/2018	18-0085	\$5,400.00		FURREPLAC			
12/16/2014	3040	\$1,550.00		FOUNDRPR			
8/1/1998	98-0902	\$6,457.00		HEATING & AC			
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/1/1998		\$216,300.00	Invalid		Land and Improvements		
6/16/2003		\$275,500.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.320	Gross				\$22,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
13,939	0.320				\$22,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	756 0193 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,952	\$212,787.52
Second Story:	1,016	\$65,938.40
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$278,725.92
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,952	\$42,104.64
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$7,301.28
Plumbing	0 - Half Bath 3 - Full Bath	\$14,644.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	455	\$13,300.00
Adjusted Base Price		\$358,675.84
Changes/Adjustments		
Grade Adjustment:	B+ 135%	\$462,747.38
Market Adjustment:	0%	\$462,747.38
CDU Adjustment:	73	\$337,800.00
Complete:	100	\$337,800.00
Dollar Adjustments		(\$700.00)
Dwelling Value		\$337,100.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$337,100.00
Total Land Value		\$22,000.00
Total Assessed Value		\$359,100.00

Parcel Numbers: 756-0194-000 Property Address: 7465 CARTER CIR SOUTH Municipality: Franklin, City of

Owner Name: PAUL, MARY K Mailing Address: 7465 CARTER CIR S FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	CARTER GROVE CONDOMINIUM PHASE VIII NW 10 5 21	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1052-Franklin	

Building Description

Dwelling #	756 0194 000- 1		
Year Built:	1/1/1998	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1998	Bedrooms:	2
Remodeled/Effective Age:	-24	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B+	Room Count:	2
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Good	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0194 000- 1	1,952	0	0	0	0	0	1,952

Attachment Description(s):	Area:	Attachment Value:
13-AFG	420	\$12,600
11-OPF	35	\$700

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	4	\$1,200
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	867	\$4,335
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	867	\$4,335

Other Building Improvements

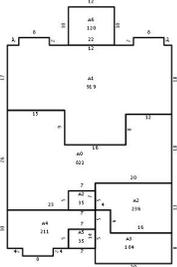
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
1/1/1998	97-1150	\$125,000.00	2 UNIT CONDO				
5/1/1998	98-0491	\$5,019.00	HEATING & AC				
1/28/2016	16-0144	\$1,075.00	DUCTWORK				
2/2/2016	16-0174	\$38,900.00	KITCHREMOD				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/10/2015		\$229,900.00	Valid		Land and Improvements		
7/1/1998		\$185,300.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.320	Gross				\$22,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
13,939	0.320				\$22,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0194 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,952		\$212,787.52	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$212,787.52	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,952		\$42,104.64	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,801.92	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				5		\$3,200.00	
Attachments:				455		\$13,300.00	
Adjusted Base Price						\$283,516.08	
Changes/Adjustments							
Grade Adjustment:				B+ 135%		\$360,471.71	
Market Adjustment:				17%		\$421,751.90	
CDU Adjustment:				73		\$307,900.00	
Complete:				100		\$307,900.00	
Dollar Adjustments						(\$600.00)	
Dwelling Value						\$307,300.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$307,300.00
Total Land Value		\$22,000.00
Total Assessed Value		\$329,300.00

Parcel Numbers: 756-0195-000 Property Address: 7415 CARTER CIR WEST Municipality: Franklin, City of

Owner Name: BONILLA, EDWIN Mailing Address: 7415 CARTER CIR W FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	CARTER GROVE CONDOMINIUM PHASE VIII NW 10 5 21	
	Parcel Sketch and Site Map obtained from the County GIS	
Neighborhood:	1052-Franklin	

Building Description

Dwelling #	756 0195 000- 1		
Year Built:	1/1/1998	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1998	Bedrooms:	4
Remodeled/Effective Age:	-24	Full Baths:	3
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	B+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0195 000- 1	1,952	1,058	0	0	0	0	3,010

Attachment Description(s):	Area:	Attachment Value:
13-AFG	236	\$7,100
13-AFG	184	\$5,500
11-OFP	35	\$700
31-WD	120	\$1,200

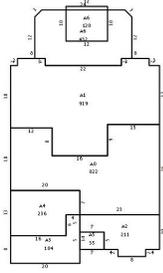
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
1/1/1998	97-1129	\$157,500.00	2 UNIT CONDO			
8/16/2010	1682	\$1,200.00	ACREPLACE			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
9/1/1998		\$257,600.00	Valid		Land and Improvements	
10/18/2005		\$329,900.00	Valid		Land and Improvements	
7/8/2016		\$309,900.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.320	Gross				\$22,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
13,939	0.320			\$22,000		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	756 0195 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,952	\$212,787.52
Second Story:	1,058	\$68,124.62
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$280,912.14
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,952	\$42,104.64
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$7,404.60
Plumbing	0 - Half Bath 3 - Full Bath	\$14,644.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	575	\$14,500.00
Adjusted Base Price		\$361,865.38
Changes/Adjustments		
Grade Adjustment:	B+ 135%	\$465,838.26
Market Adjustment:	-1%	\$461,179.88
CDU Adjustment:	73	\$336,700.00
Complete:	100	\$336,700.00
Dollar Adjustments		\$1,400.00
Dwelling Value		\$338,100.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$338,100.00
Total Land Value		\$22,000.00
Total Assessed Value		\$360,100.00

Parcel Numbers: 756-0196-000 Property Address: 7417 CARTER CIR WEST Municipality: Franklin, City of

Owner Name: ROBINSON 2011 JOINT REVOCABLE TRUST Mailing Address: 7417 CARTER CIR W FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	CARTER GROVE CONDOMINIUM PHASE VIII NW 10 5 21	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1052-Franklin	

Building Description

Dwelling #	756 0196 000- 1		
Year Built:	1/1/1998	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1998	Bedrooms:	4
Remodeled/Effective Age:	-24	Full Baths:	3
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	B+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Very Good	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0196 000- 1	1,952	822	0	0	0	0	2,774

Attachment Description(s):	Area:	Attachment Value:
13-AFG	184	\$5,500
13-AFG	236	\$7,100
11-OFP	35	\$700
31-WD	432	\$4,300

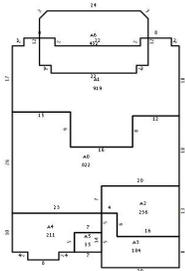
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
5/1/2018		18-1081	\$80,000.00		KITCHREMOD		
5/27/2015		15-1120	\$13,000.00		ACREPLACE		
1/1/1998		97-1129	\$157,500.00		2 UNIT CONDO		
4/24/2020		20-0995	\$17,120.00		ATTCHD DECK		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/23/2008		\$322,000.00	Valid		Land and Improvements		
10/1/1998		\$246,100.00	Valid		Land and Improvements		
1/7/2012		\$259,900.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.320	Gross				\$22,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
13,939		0.320				\$22,000	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	756 0196 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,952	\$212,787.52
Second Story:	822	\$55,830.24
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$268,617.76
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,952	\$42,104.64
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$6,824.04
Plumbing	0 - Half Bath 3 - Full Bath	\$14,644.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	887	\$17,600.00
Adjusted Base Price		\$352,090.44
Changes/Adjustments		
Grade Adjustment:	B+ 135%	\$448,457.09
Market Adjustment:	8%	\$484,333.66
CDU Adjustment:	73	\$353,600.00
Complete:	100	\$353,600.00
Dollar Adjustments		(\$900.00)
Dwelling Value		\$352,700.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$352,700.00
Total Land Value		\$22,000.00
Total Assessed Value		\$374,700.00

Parcel Numbers: 756-0197-000 Property Address: 7516 CARTER CIR NORTH Municipality: Franklin, City of

Owner Name: KAISER BETTY A REV TRT DTD 7/16/02 AMEND Mailing Address: 7516 CARTER CIR NORTH FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	CARTER GROVE CONDOMINIUM PHASE VIII NW 10 5 21	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1052-Franklin	

Building Description

Dwelling #	756 0197 000- 1		
Year Built:	1/1/1998	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1998	Bedrooms:	4
Remodeled/Effective Age:	-24	Full Baths:	3
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	B+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0197 000- 1	1,952	1,058	0	0	0	0	3,010

Attachment Description(s):	Area:	Attachment Value:
13-AFG	236	\$7,100
13-AFG	184	\$5,500
11-OFB	35	\$700

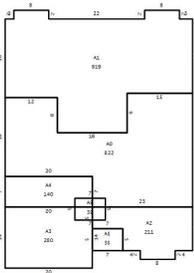
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
1/1/1998	97-1286	\$157,500.00	2 UNIT CONDO			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
4/11/2005		\$279,200.00	Invalid		Land and Improvements	
7/1/1998		\$251,100.00	Valid		Land and Improvements	
4/15/2002		\$253,000.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.320	Gross				\$22,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
13,939	0.320			\$22,000		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	756 0197 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,952	\$212,787.52
Second Story:	1,058	\$68,124.62
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$280,912.14
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,952	\$42,104.64
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$7,404.60
Plumbing	0 - Half Bath 3 - Full Bath	\$14,644.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	455	\$13,300.00
Adjusted Base Price		\$360,665.38
Changes/Adjustments		
Grade Adjustment:	B+ 135%	\$465,838.26
Market Adjustment:	-1%	\$461,179.88
CDU Adjustment:	73	\$336,700.00
Complete:	100	\$336,700.00
Dollar Adjustments		\$1,500.00
Dwelling Value		\$338,200.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$338,200.00
Total Land Value		\$22,000.00
Total Assessed Value		\$360,200.00

Parcel Numbers: 756-0198-000 Property Address: 7518 CARTER CIR NORTH Municipality: Franklin, City of

Owner Name: GUSAVAC, ELI & NANCE B Mailing Address: 7518 CARTER CIRCLE NORTH FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	CARTER GROVE CONDOMINIUM PHASE VIII NW 10 5 21	
	Parcel Sketch and Site Map obtained from the County GIS	
Neighborhood:	1052-Franklin	

Building Description

Dwelling #	756 0198 000- 1		
Year Built:	1/1/1998	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1998	Bedrooms:	4
Remodeled/Effective Age:	-24	Full Baths:	3
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	B+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0198 000- 1	1,952	962	0	0	0	0	2,914

Attachment Description(s):	Area:	Attachment Value:
13-AFG	140	\$4,200
13-AFG	280	\$8,400
11-OFP	35	\$700

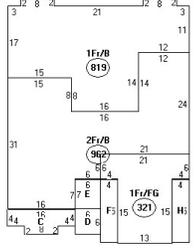
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
1/1/1998		97-1286	\$157,500.00		2 UNIT CONDO		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/1/1998		\$210,400.00	Invalid		Land and Improvements		
4/8/2002		\$240,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.320	Gross				\$22,000
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
13,939		0.320				\$22,000	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0198 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,952		\$212,787.52	
Second Story:				962		\$62,837.84	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$275,625.36	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,952		\$42,104.64	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$7,168.44	
Plumbing				0 - Half Bath 3 - Full Bath		\$14,644.00	
Finished Basement Living Area				0		\$0.00	
Features:				4		\$2,900.00	
Attachments:				455		\$13,300.00	
Adjusted Base Price						\$355,742.44	
Changes/Adjustments							
Grade Adjustment:				B+ 135%		\$458,382.29	
Market Adjustment:				0%		\$458,382.29	
CDU Adjustment:				73		\$334,600.00	
Complete:				100		\$334,600.00	
Dollar Adjustments						\$0.00	
Dwelling Value						\$334,600.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$334,600.00
Total Land Value		\$22,000.00
Total Assessed Value		\$356,600.00

Parcel Numbers: 756-0199-000 Property Address: 7401 CARTER CIR WEST Municipality: Franklin, City of

Owner Name: BIHA N. ABDALLAH Mailing Address: 7401 CARTER CIR., W. FRANKLIN, WI 53132 Land Use: Residential

	Legal Description: CARTER GROVE CONDOMINIUM PHSE IX NW 10 5 21 UNIT 7401	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1052-Franklin	

Description/Size
 A: 2Fr/B 362 sqft
 B: 1Fr/B 819 sqft
 C: 1Fr/B 80 sqft
 D: OFF 36 sqft
 E: 1Fr/B 42 sqft
 F: FG 60 sqft
 G: 1Fr/FG 321 sqft
 H: FG 60 sqft

Building Description

Dwelling #	756 0199 000- 1		
Year Built:	1/1/1999	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1999	Bedrooms:	4
Remodeled/Effective Age:	-23	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	B+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0199 000- 1	1,903	1,283	0	0	0	0	3,186

Attachment Description(s):	Area:	Attachment Value:
13-AFG	321	\$9,600
11-OPF	36	\$700
13-AFG	60	\$1,800
13-AFG	60	\$1,800

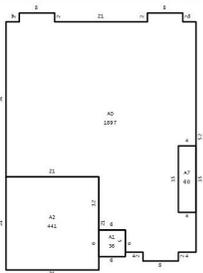
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
10/1/1999	99-1282	\$5,225.00	HTG & A/C			
5/1/1999	99-0575	\$170,000.00	NEW CONST			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
3/31/2022	11237168	\$420,000.00	Valid	O - Other	Other	Other
2/3/2020		\$347,500.00	Invalid		Land and Improvements	
12/1/1999		\$313,321.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.320	Gross				\$22,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
13,939	0.320			\$22,000		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	756 0199 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,903	\$208,530.74
Second Story:	1,283	\$80,649.38
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$289,180.12
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,903	\$41,199.95
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$7,837.56
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$2,900.00
Attachments:	477	\$13,900.00
Adjusted Base Price		\$367,220.63
Changes/Adjustments		
Grade Adjustment:	B+ 135%	\$473,067.85
Market Adjustment:	-7%	\$439,953.10
CDU Adjustment:	74	\$325,600.00
Complete:	100	\$325,600.00
Dollar Adjustments		(\$100.00)
Dwelling Value		\$325,500.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$325,500.00
Total Land Value		\$22,000.00
Total Assessed Value		\$347,500.00

Parcel Numbers: 756-0200-000 Property Address: 7403 CARTER CIR WEST Municipality: Franklin, City of

Owner Name: LAPINSKI CHRISTOPHER J & SUSAN T Mailing Address: 7403 CARTER CIR W FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	CARTER GROVE CONDOMINIUM PHASE IX NW 10 5 21 UNIT 7403	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1052-Franklin	

Building Description

Dwelling #	756 0200 000- 1		
Year Built:	1/1/1999	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1999	Bedrooms:	2
Remodeled/Effective Age:	-23	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0200 000- 1	1,897	0	0	0	0	0	1,897

Attachment Description(s):	Area:	Attachment Value:
11-OFP	36	\$700
13-AFG	441	\$13,200

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

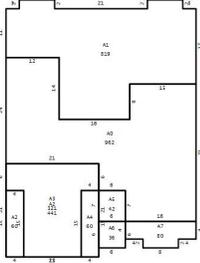
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/1/1999	99-0575	\$170,000.00	NEW CONST				
10/1/1999	99-1282	\$5,225.00	HTG & A/C				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/14/2010		\$200,000.00	Valid		Land and Improvements		
9/15/2008		\$274,300.00	Invalid		Land and Improvements		
12/1/1999		\$251,900.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreege:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.320	Gross				\$22,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
13,939	0.320				\$22,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0200 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,897		\$208,726.91	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$208,726.91	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,897		\$41,240.78	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,666.62	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				4		\$2,900.00	
Attachments:				477		\$13,900.00	
Adjusted Base Price						\$278,756.31	
Changes/Adjustments							
Grade Adjustment:				B+ 135%		\$353,641.02	
Market Adjustment:				7%		\$378,395.89	
CDU Adjustment:				74		\$280,000.00	
Complete:				100		\$280,000.00	
Dollar Adjustments						\$500.00	
Dwelling Value						\$280,500.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$280,500.00
Total Land Value		\$22,000.00
Total Assessed Value		\$302,500.00

Parcel Numbers: 756-0201-000 Property Address: 7552 CARTER CIR NORTH Municipality: Franklin, City of

Owner Name: Trustees of Thomas F. and Christine A. Binder Trust Mailing Address: 7552 Carter Circle N Franklin, WI 53132 Land Use: Residential

	Legal Description:	
	CARTER GROVE CONDOMINIUM PHASE IX NW 10 5 21 UNIT 7552	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1052-Franklin	

Building Description

Dwelling #	756 0201 000- 1		
Year Built:	1/1/1999	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1999	Bedrooms:	4
Remodeled/Effective Age:	-23	Full Baths:	3
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	B+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0201 000- 1	1,903	962	0	64	0	0	2,929

Attachment Description(s):	Area:	Attachment Value:
13-AFG	321	\$9,600
13-AFG	60	\$1,800
13-AFG	60	\$1,800
11-OFP	36	\$700

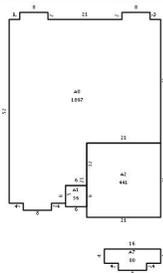
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	5	\$1,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	980	\$4,900
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	980	\$4,900

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
10/1/1999		99-1283	\$5,225.00		HTG & A/C		
1/27/2014		14-0173	\$50,000.00		BSMT FINISH		
4/1/1999		99-0425	\$180,000.00		NEW CONST		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/17/2022	11278518	\$432,000.00		W/C D - Warrant/Condo Deed	Other	Other	
6/16/2013		\$254,000.00	Invalid		Land and Improvements		
11/26/2001		\$265,450.00	Invalid		Land and Improvements		
1/29/2014		\$254,000.00	Invalid		Land and Improvements		
1/1/2001		\$265,450.00	Invalid		Land and Improvements		
10/1/2000		\$265,500.00	Valid		Land and Improvements		
10/25/2001		\$265,450.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.320	Gross				\$22,000
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
13,939		0.320				\$22,000	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	756 0201 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,903	\$208,530.74
Second Story:	962	\$62,837.84
Additional Story:	0	\$0.00
Attic/Finished Net:	64	\$1,960.96
Half Story/Finished Net:	0	\$0.00
Base Price		\$273,329.54
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,903	\$41,199.95
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$7,205.34
Plumbing	0 - Half Bath 3 - Full Bath	\$14,644.00
Finished Basement Living Area	0	\$0.00
Features:	6	\$3,500.00
Attachments:	477	\$13,900.00
Adjusted Base Price		\$353,778.83
Changes/Adjustments		
Grade Adjustment:	B+ 135%	\$454,111.42
Market Adjustment:	5%	\$476,816.99
CDU Adjustment:	74	\$352,800.00
Complete:	100	\$352,800.00
Dollar Adjustments		\$1,000.00
Dwelling Value		\$353,800.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$353,800.00
Total Land Value		\$22,000.00
Total Assessed Value		\$375,800.00

Parcel Numbers: 756-0202-000 Property Address: 7554 CARTER CIR NORTH Municipality: Franklin, City of

Owner Name: SPITTEL CLYDE R & BONNIE L Mailing Address: 7554 CARTER CIR N FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	CARTER GROVE CONDOMINIUM PHASE IX NW 10 5 21 UNIT 7554	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1052-Franklin	

Building Description

Dwelling #	756 0202 000- 1		
Year Built:	1/1/1999	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1999	Bedrooms:	2
Remodeled/Effective Age:	-23	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0202 000- 1	1,897	0	0	0	0	0	1,897

Attachment Description(s):	Area:	Attachment Value:
11-OFP	36	\$700
13-AFG	441	\$13,200

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

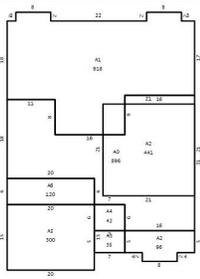
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
4/1/1999	99-0425	\$180,000.00	NEW CONST				
10/1/1999	99-1283	\$5,225.00	HTG & A/C				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/1/1999		\$230,650.00	Invalid		Land and Improvements		
7/16/2003		\$221,700.00	Invalid		Land and Improvements		
8/27/2004		\$239,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.320	Gross				\$22,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
13,939	0.320			\$22,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #	756 0202 000- 1						
Description	Area					Value Amount	
Living Area:							
First Story:	1,897					\$208,726.91	
Second Story:	0					\$0.00	
Additional Story:	0					\$0.00	
Attic/Finished Net:	0					\$0.00	
Half Story/Finished Net:	0					\$0.00	
Base Price						\$208,726.91	
Unfinished Living Area:							
Room/Unfinished:	0					\$0.00	
Unfinished Basement:	1,897					\$41,240.78	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC	Air Conditioning - Same Ducts					\$4,666.62	
Plumbing	0 - Half Bath 2 - Full Bath					\$7,322.00	
Finished Basement Living Area	0					\$0.00	
Features:	4					\$2,900.00	
Attachments:	477					\$13,900.00	
Adjusted Base Price						\$278,756.31	
Changes/Adjustments							
Grade Adjustment:	B+ 135%					\$353,641.02	
Market Adjustment:	7%					\$378,395.89	
CDU Adjustment:	74					\$280,000.00	
Complete:	100					\$280,000.00	
Dollar Adjustments						\$500.00	
Dwelling Value						\$280,500.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$280,500.00
Total Land Value		\$22,000.00
Total Assessed Value		\$302,500.00

Parcel Numbers: 756-0203-000 Property Address: 7497 CARTER CIR SOUTH Municipality: Franklin, City of

Owner Name: HOST, JACQUELINE J Mailing Address: 7497 CARTER CIR S FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	CARTER GROVE CONDOMINIUM PHASE IX NW 10 5 21 UNIT 7497	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1052-Franklin	

Building Description

Dwelling #	756 0203 000- 1		
Year Built:	1/1/2000	Exterior Wall:	01-Wood
Year Remodeled:	1/1/2000	Bedrooms:	4
Remodeled/Effective Age:	-22	Full Baths:	3
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	B+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0203 000- 1	1,952	1,016	0	0	0	0	2,968

Attachment Description(s):	Area:	Attachment Value:
13-AFG	120	\$3,600
11-OPF	35	\$700
13-AFG	300	\$9,000

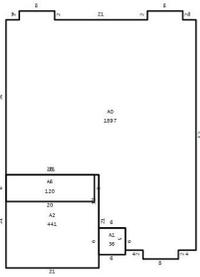
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	650	\$3,250
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	650	\$3,250

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
3/27/2004		811	\$5,000.00		RECROOM		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
3/16/2019		\$450,000.00	Invalid		Land and Improvements		
4/1/2001		\$273,700.00	Invalid		Land and Improvements		
3/9/2004		\$285,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.320	Gross				\$22,000
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
13,939		0.320				\$22,000	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	756 0203 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,952	\$212,787.52
Second Story:	1,016	\$65,938.40
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$278,725.92
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,952	\$42,104.64
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$7,301.28
Plumbing	0 - Half Bath 3 - Full Bath	\$14,644.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	455	\$13,300.00
Adjusted Base Price		\$358,675.84
Changes/Adjustments		
Grade Adjustment:	B+ 135%	\$462,747.38
Market Adjustment:	0%	\$462,747.38
CDU Adjustment:	75	\$347,100.00
Complete:	100	\$347,100.00
Dollar Adjustments		(\$200.00)
Dwelling Value		\$346,900.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$346,900.00
Total Land Value		\$22,000.00
Total Assessed Value		\$368,900.00

Parcel Numbers: 756-0204-000 Property Address: 7499 CARTER CIR SOUTH Municipality: Franklin, City of

Owner Name: ENDTER, MARY M Mailing Address: 7499 CARTER CIR S FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	CARTER GROVE CONDOMINIUM PHASE IX NW 10 5 21 UNIT 7499	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1052-Franklin	

Building Description

Dwelling #	756 0204 000- 1		
Year Built:	1/1/2000	Exterior Wall:	01-Wood
Year Remodeled:	1/1/2000	Bedrooms:	2
Remodeled/Effective Age:	-22	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:	Good	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0204 000- 1	1,897	0	0	0	0	0	1,897

Attachment Description(s):	Area:	Attachment Value:
11-OFP	36	\$700
13-AFG	441	\$13,200

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	1,270	\$6,350
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	1,270	\$6,350

Other Building Improvements

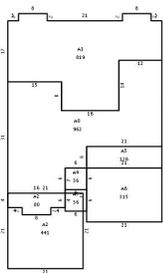
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
9/21/2001	01-1075	\$2,750.00	BSMT ALTER`				
10/12/2021	21-0705	\$15,000.00	BATHREMOD				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/7/2017		\$279,900.00	Valid		Land and Improvements		
11/24/2003		\$249,900.00	Valid		Land and Improvements		
9/12/2001		\$199,900.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.320	Gross				\$22,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
13,939	0.320				\$22,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light		6/29/2022	All Public		
Valuation/Explanation							
Dwelling #				756 0204 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,897		\$208,726.91	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$208,726.91	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,897		\$41,240.78	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,666.62	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				4		\$2,900.00	
Attachments:				477		\$13,900.00	
Adjusted Base Price						\$278,756.31	
Changes/Adjustments							
Grade Adjustment:				B+ 135%		\$353,641.02	
Market Adjustment:				11%		\$392,541.53	
CDU Adjustment:				75		\$294,400.00	
Complete:				100		\$294,400.00	
Dollar Adjustments						\$0.00	
Dwelling Value						\$294,400.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$294,400.00
Total Land Value		\$22,000.00
Total Assessed Value		\$316,400.00

Parcel Numbers: 756-0205-000 Property Address: 7501 CARTER CIR SOUTH Municipality: Franklin, City of

Owner Name: GERARDIN, SCOTT D & SUSAN C Mailing Address: 7501 CARTER CIR S FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	CARTER GROVE CONDOMINIUM PHASE IX NW 10 5 21 UNIT 7501	
	Parcel Sketch and Site Map obtained from the County GIS	
Neighborhood:	1052-Franklin	

Building Description

Dwelling #	756 0205 000- 1		
Year Built:	1/1/2000	Exterior Wall:	01-Wood
Year Remodeled:	1/1/2000	Bedrooms:	3
Remodeled/Effective Age:	-22	Full Baths:	3
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	B+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0205 000- 1	1,897	1,088	0	0	0	0	2,985

Attachment Description(s):	Area:	Attachment Value:
13-AFG	126	\$3,800
11-OPF	36	\$700
13-AFG	315	\$9,500

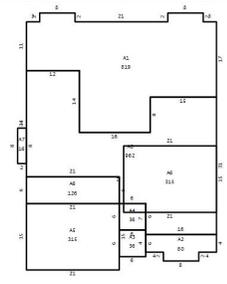
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
12/4/2015	15-2915	\$5,300.00	FURN REPLAC			
7/20/2016	16-1729	\$6,400.00	FURREPLAC			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
10/25/2005		\$318,000.00	Valid		Land and Improvements	
7/1/2000		\$259,000.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.320	Gross				\$22,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
13,939	0.320			\$22,000		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	756 0205 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,897	\$208,726.91
Second Story:	1,088	\$70,056.32
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$278,783.23
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,897	\$41,240.78
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$7,343.10
Plumbing	0 - Half Bath 3 - Full Bath	\$14,644.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$2,900.00
Attachments:	477	\$14,000.00
Adjusted Base Price		\$358,911.11
Changes/Adjustments		
Grade Adjustment:	B+ 135%	\$461,715.00
Market Adjustment:	-1%	\$457,097.85
CDU Adjustment:	75	\$342,800.00
Complete:	100	\$342,800.00
Dollar Adjustments		\$100.00
Dwelling Value		\$342,900.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$342,900.00
Total Land Value		\$22,000.00
Total Assessed Value		\$364,900.00

Parcel Numbers: 756-0206-000 Property Address: 7508 CARTER CIR SOUTH Municipality: Franklin, City of

Owner Name: POTTERS, CHRISTOPHER Mailing Address: 7508 CARTER CIRCLE S FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	CARTER GROVE CONDOMINIUM PHASE 10 NW 10 5 21	
	Parcel Sketch and Site Map obtained from the County GIS	
Neighborhood:	1052-Franklin	

Building Description

Dwelling #	756 0206 000- 1		
Year Built:	1/1/2000	Exterior Wall:	01-Wood
Year Remodeled:	1/1/2000	Bedrooms:	4
Remodeled/Effective Age:	-22	Full Baths:	3
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	B+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0206 000- 1	1,913	1,088	0	0	0	0	3,001

Attachment Description(s):	Area:	Attachment Value:
13-AFG	126	\$3,800
11-OPF	36	\$700
13-AFG	315	\$9,500

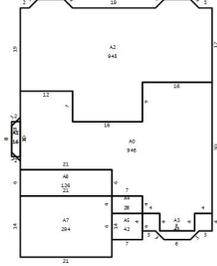
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
5/6/2016	16-1009	\$3,950.00	FURREPLAC			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
7/27/2001		\$258,800.00	Valid		Land and Improvements	
11/17/2010		\$255,000.00	Valid		Land and Improvements	
7/30/2014		\$247,600.00	Invalid		Land and Improvements	
5/24/2015		\$261,800.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.000	Gross				\$22,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
0	0.000			\$22,000		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	756 0206 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,913	\$209,626.54
Second Story:	1,088	\$70,056.32
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$279,682.86
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,913	\$41,416.45
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$7,382.46
Plumbing	0 - Half Bath 3 - Full Bath	\$14,644.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$2,900.00
Attachments:	477	\$14,000.00
Adjusted Base Price		\$360,025.77
Changes/Adjustments		
Grade Adjustment:	B+ 135%	\$463,219.79
Market Adjustment:	-1%	\$458,587.59
CDU Adjustment:	75	\$343,900.00
Complete:	100	\$343,900.00
Dollar Adjustments		\$500.00
Dwelling Value		\$344,400.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$344,400.00
Total Land Value		\$22,000.00
Total Assessed Value		\$366,400.00

Parcel Numbers: 756-0207-000 Property Address: 7521 CARTER CIR SOUTH Municipality: Franklin, City of

Owner Name: WOODCOCK, PETER M & PENELOPE A Mailing Address: 7521 CARTER CIR SOUTH FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	CARTER GROVE CONDOMINIUM PHASE 10 NW 10 5 21	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1052-Franklin	

Building Description

Dwelling #	756 0207 000- 1		
Year Built:	1/1/2003	Exterior Wall:	01-Wood
Year Remodeled:	1/1/2003	Bedrooms:	3
Remodeled/Effective Age:	-19	Full Baths:	3
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	B+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0207 000- 1	1,986	1,072	0	0	0	0	3,058

Attachment Description(s):	Area:	Attachment Value:
13-AFG	126	\$3,800
11-OPF	42	\$800
13-AFG	294	\$8,800

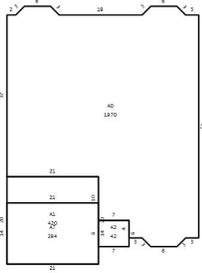
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
3/25/2003	200310	\$325,000.00	NEWDWLG			
1/3/2017	17-0019	\$11,000.00	FURN/ACREPLAC			
3/25/2003	03-1008	\$325,000.00	NEWDWLG-CONDO			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
2/26/2004		\$296,900.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.000	Gross				\$22,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
0	0.000			\$22,000		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	756 0207 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,986	\$216,493.86
Second Story:	1,072	\$69,026.08
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$285,519.94
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,986	\$42,838.02
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$7,522.68
Plumbing	0 - Half Bath 3 - Full Bath	\$14,644.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$2,900.00
Attachments:	462	\$13,400.00
Adjusted Base Price		\$366,824.64
Changes/Adjustments		
Grade Adjustment:	B+ 135%	\$473,208.26
Market Adjustment:	-2%	\$463,744.10
CDU Adjustment:	77	\$357,100.00
Complete:	100	\$357,100.00
Dollar Adjustments		(\$1,300.00)
Dwelling Value		\$355,800.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$355,800.00
Total Land Value		\$22,000.00
Total Assessed Value		\$377,800.00

Parcel Numbers: 756-0208-000 Property Address: 7523 CARTER CIR SOUTH Municipality: Franklin, City of

Owner Name: RICHTER, ELAINE J Mailing Address: 7523 CARTER CIR S FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	CARTER GROVE CONDOMINIUM PHASE 10 NW 10 5 21	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1052-Franklin	

Building Description

Dwelling #	756 0208 000- 1		
Year Built:	1/1/2003	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2003	Bedrooms:	2
Remodeled/Effective Age:	-19	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B+	Room Count:	2
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0208 000- 1	1,970	0	0	0	0	0	1,970

Attachment Description(s):	Area:	Attachment Value:
13-AFG	420	\$12,600
11-OFP	42	\$800

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

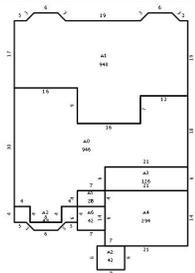
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
3/25/2003	200310	\$325,000.00	NEWDWLG				
1/13/2004	91	\$15,950.00	AC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/16/2004		\$241,200.00	Valid		Land and Improvements		
8/8/2019		\$262,200.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.000	Gross				\$22,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
0	0.000			\$22,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0208 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,970		\$214,749.70	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$214,749.70	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,970		\$42,492.90	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,846.20	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				3		\$2,600.00	
Attachments:				462		\$13,400.00	
Adjusted Base Price						\$285,410.80	
Changes/Adjustments							
Grade Adjustment:				B+ 135%		\$363,704.58	
Market Adjustment:				2%		\$370,978.67	
CDU Adjustment:				77		\$285,700.00	
Complete:				100		\$285,700.00	
Dollar Adjustments						\$1,000.00	
Dwelling Value						\$286,700.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$286,700.00
Total Land Value		\$22,000.00
Total Assessed Value		\$308,700.00

Parcel Numbers: 756-0209-000 Property Address: 7525 CARTER CIR SOUTH Municipality: Franklin, City of

Owner Name: GRYPP, DAVID Mailing Address: 7525 CARTER CIR S FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	CARTER GROVE CONDOMINIUM PHASE 10 NW 10 5 21	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1052-Franklin	

Building Description

Dwelling #	756 0209 000- 1		
Year Built:	1/1/2003	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2003	Bedrooms:	4
Remodeled/Effective Age:	-19	Full Baths:	3
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	B+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Good	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0209 000- 1	1,970	1,072	0	0	0	0	3,042

Attachment Description(s):	Area:	Attachment Value:
13-AFG	126	\$3,800
13-AFG	294	\$8,800
11-OFP	42	\$800

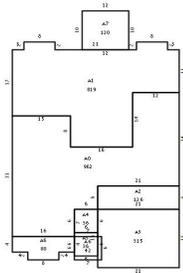
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
3/25/2003		200310	\$325,000.00		NEWDWLG		
5/30/2017		17-1185	\$17,000.00		INTREMOD - MSTR		
6/16/2016		16-1390	\$23,000.00		KITCHREMOD		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
1/23/2004		\$273,700.00	Valid		Land and Improvements		
6/25/2004		\$289,900.00	Valid		Land and Improvements		
12/17/2007		\$335,200.00	Invalid		Land and Improvements		
7/30/2014		\$275,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.000	Gross				\$22,000
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
0		0.000				\$22,000	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	756 0209 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,970	\$214,749.70
Second Story:	1,072	\$69,026.08
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$283,775.78
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,970	\$42,492.90
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$7,483.32
Plumbing	0 - Half Bath 3 - Full Bath	\$14,644.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	462	\$13,400.00
Adjusted Base Price		\$364,396.00
Changes/Adjustments		
Grade Adjustment:	B+ 135%	\$470,334.60
Market Adjustment:	7%	\$503,258.02
CDU Adjustment:	77	\$387,500.00
Complete:	100	\$387,500.00
Dollar Adjustments		\$400.00
Dwelling Value		\$387,900.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$387,900.00
Total Land Value		\$22,000.00
Total Assessed Value		\$409,900.00

Parcel Numbers: 756-0210-000 Property Address: 7532 CARTER CIR NORTH Municipality: Franklin, City of

Owner Name: LEWIS, WILLIAM M & CARRIE L REVOCABLE TR Mailing Address: 7532 CARTER CIR N FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	CARTER GROVE CONDOMINIUM PHASE 10 NW 10 5 21	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1052-Franklin	

Building Description

Dwelling #	756 0210 000- 1		
Year Built:	1/1/2002	Exterior Wall:	01-Wood
Year Remodeled:	1/1/2002	Bedrooms:	3
Remodeled/Effective Age:	-20	Full Baths:	3
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	B+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0210 000- 1	1,897	1,088	0	0	0	0	2,985

Attachment Description(s):	Area:	Attachment Value:
13-AFG	126	\$3,800
13-AFG	315	\$9,500
11-OFP	36	\$700
33-Concrete Patio	120	\$600

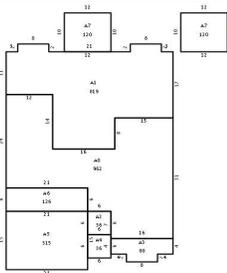
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
7/26/2002		02-0833	\$10,400.00		HTG & A/C		
5/17/2002		02-0480	\$350,000.00		2 UNIT CONDO		
12/16/2014		3039	\$1,650.00		FOUNDRPR		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/2/2009		\$253,500.00	Valid		Land and Improvements		
10/10/2012		\$253,470.00	Invalid		Land and Improvements		
1/15/2003		\$273,200.00	Valid		Land and Improvements		
9/29/2006		\$319,100.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.000	Gross				\$22,000
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
0		0.000				\$22,000	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	756 0210 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,897	\$208,726.91
Second Story:	1,088	\$70,056.32
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$278,783.23
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,897	\$41,240.78
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$7,343.10
Plumbing	0 - Half Bath 3 - Full Bath	\$14,644.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	597	\$14,600.00
Adjusted Base Price		\$359,211.11
Changes/Adjustments		
Grade Adjustment:	B+ 135%	\$461,715.00
Market Adjustment:	-2%	\$452,480.70
CDU Adjustment:	76	\$343,900.00
Complete:	100	\$343,900.00
Dollar Adjustments		\$800.00
Dwelling Value		\$344,700.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$344,700.00
Total Land Value		\$22,000.00
Total Assessed Value		\$366,700.00

Parcel Numbers: 756-0211-000 Property Address: 7534 CARTER CIR NORTH Municipality: Franklin, City of

Owner Name: KDJD LLC, A WIS LIMITED LIABILITY CO Mailing Address: 7402 W HOLLYANN LN FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	CARTER GROVE CONDOMINIUM PHASE 10 NW 10 5 21	
	Parcel Sketch and Site Map obtained from the County GIS	
Neighborhood:	1052-Franklin	

Building Description

Dwelling #	756 0211 000- 1		
Year Built:	1/1/2002	Exterior Wall:	01-Wood
Year Remodeled:	1/1/2002	Bedrooms:	3
Remodeled/Effective Age:	-20	Full Baths:	3
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	B+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0211 000- 1	1,897	1,088	0	0	0	0	2,985

Attachment Description(s):	Area:	Attachment Value:
13-AFG	126	\$3,800
11-OPF	36	\$700
13-AFG	315	\$9,500
33-Concrete Patio	120	\$600

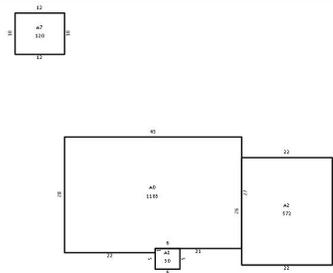
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
7/26/2002	02-0833	\$10,400.00	HTG & A/C			
5/17/2002	02-0480	\$350,000.00	2 UNIT CONDO			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
8/22/2003		\$287,300.00	Valid		Land and Improvements	
7/26/2005		\$285,000.00	Valid		Land and Improvements	
7/8/2016		\$299,900.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.000	Gross				\$22,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
0	0.000			\$22,000		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	756 0211 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,897	\$208,726.91
Second Story:	1,088	\$70,056.32
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$278,783.23
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,897	\$41,240.78
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$7,343.10
Plumbing	0 - Half Bath 3 - Full Bath	\$14,644.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$2,900.00
Attachments:	597	\$14,600.00
Adjusted Base Price		\$359,511.11
Changes/Adjustments		
Grade Adjustment:	B+ 135%	\$461,715.00
Market Adjustment:	-1%	\$457,097.85
CDU Adjustment:	76	\$347,400.00
Complete:	100	\$347,400.00
Dollar Adjustments		(\$1,000.00)
Dwelling Value		\$346,400.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$346,400.00
Total Land Value		\$22,000.00
Total Assessed Value		\$368,400.00

Parcel Numbers: 756-0213-000 Property Address: 6809 BRUNN DR W Municipality: Franklin, City of

Owner Name: KELLERHALLS, JOSEPH S Mailing Address: 6809 W BRUNN DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	DOVER HILL LOT 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1011-Franklin	

Building Description

Dwelling #	756 0213 000- 1		
Year Built:	1/1/1996	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1996	Bedrooms:	3
Remodeled/Effective Age:	-26	Full Baths:	2
Building Type/Style:	03-Split Level	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0213 000- 1	1,183	0	0	0	0	616	1,799

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	30	\$200
13-AFG	572	\$17,200

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

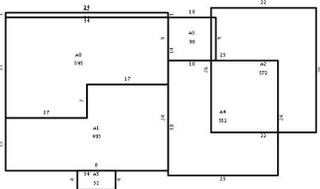
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
12/1/1995	95-1432	\$77,000.00	NEW CONST				
7/1/1996	96-0760	\$1,681.00	A/C				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/1/1998		\$168,000.00	Valid		Land and Improvements		
7/31/2002		\$184,000.00	Valid		Land and Improvements		
7/15/2020		\$320,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.440	Gross				\$76,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
19,166	0.440				\$76,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0213 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,183	\$142,811.76		
Second Story:				0	\$0.00		
Additional Story:				0	\$0.00		
Attic/Finished Net:				0	\$0.00		
Half Story/Finished Net:				0	\$0.00		
Base Price						\$142,811.76	
Unfinished Living Area:							
Room/Unfinished:				0	\$0.00		
Unfinished Basement:				567	\$17,633.70		
Half Story/Unfinished:					\$0.00		
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,425.54	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				616	\$16,625.84		
Features:				2	\$2,300.00		
Attachments:				602	\$17,400.00		
Adjusted Base Price						\$208,518.84	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$207,700.72	
Market Adjustment:				89%		\$392,554.37	
CDU Adjustment:				71		\$278,700.00	
Complete:				100		\$278,700.00	
Dollar Adjustments						(\$500.00)	
Dwelling Value						\$278,200.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$278,200.00
Total Land Value		\$76,000.00
Total Assessed Value		\$354,200.00

Parcel Numbers: 756-0214-000 Property Address: 6849 BRUNN DR W Municipality: Franklin, City of

Owner Name: HERRICK, MICHAEL M & SARA F Mailing Address: 6849 W BRUNN DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	DOVER HILL LOT 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1011-Franklin	

Building Description

Dwelling #	756 0214 000- 1		
Year Built:	1/1/1996	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1996	Bedrooms:	3
Remodeled/Effective Age:	-26	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0214 000- 1	1,178	629	0	0	0	0	1,807

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	34	\$3,400
13-AFG	552	\$16,600
33-Concrete Patio	32	\$200

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

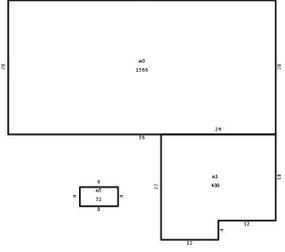
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
3/1/1996	96-0121	\$96,000.00	NEW CONST				
4/1/1996	96-0232	\$3,000.00	HTG				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/1/2001		\$174,000.00	Invalid		Land and Improvements		
8/1/1996		\$139,580.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.367	Gross				\$70,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
15,987	0.367			\$70,300			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0214 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,178	\$142,208.16		
Second Story:				629	\$44,193.54		
Additional Story:				0	\$0.00		
Attic/Finished Net:				0	\$0.00		
Half Story/Finished Net:				0	\$0.00		
Base Price						\$186,401.70	
Unfinished Living Area:							
Room/Unfinished:				0	\$0.00		
Unfinished Basement:				1,178	\$28,590.06		
Half Story/Unfinished:					\$0.00		
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts	\$4,445.22		
Plumbing				0 - Half Bath 2 - Full Bath	\$7,322.00		
Finished Basement Living Area				0	\$0.00		
Features:				1	\$300.00		
Attachments:				618	\$20,200.00		
Adjusted Base Price						\$247,258.98	
Changes/Adjustments							
Grade Adjustment:				C+ 110%	\$249,434.88		
Market Adjustment:				55%	\$386,624.06		
CDU Adjustment:				71	\$274,500.00		
Complete:				100	\$274,500.00		
Dollar Adjustments					\$300.00		
Dwelling Value						\$274,800.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$274,800.00
Total Land Value		\$70,300.00
Total Assessed Value		\$345,100.00

Parcel Numbers: 756-0215-000 Property Address: 7200 DOVER HILL CT S Municipality: Franklin, City of

Owner Name: LINNENKOHL, PAUL T Mailing Address: 7200 S DOVER HILL CT FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	DOVER HILL LOT 3	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1011-Franklin	

Building Description

Dwelling #	756 0215 000- 1		
Year Built:	1/1/1997	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1997	Bedrooms:	3
Remodeled/Effective Age:	-25	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0215 000- 1	1,568	0	0	0	0	700	2,268

Attachment Description(s): 13-AFG	Area: 480	Attachment Value: \$14,400
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Feature Description(s): 22-Additional Fixture	Area: 3	Feature Value: \$900
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

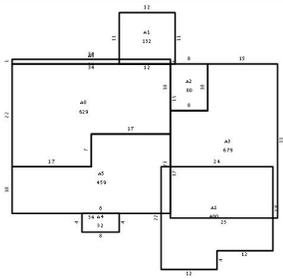
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/1/1997	97-0308	\$100,000.00	NEW DWLG				
6/1/1997	97-0526	\$3,000.00	HTG SYSTEM				
7/1/1997	97-0601	\$1,500.00	A/C				
2/17/2003	03-0447	\$2,500.00	RECROOM				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
2/1/1997		\$29,900.00	Valid		Land		
3/1/1997		\$35,990.00	Valid		Land		
6/1/1998		\$149,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.313	Gross				\$66,900	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
13,634	0.313				\$66,900		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	756 0215 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,568	\$178,203.20
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$178,203.20
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	868	\$23,279.76
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$5,579.28
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	700	\$18,893.00
Features:	4	\$2,900.00
Attachments:	480	\$14,400.00
Adjusted Base Price		\$250,577.24
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$256,604.96
Market Adjustment:	63%	\$418,266.09
CDU Adjustment:	72	\$301,200.00
Complete:	100	\$301,200.00
Dollar Adjustments		(\$800.00)
Dwelling Value		\$300,400.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$300,400.00
Total Land Value		\$66,900.00
Total Assessed Value		\$367,300.00

Parcel Numbers: 756-0216-000 Property Address: 7208 DOVER HILL CT S Municipality: Franklin, City of

Owner Name: KOBAYASHI, TOSHIYUKI & NORIKO Mailing Address: 7208 S DOVER HILL CT FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	DOVER HILL LOT 4	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1011-Franklin	

Building Description

Dwelling #	756 0216 000- 1		
Year Built:	1/1/1997	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1997	Bedrooms:	4
Remodeled/Effective Age:	-25	Full Baths:	3
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0216 000- 1	1,168	663	0	0	0	765	2,596

Attachment Description(s):	Area:	Attachment Value:
31-WD	132	\$1,300
13-AFG	679	\$20,400
33-Concrete Patio	32	\$200
99-Additional Attachments	34	\$3,400

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

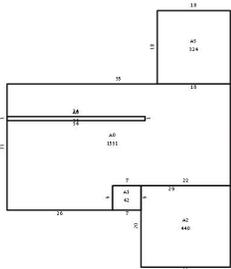
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/1/1997	97-0372	\$103,600.00	NEW DWLG				
3/1/2001	00-0258	\$10,000.00	BSMT ALTERAT				
5/1/1998	B980442	\$800.00	DECK 12X12				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/1/1997		\$40,990.00	Valid		Land		
5/24/2006		\$275,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.298	Gross				\$67,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,981	0.298				\$67,800		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0216 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,168	\$141,000.96		
Second Story:				663	\$45,899.49		
Additional Story:				0	\$0.00		
Attic/Finished Net:				0	\$0.00		
Half Story/Finished Net:				0	\$0.00		
Base Price						\$186,900.45	
Unfinished Living Area:							
Room/Unfinished:				0	\$0.00		
Unfinished Basement:				403	\$13,923.65		
Half Story/Unfinished:					\$0.00		
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$6,386.16	
Plumbing				0 - Half Bath 3 - Full Bath		\$14,644.00	
Finished Basement Living Area				765	\$20,647.35		
Features:				1	\$300.00		
Attachments:				877	\$25,300.00		
Adjusted Base Price						\$268,101.61	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$266,751.77	
Market Adjustment:				66%		\$442,807.94	
CDU Adjustment:				72		\$318,800.00	
Complete:				100		\$318,800.00	
Dollar Adjustments						(\$300.00)	
Dwelling Value						\$318,500.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$318,500.00
Total Land Value		\$67,800.00
Total Assessed Value		\$386,300.00

Parcel Numbers: 756-0217-000 Property Address: 7216 DOVER HILL CT S Municipality: Franklin, City of

Owner Name: KRUEGER JAMES & ROXANNE Mailing Address: 7216 S DOVER HILL CT FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	DOVER HILL LOT 5	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1011-Franklin	

Building Description

Dwelling #	756 0217 000- 1		
Year Built:	1/1/1995	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1995	Bedrooms:	3
Remodeled/Effective Age:	-27	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0217 000- 1	1,531	0	0	0	0	0	1,531

Attachment Description(s):	Area:	Attachment Value:
11-OFP	42	\$800
13-AFG	440	\$13,200
33-Concrete Patio	324	\$1,600

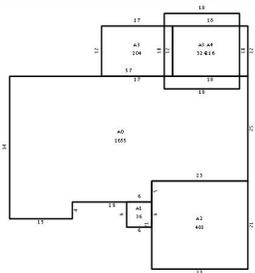
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
2/1/1995	95-0105	\$3,500.00	HTG SYSTEM			
12/1/1994	94-1254	\$85,000.00	NEW CONST			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
9/1/1995		\$155,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.523	Gross				\$79,500
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
22,782	0.523			\$79,500		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	
Valuation/Explanation						
Dwelling #	756 0217 000- 1					
Description	Area			Value Amount		
Living Area:						
First Story:	1,531			\$175,023.92		
Second Story:	0			\$0.00		
Additional Story:	0			\$0.00		
Attic/Finished Net:	0			\$0.00		
Half Story/Finished Net:	0			\$0.00		
Base Price				\$175,023.92		
Unfinished Living Area:						
Room/Unfinished:	0			\$0.00		
Unfinished Basement:	1,531			\$34,539.36		
Half Story/Unfinished:				\$0.00		
Structure Info, Features and Attachments:						
Heating/AC	Basic Heating			\$0.00		
Plumbing	0 - Half Bath 2 - Full Bath			\$7,322.00		
Finished Basement Living Area	0			\$0.00		
Features:	2			\$2,300.00		
Attachments:	806			\$15,600.00		
Adjusted Base Price				\$234,785.28		
Changes/Adjustments						
Grade Adjustment:	C+ 110%			\$238,573.81		
Market Adjustment:	57%			\$374,560.88		
CDU Adjustment:	70			\$262,200.00		
Complete:	100			\$262,200.00		
Dollar Adjustments				(\$400.00)		
Dwelling Value				\$261,800.00		

Other Building Improvements	0	\$0.00
Total Improvement Value		\$261,800.00
Total Land Value		\$79,500.00
Total Assessed Value		\$341,300.00

Parcel Numbers: 756-0218-000 Property Address: 7224 DOVER HILL CT S Municipality: Franklin, City of

Owner Name: BEVILACQUA, CRAIG & MARY Mailing Address: 7224 S DOVER HILL CT FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	DOVER HILL LOT 6	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1011-Franklin	

Building Description

Dwelling #	756 0218 000- 1		
Year Built:	1/1/1995	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1995	Bedrooms:	3
Remodeled/Effective Age:	-27	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0218 000- 1	1,655	0	0	0	0	0	1,655

Attachment Description(s):	Area:	Attachment Value:
11-OFP	36	\$700
13-AFG	483	\$14,500
12-EFP	204	\$6,100
33-Concrete Patio	216	\$1,100

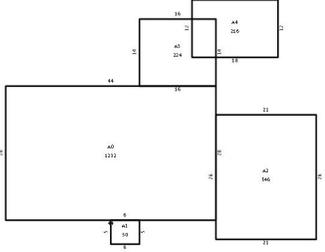
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
12/1/1994	94-1260	\$85,000.00	NEW CONST			
2/1/1995	95-0106	\$3,500.00	HTG SYSTEM			
7/1/1995	95-0657	\$13,900.00	ENC PORCH			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
6/1/1995		\$161,000.00	Valid		Land and Improvements	
11/1/1997		\$181,500.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.366	Gross				\$71,800
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
15,943	0.366			\$71,800		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	756 0218 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,655	\$185,988.90
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$185,988.90
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,655	\$36,558.95
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,071.30
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	939	\$22,400.00
Adjusted Base Price		\$258,641.15
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$257,335.27
Market Adjustment:	66%	\$427,176.54
CDU Adjustment:	70	\$299,000.00
Complete:	100	\$299,000.00
Dollar Adjustments		\$800.00
Dwelling Value		\$299,800.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$299,800.00
Total Land Value		\$71,800.00
Total Assessed Value		\$371,600.00

Parcel Numbers: 756-0219-000 Property Address: 7232 DOVER HILL CT S Municipality: Franklin, City of

Owner Name: EDMONDS, JERRY E III Mailing Address: 127 WILLOW CREEK RUN HENDERSON, NC 27537 Land Use: Residential

	Legal Description:	Building Sketch:
	DOVER HILL LOT 7	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
1011-Franklin		

Building Description

Dwelling #	756 0219 000- 1		
Year Built:	1/1/1995	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1995	Bedrooms:	3
Remodeled/Effective Age:	-27	Full Baths:	2
Building Type/Style:	03-Split Level	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0219 000- 1	1,232	0	0	0	0	616	1,848

Attachment Description(s):	Area:	Attachment Value:
35-Ms/Terrace	30	\$0
13-AFG	546	\$16,400
33-Concrete Patio	224	\$1,100

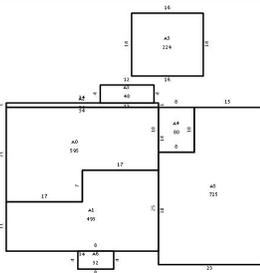
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
4/1/1995	95-0243	\$85,000.00	NEW CONST			
8/1/1995	95-0937	\$1,800.00	A/C			
6/1/1995	95-0534	\$3,500.00	HTG			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
12/1/1995		\$155,000.00	Valid		Land and Improvements	
8/1/1997		\$162,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.307	Gross				\$68,400
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
13,373	0.307			\$68,400		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	756 0219 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,232	\$147,334.88
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$147,334.88
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	616	\$18,572.40
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,546.08
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	616	\$16,625.84
Features:	2	\$2,300.00
Attachments:	800	\$17,500.00
Adjusted Base Price		\$214,201.20
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$213,841.32
Market Adjustment:	83%	\$391,329.62
CDU Adjustment:	70	\$273,900.00
Complete:	100	\$273,900.00
Dollar Adjustments		\$100.00
Dwelling Value		\$274,000.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$274,000.00
Total Land Value		\$68,400.00
Total Assessed Value		\$342,400.00

Parcel Numbers: 756-0220-000 Property Address: 7244 DOVER HILL CT S Municipality: Franklin, City of

Owner Name: MC ELROY, SCOTT & ANDREA Mailing Address: 7244 S DOVER HILL CT FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	DOVER HILL LOT 8	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1011-Franklin	

Building Description

Dwelling #	756 0220 000- 1		
Year Built:	1/1/1995	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1995	Bedrooms:	3
Remodeled/Effective Age:	-27	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	B-	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0220 000- 1	1,168	629	0	0	0	0	1,797

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	34	\$3,400
31-WD	48	\$500
13-AFG	725	\$21,800
35-Ms/Terrace	32	\$0

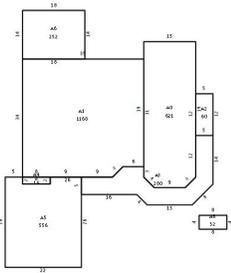
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed	1/1/2020	144		Average	\$1,200.00	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
9/1/1995	95-1009	\$80,000.00	NEW CONST			
8/17/2015	15-1936	\$8,653.00	ACREPLACE (+FUR			
6/18/2020	20-1542	\$0.00	SHED 12X12			
1/1/1996	95-1423	\$4,000.00	HTG & A/C			
6/6/1920	20-1533	\$8,000.00	FENCE			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
3/1/1997		\$182,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.300	Gross				\$68,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
13,068	0.300			\$68,000		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	756 0220 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,168	\$141,000.96
Second Story:	629	\$44,193.54
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$185,194.50
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,168	\$28,347.36
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,420.62
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	839	\$25,700.00
Adjusted Base Price		\$253,584.48
Changes/Adjustments		
Grade Adjustment:	B- 120%	\$270,341.38
Market Adjustment:	59%	\$429,842.79
CDU Adjustment:	70	\$300,900.00
Complete:	100	\$300,900.00
Dollar Adjustments		(\$700.00)
Dwelling Value		\$300,200.00
Other Building Improvements	0	\$1,200.00
Total Improvement Value		\$301,400.00
Total Land Value		\$68,000.00
Total Assessed Value		\$369,400.00

Parcel Numbers: 756-0221-000 Property Address: 7256 DOVER HILL CT S Municipality: Franklin, City of

Owner Name: HOFFMANN, MATTHEW & MARGOT Mailing Address: 7256 S DOVER HILL CT FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	DOVER HILL LOT 9	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1011-Franklin	

Building Description

Dwelling #	756 0221 000- 1		
Year Built:	1/1/1994	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1994	Bedrooms:	3
Remodeled/Effective Age:	-28	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	B-	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0221 000- 1	1,864	621	0	0	0	0	2,485

Attachment Description(s):	Area:	Attachment Value:
11-OFP	280	\$5,600
13-AFG	556	\$16,700
31-WD	252	\$2,500

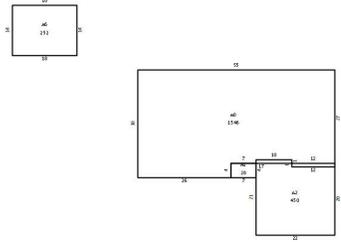
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
10/1/1994	94-1027	\$3,200.00	HTG & A/C			
4/26/2010	624	\$5,000.00	BATHREMOD			
11/17/2016	16-2813	\$3,875.00	FURREPLAC			
8/1/1994	94-0869	\$140,000.00	NEW CONST			
6/3/2010	1001	\$1,400.00	WDDK			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
4/1/2001		\$210,500.00	Valid		Land and Improvements	
6/7/2013		\$278,000.00	Valid		Land and Improvements	
6/1/1994		\$42,900.00	Valid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.300	Gross				\$68,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
13,068	0.300			\$68,000		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Cul-de-sac			All Public	

Valuation/Explanation		
Dwelling #	756 0221 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,864	\$205,095.92
Second Story:	621	\$43,631.46
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$248,727.38
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,848	\$40,323.36
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$6,113.10
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	1,088	\$24,800.00
Adjusted Base Price		\$334,766.84
Changes/Adjustments		
Grade Adjustment:	B- 120%	\$368,840.21
Market Adjustment:	47%	\$542,195.11
CDU Adjustment:	70	\$379,500.00
Complete:	100	\$379,500.00
Dollar Adjustments		\$700.00
Dwelling Value		\$380,200.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$380,200.00
Total Land Value		\$68,000.00
Total Assessed Value		\$448,200.00

Parcel Numbers: 756-0222-000 Property Address: 7268 DOVER HILL CT S Municipality: Franklin, City of

Owner Name: ZARCZYNSKI, MITCHELL J Mailing Address: 7268 S DOVER HILL CT FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	DOVER HILL LOT 10	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1011-Franklin	

Building Description

Dwelling #	756 0222 000- 1		
Year Built:	1/1/1996	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1996	Bedrooms:	3
Remodeled/Effective Age:	-26	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0222 000- 1	1,546	0	0	0	0	0	1,546

Attachment Description(s):	Area:	Attachment Value:
11-OFP	28	\$600
13-AFG	450	\$13,500

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

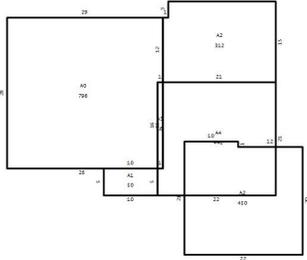
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
6/1/1996	96-0712	\$95,000.00	NEW CONST				
5/1/1999	99-0471	\$500.00	SHED				
10/21/2013	13-2526	\$5,320.00	FUR/ACREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/1/1995		\$44,990.00	Valid		Land		
1/8/2020		\$277,300.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.387	Gross				\$72,900	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
16,858	0.387				\$72,900		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Cul-de-sac			All Public		
Valuation/Explanation							
Dwelling #				756 0222 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,546		\$176,738.72	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$176,738.72	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,546		\$34,877.76	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,803.16	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				3		\$2,600.00	
Attachments:				478		\$14,100.00	
Adjusted Base Price						\$239,441.64	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$245,015.80	
Market Adjustment:				57%		\$384,674.81	
CDU Adjustment:				71		\$273,100.00	
Complete:				100		\$273,100.00	
Dollar Adjustments						(\$600.00)	
Dwelling Value						\$272,500.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$272,500.00
Total Land Value		\$72,900.00
Total Assessed Value		\$345,400.00

Parcel Numbers: 756-0223-000 Property Address: 7276 DOVER HILL CT S Municipality: Franklin, City of

Owner Name: GRIMM, JOHN & ROBIN Mailing Address: 7276 S DOVER HILL CT FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	DOVER HILL LOT 11	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1011-Franklin	

Building Description

Dwelling #	756 0223 000- 1		
Year Built:	1/1/1995	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1995	Bedrooms:	3
Remodeled/Effective Age:	-27	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0223 000- 1	1,108	812	0	0	0	0	1,920

Attachment Description(s):	Area:	Attachment Value:
13-AFG	16	\$500
11-OPF	50	\$1,000
13-AFG	446	\$13,400

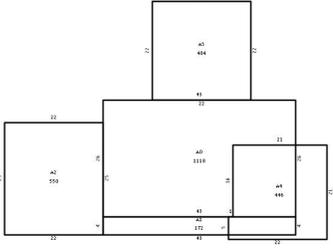
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed	1/1/1999	100		Average	\$300.00	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
8/1/1995	95-0823	\$101,000.00	NEW CONST			
9/1/1999	99-1130	\$1,200.00	SHED			
5/1/1996	96-0531	\$1,500.00	A/C			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
7/1/1995		\$46,990.00	Valid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.401	Gross				\$73,200
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
17,468	0.401			\$73,200		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Cul-de-sac			All Public	

Valuation/Explanation		
Dwelling #	756 0223 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,108	\$134,876.84
Second Story:	812	\$55,151.04
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$190,027.88
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,108	\$27,290.04
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,723.20
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	512	\$14,900.00
Adjusted Base Price		\$251,444.12
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$257,668.53
Market Adjustment:	64%	\$422,576.39
CDU Adjustment:	70	\$295,800.00
Complete:	100	\$295,800.00
Dollar Adjustments		\$200.00
Dwelling Value		\$296,000.00
Other Building Improvements	0	\$300.00
Total Improvement Value		\$296,300.00
Total Land Value		\$73,200.00
Total Assessed Value		\$369,500.00

Parcel Numbers: 756-0224-000	Property Address: 7277 DOVER HILL CT S	Municipality: Franklin, City of
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Owner Name: OWEN, CORY R D & KRISTINE J	Mailing Address: 7277 S DOVER HILL CT FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: DOVER HILL LOT 12	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1011-Franklin	

Building Description

Dwelling #	756 0224 000- 1		
Year Built:	1/1/1997	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1997	Bedrooms:	3
Remodeled/Effective Age:	-25	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0224 000- 1	1,118	1,118	0	0	0	0	2,236

Attachment Description(s):	Area:	Attachment Value:
11-OFP	172	\$3,400
13-AFG	550	\$16,500
33-Concrete Patio	484	\$2,400

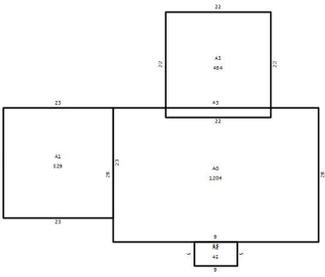
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition: Average	Rec Room Area: 500	Rec Room Value: \$2,500
22-Additional Fixture	1	\$300
Rec Room Condition: Average	Rec Room Area: 500	Rec Room Value: \$2,500

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
1/1/1997	97-0033	\$98,000.00	NEW DWLG			
3/1/1997	97-0116	\$3,800.00	HTG SYSTEM			
12/20/2002	02-1371	\$15,000.00	RECROOM			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
10/1/1997		\$175,000.00	Valid		Land and Improvements	
6/1/1999		\$189,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.391	Gross				\$73,900
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
17,032	0.391			\$73,900		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Cul-de-sac			All Public	

Valuation/Explanation		
Dwelling #	756 0224 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,118	\$136,094.14
Second Story:	1,118	\$71,462.56
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$207,556.70
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,118	\$27,536.34
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$5,500.56
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	1,206	\$22,300.00
Adjusted Base Price		\$277,396.60
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$278,076.26
Market Adjustment:	58%	\$439,360.49
CDU Adjustment:	72	\$316,300.00
Complete:	100	\$316,300.00
Dollar Adjustments		\$1,000.00
Dwelling Value		\$317,300.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$317,300.00
Total Land Value		\$73,900.00
Total Assessed Value		\$391,200.00

Parcel Numbers: 756-0225-000 Property Address: 7269 DOVER HILL CT S Municipality: Franklin, City of

Owner Name: SCHULTZ, WILLIAM & MARY Mailing Address: 7269 S DOVER HILL CT FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	DOVER HILL LOT 13	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1011-Franklin	

Building Description

Dwelling #	756 0225 000- 1		
Year Built:	1/1/1999	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1999	Bedrooms:	4
Remodeled/Effective Age:	-23	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0225 000- 1	1,204	1,204	0	0	0	0	2,408

Attachment Description(s):	Area:	Attachment Value:
13-AFG	529	\$15,900
33-Concrete Patio	45	\$200

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

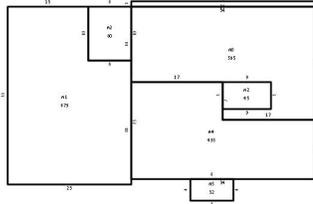
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
12/1/1998	B981374	\$133,600.00	NEW CONST				
8/1/1999	99-0961	\$1,500.00	A/C				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/1/1998		\$47,000.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.315	Gross				\$66,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
13,721	0.315			\$66,600			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Cul-de-sac			All Public		
Valuation/Explanation							
Dwelling #				756 0225 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,204		\$143,986.36	
Second Story:				1,204		\$76,116.88	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$220,103.24	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,204		\$28,811.72	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$5,923.68	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0		\$0.00	
Features:				3		\$2,600.00	
Attachments:				574		\$16,100.00	
Adjusted Base Price						\$285,741.64	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$293,745.80	
Market Adjustment:				55%		\$455,306.00	
CDU Adjustment:				74		\$336,900.00	
Complete:				100		\$336,900.00	
Dollar Adjustments						(\$600.00)	
Dwelling Value						\$336,300.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$336,300.00
Total Land Value		\$66,600.00
Total Assessed Value		\$402,900.00

Parcel Numbers: 756-0226-000 Property Address: 7255 DOVER HILL CT S Municipality: Franklin, City of

Owner Name: PEARSON, PAUL J & KERRI J Mailing Address: 7255 S DOVER HILL CT FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	DOVER HILL LOT 14	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1011-Franklin	

Building Description

Dwelling #	756 0226 000- 1		
Year Built:	1/1/1997	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1997	Bedrooms:	3
Remodeled/Effective Age:	-25	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0226 000- 1	1,168	629	0	0	0	0	1,797

Attachment Description(s):	Area:	Attachment Value:
13-AFG	679	\$20,400
99-Additional Attachments	34	\$3,400
33-Concrete Patio	32	\$200

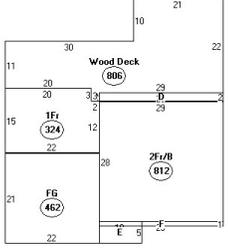
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	5	\$1,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	934	\$4,670
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	934	\$4,670

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
10/1/1997	97-1085	\$2,800.00	HTG SYSTEM			
3/1/2001	01-0229	\$12,000.00	BSMT ALTERAT			
12/17/2018	18-3153	\$4,255.00	FURREPLAC			
8/4/2020	20-2067	\$9,950.00	EXTREMOD-ROOF			
6/1/1997	97-0519	\$70,000.00	NEW DWLG			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
11/1/1998		\$169,900.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.324	Gross				\$67,600
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
14,113	0.324			\$67,600		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	756 0226 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,168	\$141,000.96
Second Story:	629	\$44,193.54
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$185,194.50
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,168	\$28,347.36
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,420.62
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	6	\$3,500.00
Attachments:	745	\$24,000.00
Adjusted Base Price		\$252,784.48
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$247,812.93
Market Adjustment:	69%	\$418,803.85
CDU Adjustment:	72	\$301,500.00
Complete:	100	\$301,500.00
Dollar Adjustments		(\$600.00)
Dwelling Value		\$300,900.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$300,900.00
Total Land Value		\$67,600.00
Total Assessed Value		\$368,500.00

Parcel Numbers: 756-0227-000 Property Address: 7241 DOVER HILL CT S Municipality: Franklin, City of

Owner Name: KHAN, ALI YAR Mailing Address: 7241 S DOVER HILL CT FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	DOVER HILL LOT 15	
	Parcel Sketch and Site Map obtained from the County GIS	<p>Neighborhood: 1011-Franklin</p> <p><small>Descriptor/Size A: 2Fr/B 912 sqft B: FG 462 sqft C: 1Fr 324 sqft D: N/A 88 sqft E: OFP 90 sqft F: FGH 29 sqft G: Wood Deck 806 sqft</small></p>

Building Description

Dwelling #	756 0227 000- 1		
Year Built:	1/1/1997	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1997	Bedrooms:	3
Remodeled/Effective Age:	-25	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Fair	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0227 000- 1	1,136	899	0	0	0	0	2,035

Attachment Description(s):	Area:	Attachment Value:
31-WD	58	\$600
99-Additional Attachments	58	\$5,800
13-AFG	462	\$13,900
11-OFP	50	\$1,000
99-Additional Attachments	29	\$2,900
31-WD	806	\$8,100

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Fair	776	\$3,104

Other Building Improvements

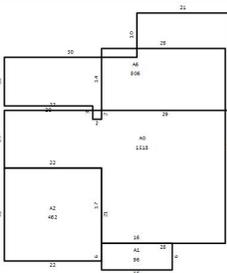
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
4/1/1997	97-0266	\$106,500.00	NEW DWLG				
7/2/2003	03-1809	\$5,000.00	RECROOM				
10/28/2014	2617	\$12,114.00	FENCE				
6/1/1997	97-0525	\$3,500.00	HTG & A/C				
7/15/2003	03-1878	\$200.00	RECROOM				
4/1/1998	98-0307	\$2,500.00	DECK				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/1/2000		\$179,900.00	Invalid		Land and Improvements		
9/1/1997		\$153,700.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.298	Gross				\$67,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:			Assessed Land Value:	
12,981	0.298					\$67,800	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	756 0227 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,136	\$138,285.28
Second Story:	899	\$59,765.52
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$198,050.80
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	812	\$22,216.32
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$5,006.10
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$900.00
Attachments:	1,463	\$32,300.00
Adjusted Base Price		\$270,676.22
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$261,223.84
Market Adjustment:	20%	\$313,468.61
CDU Adjustment:	72	\$225,700.00
Complete:	100	\$225,700.00
Dollar Adjustments		\$600.00
Dwelling Value		\$226,300.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$226,300.00
Total Land Value		\$67,800.00
Total Assessed Value		\$294,100.00

Parcel Numbers: 756-0228-000 Property Address: 7229 DOVER HILL CT S Municipality: Franklin, City of

Owner Name: HOPPE, ROBB A & WENDY S Mailing Address: 7229 S DOVER HILL CT FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	DOVER HILL LOT 16	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1011-Franklin	

Building Description

Dwelling #	756 0228 000- 1		
Year Built:	1/1/1995	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1995	Bedrooms:	3
Remodeled/Effective Age:	-27	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0228 000- 1	1,518	0	0	0	0	0	1,518

Attachment Description(s):	Area:	Attachment Value:
11-OFP	96	\$1,900
13-AFG	462	\$13,900

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

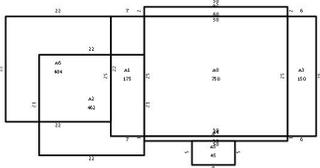
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/1/1995	95-0456	\$85,000.00	NEW CONST				
7/1/1995	95-0659	\$4,500.00	HTG SYSTEM				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/1/1997		\$151,500.00	Valid		Land and Improvements		
10/21/2002		\$176,000.00	Valid		Land and Improvements		
5/23/2003		\$176,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.303	Gross				\$68,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
13,199	0.303				\$68,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #	756 0228 000- 1						
Description	Area				Value Amount		
Living Area:							
First Story:	1,518				\$173,537.76		
Second Story:	0				\$0.00		
Additional Story:	0				\$0.00		
Attic/Finished Net:	0				\$0.00		
Half Story/Finished Net:	0				\$0.00		
Base Price	\$173,537.76						
Unfinished Living Area:							
Room/Unfinished:	0				\$0.00		
Unfinished Basement:	1,518				\$34,246.08		
Half Story/Unfinished:					\$0.00		
Structure Info, Features and Attachments:							
Heating/AC	Basic Heating				\$0.00		
Plumbing	0 - Half Bath 2 - Full Bath				\$7,322.00		
Finished Basement Living Area	0				\$0.00		
Features:	2				\$2,300.00		
Attachments:	558				\$15,800.00		
Adjusted Base Price	\$233,205.84						
Changes/Adjustments							
Grade Adjustment:	C+ 110%				\$236,616.42		
Market Adjustment:	65%				\$390,417.10		
CDU Adjustment:	70				\$273,300.00		
Complete:	100				\$273,300.00		
Dollar Adjustments					\$300.00		
Dwelling Value	\$273,600.00						

Other Building Improvements	0	\$0.00
Total Improvement Value		\$273,600.00
Total Land Value		\$68,200.00
Total Assessed Value		\$341,800.00

Parcel Numbers: 756-0229-000	Property Address: 7211 DOVER HILL CT S	Municipality: Franklin, City of
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Owner Name: LORENZ, ANGELALEE B	Mailing Address: 7211 S DOVER HILL CT FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: DOVER HILL LOT 17	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1011-Franklin		

Building Description

Dwelling #	756 0229 000- 1		
Year Built:	1/1/1995	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1995	Bedrooms:	3
Remodeled/Effective Age:	-27	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0229 000- 1	1,075	840	0	0	0	0	1,915

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	60	\$6,000
99-Additional Attachments	30	\$3,000
35-Ms/Terrace	45	\$0
13-AFG	484	\$14,500

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	328	\$1,640

Other Building Improvements

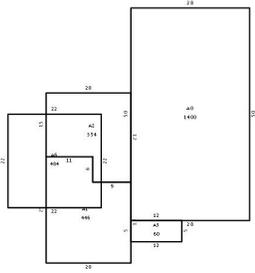
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/1/1996	96-0485	\$1,600.00	A/C				
10/1/1995	95-1149	\$93,925.00	NEW CONST				
3/1/2001	01-0170	\$600.00	BSMT ALTERAT				
7/30/2014	14-1831	\$6,000.00	ACREPLACE				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/1/1995		\$40,990.00	Valid		Land		
7/10/2018		\$285,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.298	Gross				\$67,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,981	0.298				\$67,700		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0229 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,075		\$132,278.75	
Second Story:				840		\$57,052.80	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$189,331.55	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,075		\$26,885.75	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,710.90	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				619		\$23,500.00	
Adjusted Base Price						\$256,931.20	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$256,444.32	
Market Adjustment:				65%		\$423,133.13	
CDU Adjustment:				70		\$296,200.00	
Complete:				100		\$296,200.00	
Dollar Adjustments						\$200.00	
Dwelling Value						\$296,400.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$296,400.00
Total Land Value		\$67,700.00
Total Assessed Value		\$364,100.00

Parcel Numbers: 756-0230-000 Property Address: 7201 DOVER HILL CT S Municipality: Franklin, City of

Owner Name: ZAFFKE, GARY & LINDA Mailing Address: 7201 S DOVER HILL CT FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	DOVER HILL LOT 18	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1011-Franklin	

Building Description

Dwelling #	756 0230 000- 1		
Year Built:	1/1/1998	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1998	Bedrooms:	3
Remodeled/Effective Age:	-24	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0230 000- 1	1,754	0	0	0	0	0	1,754

Attachment Description(s):	Area:	Attachment Value:
13-AFG	446	\$13,400
11-OPF	60	\$1,200

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	790	\$3,950
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	790	\$3,950

Other Building Improvements

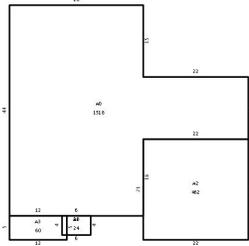
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/1/1998	B980468	\$102,100.00	NEWDWLG				
5/1/1999	99-0473	\$2,150.00	A/C				
9/24/2008	2200	\$350.00	RECROOM				
4/17/2017	17-0754	\$10,400.00	FUR/ACREPLAC				
9/17/2004	3095	\$2,500.00	BSMTREMOD				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/1/1998		\$40,990.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.325	Gross				\$67,900	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
14,157	0.325				\$67,900		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0230 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,754		\$194,939.56	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$194,939.56	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,400		\$32,172.00	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,314.84	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				506		\$14,600.00	
Adjusted Base Price						\$255,648.40	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$262,623.24	
Market Adjustment:				61%		\$422,823.42	
CDU Adjustment:				73		\$308,700.00	
Complete:				100		\$308,700.00	
Dollar Adjustments						\$0.00	
Dwelling Value						\$308,700.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$308,700.00
Total Land Value		\$67,900.00
Total Assessed Value		\$376,600.00

Parcel Numbers: 756-0231-000	Property Address: 7202 FOXCROFT CT S	Municipality: Franklin, City of
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Owner Name: MATIJAS, ALEKSANDER & TANJA	Mailing Address: 7202 S FOXCROFT CT FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: DOVER HILL LOT 19	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1011-Franklin	

Building Description

Dwelling #	756 0231 000- 1		
Year Built:	1/1/1997	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1997	Bedrooms:	3
Remodeled/Effective Age:	-25	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0231 000- 1	1,518	0	0	0	0	0	1,518

Attachment Description(s):	Area:	Attachment Value:
11-OFP	24	\$500
13-AFG	462	\$13,900

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

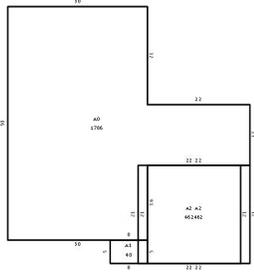
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/2013	100		Average	\$600.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
7/1/1997	97-0637	\$88,700.00	NEW DWLG				
5/25/2013	13-0916	\$2,000.00	SHED				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/17/2012		\$212,000.00	Valid		Land and Improvements		
7/1/1997		\$42,990.00	Valid		Land		
6/30/2003		\$203,500.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.395	Gross				\$72,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
17,206	0.395				\$72,800		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0231 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,518		\$173,537.76	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$173,537.76	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,518		\$34,246.08	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,734.28	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				486		\$14,400.00	
Adjusted Base Price						\$235,540.12	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$240,724.13	
Market Adjustment:				64%		\$394,787.58	
CDU Adjustment:				72		\$284,200.00	
Complete:				100		\$284,200.00	
Dollar Adjustments						(\$400.00)	
Dwelling Value						\$283,800.00	

Other Building Improvements	0	\$600.00
Total Improvement Value		\$284,400.00
Total Land Value		\$72,800.00
Total Assessed Value		\$357,200.00

Parcel Numbers: 756-0232-000	Property Address: 7220 FOXCROFT CT S	Municipality: Franklin, City of
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Owner Name: DAHLKE, TROY & CANDACE	Mailing Address: 12501 W NEEDHAM DR NEW BERLIN, WI 53146	Land Use: Residential
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Property Photograph: 	Legal Description: DOVER HILL LOT 20	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1011-Franklin	

Building Description

Dwelling #	756 0232 000- 1		
Year Built:	1/1/1995	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1995	Bedrooms:	4
Remodeled/Effective Age:	-27	Full Baths:	2
Building Type/Style:	22-Other	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	6
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0232 000- 1	1,786	0	0	0	0	0	1,786

Attachment Description(s):	Area:	Attachment Value:
11-OFP	40	\$800
13-AFG	462	\$13,900

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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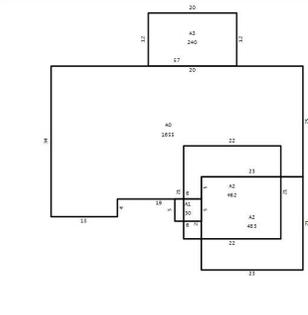
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
8/1/1995	95-0900	\$116,300.00	NEW CONST
4/4/2012	12-0578	\$9,000.00	REROOF

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/1/1995		\$42,990.00	Valid		Land		
2/28/2006		\$97,400.00	Invalid		Land and Improvements		
9/28/2012		\$185,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.380	Gross				\$73,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
16,553	0.380				\$73,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0232 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,786		\$198,496.04	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$198,496.04	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,786		\$39,113.40	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,393.56	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				502		\$14,700.00	
Adjusted Base Price						\$264,325.00	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$274,257.50	
Market Adjustment:				34%		\$367,505.05	
CDU Adjustment:				70		\$257,300.00	
Complete:				100		\$257,300.00	
Dollar Adjustments						(\$700.00)	
Dwelling Value						\$256,600.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$256,600.00	
Total Land Value						\$73,200.00	
Total Assessed Value						\$329,800.00	

Parcel Numbers: 756-0233-000 Property Address: 7238 FOXCROFT CT S Municipality: Franklin, City of

Owner Name: COLTON, MARK & MILDRED Mailing Address: 7238 S FOXCROFT CT FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	DOVER HILL LOT 21	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1011-Franklin	

Building Description

Dwelling #	756 0233 000- 1		
Year Built:	1/1/1995	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1995	Bedrooms:	3
Remodeled/Effective Age:	-27	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0233 000- 1	1,655	0	0	0	0	0	1,655

Attachment Description(s):	Area:	Attachment Value:
11-OFP	30	\$600
13-AFG	483	\$14,500
31-WD	240	\$2,400

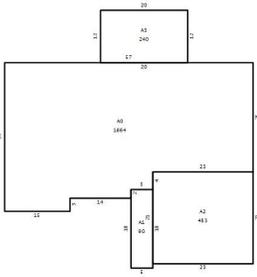
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
8/1/1995	95-0861	\$100,000.00	NEW CONST			
4/8/2016	16-0700	\$6,300.00	FURREPLAC+ACREP			
6/1/1996	96-0723	\$1,100.00	DECK 10X16'			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
8/1/1995		\$42,990.00	Valid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.304	Gross				\$67,600
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
13,242	0.304			\$67,600		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	756 0233 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,655	\$185,988.90
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$185,988.90
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,655	\$36,558.95
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,071.30
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	753	\$17,500.00
Adjusted Base Price		\$253,741.15
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$257,335.27
Market Adjustment:	61%	\$414,309.78
CDU Adjustment:	70	\$290,000.00
Complete:	100	\$290,000.00
Dollar Adjustments		\$200.00
Dwelling Value		\$290,200.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$290,200.00
Total Land Value		\$67,600.00
Total Assessed Value		\$357,800.00

Parcel Numbers: 756-0234-000 Property Address: 7256 FOXCROFT CT S Municipality: Franklin, City of

Owner Name: MORROW, EILEEN Mailing Address: 7256 S FOXCROFT CT FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	DOVER HILL LOT 22	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1011-Franklin	

Building Description

Dwelling #	756 0234 000- 1		
Year Built:	1/1/1997	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1997	Bedrooms:	3
Remodeled/Effective Age:	-25	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0234 000- 1	1,664	0	0	0	0	0	1,664

Attachment Description(s):	Area:	Attachment Value:
11-OFP	90	\$1,800
13-AFG	483	\$14,500

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

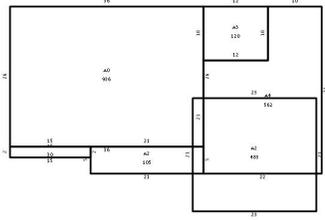
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
8/1/1997	97-0799	\$116,300.00	NEW DWLG				
10/1/1997	97-1061	\$3,500.00	HTG SYSTEM				
11/14/2016	16-2778	\$6,445.00	ROOF				
3/1/1998	B980168	\$1,700.00	A/C				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/13/2013		\$217,200.00	Invalid		Land and Improvements		
3/1/1998		\$171,300.00	Valid		Land and Improvements		
4/1/1996		\$44,990.00	Valid		Land		
7/1/1997		\$44,990.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.314	Gross				\$67,900	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
13,678	0.314			\$67,900			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	756 0234 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,664	\$187,000.32
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$187,000.32
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,664	\$36,757.76
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,093.44
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	573	\$16,300.00
Adjusted Base Price		\$254,073.52
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$258,690.87
Market Adjustment:	60%	\$413,905.40
CDU Adjustment:	72	\$298,000.00
Complete:	100	\$298,000.00
Dollar Adjustments		\$800.00
Dwelling Value		\$298,800.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$298,800.00
Total Land Value		\$67,900.00
Total Assessed Value		\$366,700.00

Parcel Numbers: 756-0235-000 Property Address: 7266 FOXCROFT CT S Municipality: Franklin, City of

Owner Name: RUIZ, JACQUELYNN A Mailing Address: 7266 S FOXCROFT CT FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	DOVER HILL LOT 23	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	

1011-Franklin

Building Description

Dwelling #	756 0235 000- 1		
Year Built:	1/1/1995	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1995	Bedrooms:	3
Remodeled/Effective Age:	-27	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0235 000- 1	1,056	966	0	0	0	0	2,022

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	30	\$3,000
11-OPF	105	\$2,100
13-AFG	562	\$16,900

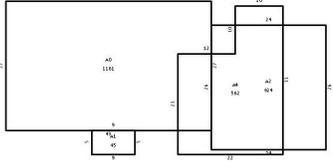
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	790	\$3,950
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	790	\$3,950

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:		Permit Amount:		Details of Permit:	
7/1/1995		95-0785		\$100,000.00		NEW CONST	
5/13/2003		03-1227		\$10,000.00		RECROOM	
6/25/2018		18-158/		\$7,400.00		FUR+ACREPLAC	
7/21/2010		1482		\$15,000.00		BATHREMOD	
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
2/1/1997		\$176,000.00	Valid		Land and Improvements		
8/1/1998		\$180,000.00	Valid		Land and Improvements		
9/15/2017		\$310,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.408	Gross				\$74,700
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
17,772		0.408				\$74,700	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Cul-de-sac			All Public		

Valuation/Explanation		
Dwelling #	756 0235 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,056	\$129,940.80
Second Story:	966	\$63,099.12
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$193,039.92
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,056	\$26,410.56
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,974.12
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$2,900.00
Attachments:	697	\$22,000.00
Adjusted Base Price		\$261,527.60
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$260,290.36
Market Adjustment:	87%	\$486,742.97
CDU Adjustment:	70	\$340,700.00
Complete:	100	\$340,700.00
Dollar Adjustments		\$200.00
Dwelling Value		\$340,900.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$340,900.00
Total Land Value		\$74,700.00
Total Assessed Value		\$415,600.00

Parcel Numbers: 756-0236-000 Property Address: 7274 FOXCROFT CT S Municipality: Franklin, City of

Owner Name: KRUGER, RYAN N & KAREN M Mailing Address: 7274 S FOXCROFT CT FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	DOVER HILL LOT 24	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1011-Franklin	

Building Description

Dwelling #	756 0236 000- 1		
Year Built:	1/1/1995	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1995	Bedrooms:	4
Remodeled/Effective Age:	-27	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	B	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Good	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0236 000- 1	1,161	1,161	0	0	0	0	2,322

Attachment Description(s):	Area:	Attachment Value:
35-Ms/Terrace	45	\$0
13-AFG	624	\$18,700

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	200	\$1,000
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	200	\$1,000

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/2013	120		Average	\$700.00

Permit / Construction History			
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
12/1/1994	94-1244	\$95,000.00	NEW CONST
4/11/2012	12-0641	\$15,500.00	REROOF
12/4/2013	13-2873	\$15,000.00	BATHREMODO
10/21/2013	13-2523	\$3,200.00	SHED
4/12/2006	1088	\$10,000.00	INTREMOD
9/8/2004	2976	\$3,000.00	RECROOM

Ownership/Sales History					
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type: Sale Validation Source:
6/26/2003		\$300,500.00	Valid		Land and Improvements
2/3/2017		\$335,000.00	Valid		Land and Improvements
6/19/2013		\$320,000.00	Valid		Land and Improvements
3/1/1997		\$180,000.00	Valid		Land and Improvements
10/1/1995		\$174,000.00	Valid		Land and Improvements

Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.371	Gross				\$71,800	

Acreage/Squarefoot Variables

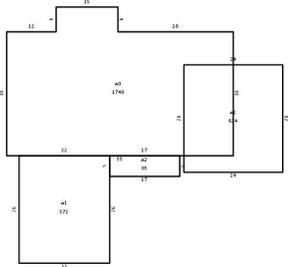
Land Data & Computations				
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
16,161	0.371			\$71,800

General Information					
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Cul-de-sac			All Public

Valuation/Explanation		
Dwelling #	756 0236 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,161	\$140,155.92
Second Story:	1,161	\$73,851.21
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$214,007.13
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,161	\$28,177.47
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$5,712.12
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$2,900.00
Attachments:	669	\$18,700.00
Adjusted Base Price		\$281,699.72
Changes/Adjustments		
Grade Adjustment:	B 128%	\$332,927.64
Market Adjustment:	79%	\$595,940.48
CDU Adjustment:	70	\$417,200.00
Complete:	100	\$417,200.00
Dollar Adjustments		\$100.00
Dwelling Value		\$417,300.00
Other Building Improvements	0	\$700.00
Total Improvement Value		\$418,000.00
Total Land Value		\$71,800.00
Total Assessed Value		\$489,800.00

Parcel Numbers: 756-0237-000 Property Address: 7275 FOXCROFT CT S Municipality: Franklin, City of

Owner Name: TAKACS, RONALD & SUSAN Mailing Address: 7275 S FOXCROFT CT FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	DOVER HILL LOT 25	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1011-Franklin	

Building Description

Dwelling #	756 0237 000- 1		
Year Built:	1/1/1996	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1996	Bedrooms:	3
Remodeled/Effective Age:	-26	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0237 000- 1	1,740	0	0	0	0	0	1,740

Attachment Description(s):	Area:	Attachment Value:
13-AFG	572	\$17,200
11-OPF	85	\$1,700

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	4	\$1,200
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

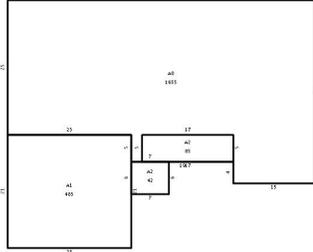
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
7/1/1996	96-0831	\$120,000.00	NEW CONST			
10/1/1996	96-1118	\$3,200.00	HTG & A/C			
6/26/2014	14-1461	\$8,199.00	ACREPLACE			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
7/1/1996		\$45,000.00	Valid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.432	Gross				\$76,100
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
18,818	0.432			\$76,100		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Cul-de-sac			All Public	
Valuation/Explanation						
Dwelling #			756 0237 000- 1			
Description			Area		Value Amount	
Living Area:						
First Story:			1,740		\$194,305.80	
Second Story:			0		\$0.00	
Additional Story:			0		\$0.00	
Attic/Finished Net:			0		\$0.00	
Half Story/Finished Net:			0		\$0.00	
Base Price					\$194,305.80	
Unfinished Living Area:						
Room/Unfinished:			0		\$0.00	
Unfinished Basement:			1,740		\$38,280.00	
Half Story/Unfinished:					\$0.00	
Structure Info, Features and Attachments:						
Heating/AC			Air Conditioning - Same Ducts		\$4,280.40	
Plumbing			0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area			0		\$0.00	
Features:			5		\$3,200.00	
Attachments:			657		\$18,900.00	
Adjusted Base Price					\$266,288.20	
Changes/Adjustments						
Grade Adjustment:			B 128%		\$312,560.90	
Market Adjustment:			46%		\$456,338.91	
CDU Adjustment:			71		\$324,000.00	
Complete:			100		\$324,000.00	
Dollar Adjustments					(\$100.00)	
Dwelling Value					\$323,900.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$323,900.00
Total Land Value		\$76,100.00
Total Assessed Value		\$400,000.00

Parcel Numbers: 756-0238-000	Property Address: 7255 FOXCROFT CT S	Municipality: Franklin, City of
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Owner Name: STICH, AUSTIN E & KIMBERLY A	Mailing Address: 7255 S FOXCROFT CT FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: DOVER HILL LOT 26	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1011-Franklin	

Building Description

Dwelling #	756 0238 000- 1		
Year Built:	1/1/1995	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1995	Bedrooms:	3
Remodeled/Effective Age:	-27	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0238 000- 1	1,655	0	0	0	0	0	1,655

Attachment Description(s):	Area:	Attachment Value:
13-AFG	483	\$14,500
11-OFP	42	\$800

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

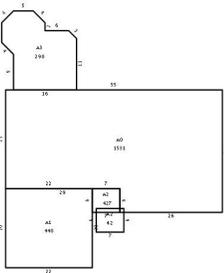
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/1/1995	95-0468	\$90,000.00	NEW CONST				
7/1/1996	96-0788	\$1,801.00	A/C				
7/1/1995	95-0739	\$3,000.00	HTG				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/1/1995		\$164,000.00	Valid		Land and Improvements		
12/30/2010		\$200,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.344	Gross				\$70,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
14,985	0.344				\$70,600		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Cul-de-sac			All Public		
Valuation/Explanation							
Dwelling #				756 0238 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,655	\$185,988.90		
Second Story:				0	\$0.00		
Additional Story:				0	\$0.00		
Attic/Finished Net:				0	\$0.00		
Half Story/Finished Net:				0	\$0.00		
Base Price						\$185,988.90	
Unfinished Living Area:							
Room/Unfinished:				0	\$0.00		
Unfinished Basement:				1,655	\$36,558.95		
Half Story/Unfinished:					\$0.00		
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,071.30	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0	\$0.00		
Features:				2	\$2,300.00		
Attachments:				525	\$15,300.00		
Adjusted Base Price						\$251,541.15	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$257,335.27	
Market Adjustment:				60%		\$411,736.42	
CDU Adjustment:				70		\$288,200.00	
Complete:				100		\$288,200.00	
Dollar Adjustments						(\$200.00)	
Dwelling Value						\$288,000.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$288,000.00
Total Land Value		\$70,600.00
Total Assessed Value		\$358,600.00

Parcel Numbers: 756-0239-000 Property Address: 7227 FOXCROFT CT S Municipality: Franklin, City of

Owner Name: DETHLOFF FRANK & KAREN Mailing Address: 7227 S FOXCROFT CT FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	DOVER HILL LOT 27	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1011-Franklin	

Building Description

Dwelling #	756 0239 000- 1		
Year Built:	1/1/1997	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1997	Bedrooms:	4
Remodeled/Effective Age:	-25	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	6
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0239 000- 1	1,531	0	0	0	0	400	1,931

Attachment Description(s):	Area:	Attachment Value:
13-AFG	440	\$13,200
11-OPF	42	\$800
31-WD	297	\$3,000

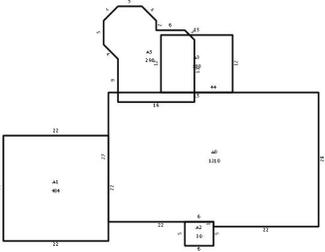
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
3/1/1997	97-0144	\$75,000.00	NEW DWLG			
6/1/1998	B980563	\$15,500.00	BSMT ALTER			
6/1/1999	99-0610	\$5,900.00	DECK 23X21'			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
5/25/2004		\$244,900.00	Valid		Land and Improvements	
3/1/1998		\$154,900.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.326	Gross				\$70,300
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
14,201	0.326			\$70,300		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	756 0239 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,531	\$175,023.92
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$175,023.92
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,131	\$27,856.53
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,750.26
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	400	\$10,796.00
Features:	2	\$2,300.00
Attachments:	779	\$17,000.00
Adjusted Base Price		\$245,048.71
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$248,323.58
Market Adjustment:	68%	\$417,183.62
CDU Adjustment:	72	\$300,400.00
Complete:	100	\$300,400.00
Dollar Adjustments		(\$900.00)
Dwelling Value		\$299,500.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$299,500.00
Total Land Value		\$70,300.00
Total Assessed Value		\$369,800.00

Parcel Numbers: 756-0240-000 Property Address: 7203 FOXCROFT CT S Municipality: Franklin, City of

Owner Name: KOPER JOSEPH P & PATRICIA A Mailing Address: 7203 S FOXCROFT CT FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	DOVER HILL LOT 28	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1011-Franklin	

Building Description

Dwelling #	756 0240 000- 1		
Year Built:	1/1/1998	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1998	Bedrooms:	3
Remodeled/Effective Age:	-24	Full Baths:	2
Building Type/Style:	03-Split Level	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0240 000- 1	1,210	0	0	0	0	594	1,804

Attachment Description(s):	Area:	Attachment Value:
13-AFG	484	\$14,500
35-Ms/Terrace	30	\$0
33-Concrete Patio	180	\$900

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

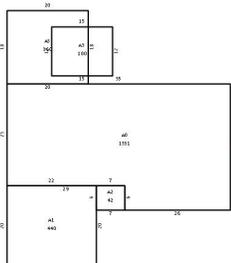
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
2/1/1998	B980136	\$90,925.00	NEW CONST				
7/1/1999	99-0859	\$650.00	DECK 16X12' /EX				
4/1/1998	B980339	\$2,800.00	FURNACE				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/21/2005		\$235,000.00	Valid		Land and Improvements		
8/1/1998		\$138,700.00	Invalid		Land and Improvements		
6/27/2001		\$175,500.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.343	Gross				\$68,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
14,941	0.343				\$68,800		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #	756 0240 000- 1						
Description	Area			Value Amount			
Living Area:							
First Story:	1,210			\$144,703.90			
Second Story:	0			\$0.00			
Additional Story:	0			\$0.00			
Attic/Finished Net:	0			\$0.00			
Half Story/Finished Net:	0			\$0.00			
Base Price				\$144,703.90			
Unfinished Living Area:							
Room/Unfinished:	0			\$0.00			
Unfinished Basement:	616			\$18,572.40			
Half Story/Unfinished:				\$0.00			
Structure Info, Features and Attachments:							
Heating/AC	Air Conditioning - Same Ducts			\$4,437.84			
Plumbing	0 - Half Bath 2 - Full Bath			\$7,322.00			
Finished Basement Living Area	594			\$16,032.06			
Features:	1			\$300.00			
Attachments:	694			\$15,400.00			
Adjusted Base Price				\$206,768.20			
Changes/Adjustments							
Grade Adjustment:	C+ 110%			\$210,175.02			
Market Adjustment:	78%			\$374,111.54			
CDU Adjustment:	73			\$273,100.00			
Complete:	100			\$273,100.00			
Dollar Adjustments				\$300.00			
Dwelling Value				\$273,400.00			

Other Building Improvements	0	\$0.00
Total Improvement Value		\$273,400.00
Total Land Value		\$68,800.00
Total Assessed Value		\$342,200.00

Parcel Numbers: 756-0241-000 Property Address: 6980 BRUNN DR W Municipality: Franklin, City of

Owner Name: SLEIK RICHARD J & NANCY E Mailing Address: 6980 W BRUNN DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	DOVER HILL LOT 29	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1011-Franklin	

Building Description

Dwelling #	756 0241 000- 1		
Year Built:	1/1/1995	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1995	Bedrooms:	3
Remodeled/Effective Age:	-27	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0241 000- 1	1,531	0	0	0	0	0	1,531

Attachment Description(s):	Area:	Attachment Value:
13-AFG	440	\$13,200
11-OPF	42	\$800
33-Concrete Patio	360	\$1,800

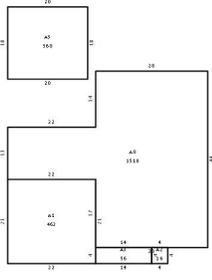
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	4	\$1,200
Rec Room Condition: Average	Rec Room Area: 678	Rec Room Value: \$3,390
05-Metal Fireplace	1	\$2,000
Rec Room Condition: Average	Rec Room Area: 678	Rec Room Value: \$3,390

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
6/1/1995		95-0537	\$75,000.00		NEW CONST		
4/1/1997		97-0171	\$1,700.00		A/C		
11/4/2015		15-2693	\$6,970.00		ACREPLACE (+FUR		
3/1/2001		01-0165	\$963.00		BSMT ALTERAT		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/1/1995		\$37,990.00	Valid		Land		
5/18/2007		\$250,000.00	Invalid		Land and Improvements		
3/26/2010		\$241,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.303	Gross				\$68,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
13,199		0.303				\$68,200	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	756 0241 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,531	\$175,023.92
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$175,023.92
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,531	\$34,539.36
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,766.26
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	5	\$3,200.00
Attachments:	842	\$15,800.00
Adjusted Base Price		\$239,651.54
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$242,716.69
Market Adjustment:	69%	\$410,191.21
CDU Adjustment:	70	\$287,100.00
Complete:	100	\$287,100.00
Dollar Adjustments		\$200.00
Dwelling Value		\$287,300.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$287,300.00
Total Land Value		\$68,200.00
Total Assessed Value		\$355,500.00

Parcel Numbers: 756-0242-000 Property Address: 6966 BRUNN DR W Municipality: Franklin, City of

Owner Name: SLOTTKE, JAMES & JANET Mailing Address: 6966 W BRUNN DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	DOVER HILL LOT 30	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1011-Franklin	

Building Description

Dwelling #	756 0242 000- 1		
Year Built:	1/1/1995	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1995	Bedrooms:	3
Remodeled/Effective Age:	-27	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0242 000- 1	1,518	0	0	0	0	0	1,518

Attachment Description(s):	Area:	Attachment Value:
13-AFG	462	\$13,900
11-OPF	16	\$300
32-Canopy	56	\$600

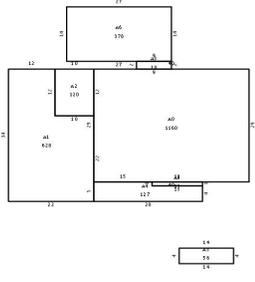
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:		Details of Permit:			
6/1/1995	95-0550	\$75,000.00		NEW CONST			
11/19/2001	01-1267	\$2,325.00		FIREPLACE			
10/8/2015	15-2414	\$3,976.00		FURREPLACE			
4/20/2010	582	\$3,015.00		ACREPLACE			
5/1/1996	96-0464	\$1,860.00		A/C			
8/1/1995	95-0854	\$3,500.00		HTG			
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/1/1996		\$153,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.299	Gross				\$67,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
13,024	0.299				\$67,300		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	756 0242 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,518	\$173,537.76
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$173,537.76
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,518	\$34,246.08
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,734.28
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	534	\$14,800.00
Adjusted Base Price		\$235,940.12
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$240,724.13
Market Adjustment:	66%	\$399,602.06
CDU Adjustment:	70	\$279,700.00
Complete:	100	\$279,700.00
Dollar Adjustments		(\$500.00)
Dwelling Value		\$279,200.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$279,200.00
Total Land Value		\$67,300.00
Total Assessed Value		\$346,500.00

Parcel Numbers: 756-0243-000 Property Address: 6946 BRUNN DR W Municipality: Franklin, City of

Owner Name: BLEIBEL, KHALED & SANA Mailing Address: 6946 W BRUNN DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	DOVER HILL LOT 31	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1011-Franklin	

Building Description

Dwelling #	756 0243 000- 1		
Year Built:	1/1/1997	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1997	Bedrooms:	4
Remodeled/Effective Age:	-25	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0243 000- 1	1,311	1,160	0	0	0	0	2,471

Attachment Description(s):	Area:	Attachment Value:
13-AFG	628	\$18,800
11-OPF	127	\$2,500
33-Concrete Patio	378	\$1,900

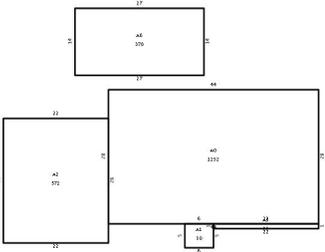
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
1/1/1997	96-1335	\$108,000.00	NEW DWLG			
4/1/1997	97-0220	\$4,500.00	HTG SYSTEM			
7/1/1998	B980756	\$1,525.00	A/C			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
6/1/1995		\$37,490.00	Valid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.301	Gross				\$67,400
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
13,112	0.301			\$67,400		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	756 0243 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,311	\$154,108.05
Second Story:	1,160	\$73,787.60
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$227,895.65
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,311	\$30,716.73
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$6,078.66
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	1,133	\$23,200.00
Adjusted Base Price		\$302,394.04
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$304,583.44
Market Adjustment:	52%	\$462,966.84
CDU Adjustment:	72	\$333,300.00
Complete:	100	\$333,300.00
Dollar Adjustments		(\$700.00)
Dwelling Value		\$332,600.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$332,600.00
Total Land Value		\$67,400.00
Total Assessed Value		\$400,000.00

Parcel Numbers: 756-0244-000 Property Address: 6926 BRUNN DR W Municipality: Franklin, City of

Owner Name: RAHMAN SYED KHALEEL UR Mailing Address: 6926 W BRUNN DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	DOVER HILL LOT 32	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1011-Franklin	

Building Description

Dwelling #	756 0244 000- 1		
Year Built:	1/1/1996	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1996	Bedrooms:	3
Remodeled/Effective Age:	-26	Full Baths:	2
Building Type/Style:	03-Split Level	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0244 000- 1	1,254	0	0	0	0	594	1,848

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	30	\$200
13-AFG	572	\$17,200

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

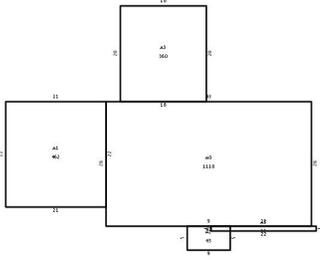
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
2/1/1996	96-0068	\$92,000.00	NEW CONST				
3/1/1996	96-0206	\$3,500.00	HTG & A/C				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
1/10/2008		\$214,000.00	Valid		Land and Improvements		
8/13/2007		\$216,800.00	Invalid		Land and Improvements		
4/1/1995		\$37,990.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.331	Gross				\$69,100	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
14,418	0.331				\$69,100		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0244 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,254	\$148,649.16		
Second Story:				0	\$0.00		
Additional Story:				0	\$0.00		
Attic/Finished Net:				0	\$0.00		
Half Story/Finished Net:				0	\$0.00		
Base Price						\$148,649.16	
Unfinished Living Area:							
Room/Unfinished:				0	\$0.00		
Unfinished Basement:				638	\$19,235.70		
Half Story/Unfinished:					\$0.00		
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts	\$4,546.08		
Plumbing				0 - Half Bath 2 - Full Bath	\$7,322.00		
Finished Basement Living Area				594	\$16,032.06		
Features:				2	\$2,300.00		
Attachments:				602	\$17,400.00		
Adjusted Base Price						\$215,485.00	
Changes/Adjustments							
Grade Adjustment:				C+ 110%	\$215,363.50		
Market Adjustment:				84%	\$396,268.84		
CDU Adjustment:				71	\$281,400.00		
Complete:				100	\$281,400.00		
Dollar Adjustments					\$600.00		
Dwelling Value						\$282,000.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$282,000.00
Total Land Value		\$69,100.00
Total Assessed Value		\$351,100.00

Parcel Numbers: 756-0245-000	Property Address: 6906 BRUNN DR W	Municipality: Franklin, City of
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Owner Name: TALEB, WISAM B	Mailing Address: 6906 W BRUNN DR FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: DOVER HILL LOT 33	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1011-Franklin	

Building Description

Dwelling #	756 0245 000- 1		
Year Built:	1/1/1996	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1996	Bedrooms:	4
Remodeled/Effective Age:	-26	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0245 000- 1	1,118	1,118	0	0	0	0	2,236

Attachment Description(s):	Area:	Attachment Value:
13-AFG	462	\$13,900
11-OPF	45	\$900
33-Concrete Patio	360	\$1,800

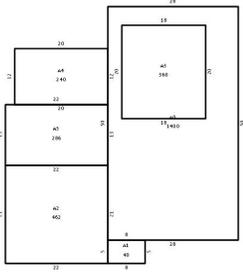
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
4/1/1996		96-0369	\$92,000.00		NEW CONST		
1/5/2009		13	\$1,500.00		AC/FURREPLAC		
4/1/1997		97-0210	\$1,500.00		A/C		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/1/1995		\$37,490.00	Valid		Land		
9/16/2020		\$345,000.00	Valid		Land and Improvements		
9/16/2020		\$345,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.306	Gross				\$67,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
13,329	0.306				\$67,700		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	756 0245 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,118	\$136,094.14
Second Story:	1,118	\$71,462.56
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$207,556.70
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,118	\$27,536.34
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$5,500.56
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	867	\$16,600.00
Adjusted Base Price		\$271,696.60
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$278,076.26
Market Adjustment:	51%	\$419,895.15
CDU Adjustment:	71	\$298,100.00
Complete:	100	\$298,100.00
Dollar Adjustments		\$600.00
Dwelling Value		\$298,700.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$298,700.00
Total Land Value		\$67,700.00
Total Assessed Value		\$366,400.00

Parcel Numbers: 756-0246-000 Property Address: 6860 BRUNN DR W Municipality: Franklin, City of

Owner Name: HAMM, ROBERT & LINDA Mailing Address: 6860 W BRUNN DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	DOVER HILL LOT 34	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1011-Franklin	

Building Description

Dwelling #	756 0246 000- 1		
Year Built:	1/1/1995	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1995	Bedrooms:	3
Remodeled/Effective Age:	-27	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0246 000- 1	1,686	0	0	0	0	0	1,686

Attachment Description(s):	Area:	Attachment Value:
11-OFP	40	\$800
13-AFG	462	\$13,900
31-WD	240	\$2,400

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

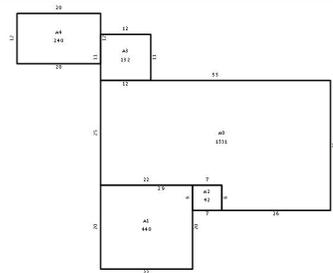
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
2/1/1996	96-0098	\$1,450.00	A/C				
8/1/1995	95-0887	\$82,500.00	NEW CONST				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/1/1995		\$37,990.00	Valid		Land		
4/1/1998		\$152,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.306	Gross				\$67,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
13,329	0.306			\$67,700			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0246 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,686		\$189,472.68	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$189,472.68	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,400		\$32,172.00	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,147.56	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				742		\$17,100.00	
Adjusted Base Price						\$250,514.24	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$256,425.66	
Market Adjustment:				63%		\$417,973.83	
CDU Adjustment:				70		\$292,600.00	
Complete:				100		\$292,600.00	
Dollar Adjustments						(\$600.00)	
Dwelling Value						\$292,000.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$292,000.00
Total Land Value		\$67,700.00
Total Assessed Value		\$359,700.00

Parcel Numbers: 756-0247-000 Property Address: 6840 BRUNN DR W Municipality: Franklin, City of

Owner Name: WINTERS, TIMOTHY & ELLEN Mailing Address: 6840 W BRUNN DR FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	DOVER HILL LOT 35	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1011-Franklin	

Building Description

Dwelling #	756 0247 000- 1		
Year Built:	1/1/1995	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1995	Bedrooms:	3
Remodeled/Effective Age:	-27	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0247 000- 1	1,531	0	0	0	0	536	2,067

Attachment Description(s):	Area:	Attachment Value:
13-AFG	440	\$13,200
11-OPF	42	\$800
33-Concrete Patio	132	\$700

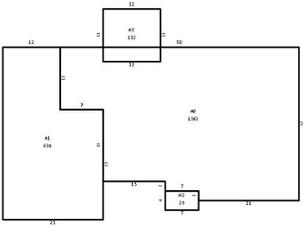
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
10/13/2003	366399	\$8,500.00	RECROOM			
6/1/1997	97-0445	\$1,000.00	A/C			
8/1/1995	95-0831	\$80,000.00	NEW CONST			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
7/1/1996		\$153,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.318	Gross				\$67,700
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
13,852	0.318			\$67,700		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	756 0247 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,531	\$175,023.92
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$175,023.92
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	995	\$25,730.70
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$5,084.82
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	536	\$14,466.64
Features:	2	\$2,300.00
Attachments:	614	\$14,700.00
Adjusted Base Price		\$244,628.08
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$250,390.89
Market Adjustment:	67%	\$418,152.78
CDU Adjustment:	70	\$292,700.00
Complete:	100	\$292,700.00
Dollar Adjustments		(\$200.00)
Dwelling Value		\$292,500.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$292,500.00
Total Land Value		\$67,700.00
Total Assessed Value		\$360,200.00

Parcel Numbers: 756-0248-000 Property Address: 7010 BRUNN DR W Municipality: Franklin, City of

Owner Name: CHAN, WAI MAN Mailing Address: 7010 W BRUNN DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	DOVER HILL ADDN NO 1 LOT 36	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1011-Franklin	

Building Description

Dwelling #	756 0248 000- 1		
Year Built:	1/1/1998	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1998	Bedrooms:	4
Remodeled/Effective Age:	-24	Full Baths:	3
Building Type/Style:	03-Split Level	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0248 000- 1	1,363	0	0	0	0	630	1,993

Attachment Description(s):	Area:	Attachment Value:
13-AFG	639	\$19,200
11-OFP	28	\$600

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

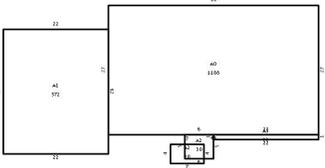
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/2020	120		Average	\$1,000.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
4/1/1998	B980316	\$112,000.00	NEW CONST				
6/1/1998	B980582	\$4,600.00	FURN & A/C				
10/20/2020	20-3060	\$3,200.00	SHED				
7/27/2021	21-0531	\$6,000.00	FENCE				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
1/15/2020		\$320,000.00	Valid		Land and Improvements		
4/1/1996		\$40,990.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.310	Gross				\$68,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
13,504	0.310				\$68,700		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0248 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,363	\$159,048.47		
Second Story:				0	\$0.00		
Additional Story:				0	\$0.00		
Attic/Finished Net:				0	\$0.00		
Half Story/Finished Net:				0	\$0.00		
Base Price						\$159,048.47	
Unfinished Living Area:							
Room/Unfinished:				0	\$0.00		
Unfinished Basement:				733	\$20,978.46		
Half Story/Unfinished:					\$0.00		
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,902.78	
Plumbing				0 - Half Bath 3 - Full Bath		\$14,644.00	
Finished Basement Living Area				630	\$17,003.70		
Features:				1	\$300.00		
Attachments:				667	\$19,800.00		
Adjusted Base Price						\$236,677.41	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$238,235.15	
Market Adjustment:				75%		\$416,911.51	
CDU Adjustment:				73		\$304,300.00	
Complete:				100		\$304,300.00	
Dollar Adjustments						(\$300.00)	
Dwelling Value						\$304,000.00	

Other Building Improvements	0	\$1,000.00
Total Improvement Value		\$305,000.00
Total Land Value		\$68,700.00
Total Assessed Value		\$373,700.00

Parcel Numbers: 756-0249-000	Property Address: 7022 BRUNN DR W	Municipality: Franklin, City of
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Owner Name: BINCZAK, AARON & VIRGINIA	Mailing Address: 7022 W BRUNN DR FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: DOVER HILL ADDN NO 1 LOT 37	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1011-Franklin	

Building Description

Dwelling #	756 0249 000- 1		
Year Built:	1/1/1997	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1997	Bedrooms:	3
Remodeled/Effective Age:	-25	Full Baths:	2
Building Type/Style:	03-Split Level	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0249 000- 1	1,210	0	0	0	0	594	1,804

Attachment Description(s):	Area:	Attachment Value:
13-AFG	572	\$17,200
33-Concrete Patio	30	\$200
99-Additional Attachments	22	\$2,200

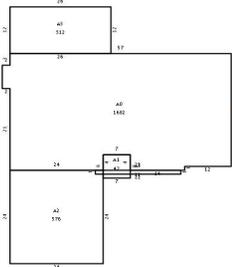
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed	1/1/2017	120		Average	\$1,000.00	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
4/1/1997	97-0203	\$94,000.00	NEW DWLG			
4/20/2017	17-0777	\$5,000.00	SHED 10X12			
6/24/2015	15-1405	\$17,749.00	EXTREMOD ROOF			
7/1/1997	97-0602	\$3,000.00	HTG SYSTEM			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
4/1/1997		\$40,990.00	Valid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.343	Gross				\$71,100
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
14,941	0.343			\$71,100		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	756 0249 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,210	\$144,703.90
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$144,703.90
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	594	\$18,473.40
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,437.84
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	594	\$16,032.06
Features:	2	\$2,300.00
Attachments:	624	\$19,600.00
Adjusted Base Price		\$212,869.20
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$210,066.12
Market Adjustment:	86%	\$390,722.98
CDU Adjustment:	72	\$281,300.00
Complete:	100	\$281,300.00
Dollar Adjustments		\$200.00
Dwelling Value		\$281,500.00
Other Building Improvements	0	\$1,000.00
Total Improvement Value		\$282,500.00
Total Land Value		\$71,100.00
Total Assessed Value		\$353,600.00

Parcel Numbers: 756-0250-000 Property Address: 7144 BEACHWOOD CT S Municipality: Franklin, City of

Owner Name: MICKELSON, CARL ARNOLD Mailing Address: 7144 S BEACHWOOD CT FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	DOVER HILL ADDN NO 1 LOT 38	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1011-Franklin	

Building Description

Dwelling #	756 0250 000- 1		
Year Built:	1/1/1997	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1997	Bedrooms:	3
Remodeled/Effective Age:	-25	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	B-	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0250 000- 1	1,682	0	0	0	0	0	1,682

Attachment Description(s):	Area:	Attachment Value:
11-OFP	42	\$800
13-AFG	576	\$17,300
31-WD	312	\$3,100

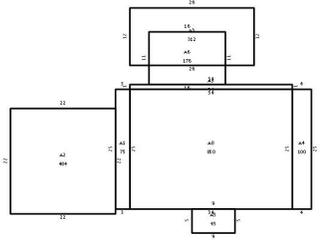
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	5	\$1,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	900	\$4,500
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	900	\$4,500

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
5/1/1997	97-0281	\$110,000.00	NEW DWLG			
5/21/2019	19-1096	\$1,000.00	DUCTWORK			
5/14/2019	19-1016	\$32,000.00	BSMTREMOD			
1/5/2012	12-0013	\$6,800.00	AC&FURREPLAC			
4/12/2007	765	\$5,000.00	FENCE			
11/1/1997	97-1095	\$4,500.00	HTG & A/C			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
5/1/1997		\$40,990.00	Valid		Land	
3/1/2001		\$189,900.00	Invalid		Land and Improvements	
6/16/2014		\$252,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.360	Gross				\$70,900
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
15,682	0.360			\$70,900		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	756 0250 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,682	\$189,023.16
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$189,023.16
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,682	\$37,155.38
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,137.72
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	6	\$3,500.00
Attachments:	930	\$21,200.00
Adjusted Base Price		\$267,219.26
Changes/Adjustments		
Grade Adjustment:	B- 120%	\$291,023.11
Market Adjustment:	58%	\$459,816.52
CDU Adjustment:	72	\$331,100.00
Complete:	100	\$331,100.00
Dollar Adjustments		(\$1,000.00)
Dwelling Value		\$330,100.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$330,100.00
Total Land Value		\$70,900.00
Total Assessed Value		\$401,000.00

Parcel Numbers: 756-0251-000 Property Address: 7134 BEACHWOOD CT S Municipality: Franklin, City of

Owner Name: DORNACHER, DAVID & JUDITH Mailing Address: 7134 S BEACHWOOD CT FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	DOVER HILL ADDN NO 1 LOT 39	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1011-Franklin	

Building Description

Dwelling #	756 0251 000- 1		
Year Built:	1/1/1996	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1996	Bedrooms:	3
Remodeled/Effective Age:	-26	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0251 000- 1	1,025	884	0	0	0	0	1,909

Attachment Description(s):	Area:	Attachment Value:
13-AFG	484	\$14,500
99-Additional Attachments	34	\$3,400
33-Concrete Patio	45	\$200
31-WD	176	\$1,800

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

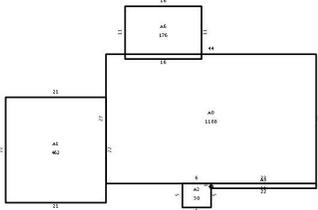
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/2000	120		Average	\$300.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
1/1/1997	96-1143	\$750.00	DECK 12X16'				
5/1/2000	00-0541	\$700.00	SHED 10X12'				
12/1/1995	95-1429	\$93,000.00	NEW CONST				
4/25/2006	1272	\$4,758.00	ABVPOOL				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/1/1995		\$40,990.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.358	Gross				\$72,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
15,594	0.358				\$72,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0251 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,025	\$127,674.00		
Second Story:				884	\$58,768.32		
Additional Story:				0	\$0.00		
Attic/Finished Net:				0	\$0.00		
Half Story/Finished Net:				0	\$0.00		
Base Price						\$186,442.32	
Unfinished Living Area:							
Room/Unfinished:				0	\$0.00		
Unfinished Basement:				1,025	\$26,055.50		
Half Story/Unfinished:					\$0.00		
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,696.14	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0	\$0.00		
Features:				1	\$300.00		
Attachments:				739	\$19,900.00		
Adjusted Base Price						\$249,596.96	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$252,336.66	
Market Adjustment:				61%		\$406,262.02	
CDU Adjustment:				71		\$288,400.00	
Complete:				100		\$288,400.00	
Dollar Adjustments						(\$800.00)	
Dwelling Value						\$287,600.00	

Other Building Improvements	0	\$300.00
Total Improvement Value		\$287,900.00
Total Land Value		\$72,000.00
Total Assessed Value		\$359,900.00

Parcel Numbers: 756-0252-000 Property Address: 7114 BEACHWOOD CT S Municipality: Franklin, City of

Owner Name: SCHEINKOENIG, GEORGE A & NICOLE A Mailing Address: 7114 S BEACHWOOD CT FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	DOVER HILL ADDN NO 1 LOT 40	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1011-Franklin	

Building Description

Dwelling #	756 0252 000- 1		
Year Built:	1/1/1998	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1998	Bedrooms:	3
Remodeled/Effective Age:	-24	Full Baths:	2
Building Type/Style:	03-Split Level	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0252 000- 1	1,210	0	0	0	0	594	1,804

Attachment Description(s):	Area:	Attachment Value:
13-AFG	462	\$13,900
35-Ms/Terrace	30	\$0
99-Additional Attachments	22	\$2,200

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

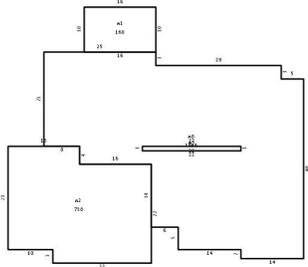
Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed	1/1/1998	140		Average	\$400.00	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
5/1/1998	B980465	\$88,000.00	NEW CONST			
10/1/1998	B981236	\$800.00	SHED 10X14'			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
11/1/1998		\$137,500.00	Invalid		Land and Improvements	
7/30/2008		\$253,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.331	Gross				\$68,100
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
14,418	0.331			\$68,100		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	756 0252 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,210	\$144,703.90
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$144,703.90
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	594	\$18,473.40
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,437.84
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	594	\$16,032.06
Features:	2	\$2,300.00
Attachments:	514	\$16,100.00
Adjusted Base Price		\$209,369.20
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$210,066.12
Market Adjustment:	81%	\$380,219.68
CDU Adjustment:	73	\$277,600.00
Complete:	100	\$277,600.00
Dollar Adjustments		\$500.00
Dwelling Value		\$278,100.00
Other Building Improvements	0	\$400.00
Total Improvement Value		\$278,500.00
Total Land Value		\$68,100.00
Total Assessed Value		\$346,600.00

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/24/2018		\$0.00	Invalid		Land		
9/18/2017		\$79,000.00	Valid		Land		
11/1/1995		\$42,990.00	Valid		Land		
5/22/2008		\$64,000.00	Invalid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.278	Gross				\$63,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,110	0.278				\$63,600		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #							
Description	Area						Value Amount
Living Area:							
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price							
Unfinished Living Area:							
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:							
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price							\$0.00
Changes/Adjustments							
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value							
Other Building Improvements				0			\$0.00
Total Improvement Value							\$0.00
Total Land Value							\$63,600.00
Total Assessed Value							\$63,600.00

Parcel Numbers: 756-0254-000 Property Address: 7101 BEACHWOOD CT S Municipality: Franklin, City of

Owner Name: ZALEWSKI, NICHOLAS & VALERIE Mailing Address: 7101 S BEACHWOOD CT FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	DOVER HILL ADDN NO 1 LOT 42	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1011-Franklin	

Building Description

Dwelling #	756 0254 000- 1		
Year Built:	1/1/2015	Exterior Wall:	01-Wood
Year Remodeled:	1/1/2015	Bedrooms:	3
Remodeled/Effective Age:	-7	Full Baths:	2
Building Type/Style:	14-Modern Single Story	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0254 000- 1	1,948	0	0	0	0	0	1,948

Attachment Description(s):	Area:	Attachment Value:
31-WD	160	\$1,600
13-AFG	738	\$22,100

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

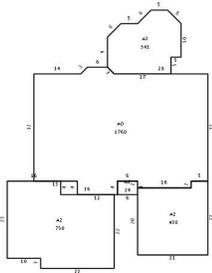
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
9/16/2015	15-2208	\$7,000.00	AC + FURN (NEW)				
9/9/2015	15-2122	\$231,630.00	NEWDWLG				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/1/1995		\$42,990.00	Valid		Land		
8/13/2015		\$75,000.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.344	Gross				\$69,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
14,985	0.344			\$69,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0254 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,948		\$213,461.84	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$213,461.84	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,948		\$42,174.20	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,792.08	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				3		\$2,600.00	
Attachments:				898		\$23,700.00	
Adjusted Base Price						\$294,050.12	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$294,525.13	
Market Adjustment:				32%		\$388,773.17	
CDU Adjustment:				89		\$346,000.00	
Complete:				100		\$346,000.00	
Dollar Adjustments						(\$100.00)	
Dwelling Value						\$345,900.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$345,900.00
Total Land Value		\$69,000.00
Total Assessed Value		\$414,900.00

Parcel Numbers: 756-0255-000 Property Address: 7111 BEACHWOOD CT S Municipality: Franklin, City of

Owner Name: ALEKSANDROWICZ, JOHN A & JENNIFER L Mailing Address: 7111 S BEACHWOOD CT FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	DOVER HILL ADDN NO 1 LOT 43	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1011-Franklin	

Building Description

Dwelling #	756 0255 000- 1		
Year Built:	1/1/2000	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2000	Bedrooms:	3
Remodeled/Effective Age:	-22	Full Baths:	2
Building Type/Style:	14-Modern Single Story	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0255 000- 1	1,760	0	0	0	0	0	1,760

Attachment Description(s):	Area:	Attachment Value:
11-OFP	24	\$500
13-AFG	430	\$12,900
31-WD	341	\$3,400

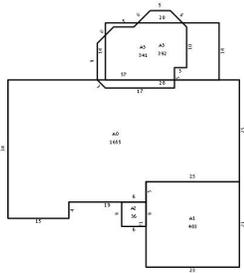
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
1/1/2000		99-1460	\$150,000.00		NEW CONST		
6/1/2001		01-0534	\$3,000.00		DECK		
3/1/2000		00-0243	\$4,802.00		HTG SYSTEM		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/1/1996		\$42,990.00	Valid		Land		
9/1/1999		\$43,000.00	Valid		Land		
5/4/2012		\$215,000.00	Valid		Land and Improvements		
6/6/2002		\$180,400.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.318	Gross				\$67,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
13,852		0.318				\$67,200	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	756 0255 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,760	\$195,606.40
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$195,606.40
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,760	\$38,544.00
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,329.60
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	795	\$16,800.00
Adjusted Base Price		\$265,202.00
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$270,382.20
Market Adjustment:	49%	\$402,869.48
CDU Adjustment:	75	\$302,200.00
Complete:	100	\$302,200.00
Dollar Adjustments		(\$600.00)
Dwelling Value		\$301,600.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$301,600.00
Total Land Value		\$67,200.00
Total Assessed Value		\$368,800.00

Parcel Numbers: 756-0256-000	Property Address: 7121 BEACHWOOD CT S	Municipality: Franklin, City of
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Owner Name: SAVIC, NIKOLA	Mailing Address: 7121 S BEACHWOOD CT FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: DOVER HILL ADDN NO 1 LOT 44	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1011-Franklin		

Building Description

Dwelling #	756 0256 000- 1	
Year Built:	1/1/1996	Exterior Wall: 04-Alum/Vinyl
Year Remodeled:	1/1/1996	Bedrooms: 3
Remodeled/Effective Age:	-26	Full Baths: 2
Building Type/Style:	01-Ranch	Half Baths: 0
Story:	1.00	Rough-in: 0
Grade:	C+	Room Count: 3
CDU/Overall Condition:	Average	Basement Description: Full Basement
Interior Condition:	Same	Heating: Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel: Gas
Bath Condition:		Type of System: Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0256 000- 1	1,655	0	0	0	0	0	1,655

Attachment Description(s):	Area:	Attachment Value:
13-AFG	483	\$14,500
11-OPF	36	\$700
31-WD	392	\$3,900

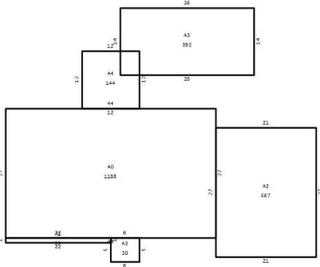
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
1/1/1996	96-0039	\$85,000.00	NEW CONST			
7/1/1999	99-0933	\$2,387.00	A/C			
7/1/2000	00-0835	\$2,500.00	DECK 28X16'			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
5/1/1996		\$42,990.00	Valid		Land	
7/23/2018		\$289,900.00	Invalid		Land and Improvements	
11/7/2018		\$238,800.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.312	Gross				\$67,400
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
13,591	0.312			\$67,400		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	756 0256 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,655	\$185,988.90
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$185,988.90
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,655	\$36,558.95
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,071.30
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$2,900.00
Attachments:	911	\$19,100.00
Adjusted Base Price		\$255,941.15
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$257,335.27
Market Adjustment:	65%	\$424,603.19
CDU Adjustment:	71	\$301,500.00
Complete:	100	\$301,500.00
Dollar Adjustments		\$400.00
Dwelling Value		\$301,900.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$301,900.00
Total Land Value		\$67,400.00
Total Assessed Value		\$369,300.00

Parcel Numbers: 756-0257-000 Property Address: 7131 BEACHWOOD CT S Municipality: Franklin, City of

Owner Name: BRUSKY, RICHARD & BETTY JO Mailing Address: 7131 S BEACHWOOD CT FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	DOVER HILL ADDN NO 1 LOT 45	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1011-Franklin	

Building Description

Dwelling #	756 0257 000- 1		
Year Built:	1/1/1996	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1996	Bedrooms:	3
Remodeled/Effective Age:	-26	Full Baths:	2
Building Type/Style:	03-Split Level	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0257 000- 1	1,210	0	0	0	0	594	1,804

Attachment Description(s):	Area:	Attachment Value:
13-AFG	567	\$17,000
33-Concrete Patio	30	\$200
33-Concrete Patio	144	\$700

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

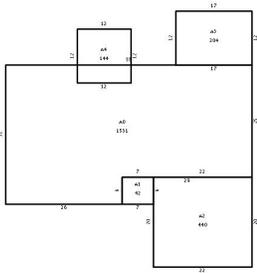
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
1/1/1996	96-0004	\$108,000.00	NEW CONST			
7/11/2011	1364	\$3,200.00	ACREPLACE			
5/1/1996	96-0412	\$4,000.00	HTG & A/C			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
10/1/1995		\$42,990.00	Valid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.404	Gross				\$74,700
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
17,598	0.404			\$74,700		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	
Valuation/Explanation						
Dwelling #			756 0257 000- 1			
Description			Area		Value Amount	
Living Area:						
First Story:			1,210		\$144,703.90	
Second Story:			0		\$0.00	
Additional Story:			0		\$0.00	
Attic/Finished Net:			0		\$0.00	
Half Story/Finished Net:			0		\$0.00	
Base Price					\$144,703.90	
Unfinished Living Area:						
Room/Unfinished:			0		\$0.00	
Unfinished Basement:			594		\$18,473.40	
Half Story/Unfinished:					\$0.00	
Structure Info, Features and Attachments:						
Heating/AC			Air Conditioning - Same Ducts		\$4,437.84	
Plumbing			0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area			594		\$16,032.06	
Features:			1		\$300.00	
Attachments:			741		\$17,900.00	
Adjusted Base Price					\$209,169.20	
Changes/Adjustments						
Grade Adjustment:			C+ 110%		\$210,066.12	
Market Adjustment:			84%		\$386,521.66	
CDU Adjustment:			71		\$274,400.00	
Complete:			100		\$274,400.00	
Dollar Adjustments					(\$200.00)	
Dwelling Value					\$274,200.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$274,200.00
Total Land Value		\$74,700.00
Total Assessed Value		\$348,900.00

Parcel Numbers: 756-0258-000 Property Address: 7141 BEACHWOOD CT S Municipality: Franklin, City of

Owner Name: HONADEL, ELROY C & NANCY LEE (L/E) Mailing Address: 7141 S BEACHWOOD CT FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	DOVER HILL ADDN NO 1 LOT 46	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	

1011-Franklin

Building Description

Dwelling #	756 0258 000- 1		
Year Built:	1/1/1996	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1996	Bedrooms:	3
Remodeled/Effective Age:	-26	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0258 000- 1	1,531	0	0	0	0	0	1,531

Attachment Description(s):	Area:	Attachment Value:
11-OFP	42	\$800
13-AFG	440	\$13,200
33-Concrete Patio	204	\$1,000

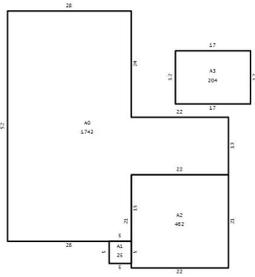
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
7/1/1996		96-0800	\$85,000.00		NEW CONST		
11/1/1996		96-1307	\$1,950.00		HTG		
5/1/1997		97-0381	\$1,500.00		A/C		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
2/16/2012		\$220,800.00	Invalid		Land and Improvements		
2/16/2012		\$96,399.00	Invalid		Land and Improvements		
2/8/2007		\$255,000.00	Valid		Land and Improvements		
4/1/1997		\$148,000.00	Valid		Land and Improvements		
2/28/2007		\$260,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.343	Gross				\$71,400
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
14,941		0.343				\$71,400	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	756 0258 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,531	\$175,023.92
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$175,023.92
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,531	\$34,539.36
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,766.26
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	686	\$15,000.00
Adjusted Base Price		\$237,951.54
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$242,716.69
Market Adjustment:	63%	\$395,628.21
CDU Adjustment:	71	\$280,900.00
Complete:	100	\$280,900.00
Dollar Adjustments		\$800.00
Dwelling Value		\$281,700.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$281,700.00
Total Land Value		\$71,400.00
Total Assessed Value		\$353,100.00

Parcel Numbers: 756-0259-000 Property Address: 7151 BEACHWOOD CT S Municipality: Franklin, City of

Owner Name: SCHUBRING, TODD & LISA Mailing Address: 7151 S BEACHWOOD CT FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	DOVER HILL ADDN NO 1 LOT 47	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
1011-Franklin		

Building Description

Dwelling #	756 0259 000- 1		
Year Built:	1/1/1998	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1998	Bedrooms:	3
Remodeled/Effective Age:	-24	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0259 000- 1	1,742	0	0	0	0	0	1,742

Attachment Description(s):	Area:	Attachment Value:
11-OFP	25	\$500
13-AFG	462	\$13,900

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

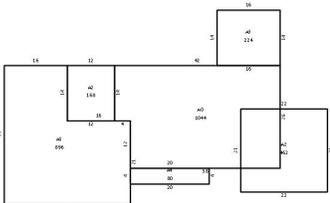
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
1/1/1998	B971239	\$95,800.00	NEW CONST				
3/1/1998	B980170	\$3,000.00	FURNACE				
6/1/1998	B980581	\$1,790.00	A/C				
6/8/2011	1063	\$6,000.00	REROOF				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
1/1/2000		\$165,000.00	Valid		Land and Improvements		
9/1/1997		\$42,990.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.367	Gross				\$71,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
15,987	0.367				\$71,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0259 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,742		\$194,529.14	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$194,529.14	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,742		\$38,324.00	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,285.32	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				487		\$14,400.00	
Adjusted Base Price						\$259,160.46	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$268,906.51	
Market Adjustment:				50%		\$403,359.76	
CDU Adjustment:				73		\$294,500.00	
Complete:				100		\$294,500.00	
Dollar Adjustments						\$100.00	
Dwelling Value						\$294,600.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$294,600.00
Total Land Value		\$71,200.00
Total Assessed Value		\$365,800.00

Parcel Numbers: 756-0260-000	Property Address: 7126 BRUNN DR W	Municipality: Franklin, City of
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Owner Name: BLANK, MICHAEL & HEIDRUN	Mailing Address: 7126 W BRUNN DR FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: DOVER HILL ADDN NO 1 LOT 48	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1011-Franklin	

Building Description

Dwelling #	756 0260 000- 1		
Year Built:	1/1/1996	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1996	Bedrooms:	4
Remodeled/Effective Age:	-26	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	7
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0260 000- 1	1,436	1,044	0	0	0	0	2,480

Attachment Description(s):	Area:	Attachment Value:
13-AFG	896	\$26,900
11-OFP	80	\$1,600

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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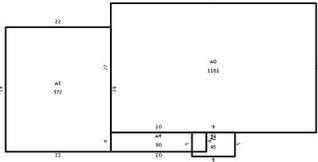
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
5/1/1996	96-0462	\$128,500.00	NEW CONST
7/1/1996	96-0865	\$4,780.00	HTG & A/C

Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
4/1/1996		\$44,990.00	Valid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.519	Gross				\$77,400
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
22,608	0.519			\$77,400		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	
Valuation/Explanation						
Dwelling #				756 0260 000- 1		
Description				Area		Value Amount
Living Area:						
First Story:				1,436		\$166,331.88
Second Story:				1,044		\$67,755.60
Additional Story:				0		\$0.00
Attic/Finished Net:				0		\$0.00
Half Story/Finished Net:				0		\$0.00
Base Price						\$234,087.48
Unfinished Living Area:						
Room/Unfinished:				0		\$0.00
Unfinished Basement:				1,436		\$32,999.28
Half Story/Unfinished:						\$0.00
Structure Info, Features and Attachments:						
Heating/AC				Air Conditioning - Same Ducts		\$6,100.80
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00
Finished Basement Living Area				0		\$0.00
Features:				1		\$300.00
Attachments:				976		\$28,500.00
Adjusted Base Price						\$314,190.56
Changes/Adjustments						
Grade Adjustment:				C+ 110%		\$313,929.62
Market Adjustment:				55%		\$486,590.91
CDU Adjustment:				71		\$345,500.00
Complete:				100		\$345,500.00
Dollar Adjustments						(\$600.00)
Dwelling Value						\$344,900.00
Other Building Improvements				0		\$0.00
Total Improvement Value						\$344,900.00
Total Land Value						\$77,400.00
Total Assessed Value						\$422,300.00

Parcel Numbers: 756-0261-000	Property Address: 7134 BRUNN DR W	Municipality: Franklin, City of
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Owner Name: POTRYKUS, SCOTT & BETH	Mailing Address: 7134 W BRUNN DR FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: DOVER HILL ADDN NO 1 LOT 49	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1011-Franklin	

Building Description

Dwelling #	756 0261 000- 1		
Year Built:	1/1/1998	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1998	Bedrooms:	4
Remodeled/Effective Age:	-24	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	B-	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0261 000- 1	1,161	1,161	0	0	0	0	2,322

Attachment Description(s): 13-AFG 35-Ms/Terrace	Area: 572 45	Attachment Value: \$17,200 \$0
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Feature Description(s): 22-Additional Fixture Rec Room Condition:	Area: 1 Rec Room Area: 0	Feature Value: \$300 Rec Room Value: \$0
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Other Building Improvements

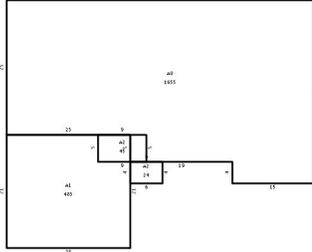
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
6/1/1998	B980535	\$107,700.00	NEW CONST				
1/1/2001	01-0072	\$5,091.00	WOOD STOVE				
4/13/2016	16-0749	\$11,000.00	EXTREMOD ROOF				
8/1/1998	B980966	\$3,405.00	FURNACE				
6/2/2021	21-0198	\$7,489.00	FUR+ACREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/1/1998		\$44,990.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.365	Gross				\$72,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
15,899	0.365				\$72,600		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0261 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,161		\$140,155.92	
Second Story:				1,161		\$73,851.21	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$214,007.13	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,161		\$28,177.47	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Basic Heating		\$0.00	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				617		\$17,200.00	
Adjusted Base Price						\$271,887.60	
Changes/Adjustments							
Grade Adjustment:				B- 120%		\$305,265.12	
Market Adjustment:				54%		\$470,108.29	
CDU Adjustment:				73		\$343,200.00	
Complete:				100		\$343,200.00	
Dollar Adjustments						(\$800.00)	
Dwelling Value						\$342,400.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$342,400.00
Total Land Value		\$72,600.00
Total Assessed Value		\$415,000.00

Parcel Numbers: 756-0262-000 Property Address: 7146 BRUNN DR W Municipality: Franklin, City of

Owner Name: HART FRANCIS P III & ELIZABETH Mailing Address: 7146 W BRUNN DR FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	DOVER HILL ADDN NO 1 LOT 50	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1011-Franklin	

Building Description

Dwelling #	756 0262 000- 1		
Year Built:	1/1/1998	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1998	Bedrooms:	3
Remodeled/Effective Age:	-24	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0262 000- 1	1,655	0	0	0	0	0	1,655

Attachment Description(s):	Area:	Attachment Value:
13-AFG	483	\$14,500
11-OPF	24	\$500

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

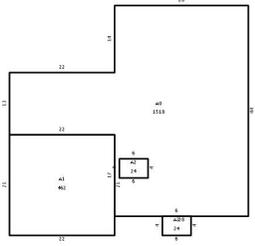
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
3/1/1998	B980162	\$97,000.00	NEW CONST				
4/1/1998	B980340	\$2,800.00	FURNACE				
8/1/1998	B980903	\$1,700.00	A/C				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/1/1998		\$42,000.00	Valid		Land		
8/31/2004		\$235,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.308	Gross				\$66,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
13,416	0.308				\$66,500		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0262 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,655		\$185,988.90	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$185,988.90	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,655		\$36,558.95	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,071.30	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				507		\$15,000.00	
Adjusted Base Price						\$251,241.15	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$257,335.27	
Market Adjustment:				58%		\$406,589.72	
CDU Adjustment:				73		\$296,800.00	
Complete:				100		\$296,800.00	
Dollar Adjustments						\$500.00	
Dwelling Value						\$297,300.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$297,300.00
Total Land Value		\$66,500.00
Total Assessed Value		\$363,800.00

Parcel Numbers: 756-0263-000 Property Address: 7158 BRUNN DR W Municipality: Franklin, City of

Owner Name: Yili Cao Mailing Address: 7158 Brunn Drive Franklin, WI 53132 Land Use: Residential

	Legal Description:	
	DOVER HILL ADDN NO 1 LOT 51	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1011-Franklin	

Building Description

Dwelling #	756 0263 000- 1		
Year Built:	1/1/1998	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1998	Bedrooms:	3
Remodeled/Effective Age:	-24	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0263 000- 1	1,518	0	0	0	0	0	1,518

Attachment Description(s):	Area:	Attachment Value:
13-AFG	462	\$13,900
11-OPF	24	\$500

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	143	\$715
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	143	\$715

Other Building Improvements

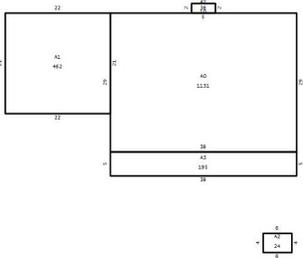
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
4/1/1998	B980273	\$70,000.00	NEW CONST				
2/1/2000	00-0139	\$0.00	BSMT DUCTWK				
2/1/2000	00-0171	\$4,800.00	BSMT ALTERAT				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/15/2021	11207487	\$316,100.00	Invalid	QCD - Quit Claim Deed	Land and Improvements	Other	
11/1/1998		\$142,990.00	Invalid		Land and Improvements		
7/26/2002		\$184,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.301	Gross				\$66,100	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
13,112	0.301				\$66,100		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0263 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,518		\$173,537.76	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$173,537.76	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,518		\$34,246.08	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Basic Heating		\$0.00	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				486		\$14,400.00	
Adjusted Base Price						\$231,805.84	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$236,616.42	
Market Adjustment:				64%		\$388,050.94	
CDU Adjustment:				73		\$283,300.00	
Complete:				100		\$283,300.00	
Dollar Adjustments						\$200.00	
Dwelling Value						\$283,500.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$283,500.00
Total Land Value		\$66,100.00
Total Assessed Value		\$349,600.00

Parcel Numbers: 756-0264-000 Property Address: 7149 JORDAN CT W Municipality: Franklin, City of

Owner Name: JENSEN REVOCABLE TRUST 2021 Mailing Address: 7149 W JORDAN CT FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	DOVER HILL ADDN NO 1 LOT 52	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1011-Franklin	

Building Description

Dwelling #	756 0264 000- 1		
Year Built:	1/1/1997	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1997	Bedrooms:	3
Remodeled/Effective Age:	-25	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0264 000- 1	1,141	1,131	0	0	0	0	2,272

Attachment Description(s):	Area:	Attachment Value:
13-AFG	462	\$13,900
11-OPF	195	\$3,900

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

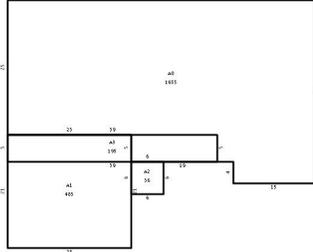
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/2002	120		Average	\$400.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
7/1/1997	97-0584	\$106,500.00	NEW DWLG				
10/1/1997	97-0991	\$3,000.00	HTG SYSTEM				
3/7/2002	02-0145	\$1,500.00	SHED 12X10'				
7/1/1999	99-0852	\$1,600.00	A/C				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/1/1997		\$44,990.00	Valid		Land		
8/1/2000		\$198,000.00	Valid		Land and Improvements		
3/17/2021		\$336,300.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.400	Gross				\$74,100	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
17,424	0.400			\$74,100			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	756 0264 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,141	\$138,893.93
Second Story:	1,131	\$72,293.52
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$211,187.45
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,141	\$28,102.83
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$5,589.12
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	657	\$17,800.00
Adjusted Base Price		\$277,182.40
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$282,790.64
Market Adjustment:	55%	\$438,325.49
CDU Adjustment:	72	\$315,600.00
Complete:	100	\$315,600.00
Dollar Adjustments		(\$400.00)
Dwelling Value		\$315,200.00
Other Building Improvements	0	\$400.00
Total Improvement Value		\$315,600.00
Total Land Value		\$74,100.00
Total Assessed Value		\$389,700.00

Parcel Numbers: 756-0265-000 Property Address: 7119 JORDAN CT W Municipality: Franklin, City of

Owner Name: Kenneth Humont Mailing Address: 7119 W Jordan Court Franklin, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	DOVER HILL ADDN NO 1 LOT 53	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	

1011-Franklin

Building Description

Dwelling #	756 0265 000- 1		
Year Built:	1/1/1996	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1996	Bedrooms:	3
Remodeled/Effective Age:	-26	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0265 000- 1	1,655	0	0	0	0	0	1,655

Attachment Description(s):	Area:	Attachment Value:
13-AFG	483	\$14,500
11-OPF	36	\$700

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

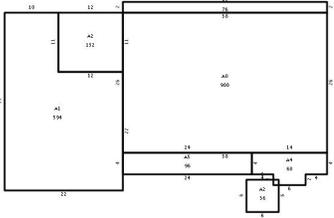
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
1/1/1996	96-0038	\$85,000.00	NEW CONST				
5/1/1996	96-0473	\$3,000.00	HTG				
7/1/2020	20-1713	\$6,174.00	FUR+ACREPLAC				
10/31/2011	2344	\$8,000.00	REROOF				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
2/1/1997		\$169,000.00	Valid		Land and Improvements		
1/15/2014		\$211,900.00	Invalid		Land and Improvements		
5/5/2022	11259158	\$250,000.00	Invalid	QCD - Quit Claim Deed	Land and Improvements	Other	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.315	Gross				\$67,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
13,721	0.315			\$67,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	756 0265 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,655	\$185,988.90
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$185,988.90
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,655	\$36,558.95
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,071.30
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	519	\$15,200.00
Adjusted Base Price		\$251,441.15
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$257,335.27
Market Adjustment:	61%	\$414,309.78
CDU Adjustment:	71	\$294,200.00
Complete:	100	\$294,200.00
Dollar Adjustments		(\$100.00)
Dwelling Value		\$294,100.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$294,100.00
Total Land Value		\$67,000.00
Total Assessed Value		\$361,100.00

Parcel Numbers: 756-0266-000 Property Address: 7103 JORDAN CT W Municipality: Franklin, City of

Owner Name: PORTER, MARK & DAWN Mailing Address: 7103 W JORDAN CT FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	DOVER HILL ADDN NO 1 LOT 54	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1011-Franklin	

Building Description

Dwelling #	756 0266 000- 1		
Year Built:	1/1/1996	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1996	Bedrooms:	4
Remodeled/Effective Age:	-26	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0266 000- 1	1,188	1,064	0	0	0	0	2,252

Attachment Description(s):	Area:	Attachment Value:
13-AFG	594	\$17,800
99-Additional Attachments	76	\$7,600
11-OFP	96	\$1,900

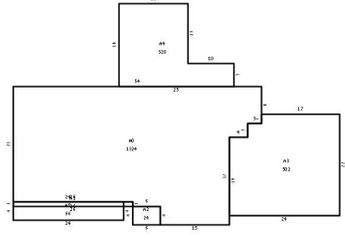
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
4/1/1996	96-0365	\$107,000.00	NEW CONST			
7/1/1996	96-0771	\$4,500.00	HTG & A/C			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
12/1/1995		\$46,990.00	Valid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.380	Gross				\$72,500
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
16,553	0.380			\$72,500		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	
Valuation/Explanation						
Dwelling #	756 0266 000- 1					
Description	Area			Value Amount		
Living Area:						
First Story:	1,188			\$143,415.36		
Second Story:	1,064			\$68,510.96		
Additional Story:	0			\$0.00		
Attic/Finished Net:	0			\$0.00		
Half Story/Finished Net:	0			\$0.00		
Base Price				\$211,926.32		
Unfinished Living Area:						
Room/Unfinished:	0			\$0.00		
Unfinished Basement:	1,188			\$28,832.76		
Half Story/Unfinished:				\$0.00		
Structure Info, Features and Attachments:						
Heating/AC	Air Conditioning - Same Ducts			\$5,539.92		
Plumbing	1 - Half Bath 2 - Full Bath			\$12,203.00		
Finished Basement Living Area	0			\$0.00		
Features:	2			\$2,300.00		
Attachments:	766			\$27,300.00		
Adjusted Base Price				\$288,102.00		
Changes/Adjustments						
Grade Adjustment:	C+ 110%			\$284,352.20		
Market Adjustment:	56%			\$443,589.43		
CDU Adjustment:	71			\$314,900.00		
Complete:	100			\$314,900.00		
Dollar Adjustments				(\$300.00)		
Dwelling Value				\$314,600.00		

Other Building Improvements	0	\$0.00
Total Improvement Value		\$314,600.00
Total Land Value		\$72,500.00
Total Assessed Value		\$387,100.00

Parcel Numbers: 756-0267-000 Property Address: 7102 JORDAN CT W Municipality: Franklin, City of

Owner Name: GRIFFITH, MARILYNN K Mailing Address: 7102 W JORDAN CT FRANKLIN, WI 53132-2273 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	DOVER HILL ADDN NO 1 LOT 55	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1011-Franklin	

Building Description

Dwelling #	756 0267 000- 1		
Year Built:	1/1/1998	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1998	Bedrooms:	3
Remodeled/Effective Age:	-24	Full Baths:	2
Building Type/Style:	03-Split Level	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0267 000- 1	1,350	0	0	0	0	624	1,974

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	26	\$2,600
11-OFP	24	\$500
13-AFG	502	\$15,100
31-WD	320	\$3,200

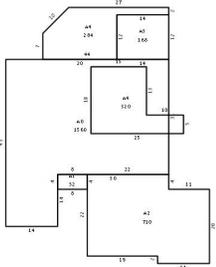
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
6/1/1998	B980529	\$100,000.00	NEW CONST			
7/1/1998	B980753	\$4,500.00	FURNACE			
7/1/2000	00-0903	\$3,000.00	DECK 16X20'			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
7/1/1997		\$46,990.00	Valid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.288	Gross				\$64,800
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
12,545	0.288			\$64,800		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	756 0267 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,350	\$157,531.50
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$157,531.50
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	700	\$20,034.00
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,856.04
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	624	\$16,841.76
Features:	2	\$2,300.00
Attachments:	872	\$21,400.00
Adjusted Base Price		\$230,285.30
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$227,243.83
Market Adjustment:	77%	\$402,221.58
CDU Adjustment:	73	\$293,600.00
Complete:	100	\$293,600.00
Dollar Adjustments		\$300.00
Dwelling Value		\$293,900.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$293,900.00
Total Land Value		\$64,800.00
Total Assessed Value		\$358,700.00

Parcel Numbers: 756-0268-000 Property Address: 7122 JORDAN CT W Municipality: Franklin, City of

Owner Name: MASLOROFF, JOHN S Mailing Address: 7122 W JORDAN CT FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	DOVER HILL ADDN NO 1 LOT 56	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1011-Franklin	

Building Description

Dwelling #	756 0268 000- 1		
Year Built:	1/1/1998	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1998	Bedrooms:	3
Remodeled/Effective Age:	-24	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Good	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0268 000- 1	1,560	0	0	0	0	0	1,560

Attachment Description(s):	Area:	Attachment Value:
31-WD	168	\$1,700
33-Concrete Patio	168	\$800
35-Ms/Terrace	32	\$0
13-AFG	710	\$21,300
31-WD	283	\$2,800

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
7/1/1998	B980798	\$97,500.00	NEW CONST
1/16/2013	13-0063	\$8,190.00	FUR/ACREPLAC
5/2/2014	14-0904	\$23,000.00	KIT REMOD
3/21/2016	16-0480	\$26,385.00	ATTDECK/RAZE OL
5/1/2000	00-0457	\$3,000.00	DECK 14X16'

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
5/1/1998		\$45,000.00	Valid		Land	

Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.434	Gross				\$76,100

Acreage/Squarefoot Variables

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Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
18,905	0.434			\$76,100

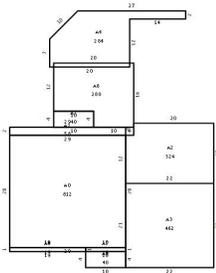
General Information

Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Light			All Public

Valuation/Explanation		
Dwelling #	756 0268 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,560	\$177,294.00
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$177,294.00
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,560	\$34,897.20
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,837.60
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	1,361	\$26,600.00
Adjusted Base Price		\$252,250.80
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$245,685.88
Market Adjustment:	67%	\$410,295.42
CDU Adjustment:	73	\$299,500.00
Complete:	100	\$299,500.00
Dollar Adjustments		\$600.00
Dwelling Value		\$300,100.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$300,100.00
Total Land Value		\$76,100.00
Total Assessed Value		\$376,200.00

Parcel Numbers: 756-0269-000 Property Address: 7051 BRUNN DR W Municipality: Franklin, City of

Owner Name: HERRERA, GEORGE A & KAREN E Mailing Address: 7051 W BRUNN DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	DOVER HILL ADDN NO 1 LOT 57	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1011-Franklin	

Building Description

Dwelling #	756 0269 000- 1		
Year Built:	1/1/1999	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1999	Bedrooms:	3
Remodeled/Effective Age:	-23	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0269 000- 1	1,136	899	0	0	0	0	2,035

Attachment Description(s):	Area:	Attachment Value:
11-OFP	10	\$200
31-WD	40	\$400
99-Additional Attachments	58	\$5,800
13-AFG	462	\$13,900
11-OFP	40	\$800
99-Additional Attachments	19	\$1,900
31-WD	280	\$2,800

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
6/1/1999	99-0711	\$1,702.00	A/C
10/12/2007	2467	\$3,000.00	WDDK
9/4/2018	18-2235	\$4,165.00	ACREPLACE
11/1/1998	B981356	\$112,000.00	NEW CONST

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
5/25/2005		\$270,500.00	Valid		Land and Improvements	
9/1/1998		\$44,990.00	Valid		Land	

Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.316	Gross				\$69,500

Acreage/Squarefoot Variables

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Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
13,765	0.316			\$69,500

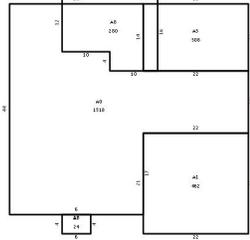
General Information

Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Light			All Public

Valuation/Explanation		
Dwelling #	756 0269 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,136	\$138,285.28
Second Story:	899	\$59,765.52
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$198,050.80
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,136	\$27,979.68
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$5,006.10
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	909	\$25,800.00
Adjusted Base Price		\$271,339.58
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$267,563.54
Market Adjustment:	57%	\$420,074.76
CDU Adjustment:	74	\$310,900.00
Complete:	100	\$310,900.00
Dollar Adjustments		\$900.00
Dwelling Value		\$311,800.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$311,800.00
Total Land Value		\$69,500.00
Total Assessed Value		\$381,300.00

Parcel Numbers: 756-0270-000 Property Address: 7017 BRUNN DR W Municipality: Franklin, City of

Owner Name: STORMOEN, KYLE Mailing Address: 7017 W BRUNN DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	DOVER HILL ADDN NO 1 LOT 58	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1011-Franklin	

Building Description

Dwelling #	756 0270 000- 1		
Year Built:	1/1/1997	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1997	Bedrooms:	3
Remodeled/Effective Age:	-25	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0270 000- 1	1,518	0	0	0	0	0	1,518

Attachment Description(s):	Area:	Attachment Value:
13-AFG	462	\$13,900
11-OPF	24	\$500
31-WD	308	\$3,100

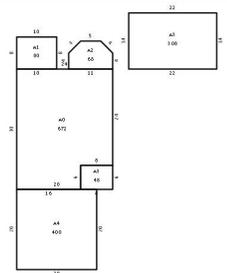
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Good	600	\$3,600
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Good	600	\$3,600

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed		1/1/2003	150		Average	\$500.00	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
2/1/1997		97-0075	\$70,000.00		NEW DWLG		
7/13/2010		1389	\$5,200.00		AC&FURREPLAC		
3/14/2011		403	\$900.00		RECRM		
11/8/2003		528567	\$1,671.00		SHED		
4/2/2004		870	\$5,000.00		WDDK		
4/1/1997		97-0163	\$2,200.00		HTG SYSTEM		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/18/2009		\$221,900.00	Valid		Land and Improvements		
9/26/2013		\$230,000.00	Invalid		Land and Improvements		
7/21/2004		\$179,900.00	Valid		Land and Improvements		
8/1/1997		\$133,900.00	Invalid		Land and Improvements		
1/1/2001		\$164,000.00	Invalid		Land and Improvements		
2/3/2003		\$179,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.322	Gross				\$69,900	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
14,026	0.322				\$69,900		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	756 0270 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,518	\$173,537.76
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$173,537.76
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,518	\$34,246.08
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,734.28
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	794	\$17,500.00
Adjusted Base Price		\$238,640.12
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$240,724.13
Market Adjustment:	70%	\$409,231.02
CDU Adjustment:	72	\$294,600.00
Complete:	100	\$294,600.00
Dollar Adjustments		\$400.00
Dwelling Value		\$295,000.00
Other Building Improvements	0	\$500.00
Total Improvement Value		\$295,500.00
Total Land Value		\$69,900.00
Total Assessed Value		\$365,400.00

Parcel Numbers: 756-0271-000 Property Address: 6911 RAWSON AVE W Municipality: Franklin, City of

Owner Name: BOND CLAIRE M Mailing Address: 6911 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	WESTMINSTER CONDO NW 10 5 21 UNIT 1A	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1051-Franklin	

Building Description

Dwelling #	756 0271 000- 1		
Year Built:	1/1/1997	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1997	Bedrooms:	2
Remodeled/Effective Age:	-25	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	2
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0271 000- 1	740	672	0	0	0	0	1,412

Attachment Description(s):	Area:	Attachment Value:
31-WD	80	\$800
11-OPF	48	\$1,000
13-AFG	400	\$12,000

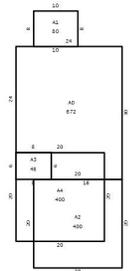
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
2/1/1997		97-0061	\$59,782.00		NEW CONST		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/1/1998		\$135,900.00	Valid		Land and Improvements		
10/26/2001		\$166,000.00	Invalid		Land and Improvements		
1/11/2005		\$180,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.146	Gross				\$13,000
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
6,360		0.146				\$13,000	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Rolling	Paved	Medium			All Public		

Valuation/Explanation		
Dwelling #	756 0271 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	740	\$100,521.60
Second Story:	672	\$46,522.56
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$147,044.16
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	740	\$21,178.80
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,473.52
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	528	\$13,800.00
Adjusted Base Price		\$199,999.48
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$202,289.43
Market Adjustment:	56%	\$315,571.51
CDU Adjustment:	72	\$227,200.00
Complete:	100	\$227,200.00
Dollar Adjustments		(\$500.00)
Dwelling Value		\$226,700.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$226,700.00
Total Land Value		\$13,000.00
Total Assessed Value		\$239,700.00

Parcel Numbers: 756-0272-000 Property Address: 6913 RAWSON AVE W Municipality: Franklin, City of

Owner Name: WATSON, DAVID Mailing Address: 6913 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	WESTMINSTER CONDO NW 10 5 21 UNIT 1B	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1051-Franklin	

Building Description

Dwelling #	756 0272 000- 1		
Year Built:	1/1/1997	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1997	Bedrooms:	2
Remodeled/Effective Age:	-25	Full Baths:	1
Building Type/Style:	17-Condominium	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0272 000- 1	672	672	0	0	0	0	1,344

Attachment Description(s):	Area:	Attachment Value:
31-WD	80	\$800
13-AFG	400	\$12,000
11-OFP	48	\$1,000

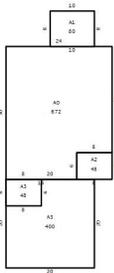
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition: Average	Rec Room Area: 400	Rec Room Value: \$2,000
05-Metal Fireplace	1	\$2,000
Rec Room Condition: Average	Rec Room Area: 400	Rec Room Value: \$2,000

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
12/5/2019		19-3145	\$8,935.00		FUR+ACREPLAC		
3/4/2020		20-0584	\$5,500.00		INTREMOD-BSMT		
2/1/1997		97-0061	\$59,782.00		NEW CONST		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
3/24/2017		\$145,000.00	Valid		Land and Improvements		
6/2/2021		\$185,800.00	Valid		Land and Improvements		
8/1/1999		\$129,900.00	Valid		Land and Improvements		
12/23/2001		\$126,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.146	Gross				\$13,000
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
6,360		0.146				\$13,000	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			All Public		

Valuation/Explanation		
Dwelling #	756 0272 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	672	\$92,924.16
Second Story:	672	\$46,522.56
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$139,446.72
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	672	\$19,716.48
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,306.24
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	528	\$13,800.00
Adjusted Base Price		\$183,450.44
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$184,085.48
Market Adjustment:	30%	\$239,311.13
CDU Adjustment:	72	\$172,300.00
Complete:	100	\$172,300.00
Dollar Adjustments		\$500.00
Dwelling Value		\$172,800.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$172,800.00
Total Land Value		\$13,000.00
Total Assessed Value		\$185,800.00

Parcel Numbers: 756-0273-000 Property Address: 6915 RAWSON AVE W Municipality: Franklin, City of

Owner Name: NINO, VICTOR Mailing Address: 5282 W BEHRENDT ST FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	WESTMINSTER CONDO NW 10 5 21 UNIT 1C	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1051-Franklin	

Building Description

Dwelling #	756 0273 000- 1		
Year Built:	1/1/1997	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1997	Bedrooms:	2
Remodeled/Effective Age:	-25	Full Baths:	1
Building Type/Style:	17-Condominium	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0273 000- 1	672	672	0	0	0	0	1,344

Attachment Description(s):	Area:	Attachment Value:
31-WD	80	\$800
11-OPF	48	\$1,000
13-AFG	400	\$12,000

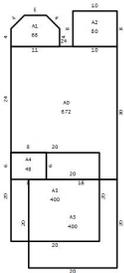
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
2/1/1997		97-0061	\$59,782.00		NEW CONST		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/1/1999		\$129,900.00	Valid		Land and Improvements		
7/26/2002		\$140,000.00	Valid		Land and Improvements		
8/10/2004		\$68,000.00	Invalid		Land and Improvements		
2/24/2006		\$170,000.00	Valid		Land and Improvements		
11/21/2016		\$156,500.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.146	Gross				\$13,000
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
6,360		0.146				\$13,000	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			Gas		

Valuation/Explanation		
Dwelling #	756 0273 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	672	\$92,924.16
Second Story:	672	\$46,522.56
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$139,446.72
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	672	\$19,716.48
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,306.24
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	528	\$13,800.00
Adjusted Base Price		\$183,450.44
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$184,085.48
Market Adjustment:	60%	\$294,536.77
CDU Adjustment:	72	\$212,100.00
Complete:	100	\$212,100.00
Dollar Adjustments		(\$100.00)
Dwelling Value		\$212,000.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$212,000.00
Total Land Value		\$13,000.00
Total Assessed Value		\$225,000.00

Parcel Numbers: 756-0274-000 Property Address: 6917 RAWSON AVE W Municipality: Franklin, City of

Owner Name: BOYER, PATRICIA A Mailing Address: 6917 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	WESTMINSTER CONDO NW 10 5 21 UNIT 1D	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1051-Franklin	

Building Description

Dwelling #	756 0274 000- 1		
Year Built:	1/1/1997	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1997	Bedrooms:	2
Remodeled/Effective Age:	-25	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	2
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0274 000- 1	740	672	0	0	0	0	1,412

Attachment Description(s):	Area:	Attachment Value:
31-WD	80	\$800
13-AFG	400	\$12,000
11-OfP	48	\$1,000

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition: Average	Rec Room Area: 392	Rec Room Value: \$1,960
22-Additional Fixture	1	\$300
Rec Room Condition: Average	Rec Room Area: 392	Rec Room Value: \$1,960

Other Building Improvements							
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:		
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
2/1/1997	97-0061	\$59,782.00	NEW CONST				
10/1/1998	B981183	\$1,200.00	BSMT ALTERAT				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/28/2021		\$250,000.00	Valid		Land and Improvements		
7/20/2021		\$250,000.00	Valid		Land and Improvements		
5/24/2021		\$250,000.00	Valid		Land and Improvements		
10/1/1998		\$138,900.00	Valid		Land and Improvements		
5/31/2002		\$80,000.00	Invalid		Land and Improvements		
9/30/2009		\$162,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.146	Gross				\$13,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
6,360	0.146			\$13,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Rolling	Paved	Medium			All Public		

Valuation/Explanation		
Dwelling #	756 0274 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	740	\$100,521.60
Second Story:	672	\$46,522.56
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$147,044.16
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	740	\$21,178.80
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,473.52
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	528	\$13,800.00
Adjusted Base Price		\$199,999.48
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$202,289.43
Market Adjustment:	63%	\$329,731.77
CDU Adjustment:	72	\$237,400.00
Complete:	100	\$237,400.00
Dollar Adjustments		(\$400.00)
Dwelling Value		\$237,000.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$237,000.00
Total Land Value		\$13,000.00
Total Assessed Value		\$250,000.00

Parcel Numbers: 756-0275-000 Property Address: 6921 RAWSON AVE W Municipality: Franklin, City of

Owner Name: SANCHEZ, ARMANDO & LETICIA Mailing Address: 6921 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	WESTMINSTER CONDO NW 10 5 21 UNIT 2A	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1051-Franklin	

Building Description

Dwelling #	756 0275 000- 1		
Year Built:	1/1/1997	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1997	Bedrooms:	2
Remodeled/Effective Age:	-25	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	2
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0275 000- 1	740	672	0	0	0	0	1,412

Attachment Description(s):	Area:	Attachment Value:
31-WD	80	\$800
11-OPF	48	\$1,000
13-AFG	400	\$12,000

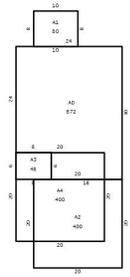
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	720	\$3,600
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	720	\$3,600

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit: 2/1/1997		Permit Number: 97-0067		Permit Amount: \$60,232.00		Details of Permit: NEW CONST	
Ownership/Sales History							
Date of Sale: 12/1/1997	Sale Document:	Purchase Amount: \$138,900.00	Sale Validity: Valid	Conveyance Type:	Sale Type: Land and Improvements	Sale Validation Source:	
Land Breakdown							
Land Class: A-Residential Primary Site		Acreage: 0.146	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$13,000
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage: 6,360		Total Acreage: 0.146	Depth:	Act. Frontage:		Assessed Land Value: \$13,000	
General Information							
Topography: Rolling	Street/Road: Paved	Fronting Traffic: Medium	Inspected By:	Inspected On:	Utilities: All Public		
Valuation/Explanation							
Dwelling #				756 0275 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				740		\$100,521.60	
Second Story:				672		\$46,522.56	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$147,044.16	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				740		\$21,178.80	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,473.52	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				528		\$13,800.00	
Adjusted Base Price						\$199,999.48	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$202,289.43	
Market Adjustment:				61%		\$325,685.98	
CDU Adjustment:				72		\$234,500.00	
Complete:				100		\$234,500.00	
Dollar Adjustments						(\$500.00)	
Dwelling Value						\$234,000.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$234,000.00
Total Land Value		\$13,000.00
Total Assessed Value		\$247,000.00

Parcel Numbers: 756-0276-000 Property Address: 6923 RAWSON AVE W Municipality: Franklin, City of

Owner Name: GITTINS, TAD H Mailing Address: 6923 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	WESTMINSTER CONDO NW 10 5 21 UNIT 2B	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
1051-Franklin		

Building Description

Dwelling #	756 0276 000- 1		
Year Built:	1/1/1997	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1997	Bedrooms:	2
Remodeled/Effective Age:	-25	Full Baths:	1
Building Type/Style:	17-Condominium	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0276 000- 1	672	672	0	0	0	450	1,794

Attachment Description(s):	Area:	Attachment Value:
31-WD	80	\$800
13-AFG	400	\$12,000
11-OfP	48	\$1,000

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
2/1/1997		97-0067	\$60,232.00		NEW CONST		
7/18/2017		17-1671	\$3,700.00		ACREPLAC		
4/23/2004		1152	\$5,000.00		RECROOM		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
3/1/2000		\$129,900.00	Invalid		Land and Improvements		
5/8/2002		\$124,500.00	Invalid		Land and Improvements		
2/27/2006		\$170,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.146	Gross				\$13,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
6,360	0.146				\$13,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Rolling	Paved	Medium			All Public		

Valuation/Explanation		
Dwelling #	756 0276 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	672	\$92,924.16
Second Story:	672	\$46,522.56
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$139,446.72
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	222	\$0.00
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,413.24
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	450	\$12,145.50
Features:	2	\$2,300.00
Attachments:	528	\$13,800.00
Adjusted Base Price		\$176,986.46
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$176,975.11
Market Adjustment:	76%	\$311,476.19
CDU Adjustment:	72	\$224,300.00
Complete:	100	\$224,300.00
Dollar Adjustments		\$500.00
Dwelling Value		\$224,800.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$224,800.00
Total Land Value		\$13,000.00
Total Assessed Value		\$237,800.00

Parcel Numbers: 756-0277-000 Property Address: 6925 RAWSON AVE W Municipality: Franklin, City of

Owner Name: GRCIC, MARKO & JELENA Mailing Address: 6925 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	WESTMINSTER CONDO NW 10 5 21 UNIT 2C	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
1051-Franklin		

Building Description

Dwelling #	756 0277 000- 1		
Year Built:	1/1/1997	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1997	Bedrooms:	2
Remodeled/Effective Age:	-25	Full Baths:	1
Building Type/Style:	17-Condominium	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0277 000- 1	740	672	0	0	0	0	1,412

Attachment Description(s):	Area:	Attachment Value:
31-WD	80	\$800
11-OPF	48	\$1,000
13-AFG	400	\$12,000

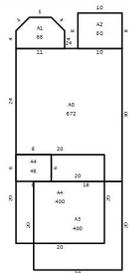
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
2/1/1997		97-0067	\$60,232.00		NEW CONST		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
1/1/1999		\$132,900.00	Valid		Land and Improvements		
1/29/2004		\$175,000.00	Valid		Land and Improvements		
6/24/2011		\$122,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.146	Gross				\$13,000
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
6,360		0.146				\$13,000	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Rolling	Paved	Medium			All Public		

Valuation/Explanation		
Dwelling #	756 0277 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	740	\$100,521.60
Second Story:	672	\$46,522.56
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$147,044.16
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	740	\$21,178.80
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,473.52
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	528	\$13,800.00
Adjusted Base Price		\$192,677.48
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$194,235.23
Market Adjustment:	55%	\$301,064.60
CDU Adjustment:	72	\$216,800.00
Complete:	100	\$216,800.00
Dollar Adjustments		\$200.00
Dwelling Value		\$217,000.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$217,000.00
Total Land Value		\$13,000.00
Total Assessed Value		\$230,000.00

Parcel Numbers: 756-0278-000 Property Address: 6927 RAWSON AVE W Municipality: Franklin, City of

Owner Name: Diane Wang Mailing Address: 6927 West Rawson Avenue Franklin, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	WESTMINSTER CONDO NW 10 5 21 UNIT 2D	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1051-Franklin	

Building Description

Dwelling #	756 0278 000- 1		
Year Built:	1/1/1997	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1997	Bedrooms:	2
Remodeled/Effective Age:	-25	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	2
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0278 000- 1	740	672	0	0	0	0	1,412

Attachment Description(s):	Area:	Attachment Value:
31-WD	80	\$800
13-AFG	400	\$12,000
11-OPF	48	\$1,000

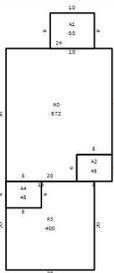
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:		Permit Amount:		Details of Permit:	
2/1/1997		97-0067		\$60,232.00		NEWDWLG	
5/31/2013		13-0967		\$5,410.00		DECK REPLACE	
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/19/2021		\$267,500.00	Valid		Land and Improvements		
10/30/2013		\$150,000.00	Invalid		Land and Improvements		
6/1/1998		\$132,900.00	Valid		Land and Improvements		
12/1/1998		\$135,900.00	Valid		Land and Improvements		
4/1/2002		\$138,000.00	Invalid		Land and Improvements		
2/11/2022	11219311	\$255,000.00	Valid	W/C D - Warrant/Condo Deed	Other	Other	
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.146	Gross				\$13,000
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
6,360		0.146				\$13,000	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Rolling	Paved	Medium			All Public		

Valuation/Explanation		
Dwelling #	756 0278 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	740	\$100,521.60
Second Story:	672	\$46,522.56
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$147,044.16
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	740	\$21,178.80
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,473.52
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	528	\$13,800.00
Adjusted Base Price		\$199,999.48
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$202,289.43
Market Adjustment:	75%	\$354,006.50
CDU Adjustment:	72	\$254,900.00
Complete:	100	\$254,900.00
Dollar Adjustments		(\$400.00)
Dwelling Value		\$254,500.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$254,500.00
Total Land Value		\$13,000.00
Total Assessed Value		\$267,500.00

Parcel Numbers: 756-0279-000 Property Address: 6929 RAWSON AVE W Municipality: Franklin, City of

Owner Name: BATOG, MELISSA M Mailing Address: 6929 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	WESTMINSTER CONDO NW 10 5 21 UNIT 2E	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1051-Franklin	

Building Description

Dwelling #	756 0279 000- 1		
Year Built:	1/1/1997	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1997	Bedrooms:	2
Remodeled/Effective Age:	-25	Full Baths:	1
Building Type/Style:	17-Condominium	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	2
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0279 000- 1	672	672	0	0	0	0	1,344

Attachment Description(s):	Area:	Attachment Value:
31-WD	80	\$800
11-OPF	48	\$1,000
13-AFG	400	\$12,000

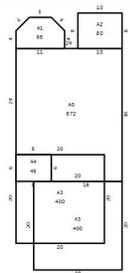
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Fair	540	\$2,160
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Fair	540	\$2,160

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
2/1/1997		97-0067	\$60,232.00		NEW CONST		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/1/1999		\$129,900.00	Valid		Land and Improvements		
8/16/2002		\$146,900.00	Valid		Land and Improvements		
8/30/2004		\$185,000.00	Valid		Land and Improvements		
10/11/2006		\$164,000.00	Valid		Land and Improvements		
10/14/2011		\$120,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.146	Gross				\$13,000
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
6,360		0.146				\$13,000	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Rolling	Paved	Medium			All Public		

Valuation/Explanation		
Dwelling #	756 0279 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	672	\$92,924.16
Second Story:	672	\$46,522.56
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$139,446.72
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	672	\$19,716.48
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,306.24
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	528	\$13,800.00
Adjusted Base Price		\$183,450.44
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$184,085.48
Market Adjustment:	60%	\$294,536.77
CDU Adjustment:	72	\$212,100.00
Complete:	100	\$212,100.00
Dollar Adjustments		(\$100.00)
Dwelling Value		\$212,000.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$212,000.00
Total Land Value		\$13,000.00
Total Assessed Value		\$225,000.00

Parcel Numbers: 756-0280-000 Property Address: 6931 RAWSON AVE W Municipality: Franklin, City of

Owner Name: NASS JUDY M Mailing Address: 6931 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	WESTMINSTER CONDO NW 10 5 21 UNIT 2F	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1051-Franklin	

Building Description

Dwelling #	756 0280 000- 1		
Year Built:	1/1/1997	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1997	Bedrooms:	2
Remodeled/Effective Age:	-25	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	2
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0280 000- 1	740	672	0	0	0	0	1,412

Attachment Description(s):	Area:	Attachment Value:
31-WD	80	\$800
13-AFG	400	\$12,000
11-OFP	48	\$1,000

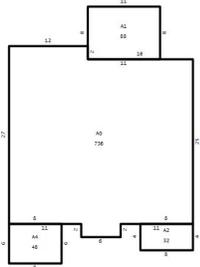
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
2/1/1997		97-0067	\$60,232.00		NEW CONST		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/1/1998		\$136,900.00	Valid		Land and Improvements		
3/15/2005		\$183,000.00	Valid		Land and Improvements		
6/22/2007		\$172,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.146	Gross				\$13,000
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
6,360		0.146				\$13,000	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Rolling	Paved	Medium			All Public		

Valuation/Explanation		
Dwelling #	756 0280 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	740	\$100,521.60
Second Story:	672	\$46,522.56
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$147,044.16
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	740	\$21,178.80
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,473.52
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	528	\$13,800.00
Adjusted Base Price		\$199,999.48
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$202,289.43
Market Adjustment:	56%	\$315,571.51
CDU Adjustment:	72	\$227,200.00
Complete:	100	\$227,200.00
Dollar Adjustments		(\$500.00)
Dwelling Value		\$226,700.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$226,700.00
Total Land Value		\$13,000.00
Total Assessed Value		\$239,700.00

Parcel Numbers: 756-0281-000	Property Address: 6901 RAWSON AVE W	Municipality: Franklin, City of
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Owner Name: Slobodan Arcaba	Mailing Address: 6901 West Rawson Avenue, Unit 3A Franklin, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WESTMINSTER CONDO NW 10 5 21 UNIT 3A	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1051-Franklin		

Building Description

Dwelling #	756 0281 000- 1		
Year Built:	1/1/1997	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1997	Bedrooms:	2
Remodeled/Effective Age:	-25	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	2
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0281 000- 1	736	736	0	0	0	0	1,472

Attachment Description(s):	Area:	Attachment Value:
31-WD	88	\$900
33-Concrete Patio	32	\$200

Feature Description(s): 22-Additional Fixture	Area: 1	Feature Value: \$300
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0
02-Basement Garage	2	\$3,000
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit: 2/1/1997 2/2/2017	Permit Number: 97-0069 17-0268	Permit Amount: \$63,247.00 \$6,888.00	Details of Permit: NEW CONST FUR/ACREPLAC
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Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
3/2/2009		\$185,300.00	Invalid		Land and Improvements	
6/27/2013		\$166,000.00	Invalid		Land and Improvements	
9/27/2016		\$170,000.00	Invalid		Land and Improvements	
8/15/2006		\$173,126.00	Valid		Land and Improvements	
8/1/1998		\$142,900.00	Valid		Land and Improvements	
7/1/2000		\$140,900.00	Valid		Land and Improvements	
3/18/2022	11228681	\$269,000.00	Valid	W/C D - Warrant/Condo Deed	Other	Other

Land Breakdown

Land Class: A-Residential Primary Site	Acreage: 0.146	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$13,000
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Acreage/Squarefoot Variables

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Land Data & Computations

Total Square Footage: 6,360	Total Acreage: 0.146	Depth:	Act. Frontage:	Assessed Land Value: \$13,000
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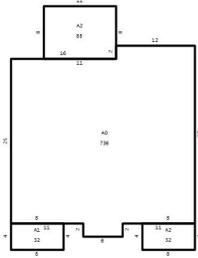
General Information

Topography: Rolling	Street/Road: Paved	Fronting Traffic: Medium	Inspected By:	Inspected On:	Utilities: All Public
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Valuation/Explanation		
Dwelling #	756 0281 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	736	\$99,978.24
Second Story:	736	\$50,445.44
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$150,423.68
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	736	\$21,064.32
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,621.12
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$5,300.00
Attachments:	120	\$1,100.00
Adjusted Base Price		\$193,712.12
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$206,043.33
Market Adjustment:	51%	\$311,125.43
CDU Adjustment:	72	\$224,000.00
Complete:	100	\$224,000.00
Dollar Adjustments		\$400.00
Dwelling Value		\$224,400.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$224,400.00
Total Land Value		\$13,000.00
Total Assessed Value		\$237,400.00

Parcel Numbers: 756-0282-000	Property Address: 6903 RAWSON AVE W	Municipality: Franklin, City of
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Owner Name: BERKOPEC, JULIE A	Mailing Address: 6903 W RAWSON AVE FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WESTMINSTER CONDO NW 10 5 21 UNIT 3B	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1051-Franklin		

Building Description

Dwelling #	756 0282 000- 1	
Year Built:	1/1/1997	Exterior Wall: 04-Alum/Vinyl
Year Remodeled:	1/1/1997	Bedrooms: 2
Remodeled/Effective Age:	-25	Full Baths: 2
Building Type/Style:	17-Condominium	Half Baths: 1
Story:	2.00	Rough-in: 0
Grade:	C+	Room Count: 2
CDU/Overall Condition:	Average	Basement Description: Full Basement
Interior Condition:	Same	Heating: Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel: Gas
Bath Condition:		Type of System: Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0282 000- 1	736	736	0	0	0	0	1,472

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	32	\$200
31-WD	88	\$900

Feature Description(s): 22-Additional Fixture	Area: 1	Feature Value: \$300
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0
02-Basement Garage	2	\$3,000
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit: 2/1/1997	Permit Number: 97-0069	Permit Amount: \$63,247.00	Details of Permit: NEW CONST
7/20/2016	16-1721	\$7,300.00	FURREPLAC+ACREP

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
8/1/1998		\$139,900.00	Invalid		Land and Improvements	
2/18/2002		\$139,900.00	Invalid		Land and Improvements	
5/5/2004		\$169,500.00	Valid		Land and Improvements	
8/28/2007		\$180,000.00	Valid		Land and Improvements	

Land Breakdown

Land Class: A-Residential Primary Site	Acreage: 0.146	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$13,000
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Acreage/Squarefoot Variables

Land Data & Computations

Total Square Footage: 6,360	Total Acreage: 0.146	Depth:	Act. Frontage:	Assessed Land Value: \$13,000
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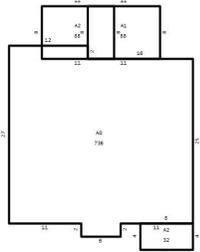
General Information

Topography: Rolling	Street/Road: Paved	Fronting Traffic: Medium	Inspected By:	Inspected On:	Utilities: All Public
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Valuation/Explanation		
Dwelling #	756 0282 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	736	\$99,978.24
Second Story:	736	\$50,445.44
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$150,423.68
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	736	\$21,064.32
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,621.12
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$5,300.00
Attachments:	120	\$1,100.00
Adjusted Base Price		\$193,712.12
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$206,043.33
Market Adjustment:	51%	\$311,125.43
CDU Adjustment:	72	\$224,000.00
Complete:	100	\$224,000.00
Dollar Adjustments		\$400.00
Dwelling Value		\$224,400.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$224,400.00
Total Land Value		\$13,000.00
Total Assessed Value		\$237,400.00

Parcel Numbers: 756-0283-000 Property Address: 6905 RAWSON AVE W Municipality: Franklin, City of

Owner Name: GUNAWARDENA, UDESHKA Mailing Address: 6905 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	WESTMINSTER CONDO NW 10 5 21 UNIT 3C	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1051-Franklin	

Building Description

Dwelling #	756 0283 000- 1		
Year Built:	1/1/1997	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1997	Bedrooms:	2
Remodeled/Effective Age:	-25	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	2
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0283 000- 1	736	736	0	0	0	0	1,472

Attachment Description(s):	Area:	Attachment Value:
31-WD	88	\$900
33-Concrete Patio	32	\$200

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
02-Basement Garage	2	\$3,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
2/1/1997	97-0069	\$63,247.00	NEW CONST

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
10/24/2019		\$195,000.00	Valid		Land and Improvements	
5/1/1999		\$139,900.00	Valid		Land and Improvements	
7/21/2004		\$170,000.00	Valid		Land and Improvements	
9/23/2016		\$148,000.00	Valid		Land and Improvements	

Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.146	Gross				\$13,000

Acreage/Squarefoot Variables

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Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
6,360	0.146			\$13,000

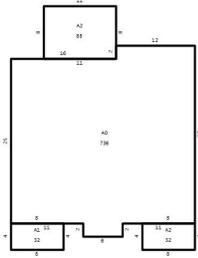
General Information

Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Rolling	Paved	Medium			All Public

Valuation/Explanation		
Dwelling #	756 0283 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	736	\$99,978.24
Second Story:	736	\$50,445.44
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$150,423.68
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	736	\$21,064.32
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,621.12
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$5,300.00
Attachments:	120	\$1,100.00
Adjusted Base Price		\$193,712.12
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$206,043.33
Market Adjustment:	51%	\$311,125.43
CDU Adjustment:	72	\$224,000.00
Complete:	100	\$224,000.00
Dollar Adjustments		\$400.00
Dwelling Value		\$224,400.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$224,400.00
Total Land Value		\$13,000.00
Total Assessed Value		\$237,400.00

Parcel Numbers: 756-0284-000	Property Address: 6907 RAWSON AVE W	Municipality: Franklin, City of
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Owner Name: WOJTKOWSKI MELISSA L	Mailing Address: 6907 W RAWSON AVE FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WESTMINSTER CONDO NW 10 5 21 UNIT 3D	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1051-Franklin		

Building Description

Dwelling #	756 0284 000- 1	
Year Built:	1/1/1997	Exterior Wall: 04-Alum/Vinyl
Year Remodeled:	1/1/1997	Bedrooms: 2
Remodeled/Effective Age:	-25	Full Baths: 2
Building Type/Style:	17-Condominium	Half Baths: 1
Story:	2.00	Rough-in: 0
Grade:	C+	Room Count: 2
CDU/Overall Condition:	Average	Basement Description: Full Basement
Interior Condition:	Same	Heating: Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel: Gas
Bath Condition:		Type of System: Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0284 000- 1	736	736	0	0	0	0	1,472

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	32	\$200
31-WD	88	\$900

Feature Description(s):	Area:	Feature Value:
02-Basement Garage	2	\$3,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
2/1/1997	97-0069	\$63,247.00	NEW CONST

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
7/31/2009		\$170,000.00	Valid		Land and Improvements	
10/8/2001		\$144,500.00	Valid		Land and Improvements	
2/1/1999		\$142,900.00	Valid		Land and Improvements	
12/10/2002		\$160,000.00	Valid		Land and Improvements	
1/7/2003		\$160,000.00	Valid		Land and Improvements	

Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.146	Gross				\$13,000

Acreage/Squarefoot Variables

Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
6,360	0.146			\$13,000

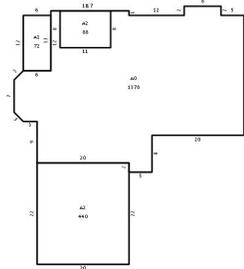
General Information

Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Rolling	Paved	Medium			All Public

Valuation/Explanation		
Dwelling #	756 0284 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	736	\$99,978.24
Second Story:	736	\$50,445.44
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$150,423.68
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	736	\$21,064.32
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,621.12
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$5,300.00
Attachments:	120	\$1,100.00
Adjusted Base Price		\$193,712.12
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$206,043.33
Market Adjustment:	51%	\$311,125.43
CDU Adjustment:	72	\$224,000.00
Complete:	100	\$224,000.00
Dollar Adjustments		\$400.00
Dwelling Value		\$224,400.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$224,400.00
Total Land Value		\$13,000.00
Total Assessed Value		\$237,400.00

Parcel Numbers: 756-0285-000 Property Address: 7001 RAWSON AVE W Municipality: Franklin, City of

Owner Name: TILLEY, JEROME J Mailing Address: 8354 S TUCKAWAY SHORES DR FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	WESTMINSTER CONDO PHASE II NW 10 5 21 UNIT 4-1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1051-Franklin	

Building Description

Dwelling #	756 0285 000- 1		
Year Built:	1/1/2000	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2000	Bedrooms:	2
Remodeled/Effective Age:	-22	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	2
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0285 000- 1	1,378	0	0	0	0	0	1,378

Attachment Description(s):	Area:	Attachment Value:
31-WD	72	\$700
13-AFG	440	\$13,200

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

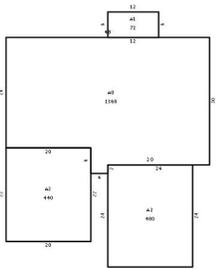
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/1/2000		\$147,900.00	Invalid		Land and Improvements		
5/5/2004		\$94,251.00	Invalid		Land and Improvements		
10/30/2009		\$150,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.000	Gross				\$13,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
0	0.000				\$13,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0285 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,378		\$160,798.82	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$160,798.82	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,378		\$18,217.16	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,389.88	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$2,000.00	
Attachments:				512		\$13,900.00	
Adjusted Base Price						\$205,627.86	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$208,700.65	
Market Adjustment:				40%		\$292,180.90	
CDU Adjustment:				75		\$219,100.00	
Complete:				100		\$219,100.00	
Dollar Adjustments						\$0.00	
Dwelling Value						\$219,100.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$219,100.00	
Total Land Value						\$13,000.00	
Total Assessed Value						\$232,100.00	

Parcel Numbers: 756-0286-000 Property Address: 7003 RAWSON AVE W Municipality: Franklin, City of

Owner Name: PRAKASH, RACHNA Mailing Address: 7003 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	WESTMINSTER CONDO PHASE II NW 10 5 21 UNIT 4-2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1051-Franklin	

Building Description

Dwelling #	756 0286 000- 1		
Year Built:	1/1/2000	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2000	Bedrooms:	2
Remodeled/Effective Age:	-22	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0286 000- 1	1,368	0	0	0	0	0	1,368

Attachment Description(s):	Area:	Attachment Value:
31-WD	72	\$700
13-AFG	480	\$14,400

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

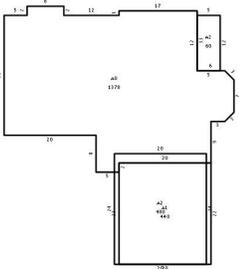
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/11/2018		\$164,800.00	Valid		Land and Improvements		
11/25/2019		\$199,900.00	Valid		Land and Improvements		
2/22/2002		\$149,900.00	Valid		Land and Improvements		
8/13/2002		\$149,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.000	Gross				\$13,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
0	0.000			\$13,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0286 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,368		\$159,631.92	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$159,631.92	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,368		\$18,084.96	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,365.28	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				552		\$15,100.00	
Adjusted Base Price						\$205,804.16	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$207,244.58	
Market Adjustment:				43%		\$296,359.74	
CDU Adjustment:				75		\$222,300.00	
Complete:				100		\$222,300.00	
Dollar Adjustments						(\$700.00)	
Dwelling Value						\$221,600.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$221,600.00
Total Land Value		\$13,000.00
Total Assessed Value		\$234,600.00

Parcel Numbers: 756-0287-000 Property Address: 7005 RAWSON AVE W Municipality: Franklin, City of

Owner Name: AKGUN, ALP Mailing Address: 7005 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	WESTMINSTER CONDO PHASE II NW 10 5 21 UNIT 4-3	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1051-Franklin	

Building Description

Dwelling #	756 0287 000- 1		
Year Built:	1/1/2000	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2000	Bedrooms:	2
Remodeled/Effective Age:	-22	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0287 000- 1	1,378	0	0	0	0	0	1,378

Attachment Description(s):	Area:	Attachment Value:
13-AFG	440	\$13,200
31-WD	60	\$600

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

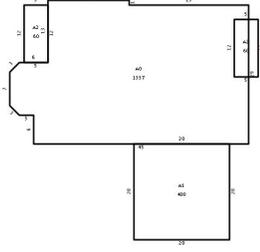
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/30/2002		\$153,500.00	Valid		Land and Improvements		
5/7/2004		\$171,000.00	Valid		Land and Improvements		
11/16/2009		\$152,900.00	Valid		Land and Improvements		
4/14/2012		\$123,000.00	Valid		Land and Improvements		
6/11/2012		\$123,000.00	Valid		Land and Improvements		
9/10/2021		\$255,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.000	Gross				\$13,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
0	0.000			\$13,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	756 0287 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,378	\$160,798.82
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$160,798.82
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,378	\$18,217.16
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,389.88
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	500	\$13,800.00
Adjusted Base Price		\$205,827.86
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$208,700.65
Market Adjustment:	55%	\$323,486.00
CDU Adjustment:	75	\$242,600.00
Complete:	100	\$242,600.00
Dollar Adjustments		(\$600.00)
Dwelling Value		\$242,000.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$242,000.00
Total Land Value		\$13,000.00
Total Assessed Value		\$255,000.00

Parcel Numbers: 756-0288-000 Property Address: 7007 RAWSON AVE W Municipality: Franklin, City of

Owner Name: NOLL, JOHN R Mailing Address: 7007 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	WESTMINSTER CONDO PHASE II NW 10 5 21 UNIT 4-4	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1051-Franklin	

Building Description

Dwelling #	756 0288 000- 1		
Year Built:	1/1/2000	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2000	Bedrooms:	2
Remodeled/Effective Age:	-22	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0288 000- 1	1,337	0	0	0	0	0	1,337

Attachment Description(s):	Area:	Attachment Value:
13-AFG	400	\$12,000
31-WD	60	\$600

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

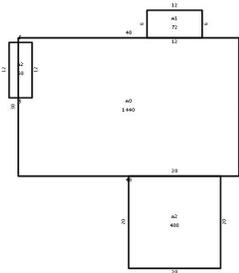
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/27/2021		\$245,000.00	Valid		Land and Improvements		
7/13/2012		\$133,000.00	Valid		Land and Improvements		
10/1/2009		\$154,500.00	Valid		Land and Improvements		
4/1/2000		\$147,900.00	Invalid		Land and Improvements		
10/2/2016		\$162,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.000	Gross				\$13,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
0	0.000			\$13,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			All Public		
Valuation/Explanation							
Dwelling #	756 0288 000- 1						
Description	Area			Value Amount			
Living Area:							
First Story:	1,337			\$157,164.35			
Second Story:	0			\$0.00			
Additional Story:	0			\$0.00			
Attic/Finished Net:	0			\$0.00			
Half Story/Finished Net:	0			\$0.00			
Base Price							
\$157,164.35							
Unfinished Living Area:							
Room/Unfinished:	0			\$0.00			
Unfinished Basement:	1,337			\$17,848.95			
Half Story/Unfinished:				\$0.00			
Structure Info, Features and Attachments:							
Heating/AC	Air Conditioning - Same Ducts			\$3,289.02			
Plumbing	0 - Half Bath 2 - Full Bath			\$7,322.00			
Finished Basement Living Area	0			\$0.00			
Features:	2			\$2,300.00			
Attachments:	460			\$12,600.00			
Adjusted Base Price							
\$200,524.32							
Changes/Adjustments							
Grade Adjustment:	C+ 110%			\$204,186.75			
Market Adjustment:	51%			\$308,322.00			
CDU Adjustment:	75			\$231,200.00			
Complete:	100			\$231,200.00			
Dollar Adjustments				\$800.00			
Dwelling Value							
\$232,000.00							

Other Building Improvements	0	\$0.00
Total Improvement Value		\$232,000.00
Total Land Value		\$13,000.00
Total Assessed Value		\$245,000.00

Parcel Numbers: 756-0289-000 Property Address: 7009 RAWSON AVE W Municipality: Franklin, City of

Owner Name: MILCZAREK, ANTHONY L Mailing Address: 7009 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	WESTMINSTER CONDO PHASE II NW 10 5 21 UNIT 4-5	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1051-Franklin	

Building Description

Dwelling #	756 0289 000- 1		
Year Built:	1/1/2000	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2000	Bedrooms:	2
Remodeled/Effective Age:	-22	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0289 000- 1	1,440	0	0	0	0	0	1,440

Attachment Description(s):	Area:	Attachment Value:
31-WD	72	\$700
13-AFG	400	\$12,000

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

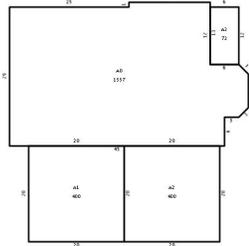
Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/18/2001		\$148,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.000	Gross				\$13,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
0	0.000			\$13,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0289 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,440		\$166,795.20	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$166,795.20	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,440		\$18,835.20	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,542.40	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				472		\$12,700.00	
Adjusted Base Price						\$211,494.80	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$216,144.28	
Market Adjustment:				35%		\$291,794.78	
CDU Adjustment:				75		\$218,800.00	
Complete:				100		\$218,800.00	
Dollar Adjustments						\$0.00	
Dwelling Value						\$218,800.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$218,800.00	
Total Land Value						\$13,000.00	
Total Assessed Value						\$231,800.00	

Parcel Numbers: 756-0290-000 Property Address: 7011 RAWSON AVE W Municipality: Franklin, City of

Owner Name: MILCZAREK, PATRICIA Mailing Address: 7011 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	WESTMINSTER CONDO PHASE II NW 10 5 21 UNIT 4-6	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1051-Franklin	

Building Description

Dwelling #	756 0290 000- 1		
Year Built:	1/1/2000	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2000	Bedrooms:	2
Remodeled/Effective Age:	-22	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0290 000- 1	1,337	0	0	0	0	0	1,337

Attachment Description(s):	Area:	Attachment Value:
13-AFG	400	\$12,000
31-WD	72	\$700

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

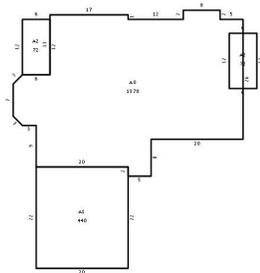
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/26/2011		\$112,300.00	Invalid		Land and Improvements		
9/25/2017		\$172,100.00	Valid		Land and Improvements		
1/31/2011		\$138,000.00	Invalid		Land and Improvements		
4/30/2004		\$179,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.000	Gross				\$13,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
0	0.000			\$13,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 0290 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,337	\$157,164.35		
Second Story:				0	\$0.00		
Additional Story:				0	\$0.00		
Attic/Finished Net:				0	\$0.00		
Half Story/Finished Net:				0	\$0.00		
Base Price						\$157,164.35	
Unfinished Living Area:							
Room/Unfinished:				0	\$0.00		
Unfinished Basement:				1,337	\$17,848.95		
Half Story/Unfinished:					\$0.00		
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts	\$3,289.02		
Plumbing				0 - Half Bath 2 - Full Bath	\$7,322.00		
Finished Basement Living Area				0	\$0.00		
Features:				2	\$2,300.00		
Attachments:				472	\$12,700.00		
Adjusted Base Price						\$200,624.32	
Changes/Adjustments							
Grade Adjustment:				C+ 110%	\$204,186.75		
Market Adjustment:				41%	\$287,903.32		
CDU Adjustment:				75	\$215,900.00		
Complete:				100	\$215,900.00		
Dollar Adjustments					\$100.00		
Dwelling Value						\$216,000.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$216,000.00
Total Land Value		\$13,000.00
Total Assessed Value		\$229,000.00

Parcel Numbers: 756-0291-000 Property Address: 7021 RAWSON AVE W Municipality: Franklin, City of

Owner Name: KRIEHN, RICHARD S - TRUSTEE Mailing Address: 11122 DRAKE LN FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	WESTMINSTER CONDO PHASE III NW 10 5 21 UNIT 6-1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1051-Franklin	

Building Description

Dwelling #	756 0291 000- 1		
Year Built:	1/1/1999	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1999	Bedrooms:	2
Remodeled/Effective Age:	-23	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0291 000- 1	1,378	0	0	0	0	0	1,378

Attachment Description(s):	Area:	Attachment Value:
13-AFG	440	\$13,200
31-WD	72	\$700

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

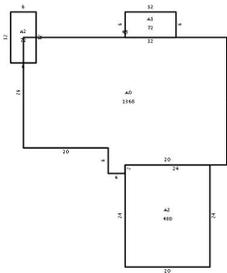
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/1/2000		\$149,900.00	Valid		Land and Improvements		
10/26/2001		\$152,500.00	Valid		Land and Improvements		
2/26/2002		\$152,500.00	Valid		Land and Improvements		
6/22/2017		\$127,500.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.000	Gross				\$13,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
0	0.000			\$13,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			All Public		
Valuation/Explanation							
Dwelling #				756 0291 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,378		\$160,798.82	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$160,798.82	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,378		\$18,217.16	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,389.88	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				512		\$13,900.00	
Adjusted Base Price						\$205,927.86	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$208,700.65	
Market Adjustment:				43%		\$298,441.92	
CDU Adjustment:				74		\$220,800.00	
Complete:				100		\$220,800.00	
Dollar Adjustments						(\$300.00)	
Dwelling Value						\$220,500.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$220,500.00
Total Land Value		\$13,000.00
Total Assessed Value		\$233,500.00

Parcel Numbers: 756-0292-000 Property Address: 7023 RAWSON AVE W Municipality: Franklin, City of

Owner Name: PARSONS, ROBERT Mailing Address: 7023 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	WESTMINSTER CONDO PHASE III NW 10 5 21 UNIT 6-2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1051-Franklin	

Building Description

Dwelling #	756 0292 000- 1		
Year Built:	1/1/1999	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1999	Bedrooms:	2
Remodeled/Effective Age:	-23	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0292 000- 1	1,368	0	0	0	0	0	1,368

Attachment Description(s):	Area:	Attachment Value:
31-WD	72	\$700
13-AFG	480	\$14,400

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

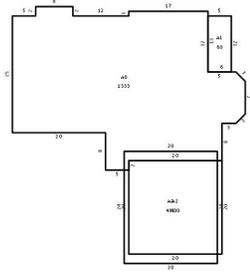
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/14/2020		\$215,000.00	Valid		Land and Improvements		
6/30/2010		\$130,000.00	Valid		Land and Improvements		
4/29/2014		\$140,000.00	Valid		Land and Improvements		
7/12/2002		\$154,900.00	Invalid		Land and Improvements		
8/21/2001		\$149,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.000	Gross				\$13,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
0	0.000			\$13,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #	756 0292 000- 1						
Description	Area			Value Amount			
Living Area:							
First Story:	1,368			\$159,631.92			
Second Story:	0			\$0.00			
Additional Story:	0			\$0.00			
Attic/Finished Net:	0			\$0.00			
Half Story/Finished Net:	0			\$0.00			
Base Price							
\$159,631.92							
Unfinished Living Area:							
Room/Unfinished:	0			\$0.00			
Unfinished Basement:	1,368			\$18,084.96			
Half Story/Unfinished:				\$0.00			
Structure Info, Features and Attachments:							
Heating/AC	Air Conditioning - Same Ducts			\$3,365.28			
Plumbing	0 - Half Bath 2 - Full Bath			\$7,322.00			
Finished Basement Living Area	0			\$0.00			
Features:	2			\$2,300.00			
Attachments:	552			\$15,100.00			
Adjusted Base Price							
\$205,804.16							
Changes/Adjustments							
Grade Adjustment:	C+ 110%			\$207,244.58			
Market Adjustment:	44%			\$298,432.19			
CDU Adjustment:	74			\$220,800.00			
Complete:	100			\$220,800.00			
Dollar Adjustments				(\$200.00)			
Dwelling Value							
\$220,600.00							

Other Building Improvements	0	\$0.00
Total Improvement Value		\$220,600.00
Total Land Value		\$13,000.00
Total Assessed Value		\$233,600.00

Parcel Numbers: 756-0293-000 Property Address: 7025 RAWSON AVE W Municipality: Franklin, City of

Owner Name: BERGEMAN, JAMES T & SANDRA S Mailing Address: 7025 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	WESTMINSTER CONDO PHASE III NW 10 5 21 UNIT 6-3	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1051-Franklin	

Building Description

Dwelling #	756 0293 000- 1		
Year Built:	1/1/1999	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1999	Bedrooms:	2
Remodeled/Effective Age:	-23	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0293 000- 1	1,333	0	0	0	0	0	1,333

Attachment Description(s):	Area:	Attachment Value:
31-WD	60	\$600
13-AFG	400	\$12,000

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

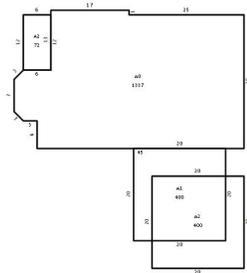
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:		Permit Number:		Permit Amount:		Details of Permit:	
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:		Sale Type:	Sale Validation Source:
7/1/2000		\$149,900.00	Invalid			Land and Improvements	
12/30/2002		\$160,000.00	Valid			Land and Improvements	
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.000	Gross				\$13,000
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:		Depth:		Act. Frontage:	Assessed Land Value:
0		0.000					\$13,000
General Information							
Topography:	Street/Road:	Fronting Traffic:		Inspected By:	Inspected On:	Utilities:	
Level	Paved	Medium				All Public	
Valuation/Explanation							
Dwelling #				756 0293 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,333		\$156,694.15	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$156,694.15	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,333		\$17,795.55	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,279.18	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				460		\$12,600.00	
Adjusted Base Price						\$199,990.88	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$203,599.97	
Market Adjustment:				43%		\$291,147.95	
CDU Adjustment:				74		\$215,400.00	
Complete:				100		\$215,400.00	
Dollar Adjustments						\$100.00	
Dwelling Value						\$215,500.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$215,500.00
Total Land Value		\$13,000.00
Total Assessed Value		\$228,500.00

Parcel Numbers: 756-0294-000 Property Address: 7027 RAWSON AVE W Municipality: Franklin, City of

Owner Name: PAVLIK 2007 REVOCABLE TRUST Mailing Address: 7027 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	WESTMINSTER CONDO PHASE III NW 10 5 21 UNIT 6-4	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1051-Franklin	

Building Description

Dwelling #	756 0294 000- 1		
Year Built:	1/1/1999	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1999	Bedrooms:	2
Remodeled/Effective Age:	-23	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0294 000- 1	1,337	0	0	0	0	0	1,337

Attachment Description(s):	Area:	Attachment Value:
13-AFG	400	\$12,000
31-WD	72	\$700

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

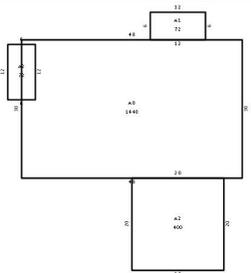
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
8/23/2017	17-2027	\$4,600.00	FUR/ACREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/14/2006		\$183,000.00	Valid		Land and Improvements		
9/16/2003		\$159,000.00	Invalid		Land and Improvements		
7/27/2001		\$149,900.00	Valid		Land and Improvements		
9/15/2021		\$255,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.000	Gross				\$13,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
0	0.000				\$13,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			All Public		
Valuation/Explanation							
Dwelling #				756 0294 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,337	\$157,164.35		
Second Story:				0	\$0.00		
Additional Story:				0	\$0.00		
Attic/Finished Net:				0	\$0.00		
Half Story/Finished Net:				0	\$0.00		
Base Price						\$157,164.35	
Unfinished Living Area:							
Room/Unfinished:				0	\$0.00		
Unfinished Basement:				1,337	\$17,848.95		
Half Story/Unfinished:					\$0.00		
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts	\$3,289.02		
Plumbing				0 - Half Bath 2 - Full Bath	\$7,322.00		
Finished Basement Living Area				0	\$0.00		
Features:				2	\$2,300.00		
Attachments:				472	\$12,700.00		
Adjusted Base Price						\$200,624.32	
Changes/Adjustments							
Grade Adjustment:				C+ 110%	\$204,186.75		
Market Adjustment:				60%	\$326,698.80		
CDU Adjustment:				74	\$241,800.00		
Complete:				100	\$241,800.00		
Dollar Adjustments					\$200.00		
Dwelling Value						\$242,000.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$242,000.00
Total Land Value		\$13,000.00
Total Assessed Value		\$255,000.00

Parcel Numbers: 756-0295-000 Property Address: 7029 RAWSON AVE W Municipality: Franklin, City of

Owner Name: KRAUTER, MATTHEW A Mailing Address: 7029 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	WESTMINSTER CONDO PHASE III NW 10 5 21 UNT 6-5	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1051-Franklin	

Building Description

Dwelling #	756 0295 000- 1		
Year Built:	1/1/1999	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1999	Bedrooms:	2
Remodeled/Effective Age:	-23	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0295 000- 1	1,440	0	0	0	0	0	1,440

Attachment Description(s):	Area:	Attachment Value:
31-WD	72	\$700
13-AFG	400	\$12,000

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

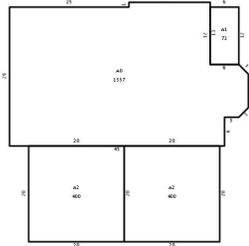
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/30/2020		\$203,000.00	Valid		Land and Improvements		
10/1/2000		\$149,900.00	Valid		Land and Improvements		
6/25/2001		\$149,900.00	Valid		Land and Improvements		
8/30/2002		\$153,000.00	Valid		Land and Improvements		
7/6/2007		\$94,150.00	Invalid		Land and Improvements		
5/7/2020		\$184,100.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.000	Gross				\$13,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
0	0.000			\$13,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			All Public		

Valuation/Explanation		
Dwelling #	756 0295 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,440	\$166,795.20
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$166,795.20
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,440	\$18,835.20
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,542.40
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	472	\$12,700.00
Adjusted Base Price		\$211,494.80
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$216,144.28
Market Adjustment:	36%	\$293,956.22
CDU Adjustment:	74	\$217,500.00
Complete:	100	\$217,500.00
Dollar Adjustments		\$300.00
Dwelling Value		\$217,800.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$217,800.00
Total Land Value		\$13,000.00
Total Assessed Value		\$230,800.00

Parcel Numbers: 756-0296-000 Property Address: 7031 RAWSON AVE W Municipality: Franklin, City of

Owner Name: MCLELLAN, LESLIE L Mailing Address: 7031 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	WESTMINSTER CONDO PHASE III NW 10 5 21 UNIT 6-6	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1051-Franklin	

Building Description

Dwelling #	756 0296 000- 1		
Year Built:	1/1/1999	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1999	Bedrooms:	2
Remodeled/Effective Age:	-23	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0296 000- 1	1,337	0	0	0	0	0	1,337

Attachment Description(s):	Area:	Attachment Value:
31-WD	72	\$700
13-AFG	400	\$12,000

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

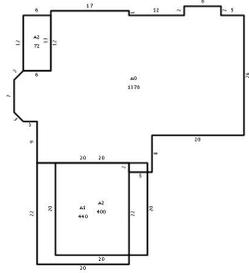
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/21/2015		\$143,900.00	Valid		Land and Improvements		
6/1/2009		\$163,500.00	Valid		Land and Improvements		
6/1/2000		\$149,900.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.000	Gross				\$13,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
0	0.000			\$13,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			All Public		
Valuation/Explanation							
Dwelling #				756 0296 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,337		\$157,164.35	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$157,164.35	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,337		\$17,848.95	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,289.02	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				472		\$12,700.00	
Adjusted Base Price						\$200,624.32	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$204,186.75	
Market Adjustment:				43%		\$291,987.06	
CDU Adjustment:				74		\$216,100.00	
Complete:				100		\$216,100.00	
Dollar Adjustments						(\$100.00)	
Dwelling Value						\$216,000.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$216,000.00
Total Land Value		\$13,000.00
Total Assessed Value		\$229,000.00

Parcel Numbers: 756-0297-000 Property Address: 7101 RAWSON AVE W Municipality: Franklin, City of

Owner Name: ZIEGLER CHARLES & BARBARA Mailing Address: 7101 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	WESTMINSTER CONDOS PHASE IV NW 10 5 21 UNIT 9-1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1051-Franklin	

Building Description

Dwelling #	756 0297 000- 1		
Year Built:	1/1/2000	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2000	Bedrooms:	2
Remodeled/Effective Age:	-22	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0297 000- 1	1,378	0	0	0	0	0	1,378

Attachment Description(s):	Area:	Attachment Value:
13-AFG	440	\$13,200
31-WD	72	\$700

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

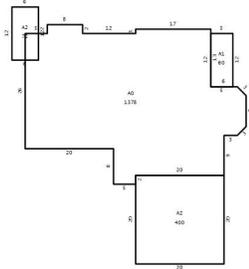
Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/1/2001		\$145,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.000	Gross				\$13,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
0	0.000			\$13,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			All Public		
Valuation/Explanation							
Dwelling #				756 0297 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,378		\$160,798.82	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$160,798.82	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,378		\$18,217.16	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,389.88	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				512		\$13,900.00	
Adjusted Base Price						\$205,927.86	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$208,700.65	
Market Adjustment:				41%		\$294,267.91	
CDU Adjustment:				75		\$220,700.00	
Complete:				100		\$220,700.00	
Dollar Adjustments						\$500.00	
Dwelling Value						\$221,200.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$221,200.00	
Total Land Value						\$13,000.00	
Total Assessed Value						\$234,200.00	

Parcel Numbers: 756-0298-000 Property Address: 7103 RAWSON AVE W Municipality: Franklin, City of

Owner Name: DERANGO, ROCCO - IRREVOCABLE TRUST Mailing Address: 7103 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	WESTMINSTER CONDOS PHASE IV NW 10 5 21 UNIT 9-2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1051-Franklin	

Building Description

Dwelling #	756 0298 000- 1		
Year Built:	1/1/2000	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2000	Bedrooms:	2
Remodeled/Effective Age:	-22	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0298 000- 1	1,378	0	0	0	0	0	1,378

Attachment Description(s):	Area:	Attachment Value:
31-WD	60	\$600
13-AFG	400	\$12,000

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

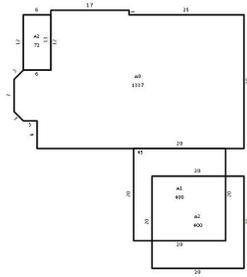
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/1/2001		\$145,900.00	Invalid		Land and Improvements		
3/1/2021		\$199,200.00	Invalid		Land and Improvements		
5/17/2012		\$118,000.00	Valid		Land and Improvements		
9/22/2011		\$114,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.000	Gross				\$13,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
0	0.000				\$13,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			All Public		
Valuation/Explanation							
Dwelling #				756 0298 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,378		\$160,798.82	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$160,798.82	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,378		\$18,217.16	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,389.88	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$2,000.00	
Attachments:				460		\$12,600.00	
Adjusted Base Price						\$204,327.86	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$208,700.65	
Market Adjustment:				39%		\$290,093.90	
CDU Adjustment:				75		\$217,600.00	
Complete:				100		\$217,600.00	
Dollar Adjustments						\$300.00	
Dwelling Value						\$217,900.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$217,900.00	
Total Land Value						\$13,000.00	
Total Assessed Value						\$230,900.00	

Parcel Numbers: 756-0299-000 Property Address: 7105 RAWSON AVE W Municipality: Franklin, City of

Owner Name: GEBHARDT, PAMELA K Mailing Address: 7105 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	WESTMINSTER CONDOS PHASE IV NW 10 5 21 UNIT 9-3	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1051-Franklin	

Building Description

Dwelling #	756 0299 000- 1		
Year Built:	1/1/2000	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2000	Bedrooms:	2
Remodeled/Effective Age:	-22	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0299 000- 1	1,337	0	0	0	0	0	1,337

Attachment Description(s):	Area:	Attachment Value:
13-AFG	400	\$12,000
31-WD	72	\$700

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
11/1/2018	18-2725	\$3,550.00	FURREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/16/2021		\$229,000.00	Valid		Land and Improvements		
12/17/2020		\$146,000.00	Invalid		Land and Improvements		
6/1/2001		\$145,900.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.000	Gross				\$13,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
0	0.000			\$13,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			All Public		
Valuation/Explanation							
Dwelling #				756 0299 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,337		\$157,164.35	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$157,164.35	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,337		\$17,848.95	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,289.02	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				472		\$12,700.00	
Adjusted Base Price						\$200,624.32	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$204,186.75	
Market Adjustment:				41%		\$287,903.32	
CDU Adjustment:				75		\$215,900.00	
Complete:				100		\$215,900.00	
Dollar Adjustments						\$100.00	
Dwelling Value						\$216,000.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$216,000.00
Total Land Value		\$13,000.00
Total Assessed Value		\$229,000.00

Parcel Numbers: 756-0300-000 Property Address: 7107 RAWSON AVE W Municipality: Franklin, City of

Owner Name: GNAS, JERRY P Mailing Address: 7107 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

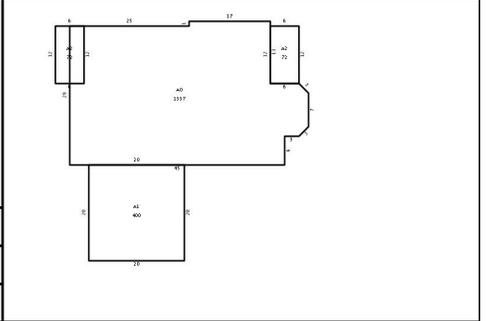
Property Photograph: Legal Description: Building Sketch:



WESTMINSTER CONDOS PHASE IV NW 10 5 21 UNIT 9-4

Parcel Sketch and Site Map obtained from the County GIS

Neighborhood: 1051-Franklin



Building Description

Dwelling #	756 0300 000- 1		
Year Built:	1/1/2000	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2000	Bedrooms:	2
Remodeled/Effective Age:	-22	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0300 000- 1	1,337	0	0	0	0	0	1,337

Attachment Description(s):	Area:	Attachment Value:
13-AFG	400	\$12,000
31-WD	72	\$700

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

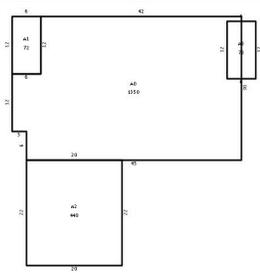
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
11/10/2010	2448	\$2,448.00	FURREPLAC				
12/8/2010	2698	\$2,890.00	FRNRPL				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/1/2000		\$145,900.00	Invalid		Land and Improvements		
7/12/2007		\$177,350.00	Valid		Land and Improvements		
5/18/2020		\$199,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.000	Gross				\$13,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
0	0.000			\$13,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			All Public		
Valuation/Explanation							
Dwelling #				756 0300 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,337	\$157,164.35		
Second Story:				0	\$0.00		
Additional Story:				0	\$0.00		
Attic/Finished Net:				0	\$0.00		
Half Story/Finished Net:				0	\$0.00		
Base Price						\$157,164.35	
Unfinished Living Area:							
Room/Unfinished:				0	\$0.00		
Unfinished Basement:				1,337	\$17,848.95		
Half Story/Unfinished:					\$0.00		
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts	\$3,289.02		
Plumbing				0 - Half Bath 2 - Full Bath	\$7,322.00		
Finished Basement Living Area				0	\$0.00		
Features:				2	\$2,300.00		
Attachments:				472	\$12,700.00		
Adjusted Base Price						\$200,624.32	
Changes/Adjustments							
Grade Adjustment:				C+ 110%	\$204,186.75		
Market Adjustment:				41%	\$287,903.32		
CDU Adjustment:				75	\$215,900.00		
Complete:				100	\$215,900.00		
Dollar Adjustments					\$100.00		
Dwelling Value						\$216,000.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$216,000.00
Total Land Value		\$13,000.00
Total Assessed Value		\$229,000.00

Parcel Numbers: 756-0301-000 Property Address: 7081 RAWSON AVE W Municipality: Franklin, City of

Owner Name: GMEINER, JAMES & JUDY - LIVING TRUST Mailing Address: 7081 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	WESTMINSTER CONDOS PHASE V NW 10 5 21 UNIT 5-1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1051-Franklin	

Building Description

Dwelling #	756 0301 000- 1		
Year Built:	1/1/2000	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2000	Bedrooms:	2
Remodeled/Effective Age:	-22	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0301 000- 1	1,350	0	0	0	0	0	1,350

Attachment Description(s):	Area:	Attachment Value:
31-WD	72	\$700
13-AFG	440	\$13,200

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	495	\$2,475

Other Building Improvements

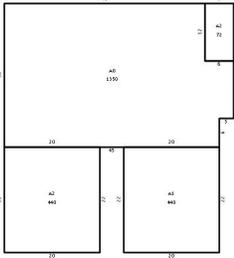
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
8/21/2000	00-1007	\$400,000.00	4 UNIT CONDO				
12/13/2001	01-1349	\$5,000.00	BSMT ALTERATION				
6/11/2020	20-1449	\$4,000.00	ACREPLACE				
6/13/2001	01-0564	\$16,000.00	HTG & A/C				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/31/2001		\$149,900.00	Valid		Land and Improvements		
1/4/2002		\$145,600.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.146	Gross				\$13,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
6,360	0.146			\$13,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			All Public		
Valuation/Explanation							
Dwelling #	756 0301 000- 1						
Description	Area					Value Amount	
Living Area:							
First Story:	1,350					\$157,531.50	
Second Story:	0					\$0.00	
Additional Story:	0					\$0.00	
Attic/Finished Net:	0					\$0.00	
Half Story/Finished Net:	0					\$0.00	
Base Price						\$157,531.50	
Unfinished Living Area:							
Room/Unfinished:	0					\$0.00	
Unfinished Basement:	1,350					\$17,847.00	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC	Air Conditioning - Same Ducts					\$3,321.00	
Plumbing	0 - Half Bath 2 - Full Bath					\$7,322.00	
Finished Basement Living Area	0					\$0.00	
Features:	1					\$2,000.00	
Attachments:	512					\$13,900.00	
Adjusted Base Price						\$201,921.50	
Changes/Adjustments							
Grade Adjustment:	C+ 110%					\$204,623.65	
Market Adjustment:	44%					\$294,658.06	
CDU Adjustment:	75					\$221,000.00	
Complete:	100					\$221,000.00	
Dollar Adjustments						\$700.00	
Dwelling Value						\$221,700.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$221,700.00
Total Land Value		\$13,000.00
Total Assessed Value		\$234,700.00

Parcel Numbers: 756-0302-000 Property Address: 7083 RAWSON AVE W Municipality: Franklin, City of

Owner Name: BORKENHAGEN, NOAH & LYNN Mailing Address: 7083 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	WESTMINSTER CONDOS PHASE V NW 10 5 21 UNIT 5-2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1051-Franklin	

Building Description

Dwelling #	756 0302 000- 1		
Year Built:	1/1/2000	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2000	Bedrooms:	2
Remodeled/Effective Age:	-22	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0302 000- 1	1,350	0	0	0	0	0	1,350

Attachment Description(s):	Area:	Attachment Value:
13-AFG	440	\$13,200
31-WD	72	\$700

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

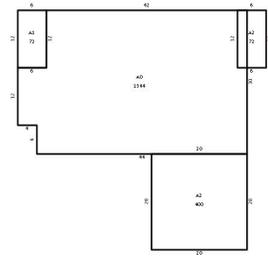
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
6/13/2001	01-0564	\$16,000.00	HTG & A/C			
8/21/2000	00-1007	\$400,000.00	4 UNIT CONDO			
6/20/2017	17-1402	\$2,734.00	ACREPLAC			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
6/5/2002		\$149,900.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.146	Gross				\$13,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
6,360	0.146			\$13,000		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Medium			All Public	
Valuation/Explanation						
Dwelling #			756 0302 000- 1			
Description			Area		Value Amount	
Living Area:						
First Story:			1,350			\$157,531.50
Second Story:			0			\$0.00
Additional Story:			0			\$0.00
Attic/Finished Net:			0			\$0.00
Half Story/Finished Net:			0			\$0.00
Base Price					\$157,531.50	
Unfinished Living Area:						
Room/Unfinished:			0			\$0.00
Unfinished Basement:			1,350			\$17,847.00
Half Story/Unfinished:						\$0.00
Structure Info, Features and Attachments:						
Heating/AC			Air Conditioning - Same Ducts		\$3,321.00	
Plumbing			0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area			0			\$0.00
Features:			1			\$2,000.00
Attachments:			512			\$13,900.00
Adjusted Base Price					\$201,921.50	
Changes/Adjustments						
Grade Adjustment:			C+ 110%		\$204,623.65	
Market Adjustment:			41%		\$288,519.35	
CDU Adjustment:			75		\$216,400.00	
Complete:			100		\$216,400.00	
Dollar Adjustments					\$300.00	
Dwelling Value					\$216,700.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$216,700.00
Total Land Value		\$13,000.00
Total Assessed Value		\$229,700.00

Parcel Numbers: 756-0303-000 Property Address: 7085 RAWSON AVE W Municipality: Franklin, City of

Owner Name: GREENMEIER, DOUGLAS & LYNNORE - REV TR Mailing Address: 7085 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	WESTMINSTER CONDOS PHASE V NW 10 5 21 UNIT 5-3	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1051-Franklin	

Building Description

Dwelling #	756 0303 000- 1		
Year Built:	1/1/2000	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2000	Bedrooms:	2
Remodeled/Effective Age:	-22	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0303 000- 1	1,344	0	0	0	0	0	1,344

Attachment Description(s):	Area:	Attachment Value:
31-WD	72	\$700
13-AFG	400	\$12,000

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

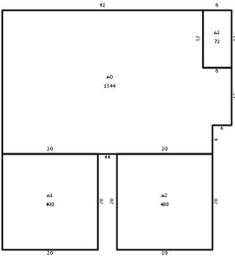
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
8/21/2000	00-1007	\$400,000.00	4 UNIT CONDO
6/13/2001	01-0564	\$16,000.00	HTG & A/C

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/10/2015		\$148,000.00	Valid		Land and Improvements		
4/16/2020		\$198,900.00	Valid		Land and Improvements		
4/19/2002		\$149,900.00	Valid		Land and Improvements		
7/21/2017		\$170,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.146	Gross				\$13,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
6,360	0.146				\$13,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			All Public		
Valuation/Explanation							
Dwelling #				756 0303 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,344		\$157,987.20	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$157,987.20	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,344		\$17,942.40	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,306.24	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$2,000.00	
Attachments:				472		\$12,700.00	
Adjusted Base Price						\$201,257.84	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$205,213.62	
Market Adjustment:				40%		\$287,299.07	
CDU Adjustment:				75		\$215,500.00	
Complete:				100		\$215,500.00	
Dollar Adjustments						(\$500.00)	
Dwelling Value						\$215,000.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$215,000.00	
Total Land Value						\$13,000.00	
Total Assessed Value						\$228,000.00	

Parcel Numbers: 756-0304-000 Property Address: 7087 RAWSON AVE W Municipality: Franklin, City of

Owner Name: CHANDEK, LISA M Mailing Address: 7087 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	WESTMINSTER CONDOS PHASE V NW 10 5 21 UNIT 5-4	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1051-Franklin	

Building Description

Dwelling #	756 0304 000- 1		
Year Built:	1/1/2000	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2000	Bedrooms:	2
Remodeled/Effective Age:	-22	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0304 000- 1	1,344	0	0	0	0	0	1,344

Attachment Description(s):	Area:	Attachment Value:
13-AFG	400	\$12,000
31-WD	72	\$700

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

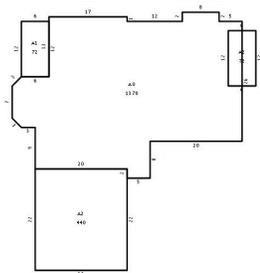
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
8/21/2000	00-1007	\$400,000.00	4 UNIT CONDO				
8/26/2021	21-0595	\$10,000.00	INTREMOD				
6/13/2001	01-0564	\$16,000.00	HTG & A/C				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/7/2001		\$149,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.146	Gross				\$13,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
6,360	0.146				\$13,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium		6/29/2022	All Public		
Valuation/Explanation							
Dwelling #				756 0304 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,344		\$157,987.20	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$157,987.20	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,344		\$17,942.40	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,306.24	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$2,000.00	
Attachments:				472		\$12,700.00	
Adjusted Base Price						\$201,257.84	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$205,213.62	
Market Adjustment:				40%		\$287,299.07	
CDU Adjustment:				75		\$215,500.00	
Complete:				100		\$215,500.00	
Dollar Adjustments						(\$500.00)	
Dwelling Value						\$215,000.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$215,000.00
Total Land Value		\$13,000.00
Total Assessed Value		\$228,000.00

Parcel Numbers: 756-0305-000 Property Address: 7041 RAWSON AVE W Municipality: Franklin, City of

Owner Name: VALDEZ, JESUS & JUDITH Mailing Address: 7041 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	WESTMINSTER CONDOS PHASE V NW 10 5 21 UNIT 8-1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1051-Franklin	

Building Description

Dwelling #	756 0305 000- 1		
Year Built:	1/1/2001	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2001	Bedrooms:	2
Remodeled/Effective Age:	-21	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0305 000- 1	1,378	0	0	0	0	0	1,378

Attachment Description(s):	Area:	Attachment Value:
31-WD	72	\$700
13-AFG	440	\$13,200

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	721	\$3,605
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	721	\$3,605

Other Building Improvements

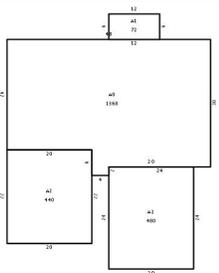
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
11/20/2000	00-1387	\$512,826.00	6 UNIT CONDO				
6/13/2001	01-0563	\$24,000.00	HTG & A/C				
5/11/2012	12-0892	\$3,400.00	BSMTREMOD				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/1/2001		\$159,900.00	Valid		Land and Improvements		
1/27/2004		\$174,900.00	Valid		Land and Improvements		
6/8/2009		\$163,000.00	Valid		Land and Improvements		
9/12/2013		\$147,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.146	Gross				\$13,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
6,360	0.146				\$13,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			All Public		

Valuation/Explanation		
Dwelling #	756 0305 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,378	\$160,798.82
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$160,798.82
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,378	\$18,217.16
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,389.88
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	512	\$13,900.00
Adjusted Base Price		\$205,927.86
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$208,700.65
Market Adjustment:	47%	\$306,789.95
CDU Adjustment:	75	\$230,100.00
Complete:	100	\$230,100.00
Dollar Adjustments		(\$700.00)
Dwelling Value		\$229,400.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$229,400.00
Total Land Value		\$13,000.00
Total Assessed Value		\$242,400.00

Parcel Numbers: 756-0306-000 Property Address: 7043 RAWSON AVE W Municipality: Franklin, City of

Owner Name: RUDELLA, CHRISTINE Mailing Address: 7043 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	WESTMINSTER CONDOS PHASE V NW 10 5 21 UNIT 8-3	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1051-Franklin	

Building Description

Dwelling #	756 0306 000- 1		
Year Built:	1/1/2001	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2001	Bedrooms:	2
Remodeled/Effective Age:	-21	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0306 000- 1	1,368	0	0	0	0	0	1,368

Attachment Description(s):	Area:	Attachment Value:
31-WD	72	\$700
13-AFG	480	\$14,400

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

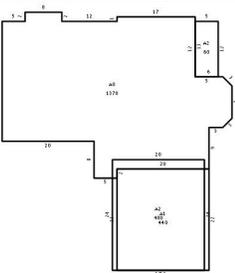
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit: 11/20/2000 6/13/2001	Permit Number: 00-1387 01-0563	Permit Amount: \$512,826.00 \$24,000.00	Details of Permit: 6 UNIT CONDO HTG & A/C				
Ownership/Sales History							
Date of Sale: 1/15/2003	Sale Document:	Purchase Amount: \$159,900.00	Sale Validity: Valid	Conveyance Type:	Sale Type: Land and Improvements	Sale Validation Source:	
Land Breakdown							
Land Class: A-Residential Primary Site	Acreage: 0.146	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$13,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage: 6,360	Total Acreage: 0.146	Depth:	Act. Frontage:		Assessed Land Value: \$13,000		
General Information							
Topography: Level	Street/Road: Paved	Fronting Traffic: Medium	Inspected By:	Inspected On:	Utilities: All Public		
Valuation/Explanation							
Dwelling #				756 0306 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,368		\$159,631.92	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$159,631.92	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,368		\$18,084.96	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,365.28	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				552		\$15,100.00	
Adjusted Base Price						\$205,804.16	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$207,244.58	
Market Adjustment:				43%		\$296,359.74	
CDU Adjustment:				75		\$222,300.00	
Complete:				100		\$222,300.00	
Dollar Adjustments						(\$200.00)	
Dwelling Value						\$222,100.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$222,100.00
Total Land Value		\$13,000.00
Total Assessed Value		\$235,100.00

Parcel Numbers: 756-0307-000 Property Address: 7045 RAWSON AVE W Municipality: Franklin, City of

Owner Name: BERGER WESLEY E Mailing Address: 7045 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	WESTMINSTER CONDOS PHASE V NW 10 5 21 UNIT 8-3	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1051-Franklin	

Building Description

Dwelling #	756 0307 000- 1		
Year Built:	1/1/2001	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2001	Bedrooms:	2
Remodeled/Effective Age:	-21	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0307 000- 1	1,378	0	0	0	0	0	1,378

Attachment Description(s): 13-AFG	Area: 60	Attachment Value: \$1,800
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Feature Description(s): 22-Additional Fixture	Area: 1	Feature Value: \$300
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

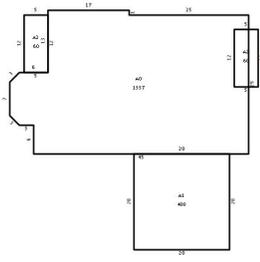
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
11/20/2000	00-1387	\$512,826.00	6 UNIT CONDO				
6/13/2001	01-0563	\$24,000.00	HTG & A/C				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/26/2002		\$159,900.00	Valid		Land and Improvements		
5/10/2010		\$158,250.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.146	Gross				\$13,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
6,360	0.146			\$13,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			All Public		
Valuation/Explanation							
Dwelling #				756 0307 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,378	\$160,798.82		
Second Story:				0	\$0.00		
Additional Story:				0	\$0.00		
Attic/Finished Net:				0	\$0.00		
Half Story/Finished Net:				0	\$0.00		
Base Price						\$160,798.82	
Unfinished Living Area:							
Room/Unfinished:				0	\$0.00		
Unfinished Basement:				1,378	\$18,217.16		
Half Story/Unfinished:					\$0.00		
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts	\$3,389.88		
Plumbing				0 - Half Bath 2 - Full Bath	\$7,322.00		
Finished Basement Living Area				0	\$0.00		
Features:				2	\$2,300.00		
Attachments:				60	\$1,800.00		
Adjusted Base Price						\$193,827.86	
Changes/Adjustments							
Grade Adjustment:				C+ 110%	\$208,700.65		
Market Adjustment:				36%	\$283,832.88		
CDU Adjustment:				75	\$212,900.00		
Complete:				100	\$212,900.00		
Dollar Adjustments					(\$800.00)		
Dwelling Value						\$212,100.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$212,100.00
Total Land Value		\$13,000.00
Total Assessed Value		\$225,100.00

Parcel Numbers: 756-0308-000 Property Address: 7047 RAWSON AVE W Municipality: Franklin, City of

Owner Name: KEISER, EUGENE L & DOLORES - RV LIV TR Mailing Address: 7047 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	WESTMINSTER CONDOS PHASE V NW 10 5 21 UNIT 8-4	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1051-Franklin	

Building Description

Dwelling #	756 0308 000- 1		
Year Built:	1/1/2001	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2001	Bedrooms:	2
Remodeled/Effective Age:	-21	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0308 000- 1	1,337	0	0	0	0	0	1,337

Attachment Description(s):	Area:	Attachment Value:
13-AFG	400	\$12,000
31-WD	60	\$600

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

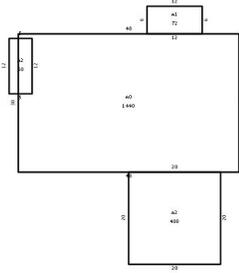
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
11/20/2000	00-1387	\$512,826.00	6 UNIT CONDO				
9/18/2018	18-2342	\$7,400.00	FUR+ACREPLAC				
6/13/2001	01-0563	\$24,000.00	HTG & A/C				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/14/2001		\$159,900.00	Valid		Land and Improvements		
5/15/2006		\$175,900.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.146	Gross				\$13,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
6,360	0.146				\$13,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			All Public		
Valuation/Explanation							
Dwelling #				756 0308 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,337		\$157,164.35	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$157,164.35	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,337		\$17,848.95	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,289.02	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				460		\$12,600.00	
Adjusted Base Price						\$200,524.32	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$204,186.75	
Market Adjustment:				41%		\$287,903.32	
CDU Adjustment:				75		\$215,900.00	
Complete:				100		\$215,900.00	
Dollar Adjustments						\$100.00	
Dwelling Value						\$216,000.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$216,000.00
Total Land Value		\$13,000.00
Total Assessed Value		\$229,000.00

Parcel Numbers: 756-0309-000 Property Address: 7049 RAWSON AVE W Municipality: Franklin, City of

Owner Name: NOVAKOVIC, MIODRAG Mailing Address: 7049 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	WESTMINSTER CONDOS PHASE V NW 10 5 21 UNIT 8-5	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1051-Franklin	

Building Description

Dwelling #	756 0309 000- 1		
Year Built:	1/1/2001	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2001	Bedrooms:	2
Remodeled/Effective Age:	-21	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0309 000- 1	1,440	0	0	0	0	0	1,440

Attachment Description(s):	Area:	Attachment Value:
31-WD	72	\$700
13-AFG	400	\$12,000

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

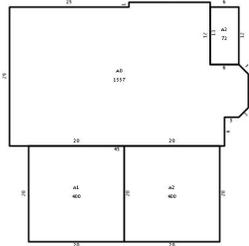
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
11/20/2000	00-1387	\$512,826.00	6 UNIT CONDO				
6/13/2001	01-0563	\$24,000.00	HTG & A/C				
1/19/2018	18-0120	\$4,200.00	ACREPLACE				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/25/2016		\$29,000.00	Invalid		Land and Improvements		
5/15/2014		\$110,000.00	Invalid		Land and Improvements		
6/27/2013		\$101,400.00	Invalid		Land and Improvements		
2/3/2007		\$185,759.00	Valid		Land and Improvements		
3/8/2002		\$161,900.00	Valid		Land and Improvements		
6/26/2013		\$101,400.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.146	Gross				\$13,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
6,360	0.146				\$13,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			All Public		

Valuation/Explanation		
Dwelling #	756 0309 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,440	\$166,795.20
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$166,795.20
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,440	\$18,835.20
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,542.40
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	472	\$12,700.00
Adjusted Base Price		\$211,494.80
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$216,144.28
Market Adjustment:	32%	\$285,310.45
CDU Adjustment:	75	\$214,000.00
Complete:	100	\$214,000.00
Dollar Adjustments		\$0.00
Dwelling Value		\$214,000.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$214,000.00
Total Land Value		\$13,000.00
Total Assessed Value		\$227,000.00

Parcel Numbers: 756-0310-000 Property Address: 7051 RAWSON AVE W Municipality: Franklin, City of

Owner Name: GROBELNY, RICHARD S Mailing Address: 7051 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	WESTMINSTER CONDOS PHASE V NW 10 5 21 UNIT 8-6	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1051-Franklin	

Building Description

Dwelling #	756 0310 000- 1		
Year Built:	1/1/2001	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2001	Bedrooms:	2
Remodeled/Effective Age:	-21	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0310 000- 1	1,337	0	0	0	0	0	1,337

Attachment Description(s):	Area:	Attachment Value:
13-AFG	400	\$12,000
31-WD	72	\$700

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

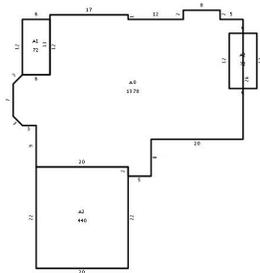
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
11/20/2000	00-1387	\$512,826.00	6 UNIT CONDO				
6/13/2001	01-0563	\$24,000.00	HTG & A/C				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
3/22/2002		\$159,900.00	Valid		Land and Improvements		
7/20/2018		\$179,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.146	Gross				\$13,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
6,360	0.146			\$13,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			All Public		
Valuation/Explanation							
Dwelling #				756 0310 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,337		\$157,164.35	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$157,164.35	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,337		\$17,848.95	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,289.02	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				472		\$12,700.00	
Adjusted Base Price						\$200,624.32	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$204,186.75	
Market Adjustment:				41%		\$287,903.32	
CDU Adjustment:				75		\$215,900.00	
Complete:				100		\$215,900.00	
Dollar Adjustments						\$100.00	
Dwelling Value						\$216,000.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$216,000.00
Total Land Value		\$13,000.00
Total Assessed Value		\$229,000.00

Parcel Numbers: 756-0311-000	Property Address: 7071 RAWSON AVE W	Municipality: Franklin, City of
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Owner Name: WIESE, JAYLENE D	Mailing Address: 7071 W RAWSON AVE FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WESTMINSTER CONDOMINIUMS PHASE VI NW 10 5 21 UNIT 7-1	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1051-Franklin	

Building Description

Dwelling #	756 0311 000- 1		
Year Built:	1/1/2002	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2002	Bedrooms:	2
Remodeled/Effective Age:	-20	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0311 000- 1	1,378	0	0	0	0	0	1,378

Attachment Description(s):	Area:	Attachment Value:
31-WD	72	\$700
13-AFG	440	\$13,200

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

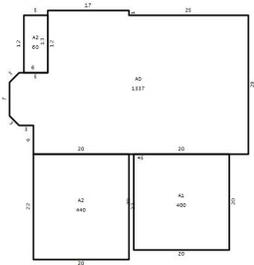
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:		Permit Number:		Permit Amount:		Details of Permit:	
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:		Sale Type:	Sale Validation Source:
6/22/2004		\$172,900.00	Valid			Land and Improvements	
5/17/2002		\$161,900.00	Valid			Land and Improvements	
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.000	Gross				\$13,000
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:		Depth:		Act. Frontage:	Assessed Land Value:
0		0.000					\$13,000
General Information							
Topography:	Street/Road:	Fronting Traffic:		Inspected By:	Inspected On:	Utilities:	
Level	Paved	Medium				All Public	
Valuation/Explanation							
Dwelling #				756 0311 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,378		\$160,798.82	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$160,798.82	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,378		\$18,217.16	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,389.88	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				512		\$13,900.00	
Adjusted Base Price						\$205,927.86	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$208,700.65	
Market Adjustment:				41%		\$294,267.91	
CDU Adjustment:				76		\$223,600.00	
Complete:				100		\$223,600.00	
Dollar Adjustments						(\$500.00)	
Dwelling Value						\$223,100.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$223,100.00
Total Land Value		\$13,000.00
Total Assessed Value		\$236,100.00

Parcel Numbers: 756-0312-000 Property Address: 7069 RAWSON AVE W Municipality: Franklin, City of

Owner Name: KUZMANOVIC, SRDAN Mailing Address: 7069 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	WESTMINSTER CONDOMINIUMS PHASE VI NW 10 5 21 UNIT 7-2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1051-Franklin	

Building Description

Dwelling #	756 0312 000- 1		
Year Built:	1/1/2002	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2002	Bedrooms:	2
Remodeled/Effective Age:	-20	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0312 000- 1	1,337	0	0	0	0	0	1,337

Attachment Description(s):	Area:	Attachment Value:
13-AFG	400	\$12,000
31-WD	60	\$600

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

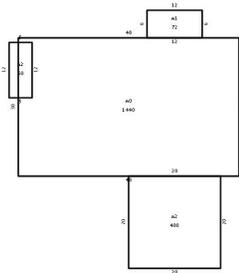
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/29/2021		\$250,000.00	Valid		Land and Improvements		
4/5/2019		\$180,000.00	Valid		Land and Improvements		
3/21/2003		\$161,900.00	Valid		Land and Improvements		
4/16/2007		\$180,000.00	Valid		Land and Improvements		
12/23/2016		\$165,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.000	Gross				\$13,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
0	0.000			\$13,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Rolling	Paved	Medium			All Public		
Valuation/Explanation							
Dwelling #	756 0312 000- 1						
Description	Area			Value Amount			
Living Area:							
First Story:	1,337			\$157,164.35			
Second Story:	0			\$0.00			
Additional Story:	0			\$0.00			
Attic/Finished Net:	0			\$0.00			
Half Story/Finished Net:	0			\$0.00			
Base Price							
\$157,164.35							
Unfinished Living Area:							
Room/Unfinished:	0			\$0.00			
Unfinished Basement:	1,337			\$17,848.95			
Half Story/Unfinished:				\$0.00			
Structure Info, Features and Attachments:							
Heating/AC	Air Conditioning - Same Ducts			\$3,289.02			
Plumbing	0 - Half Bath 2 - Full Bath			\$7,322.00			
Finished Basement Living Area	0			\$0.00			
Features:	2			\$2,300.00			
Attachments:	460			\$12,600.00			
Adjusted Base Price							
\$200,524.32							
Changes/Adjustments							
Grade Adjustment:	C+ 110%			\$204,186.75			
Market Adjustment:	53%			\$312,405.73			
CDU Adjustment:	76			\$237,400.00			
Complete:	100			\$237,400.00			
Dollar Adjustments				(\$400.00)			
Dwelling Value							
\$237,000.00							

Other Building Improvements	0	\$0.00
Total Improvement Value		\$237,000.00
Total Land Value		\$13,000.00
Total Assessed Value		\$250,000.00

Parcel Numbers: 756-0313-000 Property Address: 7067 RAWSON AVE W Municipality: Franklin, City of

Owner Name: LEE FELISSA K Mailing Address: 8700 N PORT WASHINGTON RD #202 FOX POINT, WI 53217 Land Use: Residential

	Legal Description:	
	WESTMINSTER CONDOMINIUMS PHASE VI NW 10 5 21 UNIT 7-3	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1051-Franklin	

Building Description

Dwelling #	756 0313 000- 1		
Year Built:	1/1/2002	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2002	Bedrooms:	2
Remodeled/Effective Age:	-20	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0313 000- 1	1,440	0	0	0	0	0	1,440

Attachment Description(s):	Area:	Attachment Value:
31-WD	72	\$700
13-AFG	400	\$12,000

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

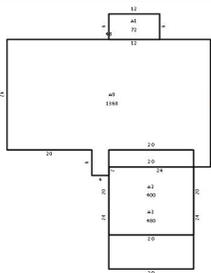
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/6/2003		\$161,900.00	Valid		Land and Improvements		
2/25/2005		\$191,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.000	Gross				\$13,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
0	0.000			\$13,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			All Public		
Valuation/Explanation							
Dwelling #				756 0313 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,440		\$166,795.20	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$166,795.20	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,440		\$18,835.20	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,542.40	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				472		\$12,700.00	
Adjusted Base Price						\$211,494.80	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$216,144.28	
Market Adjustment:				31%		\$283,149.01	
CDU Adjustment:				76		\$215,200.00	
Complete:				100		\$215,200.00	
Dollar Adjustments						(\$200.00)	
Dwelling Value						\$215,000.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$215,000.00
Total Land Value		\$13,000.00
Total Assessed Value		\$228,000.00

Parcel Numbers: 756-0314-000 Property Address: 7065 RAWSON AVE W Municipality: Franklin, City of

Owner Name: VLATKOVIC, GORAN Mailing Address: 7065 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	WESTMINSTER CONDOMINIUMS PHASE VI NW 10 5 21 UNIT 7-4	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1051-Franklin	

Building Description

Dwelling #	756 0314 000- 1		
Year Built:	1/1/2002	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2002	Bedrooms:	2
Remodeled/Effective Age:	-20	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0314 000- 1	1,368	0	0	0	0	0	1,368

Attachment Description(s):	Area:	Attachment Value:
31-WD	72	\$700
13-AFG	480	\$14,400

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

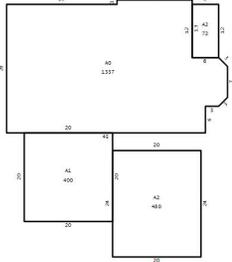
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/19/2020		\$214,900.00	Valid		Land and Improvements		
11/18/2020		\$214,900.00	Valid		Land and Improvements		
9/9/2002		\$161,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.000	Gross				\$13,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
0	0.000			\$13,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			All Public		
Valuation/Explanation							
Dwelling #				756 0314 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,368		\$159,631.92	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$159,631.92	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,368		\$18,084.96	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,365.28	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				552		\$15,100.00	
Adjusted Base Price						\$205,804.16	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$207,244.58	
Market Adjustment:				42%		\$294,287.30	
CDU Adjustment:				76		\$223,700.00	
Complete:				100		\$223,700.00	
Dollar Adjustments						(\$600.00)	
Dwelling Value						\$223,100.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$223,100.00
Total Land Value		\$13,000.00
Total Assessed Value		\$236,100.00

Parcel Numbers: 756-0315-000 Property Address: 7063 RAWSON AVE W Municipality: Franklin, City of

Owner Name: ANDRASKI MICHAEL A Mailing Address: 7063 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	WESTMINSTER CONDOMINIUMS PHASE VI NW 10 5 21 UNIT 7-5	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1051-Franklin	

Building Description

Dwelling #	756 0315 000- 1		
Year Built:	1/1/2002	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2002	Bedrooms:	2
Remodeled/Effective Age:	-20	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0315 000- 1	1,337	0	0	0	0	0	1,337

Attachment Description(s):	Area:	Attachment Value:
13-AFG	400	\$12,000
31-WD	72	\$700

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	286	\$1,430
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	286	\$1,430

Other Building Improvements

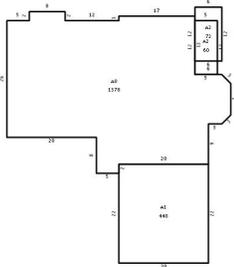
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
8/25/2004	2834	\$5,000.00	RECROOM				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/12/2003		\$161,900.00	Valid		Land and Improvements		
9/21/2004		\$194,500.00	Valid		Land and Improvements		
4/18/2007		\$181,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.000	Gross				\$13,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
0	0.000			\$13,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			All Public		
Valuation/Explanation							
Dwelling #				756 0315 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,337		\$157,164.35	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$157,164.35	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,337		\$17,848.95	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,289.02	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				472		\$12,700.00	
Adjusted Base Price						\$200,624.32	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$204,186.75	
Market Adjustment:				42%		\$289,945.19	
CDU Adjustment:				76		\$220,400.00	
Complete:				100		\$220,400.00	
Dollar Adjustments						(\$400.00)	
Dwelling Value						\$220,000.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$220,000.00
Total Land Value		\$13,000.00
Total Assessed Value		\$233,000.00

Parcel Numbers: 756-0316-000 Property Address: 7061 RAWSON AVE W Municipality: Franklin, City of

Owner Name: Lorraine Tomczyk Mailing Address: 7061 W Rawson Franklin, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	WESTMINSTER CONDOMINIUMS PHASE VI NW 10 5 21 UNIT 7-6	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1051-Franklin	

Building Description

Dwelling #	756 0316 000- 1		
Year Built:	1/1/2002	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2002	Bedrooms:	2
Remodeled/Effective Age:	-20	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0316 000- 1	1,378	0	0	0	0	0	1,378

Attachment Description(s):	Area:	Attachment Value:
13-AFG	440	\$13,200
31-WD	60	\$600

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

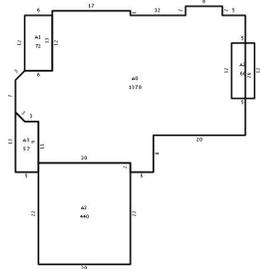
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/28/2022	11266141	\$107,300.00	Invalid	QCD - Quit Claim Deed	Other	Other	
9/23/2002	11266141	\$161,900.00	Valid		Land and Improvements		
5/10/2018		\$185,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.000	Gross				\$13,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
0	0.000			\$13,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Rolling	Paved	Medium			All Public		
Valuation/Explanation							
Dwelling #				756 0316 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,378		\$160,798.82	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$160,798.82	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,378		\$18,217.16	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,389.88	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				500		\$13,800.00	
Adjusted Base Price						\$205,827.86	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$208,700.65	
Market Adjustment:				41%		\$294,267.91	
CDU Adjustment:				76		\$223,600.00	
Complete:				100		\$223,600.00	
Dollar Adjustments						(\$500.00)	
Dwelling Value						\$223,100.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$223,100.00
Total Land Value		\$13,000.00
Total Assessed Value		\$236,100.00

Parcel Numbers: 756-0317-000 Property Address: 7141 RAWSON AVE W Municipality: Franklin, City of

Owner Name: CZARNOTA, RUSSELL L Mailing Address: 7141 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	WESTMINSTER CONDOMINIUMS PHASE VI NW 10 5 21 UNIT 10-1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1051-Franklin	

Building Description

Dwelling #	756 0317 000- 1		
Year Built:	1/1/2002	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2002	Bedrooms:	2
Remodeled/Effective Age:	-20	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	2
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0317 000- 1	1,378	0	0	0	0	0	1,378

Attachment Description(s):	Area:	Attachment Value:
31-WD	72	\$700
13-AFG	440	\$13,200
11-OFP	57	\$1,100

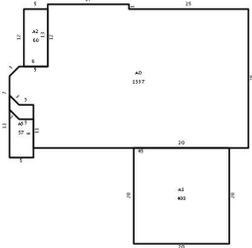
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	540	\$2,700
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	540	\$2,700

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
3/26/2012		12-0497	\$500.00		FURREPLAC		
4/8/2019		19-0685	\$7,800.00		FUR+ACREPLAC		
3/8/2012		12-0384	\$7,100.00		BSMTREMOD		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/24/2016		\$165,000.00	Valid		Land and Improvements		
2/27/2012		\$114,000.00	Valid		Land and Improvements		
9/9/2002		\$149,900.00	Valid		Land and Improvements		
11/28/2003		\$44,500.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.000	Gross				\$13,000
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
0		0.000				\$13,000	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	756 0317 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,378	\$160,798.82
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$160,798.82
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,378	\$18,217.16
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,389.88
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	569	\$15,000.00
Adjusted Base Price		\$207,027.86
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$208,700.65
Market Adjustment:	44%	\$300,528.93
CDU Adjustment:	76	\$228,400.00
Complete:	100	\$228,400.00
Dollar Adjustments		\$400.00
Dwelling Value		\$228,800.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$228,800.00
Total Land Value		\$13,000.00
Total Assessed Value		\$241,800.00

Parcel Numbers: 756-0318-000 Property Address: 7139 RAWSON AVE W Municipality: Franklin, City of

Owner Name: KURZ, KIMBERLY A Mailing Address: 7139 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	WESTMINSTER CONDOMINIUMS PHASE VI NW 10 5 21 UNIT 10-2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1051-Franklin	

Building Description

Dwelling #	756 0318 000- 1		
Year Built:	1/1/2002	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2002	Bedrooms:	2
Remodeled/Effective Age:	-20	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0318 000- 1	1,337	0	0	0	0	0	1,337

Attachment Description(s):	Area:	Attachment Value:
13-AFG	400	\$12,000
31-WD	60	\$600

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

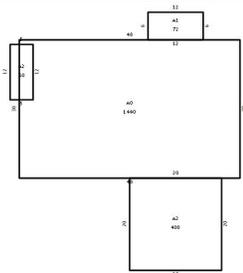
Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
8/5/2020	20-2082	\$8,400.00	FUR+ACREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/24/2002		\$149,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.000	Gross				\$13,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
0	0.000			\$13,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			All Public		
Valuation/Explanation							
Dwelling #				756 0318 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,337		\$157,164.35	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$157,164.35	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,337		\$17,848.95	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,289.02	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				460		\$12,600.00	
Adjusted Base Price						\$200,524.32	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$204,186.75	
Market Adjustment:				39%		\$283,819.59	
CDU Adjustment:				76		\$215,700.00	
Complete:				100		\$215,700.00	
Dollar Adjustments						\$300.00	
Dwelling Value						\$216,000.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$216,000.00	
Total Land Value						\$13,000.00	
Total Assessed Value						\$229,000.00	

Parcel Numbers: 756-0319-000 Property Address: 7137 RAWSON AVE W Municipality: Franklin, City of

Owner Name: HILL CHRISTOPHER A & DIANA L Mailing Address: 7137 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	WESTMINSTER CONDOMINIUMS PHASE VI NW 10 5 21 UNIT 10-3	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1051-Franklin	

Building Description

Dwelling #	756 0319 000- 1		
Year Built:	1/1/2002	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2002	Bedrooms:	2
Remodeled/Effective Age:	-20	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0319 000- 1	1,440	0	0	0	0	0	1,440

Attachment Description(s):	Area:	Attachment Value:
31-WD	72	\$700
13-AFG	400	\$12,000

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

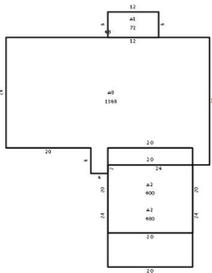
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/23/2002		\$149,900.00	Valid		Land and Improvements		
12/1/2008		\$200,200.00	Invalid		Land and Improvements		
4/8/2009		\$140,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.000	Gross				\$13,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
0	0.000			\$13,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			All Public		
Valuation/Explanation							
Dwelling #				756 0319 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,440		\$166,795.20	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$166,795.20	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,440		\$18,835.20	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,542.40	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				472		\$12,700.00	
Adjusted Base Price						\$211,494.80	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$216,144.28	
Market Adjustment:				31%		\$283,149.01	
CDU Adjustment:				76		\$215,200.00	
Complete:				100		\$215,200.00	
Dollar Adjustments						(\$200.00)	
Dwelling Value						\$215,000.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$215,000.00
Total Land Value		\$13,000.00
Total Assessed Value		\$228,000.00

Parcel Numbers: 756-0320-000 Property Address: 7135 RAWSON AVE W Municipality: Franklin, City of

Owner Name: TSOUNIS DEAN Mailing Address: 7135 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	WESTMINSTER CONDOMINIUMS PHASE VI NW 10 5 21 UNIT 10-4	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1051-Franklin	

Building Description

Dwelling #	756 0320 000- 1		
Year Built:	1/1/2002	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2002	Bedrooms:	2
Remodeled/Effective Age:	-20	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0320 000- 1	1,368	0	0	0	0	0	1,368

Attachment Description(s):	Area:	Attachment Value:
31-WD	72	\$700
13-AFG	480	\$14,400

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

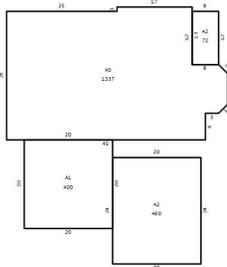
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/26/2010		\$157,900.00	Valid		Land and Improvements		
5/26/2010		\$157,900.00	Valid		Land and Improvements		
10/11/2002		\$149,900.00	Valid		Land and Improvements		
4/4/2003		\$150,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.000	Gross				\$13,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
0	0.000			\$13,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			All Public		
Valuation/Explanation							
Dwelling #				756 0320 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,368	\$159,631.92		
Second Story:				0	\$0.00		
Additional Story:				0	\$0.00		
Attic/Finished Net:				0	\$0.00		
Half Story/Finished Net:				0	\$0.00		
Base Price						\$159,631.92	
Unfinished Living Area:							
Room/Unfinished:				0	\$0.00		
Unfinished Basement:				1,368	\$18,084.96		
Half Story/Unfinished:					\$0.00		
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts	\$3,365.28		
Plumbing				0 - Half Bath 2 - Full Bath	\$7,322.00		
Finished Basement Living Area				0	\$0.00		
Features:				2	\$2,300.00		
Attachments:				552	\$15,100.00		
Adjusted Base Price						\$205,804.16	
Changes/Adjustments							
Grade Adjustment:				C+ 110%	\$207,244.58		
Market Adjustment:				42%	\$294,287.30		
CDU Adjustment:				76	\$223,700.00		
Complete:				100	\$223,700.00		
Dollar Adjustments					(\$600.00)		
Dwelling Value						\$223,100.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$223,100.00
Total Land Value		\$13,000.00
Total Assessed Value		\$236,100.00

Parcel Numbers: 756-0321-000 Property Address: 7133 RAWSON AVE W Municipality: Franklin, City of

Owner Name: Andrew K. Tate Mailing Address: 7133 W. Rawson Avenue Franklin, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	WESTMINSTER CONDOMINIUMS PHASE VI NW 10 5 21 UNIT 10-5	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1051-Franklin	

Building Description

Dwelling #	756 0321 000- 1		
Year Built:	1/1/2002	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2002	Bedrooms:	2
Remodeled/Effective Age:	-20	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0321 000- 1	1,337	0	0	0	0	0	1,337

Attachment Description(s):	Area:	Attachment Value:
13-AFG	400	\$12,000
31-WD	72	\$700

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

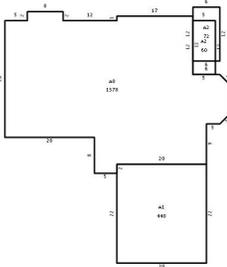
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
2/15/2022	11222083	\$255,000.00	Valid	W/C D - Warrant/Condo Deed	Land and Improvements	Other	
12/19/2002		\$149,900.00	Valid		Land and Improvements		
4/19/2006		\$168,000.00	Valid		Land and Improvements		
7/20/2011		\$146,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.000	Gross				\$13,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
0	0.000			\$13,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			All Public		
Valuation/Explanation							
Dwelling #				756 0321 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,337		\$157,164.35	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$157,164.35	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,337		\$17,848.95	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,289.02	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				472		\$12,700.00	
Adjusted Base Price						\$200,624.32	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$204,186.75	
Market Adjustment:				39%		\$283,819.59	
CDU Adjustment:				76		\$215,700.00	
Complete:				100		\$215,700.00	
Dollar Adjustments						\$300.00	
Dwelling Value						\$216,000.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$216,000.00
Total Land Value		\$13,000.00
Total Assessed Value		\$229,000.00

Parcel Numbers: 756-0322-000 Property Address: 7131 RAWSON AVE W Municipality: Franklin, City of

Owner Name: KRZYZANOWSKI, SUSAN C Mailing Address: 7131 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	WESTMINSTER CONDOMINIUMS PHASE VI NW 10 5 21 UNIT 10-6	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1051-Franklin	

Building Description

Dwelling #	756 0322 000- 1		
Year Built:	1/1/2002	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2002	Bedrooms:	2
Remodeled/Effective Age:	-20	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0322 000- 1	1,378	0	0	0	0	0	1,378

Attachment Description(s):	Area:	Attachment Value:
13-AFG	440	\$13,200
31-WD	60	\$600

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

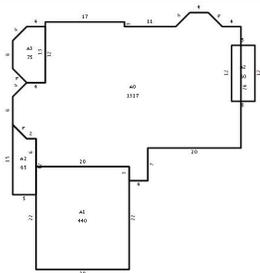
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/14/2002		\$149,900.00	Valid		Land and Improvements		
12/16/2010		\$158,200.00	Invalid		Land and Improvements		
3/16/2020		\$200,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.000	Gross				\$13,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
0	0.000			\$13,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Rolling	Paved	Medium			All Public		
Valuation/Explanation							
Dwelling #				756 0322 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,378		\$160,798.82	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$160,798.82	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,378		\$18,217.16	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,389.88	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				500		\$13,800.00	
Adjusted Base Price						\$205,827.86	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$208,700.65	
Market Adjustment:				41%		\$294,267.91	
CDU Adjustment:				76		\$223,600.00	
Complete:				100		\$223,600.00	
Dollar Adjustments						(\$500.00)	
Dwelling Value						\$223,100.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$223,100.00
Total Land Value		\$13,000.00
Total Assessed Value		\$236,100.00

Parcel Numbers: 756-0323-000 Property Address: 7111 RAWSON AVE W Municipality: Franklin, City of

Owner Name: OBERBRUNNER, SARAH Mailing Address: 7111 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	WESTMINSTER CONDOMINIUMS PHASE VII	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1051-Franklin	

Building Description

Dwelling #	756 0323 000- 1		
Year Built:	1/1/2003	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2003	Bedrooms:	2
Remodeled/Effective Age:	-19	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	2
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0323 000- 1	1,317	0	0	0	0	0	1,317

Attachment Description(s):	Area:	Attachment Value:
13-AFG	440	\$13,200
11-OPF	64	\$1,300
31-WD	75	\$800

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

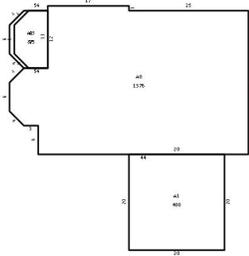
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
7/18/2017	17-1670	\$300.00	DUCTWK 300SF BS				
7/20/2017	17-1703	\$5,000.00	INTREMOD - BSMT				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/15/2003		\$159,900.00	Valid		Land and Improvements		
3/31/2017		\$170,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.000	Gross				\$13,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
0	0.000			\$13,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			All Public		
Valuation/Explanation							
Dwelling #				756 0323 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,317		\$154,813.35	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$154,813.35	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,317		\$17,581.95	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,239.82	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$2,000.00	
Attachments:				579		\$15,300.00	
Adjusted Base Price						\$200,257.12	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$201,252.83	
Market Adjustment:				39%		\$279,741.44	
CDU Adjustment:				77		\$215,400.00	
Complete:				100		\$215,400.00	
Dollar Adjustments						(\$400.00)	
Dwelling Value						\$215,000.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$215,000.00
Total Land Value		\$13,000.00
Total Assessed Value		\$228,000.00

Parcel Numbers: 756-0324-000 Property Address: 7113 RAWSON AVE W Municipality: Franklin, City of

Owner Name: THOMPSON, PETER A Mailing Address: 7113 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	WESTMINSTER CONDOMINIUMS PHASE VII	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1051-Franklin	

Building Description

Dwelling #	756 0324 000- 1		
Year Built:	1/1/2003	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2003	Bedrooms:	2
Remodeled/Effective Age:	-19	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	2
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0324 000- 1	1,376	0	0	0	0	0	1,376

Attachment Description(s):	Area:	Attachment Value:
13-AFG	400	\$12,000
11-0FP	87	\$1,700

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

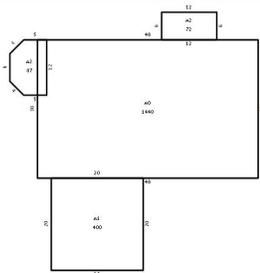
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/25/2003		\$159,900.00	Valid		Land and Improvements		
11/12/2021		\$232,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.000	Gross				\$13,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
0	0.000				\$13,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			All Public		
Valuation/Explanation							
Dwelling #				756 0324 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,376		\$160,565.44	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$160,565.44	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,376		\$18,190.72	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,384.96	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$2,000.00	
Attachments:				487		\$13,700.00	
Adjusted Base Price						\$205,163.12	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$208,409.43	
Market Adjustment:				36%		\$283,436.83	
CDU Adjustment:				77		\$218,200.00	
Complete:				100		\$218,200.00	
Dollar Adjustments						\$800.00	
Dwelling Value						\$219,000.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$219,000.00	
Total Land Value						\$13,000.00	
Total Assessed Value						\$232,000.00	

Parcel Numbers: 756-0325-000 Property Address: 7115 RAWSON AVE W Municipality: Franklin, City of

Owner Name: Julia J. Jansky Rev Trust 8/22/2022 Mailing Address: 7115 W. Rawson Ave Franklin, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	WESTMINSTER CONDOMINIUMS PHASE VII	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
1051-Franklin		

Building Description

Dwelling #	756 0325 000- 1		
Year Built:	1/1/2003	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2003	Bedrooms:	2
Remodeled/Effective Age:	-19	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0325 000- 1	1,440	0	0	0	0	0	1,440

Attachment Description(s):	Area:	Attachment Value:
13-AFG	400	\$12,000
31-WD	72	\$700

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History

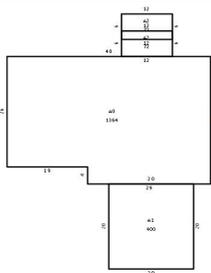
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:

Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
8/22/2022	11278774	\$250,000.00		QCD - Quit Claim Deed	Other	Other
10/29/2021		\$250,000.00	Valid		Land and Improvements	
11/15/2019		\$196,000.00	Valid		Land and Improvements	
7/20/2006		\$170,000.00	Valid		Land and Improvements	
12/27/2016		\$162,500.00	Valid		Land and Improvements	
6/26/2003		\$159,900.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.000	Gross				\$13,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
0	0.000			\$13,000		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Medium			All Public	
Valuation/Explanation						
Dwelling #			756 0325 000- 1			
Description			Area		Value Amount	
Living Area:						
First Story:			1,440			\$166,795.20
Second Story:			0			\$0.00
Additional Story:			0			\$0.00
Attic/Finished Net:			0			\$0.00
Half Story/Finished Net:			0			\$0.00
Base Price					\$166,795.20	
Unfinished Living Area:						
Room/Unfinished:			0			\$0.00
Unfinished Basement:			1,440			\$18,835.20
Half Story/Unfinished:						\$0.00
Structure Info, Features and Attachments:						
Heating/AC			Air Conditioning - Same Ducts		\$3,542.40	
Plumbing			0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area			0			\$0.00
Features:			1			\$2,000.00
Attachments:			472			\$12,700.00
Adjusted Base Price					\$211,194.80	
Changes/Adjustments						
Grade Adjustment:			C+ 110%		\$216,144.28	
Market Adjustment:			42%		\$306,924.88	
CDU Adjustment:			77		\$236,300.00	
Complete:			100		\$236,300.00	
Dollar Adjustments					\$700.00	
Dwelling Value					\$237,000.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$237,000.00
Total Land Value		\$13,000.00
Total Assessed Value		\$250,000.00

Parcel Numbers: 756-0326-000 Property Address: 7117 RAWSON AVE W Municipality: Franklin, City of

Owner Name: HUBMANN, CHARLES Mailing Address: 7117 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	WESTMINSTER CONDOMINIUMS PHASE VII	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
1051-Franklin		

Building Description

Dwelling #	756 0326 000- 1		
Year Built:	1/1/2003	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2003	Bedrooms:	2
Remodeled/Effective Age:	-19	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0326 000- 1	1,364	0	0	0	0	0	1,364

Attachment Description(s):	Area:	Attachment Value:
13-AFG	400	\$12,000
11-OFP	72	\$1,400

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

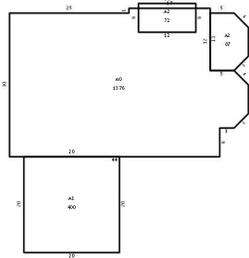
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
8/24/2016	16-2095	\$6,600.00	FURREPLAC+ACREP

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/7/2003		\$159,900.00	Valid		Land and Improvements		
8/7/2020		\$211,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.000	Gross				\$13,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
0	0.000				\$13,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			All Public		
Valuation/Explanation							
Dwelling #				756 0326 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,364		\$159,165.16	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$159,165.16	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,364		\$18,032.08	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,355.44	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$2,000.00	
Attachments:				472		\$13,400.00	
Adjusted Base Price						\$203,274.68	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$206,662.15	
Market Adjustment:				38%		\$285,193.76	
CDU Adjustment:				77		\$219,600.00	
Complete:				100		\$219,600.00	
Dollar Adjustments						(\$300.00)	
Dwelling Value						\$219,300.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$219,300.00	
Total Land Value						\$13,000.00	
Total Assessed Value						\$232,300.00	

Parcel Numbers: 756-0327-000 Property Address: 7119 RAWSON AVE W Municipality: Franklin, City of

Owner Name: LU CAMERON Mailing Address: 7119 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	WESTMINSTER CONDOMINIUMS PHASE VII	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1051-Franklin	

Building Description

Dwelling #	756 0327 000- 1		
Year Built:	1/1/2003	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2003	Bedrooms:	2
Remodeled/Effective Age:	-19	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	2
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0327 000- 1	1,376	0	0	0	0	0	1,376

Attachment Description(s):	Area:	Attachment Value:
13-AFG	400	\$12,000
31-WD	87	\$900

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

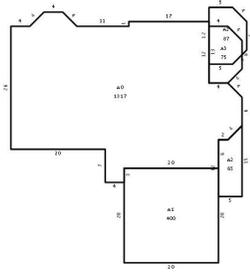
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/22/2003		\$159,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.000	Gross				\$13,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
0	0.000				\$13,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			All Public		
Valuation/Explanation							
Dwelling #				756 0327 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,376		\$160,565.44	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$160,565.44	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,376		\$18,190.72	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,384.96	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$2,000.00	
Attachments:				487		\$12,900.00	
Adjusted Base Price						\$204,363.12	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$208,409.43	
Market Adjustment:				36%		\$283,436.83	
CDU Adjustment:				77		\$218,200.00	
Complete:				100		\$218,200.00	
Dollar Adjustments						\$800.00	
Dwelling Value						\$219,000.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$219,000.00	
Total Land Value						\$13,000.00	
Total Assessed Value						\$232,000.00	

Parcel Numbers: 756-0328-000 Property Address: 7121 RAWSON AVE W Municipality: Franklin, City of

Owner Name: LARKIN CHERRE L Mailing Address: 7121 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	WESTMINSTER CONDOMINIUMS PHASE VII	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
1051-Franklin		

Building Description

Dwelling #	756 0328 000- 1		
Year Built:	1/1/2003	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2003	Bedrooms:	2
Remodeled/Effective Age:	-19	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	2
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0328 000- 1	1,317	0	0	0	0	0	1,317

Attachment Description(s):	Area:	Attachment Value:
13-AFG	400	\$12,000
11-OPF	64	\$1,300
11-OPF	75	\$1,500

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

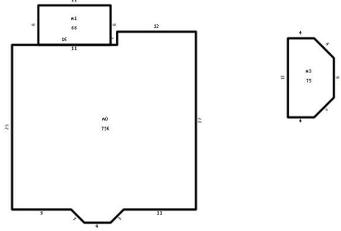
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/11/2004		\$170,000.00	Invalid		Land and Improvements		
7/31/2003		\$169,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.000	Gross				\$13,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
0	0.000				\$13,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			All Public		
Valuation/Explanation							
Dwelling #				756 0328 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,317		\$154,813.35	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$154,813.35	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,317		\$17,581.95	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,239.82	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$2,000.00	
Attachments:				539		\$14,800.00	
Adjusted Base Price						\$199,757.12	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$201,252.83	
Market Adjustment:				39%		\$279,741.44	
CDU Adjustment:				77		\$215,400.00	
Complete:				100		\$215,400.00	
Dollar Adjustments						(\$400.00)	
Dwelling Value						\$215,000.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$215,000.00	
Total Land Value						\$13,000.00	
Total Assessed Value						\$228,000.00	

Parcel Numbers: 756-0329-000 Property Address: 7151 RAWSON AVE W Municipality: Franklin, City of

Owner Name: MOONEY TIMOTHY M Mailing Address: 7151 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	WESTMINSTER CONDOMINIUMS PHASE VIII	
	Parcel Sketch and Site Map obtained from the County GIS	
Neighborhood:		
1051-Franklin		

Building Description

Dwelling #	756 0329 000- 1		
Year Built:	1/1/2003	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2003	Bedrooms:	2
Remodeled/Effective Age:	-19	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0329 000- 1	736	736	0	0	0	0	1,472

Attachment Description(s):	Area:	Attachment Value:
31-WD	66	\$700

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
02-Basement Garage	2	\$3,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

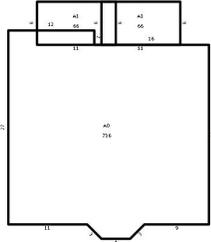
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
2/17/2004	422	\$10,000.00	WDDK				
4/10/2004	965	\$24,000.00	AC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/21/2004		\$179,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.000	Gross				\$13,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
0	0.000				\$13,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			All Public		
Valuation/Explanation							
Dwelling #				756 0329 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				736		\$99,978.24	
Second Story:				736		\$50,445.44	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$150,423.68	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				736		\$21,064.32	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,621.12	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0		\$0.00	
Features:				3		\$5,000.00	
Attachments:				66		\$700.00	
Adjusted Base Price						\$193,012.12	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$206,043.33	
Market Adjustment:				44%		\$296,702.40	
CDU Adjustment:				77		\$228,500.00	
Complete:				100		\$228,500.00	
Dollar Adjustments						(\$200.00)	
Dwelling Value						\$228,300.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$228,300.00
Total Land Value		\$13,000.00
Total Assessed Value		\$241,300.00

Parcel Numbers: 756-0330-000 Property Address: 7153 RAWSON AVE W Municipality: Franklin, City of

Owner Name: MURRAY, CAROLINE D Mailing Address: 7153 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	WESTMINSTER CONDOMINIUMS PHASE VIII	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1051-Franklin	

Building Description

Dwelling #	756 0330 000- 1		
Year Built:	1/1/2003	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2003	Bedrooms:	2
Remodeled/Effective Age:	-19	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0330 000- 1	736	736	0	0	0	0	1,472

Attachment Description(s): 31-WD	Area: 66	Attachment Value: \$700
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Feature Description(s): 05-Metal Fireplace	Area: 1	Feature Value: \$2,000
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0
02-Basement Garage	2	\$3,000
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

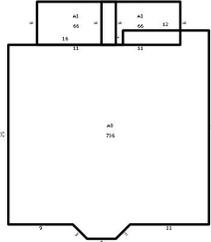
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
2/17/2004	422	\$10,000.00	WDDK				
4/10/2004	965	\$24,000.00	AC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/19/2004		\$176,900.00	Valid		Land and Improvements		
10/15/2007		\$188,000.00	Valid		Land and Improvements		
2/28/2013		\$138,500.00	Valid		Land and Improvements		
8/17/2016		\$150,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.000	Gross				\$13,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
0	0.000			\$13,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			All Public		
Valuation/Explanation							
Dwelling #	756 0330 000- 1						
Description	Area				Value Amount		
Living Area:							
First Story:	736				\$99,978.24		
Second Story:	736				\$50,445.44		
Additional Story:	0				\$0.00		
Attic/Finished Net:	0				\$0.00		
Half Story/Finished Net:	0				\$0.00		
Base Price					\$150,423.68		
Unfinished Living Area:							
Room/Unfinished:	0				\$0.00		
Unfinished Basement:	736				\$21,064.32		
Half Story/Unfinished:					\$0.00		
Structure Info, Features and Attachments:							
Heating/AC	Air Conditioning - Same Ducts				\$3,621.12		
Plumbing	1 - Half Bath 2 - Full Bath				\$12,203.00		
Finished Basement Living Area	0				\$0.00		
Features:	3				\$5,000.00		
Attachments:	66				\$700.00		
Adjusted Base Price					\$193,012.12		
Changes/Adjustments							
Grade Adjustment:	C+ 110%				\$206,043.33		
Market Adjustment:	44%				\$296,702.40		
CDU Adjustment:	77				\$228,500.00		
Complete:	100				\$228,500.00		
Dollar Adjustments					(\$200.00)		
Dwelling Value					\$228,300.00		

Other Building Improvements	0	\$0.00
Total Improvement Value		\$228,300.00
Total Land Value		\$13,000.00
Total Assessed Value		\$241,300.00

Parcel Numbers: 756-0331-000 Property Address: 7155 RAWSON AVE W Municipality: Franklin, City of

Owner Name: BAYLON JONATHAN A & LORINA M Mailing Address: 7155 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	WESTMINSTER CONDOMINIUMS PHASE VIII	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
1051-Franklin		

Building Description

Dwelling #	756 0331 000- 1		
Year Built:	1/1/2003	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2003	Bedrooms:	2
Remodeled/Effective Age:	-19	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0331 000- 1	736	736	0	0	0	0	1,472

Attachment Description(s):	Area:	Attachment Value:
31-WD	66	\$700

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
02-Basement Garage	2	\$3,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

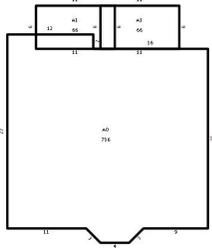
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
2/17/2004	422	\$10,000.00	WDDK				
4/10/2004	965	\$24,000.00	AC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/1/2008		\$177,000.00	Valid		Land and Improvements		
1/22/2008		\$180,000.00	Invalid		Land and Improvements		
8/25/2006		\$179,900.00	Valid		Land and Improvements		
7/16/2004		\$176,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.000	Gross				\$13,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
0	0.000				\$13,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			All Public		
Valuation/Explanation							
Dwelling #				756 0331 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				736		\$99,978.24	
Second Story:				736		\$50,445.44	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$150,423.68	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				736		\$21,064.32	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,621.12	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0		\$0.00	
Features:				3		\$5,000.00	
Attachments:				66		\$700.00	
Adjusted Base Price						\$193,012.12	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$206,043.33	
Market Adjustment:				44%		\$296,702.40	
CDU Adjustment:				77		\$228,500.00	
Complete:				100		\$228,500.00	
Dollar Adjustments						(\$200.00)	
Dwelling Value						\$228,300.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$228,300.00
Total Land Value		\$13,000.00
Total Assessed Value		\$241,300.00

Parcel Numbers: 756-0332-000 Property Address: 7157 RAWSON AVE W Municipality: Franklin, City of

Owner Name: Todd Rebillot Mailing Address: 7157 W. Rawson Avenue Franklin, WI 53132 Land Use: Residential

	Legal Description:	
	WESTMINSTER CONDOMINIUMS PHASE VIII	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1051-Franklin	

Building Description

Dwelling #	756 0332 000- 1		
Year Built:	1/1/2003	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2003	Bedrooms:	2
Remodeled/Effective Age:	-19	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	2
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0332 000- 1	736	736	0	0	0	0	1,472

Attachment Description(s): 31-WD	Area: 66	Attachment Value: \$700
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Feature Description(s): 05-Metal Fireplace	Area: 1	Feature Value: \$2,000
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0
02-Basement Garage	2	\$3,000
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

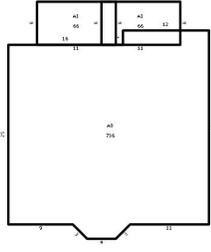
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
2/17/2004	422	\$10,000.00	WDDK				
4/10/2004	965	\$24,000.00	AC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/16/2022	11268375	\$208,500.00	Invalid	O - Other	Other	Other	
7/16/2004	11268375	\$176,900.00	Valid		Land and Improvements		
10/12/2006		\$183,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.000	Gross				\$13,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
0	0.000			\$13,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			All Public		
Valuation/Explanation							
Dwelling #	756 0332 000- 1						
Description	Area					Value Amount	
Living Area:							
First Story:	736					\$99,978.24	
Second Story:	736					\$50,445.44	
Additional Story:	0					\$0.00	
Attic/Finished Net:	0					\$0.00	
Half Story/Finished Net:	0					\$0.00	
Base Price	\$150,423.68						
Unfinished Living Area:							
Room/Unfinished:	0					\$0.00	
Unfinished Basement:	736					\$21,064.32	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC	Air Conditioning - Same Ducts					\$3,621.12	
Plumbing	1 - Half Bath 2 - Full Bath					\$12,203.00	
Finished Basement Living Area	0					\$0.00	
Features:	3					\$5,000.00	
Attachments:	66					\$700.00	
Adjusted Base Price	\$193,012.12						
Changes/Adjustments							
Grade Adjustment:	C+ 110%					\$206,043.33	
Market Adjustment:	44%					\$296,702.40	
CDU Adjustment:	77					\$228,500.00	
Complete:	100					\$228,500.00	
Dollar Adjustments						(\$200.00)	
Dwelling Value	\$228,300.00						

Other Building Improvements	0	\$0.00
Total Improvement Value		\$228,300.00
Total Land Value		\$13,000.00
Total Assessed Value		\$241,300.00

Parcel Numbers: 756-0333-000 Property Address: 7159 RAWSON AVE W Municipality: Franklin, City of

Owner Name: SO INVESTMENTS LLC Mailing Address: 7111 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	WESTMINSTER CONDOMINIUMS PHASE VIII	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1051-Franklin	

Building Description

Dwelling #	756 0333 000- 1		
Year Built:	1/1/2003	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2003	Bedrooms:	2
Remodeled/Effective Age:	-19	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	2
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0333 000- 1	736	736	0	0	0	0	1,472

Attachment Description(s): 31-WD	Area: 66	Attachment Value: \$700
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Feature Description(s): 05-Metal Fireplace	Area: 1	Feature Value: \$2,000
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0
02-Basement Garage	2	\$3,000
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

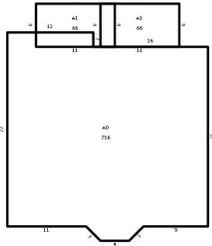
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
2/17/2004	422	\$10,000.00	WDDK				
4/10/2004	965	\$24,000.00	AC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/21/2021		\$204,300.00	Invalid		Land and Improvements		
1/19/2021		\$123,395.00	Invalid		Land and Improvements		
5/5/2019		\$158,800.00	Invalid		Land and Improvements		
3/30/2016		\$149,900.00	Valid		Land and Improvements		
7/16/2004		\$176,900.00	Valid		Land and Improvements		
4/1/2019		\$175,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.000	Gross				\$13,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
0	0.000			\$13,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			All Public		

Valuation/Explanation		
Dwelling #	756 0333 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	736	\$99,978.24
Second Story:	736	\$50,445.44
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$150,423.68
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	736	\$21,064.32
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,621.12
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$5,000.00
Attachments:	66	\$700.00
Adjusted Base Price		\$193,012.12
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$206,043.33
Market Adjustment:	44%	\$296,702.40
CDU Adjustment:	77	\$228,500.00
Complete:	100	\$228,500.00
Dollar Adjustments		(\$200.00)
Dwelling Value		\$228,300.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$228,300.00
Total Land Value		\$13,000.00
Total Assessed Value		\$241,300.00

Parcel Numbers: 756-0334-000 Property Address: 7161 RAWSON AVE W Municipality: Franklin, City of

Owner Name: ALDEBBEH, IBRAHIM A Mailing Address: 7161 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	WESTMINSTER CONDOMINIUMS PHASE VIII	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
1051-Franklin		

Building Description

Dwelling #	756 0334 000- 1		
Year Built:	1/1/2003	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2003	Bedrooms:	2
Remodeled/Effective Age:	-19	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0334 000- 1	736	736	0	0	0	0	1,472

Attachment Description(s): 31-WD	Area: 66	Attachment Value: \$700
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Feature Description(s): 02-Basement Garage	Area: 2	Feature Value: \$3,000
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

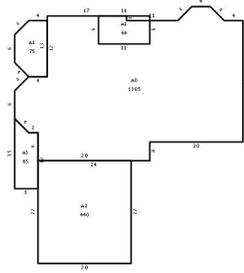
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
2/17/2004	422	\$10,000.00	WDDK				
4/10/2005	965	\$24,000.00	AC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/31/2015		\$150,000.00	Valid		Land and Improvements		
7/16/2004		\$179,900.00	Valid		Land and Improvements		
9/29/2010		\$158,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.000	Gross				\$13,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
0	0.000				\$13,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			All Public		
Valuation/Explanation							
Dwelling #				756 0334 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				736	\$99,978.24		
Second Story:				736	\$50,445.44		
Additional Story:				0	\$0.00		
Attic/Finished Net:				0	\$0.00		
Half Story/Finished Net:				0	\$0.00		
Base Price						\$150,423.68	
Unfinished Living Area:							
Room/Unfinished:				0	\$0.00		
Unfinished Basement:				736	\$21,064.32		
Half Story/Unfinished:					\$0.00		
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,621.12	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0	\$0.00		
Features:				3	\$5,000.00		
Attachments:				66	\$700.00		
Adjusted Base Price						\$193,012.12	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$206,043.33	
Market Adjustment:				44%		\$296,702.40	
CDU Adjustment:				77		\$228,500.00	
Complete:				100		\$228,500.00	
Dollar Adjustments						(\$200.00)	
Dwelling Value						\$228,300.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$228,300.00
Total Land Value		\$13,000.00
Total Assessed Value		\$241,300.00

Parcel Numbers: 756-0335-000 Property Address: 7171 RAWSON AVE W Municipality: Franklin, City of

Owner Name: VENKATASUBRAMANIAN, UMASHANKAR Mailing Address: 7171 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	WESTMINSTER CONDOMINIUMS PHASE VIII	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1051-Franklin	

Building Description

Dwelling #	756 0335 000- 1		
Year Built:	1/1/2003	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2003	Bedrooms:	2
Remodeled/Effective Age:	-19	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	2
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0335 000- 1	1,305	0	0	0	0	0	1,305

Attachment Description(s):	Area:	Attachment Value:
31-WD	75	\$800
13-AFG	440	\$13,200
11-OFP	64	\$1,300

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

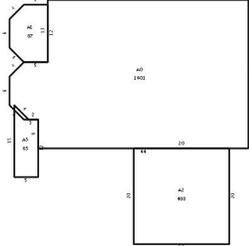
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/25/2009		\$163,000.00	Valid		Land and Improvements		
11/16/2017		\$177,000.00	Valid		Land and Improvements		
3/31/2004		\$179,900.00	Valid		Land and Improvements		
7/28/2004		\$189,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.000	Gross				\$13,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
0	0.000				\$13,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			All Public		
Valuation/Explanation							
Dwelling #				756 0335 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,305		\$153,402.75	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$153,402.75	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,305		\$17,421.75	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,210.30	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$2,000.00	
Attachments:				579		\$15,300.00	
Adjusted Base Price						\$198,656.80	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$199,492.48	
Market Adjustment:				39%		\$277,294.55	
CDU Adjustment:				77		\$213,500.00	
Complete:				100		\$213,500.00	
Dollar Adjustments						\$500.00	
Dwelling Value						\$214,000.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$214,000.00	
Total Land Value						\$13,000.00	
Total Assessed Value						\$227,000.00	

Parcel Numbers: 756-0336-000 Property Address: 7173 RAWSON AVE W Municipality: Franklin, City of

Owner Name: FISCHER MICHAEL J & JANE L Mailing Address: 7173 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	WESTMINSTER CONDOMINIUMS PHASE VIII	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1051-Franklin	

Building Description

Dwelling #	756 0336 000- 1		
Year Built:	1/1/2003	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2003	Bedrooms:	2
Remodeled/Effective Age:	-19	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	2
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0336 000- 1	1,401	0	0	0	0	0	1,401

Attachment Description(s):	Area:	Attachment Value:
11-OFP	87	\$1,700
13-AFG	400	\$12,000

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

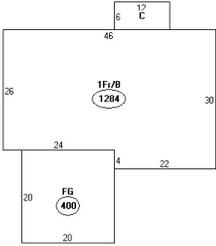
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:

Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
4/20/2004		\$174,900.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.000	Gross				\$13,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
0	0.000			\$13,000		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Medium			All Public	
Valuation/Explanation						
Dwelling #				756 0336 000- 1		
Description				Area		Value Amount
Living Area:						
First Story:				1,401		\$162,277.83
Second Story:				0		\$0.00
Additional Story:				0		\$0.00
Attic/Finished Net:				0		\$0.00
Half Story/Finished Net:				0		\$0.00
Base Price						\$162,277.83
Unfinished Living Area:						
Room/Unfinished:				0		\$0.00
Unfinished Basement:				1,401		\$18,325.08
Half Story/Unfinished:						\$0.00
Structure Info, Features and Attachments:						
Heating/AC				Air Conditioning - Same Ducts		\$3,446.46
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00
Finished Basement Living Area				0		\$0.00
Features:				1		\$2,000.00
Attachments:				487		\$13,700.00
Adjusted Base Price						\$207,071.37
Changes/Adjustments						
Grade Adjustment:				C+ 110%		\$210,508.51
Market Adjustment:				37%		\$288,396.66
CDU Adjustment:				77		\$222,100.00
Complete:				100		\$222,100.00
Dollar Adjustments						(\$400.00)
Dwelling Value						\$221,700.00
Other Building Improvements				0		\$0.00
Total Improvement Value						\$221,700.00
Total Land Value						\$13,000.00
Total Assessed Value						\$234,700.00

Parcel Numbers: 756-0337-000 Property Address: 7175 RAWSON AVE W Municipality: Franklin, City of

Owner Name: SHERLOWSKY, RUDOLPH GEO & CHEW KOOI Mailing Address: 7175 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	WESTMINSTER CONDOMINIUMS PHASE VIII	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Descriptor/Size</small></p> <p>A: 1F/B 1284 sqft</p> <p>B: FG 400 sqft</p> <p>C: Wood Deck 72 sqft</p>
	Neighborhood: 1051-Franklin	

Building Description

Dwelling #	756 0337 000- 1		
Year Built:	1/1/2003	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2003	Bedrooms:	2
Remodeled/Effective Age:	-19	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0337 000- 1	1,284	0	0	0	0	0	1,284

Attachment Description(s):	Area:	Attachment Value:
13-AFG	400	\$12,000
31-WD	72	\$700

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

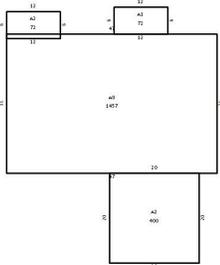
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
7/23/2018	18-1858	\$3,309.00	ACREPLACE
10/27/2021	21-0762	\$5,830.00	INTREM0D

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
3/15/2004		\$162,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.000	Gross				\$13,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
0	0.000				\$13,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			All Public		
Valuation/Explanation							
Dwelling #				756 0337 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,284		\$152,205.36	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$152,205.36	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,284		\$17,334.00	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,158.64	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$2,000.00	
Attachments:				472		\$12,700.00	
Adjusted Base Price						\$194,720.00	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$198,022.00	
Market Adjustment:				39%		\$275,250.58	
CDU Adjustment:				77		\$211,900.00	
Complete:				100		\$211,900.00	
Dollar Adjustments						\$100.00	
Dwelling Value						\$212,000.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$212,000.00	
Total Land Value						\$13,000.00	
Total Assessed Value						\$225,000.00	

Parcel Numbers: 756-0338-000 Property Address: 7177 RAWSON AVE W Municipality: Franklin, City of

Owner Name: HARWOOD STEVEN R & NANCY J Mailing Address: P O BOX 320225 FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	WESTMINSTER CONDOMINIUMS PHASE VIII	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1051-Franklin	

Building Description

Dwelling #	756 0338 000- 1		
Year Built:	1/1/2003	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2003	Bedrooms:	2
Remodeled/Effective Age:	-19	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0338 000- 1	1,457	0	0	0	0	0	1,457

Attachment Description(s):	Area:	Attachment Value:
11-OFP	72	\$1,400
13-AFG	400	\$12,000

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

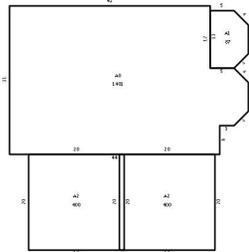
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:

Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
2/27/2004		\$169,900.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.000	Gross				\$13,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
0	0.000			\$13,000		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Medium			All Public	
Valuation/Explanation						
Dwelling #				756 0338 000- 1		
Description				Area		Value Amount
Living Area:						
First Story:				1,457		\$167,671.56
Second Story:				0		\$0.00
Additional Story:				0		\$0.00
Attic/Finished Net:				0		\$0.00
Half Story/Finished Net:				0		\$0.00
Base Price						\$167,671.56
Unfinished Living Area:						
Room/Unfinished:				0		\$0.00
Unfinished Basement:				1,457		\$18,882.72
Half Story/Unfinished:						\$0.00
Structure Info, Features and Attachments:						
Heating/AC				Air Conditioning - Same Ducts		\$3,584.22
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00
Finished Basement Living Area				0		\$0.00
Features:				1		\$2,000.00
Attachments:				472		\$13,400.00
Adjusted Base Price						\$212,860.50
Changes/Adjustments						
Grade Adjustment:				C+ 110%		\$217,206.55
Market Adjustment:				29%		\$280,196.45
CDU Adjustment:				77		\$215,800.00
Complete:				100		\$215,800.00
Dollar Adjustments						(\$200.00)
Dwelling Value						\$215,600.00
Other Building Improvements				0		\$0.00
Total Improvement Value						\$215,600.00
Total Land Value						\$13,000.00
Total Assessed Value						\$228,600.00

Parcel Numbers: 756-0339-000 Property Address: 7179 RAWSON AVE W Municipality: Franklin, City of

Owner Name: JAJTNER, DEAN A Mailing Address: 7179 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	WESTMINSTER CONDOMINIUMS PHASE VIII	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1051-Franklin	

Building Description

Dwelling #	756 0339 000- 1		
Year Built:	1/1/2003	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2003	Bedrooms:	2
Remodeled/Effective Age:	-19	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	2
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0339 000- 1	1,401	0	0	0	0	0	1,401

Attachment Description(s):	Area:	Attachment Value:
31-WD	87	\$900
13-AFG	400	\$12,000

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	458	\$2,290

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History

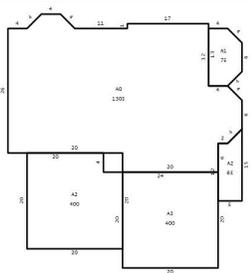
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/9/2014		\$155,000.00	Valid		Land and Improvements		
1/2/2020		\$190,000.00	Valid		Land and Improvements		
2/27/2004		\$162,900.00	Valid		Land and Improvements		
4/12/2007		\$175,000.00	Invalid		Land and Improvements		
10/12/2017		\$175,750.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.000	Gross				\$13,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
0	0.000			\$13,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			All Public		
Valuation/Explanation							
Dwelling #				756 0339 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,401	\$162,277.83		
Second Story:				0	\$0.00		
Additional Story:				0	\$0.00		
Attic/Finished Net:				0	\$0.00		
Half Story/Finished Net:				0	\$0.00		
Base Price						\$162,277.83	
Unfinished Living Area:							
Room/Unfinished:				0	\$0.00		
Unfinished Basement:				1,401	\$18,325.08		
Half Story/Unfinished:					\$0.00		
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts	\$3,446.46		
Plumbing				0 - Half Bath 2 - Full Bath	\$7,322.00		
Finished Basement Living Area				0	\$0.00		
Features:				1	\$2,000.00		
Attachments:				487	\$12,900.00		
Adjusted Base Price						\$206,271.37	
Changes/Adjustments							
Grade Adjustment:				C+ 110%	\$210,508.51		
Market Adjustment:				40%	\$294,711.91		
CDU Adjustment:				77	\$226,900.00		
Complete:				100	\$226,900.00		
Dollar Adjustments					(\$400.00)		
Dwelling Value						\$226,500.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$226,500.00
Total Land Value		\$13,000.00
Total Assessed Value		\$239,500.00

Parcel Numbers: 756-0340-000 Property Address: 7181 RAWSON AVE W Municipality: Franklin, City of

Owner Name: TSOUNIS, DIANE Mailing Address: 7181 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	WESTMINSTER CONDOMINIUMS PHASE VIII	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1051-Franklin	

Building Description

Dwelling #	756 0340 000- 1		
Year Built:	1/1/2003	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2003	Bedrooms:	2
Remodeled/Effective Age:	-19	Full Baths:	2
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	2
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 0340 000- 1	1,305	0	0	0	0	0	1,305

Attachment Description(s):	Area:	Attachment Value:
11-OFP	75	\$1,500
11-OFP	64	\$1,300
13-AFG	400	\$12,000

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

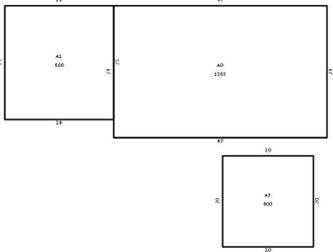
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
2/27/2004		\$162,900.00	Valid		Land and Improvements		
4/23/2009		\$168,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.000	Gross				\$13,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
0	0.000				\$13,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			All Public		
Valuation/Explanation							
Dwelling #				756 0340 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,305		\$153,402.75	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$153,402.75	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,305		\$17,421.75	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,210.30	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$2,000.00	
Attachments:				539		\$14,800.00	
Adjusted Base Price						\$198,156.80	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$199,492.48	
Market Adjustment:				39%		\$277,294.55	
CDU Adjustment:				77		\$213,500.00	
Complete:				100		\$213,500.00	
Dollar Adjustments						\$500.00	
Dwelling Value						\$214,000.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$214,000.00	
Total Land Value						\$13,000.00	
Total Assessed Value						\$227,000.00	

Parcel Numbers: 756-9992-002 Property Address: 7131 68TH ST S Municipality: Franklin, City of

Owner Name: ROBERTS, VINCENT G & BEVERLY JEAN (L/C) Mailing Address: 7131 S 68TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	CSM NO 1968 NW 10 5 21 EXC PART FOR DRIVE	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

Building Description

Dwelling #	756 9992 002- 1		
Year Built:	1/1/1957	Exterior Wall:	07-Brick
Year Remodeled:	1/1/1957	Bedrooms:	3
Remodeled/Effective Age:	-65	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 9992 002- 1	1,363	0	0	0	0	0	1,363

Attachment Description(s): 23-AMG Area: 600 Attachment Value: \$21,000

Feature Description(s): 22-Additional Fixture Area: 2 Feature Value: \$600

Rec Room Condition: Rec Room Area: 0 Rec Room Value: \$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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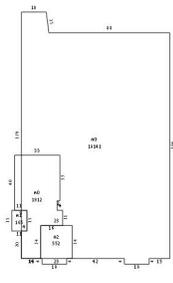
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
9/25/2006	3272	\$2,500.00	FURREPLAC

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/6/2018		\$194,700.00	Invalid		Land and Improvements		
9/17/2018		\$140,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.764	Gross				\$92,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
33,280	0.764				\$92,800		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			Well		
Valuation/Explanation							
Dwelling #				756 9992 002- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,363		\$178,893.75	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$178,893.75	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,363		\$31,621.60	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Basic Heating		\$0.00	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$600.00	
Attachments:				600		\$21,000.00	
Adjusted Base Price						\$232,115.35	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$231,566.89	
Market Adjustment:				34%		\$310,299.63	
CDU Adjustment:				55		\$170,700.00	
Complete:				100		\$170,700.00	
Dollar Adjustments						\$300.00	
Dwelling Value						\$171,000.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$171,000.00	
Total Land Value						\$92,800.00	
Total Assessed Value						\$263,800.00	

Parcel Numbers: 756-9993-005	Property Address: 7401 #A RAWSON AVE W	Municipality: Franklin, City of
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Owner Name: Franklin Rawson, LLC, a Wisconsin limited liability company	Mailing Address: 890 Elm Grove Rd Ste 207-A Elm Grove, WI 53122	Land Use: Commercial
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Property Photograph: 	Legal Description: CERTIFIED SURVEY MAP NO 4483 NW 10 5 21 PARCEL 2	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 998.6-Franklin	
	Zoning: R6	

Building Description

Building #	1	
Building Type/Style:	999-Single Family Residence	One Bedroom:
Stories:		Two Bedroom:
Year Built:	1966	Three Bedroom:
Remodeled/Effective Age:		Total Unit Count:
Grade Factor:	C	Business Name:
Market Adjustment:	69	CDU/Overall Condition
		Average

Structure / Basement Data

Building #	Section #	Occupancy:	Year:	Area:	Framing:	Wall Hgt:	Rental:
1	1	999-Single Family Residence	1966	1,912	D4-Wood Average	8	
Building #	Section #	Description:	Basement Area:	Total Area:			
1			1,912	3,824			

Components					Site Improvements				
Bldg #	Sec. #	Description:	Area:	Value:	Bldg #	Sec. #	Description:	Area:	Value:
1	1	HVAC-Warmed and Cooled Air	1,912	\$2,900	1				

Detached Improvements

Structure:	Year:	Sq Ft:	Grade:	Construction:	Condition:

Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
4/15/2022	11237807	\$890,000.00	Valid	W/C D - Warrant/Condo Deed	Land	Other

Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
B-Commercial Primary Site	1.994	Gross				\$177,200.00

Acreage/Squarefoot Variables					
Land Data & Computations					
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Total Land Value:	
86,859	1.994			\$177,200.00	
General Information					
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Light			All Public
Assessment History					
Parcel Year:	Acres Total:	Land Total:	Improvement Total:		
Valuation/Explanation					
Building #	1				
Description	Area		Value Amount		
Structure:	1,912		\$102,598.00		
Commercial Building Base Price			\$102,598.00		
Basement:	0		\$0.00		
Components:	0		\$0.00		
Site Improvements:	0		\$0.00		
Adjusted Base Price			\$102,598.00		
Depreciation Adjustment:	0		\$0.00		
Adjusted Base Price with Depreciation			\$102,598.00		
Grade Adjustment:	C		0.00		
Market Adjustment:	69		\$70,792.62		
Local Modifier:			\$0.00		
Percent Complete:			\$0.00		
Dollar Adjustment:			\$600.00		
Commercial Building Value			\$174,000.00		
Total Dwelling Value			\$0		
Detached Improvements	0		\$0.00		
Total Improvement Value			\$178,900.00		
Total Land Value			\$177,200.00		
Total Assessed Value			\$356,100.00		

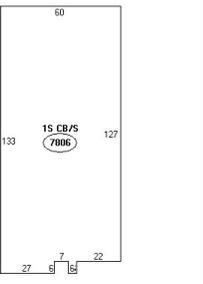
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
B-Commercial Primary Site	1.239	Gross				\$623,700.00
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Total Land Value:		
53,971	1.239			\$623,700.00		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Heavy			All Public	
Assessment History						
Parcel Year:	Acres Total:	Land Total:	Improvement Total:			
Valuation/Explanation						
Building #	1					
Description	Area	Value Amount				
Structure:	3,073	\$317,379.00				
Commercial Building Base Price		\$317,379.00				
Basement:	0	\$0.00				
Components:	0	\$0.00				
Site Improvements:	0	\$0.00				
Adjusted Base Price		\$317,379.00				
Depreciation Adjustment:	0	\$0.00				
Adjusted Base Price with Depreciation		\$317,379.00				
Grade Adjustment:	B-	64,395.89				
Market Adjustment:	-21	(\$80,172.73)				
Local Modifier:		\$0.00				
Percent Complete:		\$0.00				
Dollar Adjustment:		\$100.00				
Commercial Building Value		\$301,700.00				
Total Dwelling Value		\$0				
Detached Improvements	0	\$7,000.00				
Total Improvement Value		\$312,300.00				
Total Land Value		\$623,700.00				
Total Assessed Value		\$936,000.00				

Detached Improvements						
Structure:	Year:	Sq Ft:	Grade:	Construction:	Condition:	
PA-Paving	1/1/1987	14,000	C		Average	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
4/7/2009	506	\$6,800.00	EXTREMOD-ROOF			
7/20/2018	18-1823	\$700,000.00	INT/EXT ALTER			
6/3/2009	885	\$100.00	RAZED-INT			
4/6/2009	502	\$26,000.00	EXTREMOD-ROOF			
6/4/2009	895	\$139,450.00	ALTER-INTREMOD			
8/6/2008	1803	\$20,000.00	ALTER			
4/8/2019	19-0688	\$22,500.00	HVAC			
3/1/1999	99-0205	\$35,000.00	ALTERATIONS			
12/9/2022	PB22-0980	\$1.00	Cert. of occupancy - Ownership change for Mcdonalds - Ricely Restaraunt group LLC			
12/1/2022	PZC22-0057	\$1.00	Zoning compliance application - Ownership change for Mcdonalds - Ricely Restaraunt group LLC			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
11/1/1995		\$443,541.00	Invalid		Land and Improvements	
6/1/1987		\$225,000.00	Valid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
B-Commercial Primary Site	0.933	Gross				\$587,400.00
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Total Land Value:		
40,641	0.933			\$587,400.00		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Heavy			All Public	
Assessment History						
Parcel Year:	Acres Total:	Land Total:	Improvement Total:			

Valuation/Explanation		
Building #	1	
Description	Area	Value Amount
Structure:	429	\$14,637.00
Commercial Building Base Price		\$14,637.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
Adjusted Base Price		\$14,637.00
Depreciation Adjustment:	0	\$0.00
Adjusted Base Price with Depreciation		\$14,637.00
Grade Adjustment:	A	20,699.23
Market Adjustment:	199	\$70,319.10
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$400.00
Commercial Building Value		\$106,100.00
Building #	2	
Description	Area	Value Amount
Structure:	4,221	\$358,490.00
Commercial Building Base Price		\$358,490.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
Adjusted Base Price		\$358,490.00
Depreciation Adjustment:	0	\$0.00
Adjusted Base Price with Depreciation		\$358,490.00
Grade Adjustment:	A	197,169.24
Market Adjustment:	87	\$483,423.54
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$200.00
Commercial Building Value		\$1,039,300.00
Total Dwelling Value		\$0
Detached Improvements	0	\$2,800.00
Total Improvement Value		\$1,216,900.00
Total Land Value		\$587,400.00
Total Assessed Value		\$1,804,300.00

Parcel Numbers: 756-9993-011	Property Address: 7260 76TH ST S	Municipality: Franklin, City of
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Owner Name: GUARDING YOUR INVESTMENTS LLC	Mailing Address: P O BOX 210317 MILWAUKEE, WI 53221	Land Use: Commercial
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Property Photograph: 	Legal Description: C S M NO 5401 NW 10 5 21 PARCEL 1	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 998.85-Franklin		
Zoning:		

Building Description

Building #	1	
Building Type/Style:	597-Mixed Retail w/Off Units	One Bedroom:
Stories:		Two Bedroom:
Year Built:	1990	Three Bedroom:
Remodeled/Effective Age:		Total Unit Count:
Grade Factor:	C	Business Name:
Market Adjustment:	-7	Ingenious Child Care
	CDU/Overall Condition	Very Good

Structure / Basement Data

Building #	Section #	Occupancy:	Year:	Area:	Framing:	Wall Hgt:	Rental:
1	1	597-Mixed Retail w/Off Units	1990	7,806	D4-Wood Average	8	
Building #	Section #	Description:	Basement Area:	Total Area:			
1				7,806			

Components **Site Improvements**

Bldg #	Sec. #	Description:	Area:	Value:	Bldg #	Sec. #	Description:	Area:	Value:
1	1	HVAC-Warmed and Cooled Air	7,806	\$11,700	1				

Detached Improvements

Structure:	Year:	Sq Ft:	Grade:	Construction:	Condition:
PA-Paving	1/1/1990	9,500	C		Average

Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
5/16/2016	16-1058	\$21,000.00	INT ALTER + RER
5/9/2016	16-1015	\$33,000.00	FURN & AC X3
10/6/2021	21-0679	\$30,000.00	SHED 22X40
12/16/2015	15-3003	\$65,000.00	DAMAGE REPAIR

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
6/1/1990		\$130,000.00	Valid		Land	
9/1/1999		\$675,000.00	Valid		Land and Improvements	
11/18/2005		\$965,000.00	Valid		Land and Improvements	
6/8/2012		\$875,000.00	Valid		Land and Improvements	
9/18/2015		\$495,000.00	Invalid		Land and Improvements	

Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
B-Commercial Primary Site	1.003	Gross				\$378,800.00
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Total Land Value:		
43,691	1.003			\$378,800.00		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Heavy			All Public	
Assessment History						
Parcel Year:	Acres Total:	Land Total:	Improvement Total:			
Valuation/Explanation						
Building #	1					
Description	Area	Value Amount				
Structure:	7,806	\$455,168.00				
Commercial Building Base Price		\$455,168.00				
Basement:	0	\$0.00				
Components:	0	\$0.00				
Site Improvements:	0	\$0.00				
Adjusted Base Price		\$455,168.00				
Depreciation Adjustment:	0	\$0.00				
Adjusted Base Price with Depreciation		\$455,168.00				
Grade Adjustment:	C	0.00				
Market Adjustment:	-7	(\$31,861.76)				
Local Modifier:		\$0.00				
Percent Complete:		\$0.00				
Dollar Adjustment:		\$4,200.00				
Commercial Building Value		\$427,500.00				
Total Dwelling Value		\$0				
Detached Improvements	0	\$1,900.00				
Total Improvement Value		\$632,200.00				
Total Land Value		\$378,800.00				
Total Assessed Value		\$1,011,000.00				

Parcel Numbers: 756-9993-012	Property Address: RAWSON AVE W (REAR)	Municipality: Franklin, City of
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Owner Name: INITECH, LLC, A WISCONSIN LIMITED LIABILITY COMPANY	Mailing Address: 6151 S 108th Street Hales Corners, WI 53130	Land Use: Residential
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Property Photograph:	Legal Description: C S M NO 5401 NW 10 5 21 OUTLOT 1	Building Sketch:
<small>Descriptor/Size</small>	Parcel Sketch and Site Map obtained from the County GIS	<small>Descriptor/Size</small>
	Neighborhood: 1012-Franklin	

Building Description

Dwelling #	
Year Built:	Exterior Wall:
Year Remodeled:	Bedrooms:
Remodeled/Effective Age:	Full Baths:
Building Type/Style:	Half Baths:
Story:	Rough-in: 0
Grade:	Room Count:
CDU/Overall Condition:	Basement Description:
Interior Condition:	Heating:
Kitchen Condition:	Type of Fuel:
Bath Condition:	Type of System:

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished: 0
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Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/10/2022	11245754	\$7,500,000.00	Valid	W/C D - Warrant/Condo Deed	Land and Improvements	Other	
12/26/2006		\$189,200.00	Invalid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	10.810	Gross				\$93,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
470,884	10.810				\$93,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			All Public		
Valuation/Explanation							
Dwelling #				Area		Value Amount	
Description				Area		Value Amount	
Living Area:							
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price							
Unfinished Living Area:							
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:							
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price						\$0.00	
Changes/Adjustments							
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value							
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$93,000.00	
Total Assessed Value						\$93,000.00	

Parcel Numbers: 756-9993-013	Property Address: 7401 RAWSON AVE W	Municipality: Franklin, City of
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Owner Name: Franklin Rawson, LLC, a Wisconsin limited liability company	Mailing Address: 890 Elm Grove Rd Ste 207-A Elm Grove, WI 53122	Land Use: Commercial
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Property Photograph:	Legal Description: CSM NO 5689 NW 1/4 SEC 10 5 21 PARCEL 1	Building Sketch:
<small>Description/View</small>	Parcel Sketch and Site Map obtained from the County GIS	<small>Description/View</small>
	Neighborhood: 998.6-Franklin	
	Zoning:	

Building Description

Building #	
Building Type/Style:	One Bedroom:
Stories:	Two Bedroom:
Year Built:	Three Bedroom:
Remodeled/Effective Age:	Total Unit Count:
Grade Factor:	Business Name:
Market Adjustment:	CDU/Overall Condition

Structure / Basement Data

Building #	Section #	Occupancy:	Year:	Area:	Framing:	Wall Hgt:	Rental:
Building #	Section #	Description:	Basement Area:	Total Area:	0		

Components **Site Improvements**

Bldg #	Sec. #	Description:	Area:	Value:	Bldg #	Sec. #	Description:	Area:	Value:
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Detached Improvements

Structure:	Year:	Sq Ft:	Grade:	Construction:	Condition:
Gross value	1/1/2021	1	C		Average

Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
4/15/2022	11237807	\$890,000.00	Valid	W/C D - Warrant/Condo Deed	Land	Other
2/7/2020		\$698,000.00	Invalid		Land and Improvements	
4/11/2018		\$698,100.00	Invalid		Land	

Land Breakdown

Land Class: B-Commercial Primary Site	Acreage: 1.963	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$697,700.00
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Acreage/Squarefoot Variables					
Land Data & Computations					
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Total Land Value:	
85,508	1.963			\$697,700.00	
General Information					
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Rolling	Paved	Heavy			All Public
Assessment History					
Parcel Year:	Acres Total:	Land Total:	Improvement Total:		
Valuation/Explanation					
Building #					
Description	Area	Value Amount			
Structure:					
Commercial Building Base Price					
Basement:					
Components:					
Site Improvements:					
Adjusted Base Price					
Depreciation Adjustment:		\$0.00			
Adjusted Base Price with Depreciation					
Grade Adjustment:					
Market Adjustment:		\$0.00			
Local Modifier:		\$0.00			
Percent Complete:		\$0.00			
Dollar Adjustment:		\$0.00			
Commercial Building Value					
					\$0.00
Total Dwelling Value					
					\$0
Detached Improvements	0	\$1,000.00			
Total Improvement Value					
					\$1,000.00
Total Land Value					
					\$697,700.00
Total Assessed Value					
					\$698,700.00

Parcel Numbers: 756-9993-016	Property Address: RAWSON AVE W	Municipality: Franklin, City of
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Owner Name: INITECH, LLC, A WISCONSIN LIMITED LIABILITY COMPANY	Mailing Address: 6151 S 108th Street Hales Corners, WI 53130	Land Use: Commercial
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Property Photograph:	Legal Description: CSM NO 6313 NW 10 5 21 OUTLOT 1	Building Sketch:
<small>Description/View</small>	Parcel Sketch and Site Map obtained from the County GIS	<small>Description/View</small>
	Neighborhood: 998.8-Franklin	
	Zoning:	

Building Description

Building #	
Building Type/Style:	One Bedroom:
Stories:	Two Bedroom:
Year Built:	Three Bedroom:
Remodeled/Effective Age:	Total Unit Count:
Grade Factor:	Business Name:
Market Adjustment:	CDU/Overall Condition

Structure / Basement Data

Building #	Section #	Occupancy:	Year:	Area:	Framing:	Wall Hgt:	Rental:
Building #	Section #	Description:	Basement Area:	Total Area:	0		

Components **Site Improvements**

Bldg #	Sec. #	Description:	Area:	Value:	Bldg #	Sec. #	Description:	Area:	Value:
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Detached Improvements

Structure:	Year:	Sq Ft:	Grade:	Construction:	Condition:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
5/10/2022	11245754	\$7,500,000.00	Valid	W/C D - Warrant/Condo Deed	Land and Improvements	Other

Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
B-Commercial Primary Site	3.614	Gross				\$53,300.00

Acreage/Squarefoot Variables

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Land Data & Computations					
Total Square Footage: 157,426	Total Acreage: 3.614	Depth:	Act. Frontage:	Total Land Value: \$53,300.00	
General Information					
Topography: Level	Street/Road: Paved	Fronting Traffic: Medium	Inspected By:	Inspected On:	Utilities: All Public
Assessment History					
Parcel Year:	Acres Total:	Land Total:	Improvement Total:		
Valuation/Explanation					
Building #					
Description			Area	Value Amount	
Structure:					
Commercial Building Base Price					
Basement:					
Components:					
Site Improvements:					
Adjusted Base Price					
Depreciation Adjustment:				\$0.00	
Adjusted Base Price with Depreciation					
Grade Adjustment:					
Market Adjustment:				\$0.00	
Local Modifier:				\$0.00	
Percent Complete:				\$0.00	
Dollar Adjustment:				\$0.00	
Commercial Building Value					
				\$0.00	
Total Dwelling Value					
Detached Improvements			0	\$0.00	
Total Improvement Value					
				\$0.00	
Total Land Value					
				\$53,300.00	
Total Assessed Value					
				\$53,300.00	

Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
B-Commercial Primary Site	1.033	Gross				\$367,200.00
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Total Land Value:		
44,997	1.033			\$367,200.00		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Rolling	Paved	Heavy			All Public	
Assessment History						
Parcel Year:	Acres Total:	Land Total:	Improvement Total:			
Valuation/Explanation						
Building #	1					
Description	Area	Value Amount				
Structure:	3,511	\$305,527.00				
Commercial Building Base Price		\$305,527.00				
Basement:	0	\$0.00				
Components:	0	\$0.00				
Site Improvements:	0	\$0.00				
Adjusted Base Price		\$305,527.00				
Depreciation Adjustment:	0	\$0.00				
Adjusted Base Price with Depreciation		\$305,527.00				
Grade Adjustment:	B-	61,365.44				
Market Adjustment:	134	\$491,635.87				
Local Modifier:		\$0.00				
Percent Complete:		\$0.00				
Dollar Adjustment:		\$3,500.00				
Commercial Building Value		\$862,000.00				
Total Dwelling Value		\$0				
Detached Improvements	0	\$5,100.00				
Total Improvement Value		\$870,200.00				
Total Land Value		\$367,200.00				
Total Assessed Value		\$1,237,400.00				

Parcel Numbers: 756-9993-018	Property Address: 7255 RAWSON AVE W	Municipality: Franklin, City of
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Owner Name: Franklin Rawson, LLC, a Wisconsin limited liability company	Mailing Address: 890 Elm Grove Rd Ste 207-A Elm Grove, WI 53122	Land Use: Commercial
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Property Photograph:	Legal Description: CSM NO 6811 NW 10 5 21 PARCEL 2	Building Sketch:
<small>Description/View</small>	Parcel Sketch and Site Map obtained from the County GIS	<small>Description/View</small>
	Neighborhood: 998.6-Franklin	
	Zoning:	

Building Description

Building #	
Building Type/Style:	One Bedroom:
Stories:	Two Bedroom:
Year Built:	Three Bedroom:
Remodeled/Effective Age:	Total Unit Count:
Grade Factor:	Business Name:
Market Adjustment:	CDU/Overall Condition

Structure / Basement Data

Building #	Section #	Occupancy:	Year:	Area:	Framing:	Wall Hgt:	Rental:
Building #	Section #	Description:	Basement Area:	Total Area:	0		

Components					Site Improvements				
Bldg #	Sec. #	Description:	Area:	Value:	Bldg #	Sec. #	Description:	Area:	Value:

Detached Improvements

Structure:	Year:	Sq Ft:	Grade:	Construction:	Condition:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
4/15/2022	11237807	\$890,000.00	Valid	W/C D - Warrant/Condo Deed	Land	Other
4/11/2018		\$439,200.00	Invalid		Land	
2/7/2020		\$439,000.00	Invalid		Land	

Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
B-Commercial Primary Site	1.747	Gross				\$474,000.00

Acreage/Squarefoot Variables					
Land Data & Computations					
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Total Land Value:	
76,099	1.747			\$474,000.00	
General Information					
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Rolling	Paved	Heavy			All Public
Assessment History					
Parcel Year:	Acres Total:	Land Total:	Improvement Total:		
Valuation/Explanation					
Building #					
Description	Area	Value Amount			
Structure:					
Commercial Building Base Price					
Basement:					
Components:					
Site Improvements:					
Adjusted Base Price					
Depreciation Adjustment:		\$0.00			
Adjusted Base Price with Depreciation					
Grade Adjustment:					
Market Adjustment:		\$0.00			
Local Modifier:		\$0.00			
Percent Complete:		\$0.00			
Dollar Adjustment:		\$0.00			
Commercial Building Value					
					\$0.00
Total Dwelling Value					
					\$0
Detached Improvements	0	\$0.00			
Total Improvement Value					
					\$0.00
Total Land Value					
					\$474,000.00
Total Assessed Value					
					\$474,000.00

Parcel Numbers: 756-9993-019	Property Address: 7295 RAWSON AVE W	Municipality: Franklin, City of
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Owner Name: Franklin Rawson, LLC, a Wisconsin limited liability company	Mailing Address: 890 Elm Grove Rd Ste 207-A Elm Grove, WI 53122	Land Use: Commercial
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Property Photograph:	Legal Description: CSM NO 6811 NW 10 5 21 OUTLOT 1	Building Sketch:
<small>Description/View</small>	Parcel Sketch and Site Map obtained from the County GIS	<small>Description/View</small>
	Neighborhood: 998.6-Franklin	
	Zoning:	

Building Description

Building #	
Building Type/Style:	One Bedroom:
Stories:	Two Bedroom:
Year Built:	Three Bedroom:
Remodeled/Effective Age:	Total Unit Count:
Grade Factor:	Business Name:
Market Adjustment:	CDU/Overall Condition

Structure / Basement Data

Building #	Section #	Occupancy:	Year:	Area:	Framing:	Wall Hgt:	Rental:
Building #	Section #	Description:	Basement Area:	Total Area:	0		

Components **Site Improvements**

Bldg #	Sec. #	Description:	Area:	Value:	Bldg #	Sec. #	Description:	Area:	Value:
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Detached Improvements

Structure:	Year:	Sq Ft:	Grade:	Construction:	Condition:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
4/15/2022	11237807	\$890,000.00	Valid	W/C D - Warrant/Condo Deed	Land	Other
2/7/2020		\$16,800.00	Invalid		Land and Improvements	
4/11/2018		\$16,800.00	Invalid		Land	

Land Breakdown

Land Class: B-Commercial Primary Site	Acreage: 0.380	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$16,900.00
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Acreage/Squarefoot Variables					
Land Data & Computations					
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Total Land Value:	
16,553	0.380			\$16,900.00	
General Information					
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Rolling	Paved	Heavy			All Public
Assessment History					
Parcel Year:	Acres Total:	Land Total:	Improvement Total:		
Valuation/Explanation					
Building #					
Description	Area	Value Amount			
Structure:					
Commercial Building Base Price					
Basement:					
Components:					
Site Improvements:					
Adjusted Base Price					
Depreciation Adjustment:		\$0.00			
Adjusted Base Price with Depreciation					
Grade Adjustment:					
Market Adjustment:		\$0.00			
Local Modifier:		\$0.00			
Percent Complete:		\$0.00			
Dollar Adjustment:		\$0.00			
Commercial Building Value					
					\$0.00
Total Dwelling Value					
					\$0
Detached Improvements	0	\$0.00			
Total Improvement Value					
					\$0.00
Total Land Value					
					\$16,900.00
Total Assessed Value					
					\$16,900.00

Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
12/22/2010		\$1,600,000.00	Invalid		Land	
10/10/2012		\$6,885,000.00	Invalid		Land and Improvements	
11/21/2019		\$6,950,000.00	Valid		Land and Improvements	

Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
B-Commercial Primary Site	1.607	Gross				\$809,200.00	

Acreage/Squarefoot Variables							

Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Total Land Value:			
70,001	1.607			\$809,200.00			

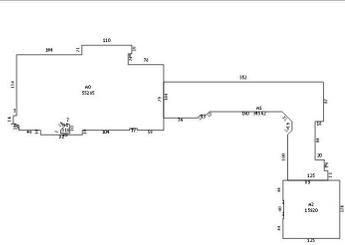
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Heavy			All Public	

Assessment History			
Parcel Year:	Acres Total:	Land Total:	Improvement Total:

Valuation/Explanation		
Building #	1	
Description	Area	Value Amount
Structure:	14,405	\$798,613.00
Commercial Building Base Price		\$798,613.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
Adjusted Base Price		\$798,613.00
Depreciation Adjustment:	0	\$0.00
Adjusted Base Price with Depreciation		\$798,613.00
Grade Adjustment:	B	229,659.70
Market Adjustment:	79	\$812,335.43
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$5,800.00
Commercial Building Value		\$1,846,400.00
Total Dwelling Value		\$0
Detached Improvements	0	\$0.00
Total Improvement Value		\$1,885,100.00
Total Land Value		\$809,200.00
Total Assessed Value		\$2,694,300.00

Parcel Numbers: 756-9993-021	Property Address: 7154 76TH ST S	Municipality: Franklin, City of
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Owner Name: INITECH, LLC, A WISCONSIN LIMITED LIABILITY COMPANY	Mailing Address: 6151 S 108th Street Hales Corners, WI 53130	Land Use: Commercial
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Property Photograph: 	Legal Description: CERTIFIED SURVEY MAP NO 8318 NW 10-5-21 LOT 2 Parcel Sketch and Site Map obtained from the County GIS Neighborhood: 998.4-Franklin Zoning: B3	Building Sketch: 
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Building Description

Building #	1	
Building Type/Style:	319-Store, Discount	One Bedroom:
Stories:		Two Bedroom:
Year Built:	1987	Three Bedroom:
Remodeled/Effective Age:		Total Unit Count:
Grade Factor:	C	Business Name:
Market Adjustment:	-100	ORCHARD VIEW SHOPPING CENTER_x0000_x0000_
		CDU/Overall Condition
		Average
Building #	2	
Building Type/Style:	412-Shopping Center, Nghbrhd	One Bedroom:
Stories:		Two Bedroom:
Year Built:	1987	Three Bedroom:
Remodeled/Effective Age:		Total Unit Count:
Grade Factor:	C	Business Name:
Market Adjustment:	-78	CDU/Overall Condition
		Average
Building #	3	
Building Type/Style:	319-Store, Discount	One Bedroom:
Stories:		Two Bedroom:
Year Built:	1987	Three Bedroom:
Remodeled/Effective Age:		Total Unit Count:
Grade Factor:	C	Business Name:
Market Adjustment:	0	CDU/Overall Condition
		Average

Structure / Basement Data

Building #	Section #	Occupancy:	Year:	Area:	Framing:	Wall Hgt:	Rental:
1	1	319-Store, Discount	1987	55,285	C4-Masonry Average	23	
2	2	412-Shopping Center, Nghbrhd	1987	34,562	C4-Masonry Average	23	
3	3	319-Store, Discount	1987	15,920	C4-Masonry Average	23	
Building #	Section #	Description:	Basement Area:		Total Area:		
1					55,285		
2					34,562		
3					15,920		

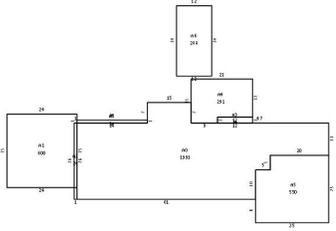
Components					Site Improvements					
Bldg #	Sec. #	Description:	Area:	Value:	Bldg #	Sec. #	Description:	Area:	Value:	
1	1	HVAC-Warmed and Cooled Air	55,285	\$82,900	1					
1	1	HVAC-Warmed and Cooled Air	55,285	\$82,900	2					
1	1	HVAC-Warmed and Cooled Air	55,285	\$82,900	3					
2										
3										
Detached Improvements										
Structure:		Year:		Sq Ft:		Grade:		Construction:		Condition:
PA-Paving		1/1/1987		268,000		C				Average
Permit / Construction History										
Date of Permit:		Permit Number:			Permit Amount:			Details of Permit:		
10/31/2022		PB22-0672			\$0.00			Occupancy of 7174 S 76th St - Republican Party of WI		
10/3/2022		PZC22-0040			\$1.00			Zoning Compliance Permit for Republican Party of Wisconsin		
10/18/2016		16-2506			\$3,000.00			SIGN		
3/3/2016		16-0370			\$20,000.00			INT ALTER - B.R		
1/13/2015		150073			\$20,000.00			HVAC		
6/6/2013		13-1042			\$7,289.00			HVAC		
6/15/2016		16-1381			\$15,000.00			INT ALTER - DOM		
11/27/2017		17-2730			\$8,700.00			FUR/ACREPLAC		
11/8/2016		16-2747			\$4,000.00			SIGN		
10/3/2014		142416			\$375.00			ALTER		
11/14/2014		142774			\$2,000.00			DUCTWRK		
11/7/2014		142713			\$100,000.00			ALTER		
Ownership/Sales History										
Date of Sale:		Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:		Sale Type:		Sale Validation Source:	
5/10/2022		11245754	\$7,500,000.00	Valid	W/C D - Warrant/Condo Deed		Land and Improvements		Other	
Land Breakdown										
Land Class:		Acreage:		Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:		
B-Commercial Primary Site		10.097		Gross				\$2,691,900.00		
Acreage/Squarefoot Variables										
Land Data & Computations										
Total Square Footage:		Total Acreage:		Depth:		Act. Frontage:		Total Land Value:		
439,825		10.097						\$2,691,900.00		
General Information										
Topography:		Street/Road:		Fronting Traffic:		Inspected By:		Inspected On:		Utilities:
Level		Paved		Heavy						All Public
Assessment History										
Parcel Year:		Acres Total:			Land Total:			Improvement Total:		

Valuation/Explanation		
Building #	1	
Description	Area	Value Amount
Structure:	55,285	\$2,461,841.00
Commercial Building Base Price		\$2,461,841.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
Adjusted Base Price		\$2,461,841.00
Depreciation Adjustment:	0	\$0.00
Adjusted Base Price with Depreciation		\$2,461,841.00
Grade Adjustment:	C	0.00
Market Adjustment:	-100	(\$2,461,841.00)
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$100.00
Commercial Building Value		\$100.00
Building #	2	
Description	Area	Value Amount
Structure:	34,562	\$2,074,757.00
Commercial Building Base Price		\$2,074,757.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
Adjusted Base Price		\$2,074,757.00
Depreciation Adjustment:	0	\$0.00
Adjusted Base Price with Depreciation		\$2,074,757.00
Grade Adjustment:	C	0.00
Market Adjustment:	-78	(\$1,618,310.46)
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$8,200.00
Commercial Building Value		\$464,600.00
Building #	3	
Description	Area	Value Amount
Structure:	15,920	\$708,918.00
Commercial Building Base Price		\$708,918.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
Adjusted Base Price		\$708,918.00
Depreciation Adjustment:	0	\$0.00
Adjusted Base Price with Depreciation		\$708,918.00
Grade Adjustment:	C	0.00
Market Adjustment:	0	\$0.00
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$9,000.00
Commercial Building Value		\$717,900.00

Total Dwelling Value		\$0
Detached Improvements	0	\$53,600.00
Total Improvement Value		\$1,483,000.00
Total Land Value		\$2,691,900.00
Total Assessed Value		\$4,174,900.00

Parcel Numbers: 756-9994-009	Property Address: 7440 76TH ST S	Municipality: Franklin, City of
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Owner Name: KARTH, RICHARD A & JOANN H	Mailing Address: 7440 S 76TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: CSM NO 5489 NW 10 5 21 PARCEL 1 EXC PT COM SE COR	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1013-Franklin	

Building Description

Dwelling #	756 9994 009- 1		
Year Built:	1/1/1968	Exterior Wall:	09-Masonry/Frame
Year Remodeled:	1/1/1968	Bedrooms:	3
Remodeled/Effective Age:	-54	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B-	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 9994 009- 1	2,065	0	0	0	0	0	2,065

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	24	\$2,400
99-Additional Attachments	26	\$2,600
99-Additional Attachments	24	\$2,400
33-Concrete Patio	291	\$1,500
23-AMG	550	\$19,300
31-WD	288	\$2,900

Feature Description(s): 22-Additional Fixture	Area: 3	Feature Value: \$900
Rec Room Condition: Average	Rec Room Area: 996	Rec Room Value: \$4,980
03-Masonry Fireplace	1	\$5,500
Rec Room Condition: Average	Rec Room Area: 996	Rec Room Value: \$4,980

Other Building Improvements

Structure Type: RP1-Inground Pool - Plastic Lined Pool	Year Built: 1/1/1976	Area: 648	Construction:	Condition: Average	Value: \$1,300.00
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Permit / Construction History

Date of Permit: 1/8/2008	Permit Number: 34	Permit Amount: \$4,044.00	Details of Permit: FURREPLAC
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Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
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Land Breakdown

Land Class: A-Residential Primary Site	Acreage: 0.558	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$74,600
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Acreage/Squarefoot Variables

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Land Data & Computations

Total Square Footage: 24,306	Total Acreage: 0.558	Depth:	Act. Frontage:	Assessed Land Value: \$74,600
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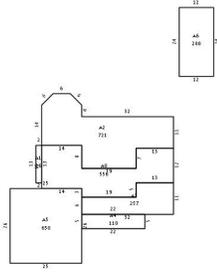
General Information

Topography: Level	Street/Road: Paved	Fronting Traffic: Medium	Inspected By:	Inspected On:	Utilities: Well
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Valuation/Explanation		
Dwelling #	756 9994 009- 1	
Description	Area	Value Amount
Living Area:		
First Story:	2,065	\$241,460.45
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$241,460.45
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,991	\$42,945.87
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$5,079.90
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$6,400.00
Attachments:	1,203	\$31,100.00
Adjusted Base Price		\$334,308.22
Changes/Adjustments		
Grade Adjustment:	B- 120%	\$356,169.86
Market Adjustment:	45%	\$516,446.30
CDU Adjustment:	55	\$284,000.00
Complete:	100	\$284,000.00
Dollar Adjustments		\$800.00
Dwelling Value		\$284,800.00
Other Building Improvements	0	\$1,300.00
Total Improvement Value		\$286,100.00
Total Land Value		\$74,600.00
Total Assessed Value		\$360,700.00

Parcel Numbers: 756-9994-010 Property Address: 7545 BRUNN DR W Municipality: Franklin, City of

Owner Name: KARTH, THOMAS & JAMIE Mailing Address: 7545 W BRUNN DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	CSM NO 7151 NW 10 5 21 PARCEL 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1013-Franklin	

Building Description

Dwelling #	756 9994 010- 1		
Year Built:	1/1/2003	Exterior Wall:	09-Masonry/Frame
Year Remodeled:	1/1/2003	Bedrooms:	3
Remodeled/Effective Age:	-19	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	B-	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 9994 010- 1	1,534	582	0	0	0	0	2,116

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	26	\$2,600
11-OPF	110	\$2,200
23-AMG	650	\$22,800

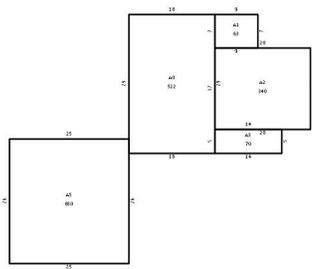
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
1/17/2003		03-0344	\$175,000.00		NEWDWLG		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
2/7/2003		\$10,000.00	Invalid		Land		
12/27/2005		\$255,100.00	Invalid		Land and Improvements		
2/11/2008		\$350,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.361	Gross				\$72,500
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
15,725		0.361				\$72,500	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	756 9994 010- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,534	\$192,026.12
Second Story:	582	\$48,288.54
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$240,314.66
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,534	\$34,607.04
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$5,205.36
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$6,100.00
Attachments:	786	\$27,600.00
Adjusted Base Price		\$326,030.06
Changes/Adjustments		
Grade Adjustment:	B- 120%	\$350,796.07
Market Adjustment:	27%	\$445,511.01
CDU Adjustment:	77	\$343,000.00
Complete:	100	\$343,000.00
Dollar Adjustments		(\$200.00)
Dwelling Value		\$342,800.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$342,800.00
Total Land Value		\$72,500.00
Total Assessed Value		\$415,300.00

Parcel Numbers: 756-9994-012	Property Address: 7460 76TH ST S	Municipality: Franklin, City of
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Owner Name: KARTH, ROBERT F REVOC TRUST	Mailing Address: 7460 S 76TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: CSM NO 7151 NW 10 5 21 PARCEL 3	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1013-Franklin	

Building Description

Dwelling #	756 9994 012- 1		
Year Built:	1/1/1870	Exterior Wall:	05-Cem. Fiber
Year Remodeled:	1/1/1870	Bedrooms:	3
Remodeled/Effective Age:	-152	Full Baths:	2
Building Type/Style:	10-Farmhouse	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 9994 012- 1	925	522	0	0	0	0	1,447

Attachment Description(s): 11-OFP	Area: 70	Attachment Value: \$1,400
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Feature Description(s): 22-Additional Fixture	Area: 2	Feature Value: \$600
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type: RG1-Detached Frame Garage	Year Built: 1/1/1950	Area: 704	Construction:	Condition: Average	Value: \$7,000.00
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
10/1/1996	96-1234	\$10.00	RAZE 3 G-HSE				
4/26/2002	02-0353	\$600.00	RAZE BLDG 10X15				
7/10/2019	19-1689	\$3,385.00	ACREPLACE				
4/26/2002	02-0352	\$10,200.00	RAZE BARN				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/1/2000		\$115,800.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.617	Gross				\$76,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
26,877	0.617				\$76,800		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			Well		
Valuation/Explanation							
Dwelling #				756 9994 012- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				925		\$117,835.75	
Second Story:				522		\$37,798.02	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$155,633.77	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				925		\$24,346.00	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,559.62	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$600.00	
Attachments:				70		\$1,400.00	
Adjusted Base Price						\$192,861.39	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$190,861.39	
Market Adjustment:				99%		\$379,814.17	
CDU Adjustment:				45		\$170,900.00	
Complete:				100		\$170,900.00	
Dollar Adjustments						\$300.00	
Dwelling Value						\$171,200.00	

Other Building Improvements	0	\$7,000.00
Total Improvement Value		\$178,200.00
Total Land Value		\$76,800.00
Total Assessed Value		\$255,000.00

Parcel Numbers: 756-9994-014	Property Address: BRUNN DR W	Municipality: Franklin, City of
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Owner Name: KARTH, ROBERT F REVOC TRUST	Mailing Address: 7460 S 76TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph:	Legal Description: CERTIFIED SURVEY MAP NO. 7151 NW 10-5-21 PARCEL 2 & OUTLOT 1	Building Sketch:
<small>Descriptor/Map</small>	Parcel Sketch and Site Map obtained from the County GIS	<small>Descriptor/Map</small>
	Neighborhood: 1013-Franklin	

Building Description

Dwelling #	
Year Built:	Exterior Wall:
Year Remodeled:	Bedrooms:
Remodeled/Effective Age:	Full Baths:
Building Type/Style:	Half Baths:
Story:	Rough-in: 0
Grade:	Room Count:
CDU/Overall Condition:	Basement Description:
Interior Condition:	Heating:
Kitchen Condition:	Type of Fuel:
Bath Condition:	Type of System:

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
							0

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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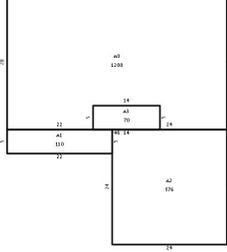
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.533	Gross				\$76,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
23,217	0.533				\$76,500		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				Area		Value Amount	
Description				Area		Value Amount	
Living Area:							
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price							
Unfinished Living Area:							
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:							
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price						\$0.00	
Changes/Adjustments							
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value							
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$76,500.00	
Total Assessed Value						\$76,500.00	

Parcel Numbers: 756-9995-004 Property Address: 7395 68TH ST S Municipality: Franklin, City of

Owner Name: MOHELNITZKY, JUSTIN Mailing Address: 7395 S 68TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	CERTIFIED SURVEY MAP NO 3343 NW 10 5 21 PARCEL 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

Building Description

Dwelling #	756 9995 004- 1		
Year Built:	1/1/1995	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1995	Bedrooms:	3
Remodeled/Effective Age:	-27	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 9995 004- 1	1,288	0	0	0	0	0	1,288

Attachment Description(s):	Area:	Attachment Value:
11-OFP	110	\$2,200
13-AFG	576	\$17,300

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	4	\$1,200
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	700	\$3,500
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	700	\$3,500

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History			
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
5/1/1995	95-0342	\$70,000.00	NEW CONST
4/25/2017	17-0831	\$18,000.00	INTREMODO BSMT
5/24/2017	17-1155	\$1,250.00	DUCTWK 725 SF
8/20/2014	14-2008	\$6,000.00	ROOF
7/1/1995	95-0799	\$3,600.00	HTG SYSTEM

Ownership/Sales History					
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type: Sale Validation Source:
8/28/2008		\$219,900.00	Valid		Land and Improvements
12/29/2006		\$220,000.00	Valid		Land and Improvements
5/29/2003		\$185,000.00	Valid		Land and Improvements
6/1/1995		\$33,000.00	Valid		Land
2/1/1997		\$129,900.00	Valid		Land and Improvements
5/30/2014		\$204,000.00	Valid		Land and Improvements
5/1/1996		\$130,000.00	Valid		Land and Improvements

Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.267	Gross				\$64,600	

Acreage/Squarefoot Variables

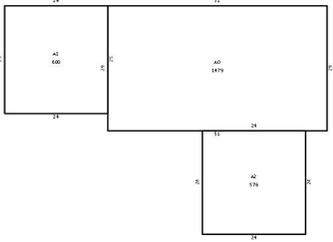
Land Data & Computations				
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
11,631	0.267			\$64,600

General Information					
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Light			All Public

Valuation/Explanation		
Dwelling #	756 9995 004- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,288	\$152,679.52
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$152,679.52
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,288	\$30,499.84
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Basic Heating	\$0.00
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	5	\$3,200.00
Attachments:	686	\$19,500.00
Adjusted Base Price		\$213,201.36
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$209,551.50
Market Adjustment:	78%	\$373,001.66
CDU Adjustment:	70	\$261,100.00
Complete:	100	\$261,100.00
Dollar Adjustments		(\$500.00)
Dwelling Value		\$260,600.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$260,600.00
Total Land Value		\$64,600.00
Total Assessed Value		\$325,200.00

Parcel Numbers: 756-9995-005	Property Address: 7401 68TH ST S	Municipality: Franklin, City of
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Owner Name: GRIFFITHS, ROBERT	Mailing Address: 7401 S 68TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: CERTIFIED SURVEY MAP NO 3343 NW 10 5 21 PARCEL 2	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

Building Description

Dwelling #	756 9995 005- 1		
Year Built:	1/1/1957	Exterior Wall:	07-Brick
Year Remodeled:	1/1/1957	Bedrooms:	3
Remodeled/Effective Age:	-65	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 9995 005- 1	1,479	0	0	0	0	0	1,479

Attachment Description(s): 23-AMG	Area: 600	Attachment Value: \$21,000
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Feature Description(s): 22-Additional Fixture	Area: 1	Feature Value: \$300
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type: RG1-Detached Frame Garage	Year Built: 1/1/1960	Area: 280	Construction:	Condition: Fair	Value: \$1,800.00
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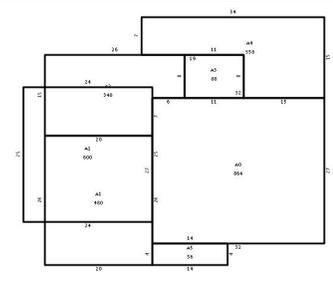
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
9/8/2003	213729	\$5,650.00	AC/FURREPLAC
9/12/2008	2131	\$10,648.00	EXTREMOD

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/29/2015		\$189,100.00	Valid		Land and Improvements		
3/1/1989		\$76,500.00	Invalid		Land and Improvements		
11/21/2011		\$208,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.462	Gross				\$77,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
20,125	0.462				\$77,600		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				756 9995 005- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,479	\$187,906.95		
Second Story:				0	\$0.00		
Additional Story:				0	\$0.00		
Attic/Finished Net:				0	\$0.00		
Half Story/Finished Net:				0	\$0.00		
Base Price						\$187,906.95	
Unfinished Living Area:							
Room/Unfinished:				0	\$0.00		
Unfinished Basement:				1,479	\$33,676.83		
Half Story/Unfinished:					\$0.00		
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,638.34	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0	\$0.00		
Features:				1	\$300.00		
Attachments:				600	\$21,000.00		
Adjusted Base Price						\$251,403.12	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$253,113.43	
Market Adjustment:				42%		\$359,421.07	
CDU Adjustment:				55		\$197,700.00	
Complete:				100		\$197,700.00	
Dollar Adjustments						\$400.00	
Dwelling Value						\$198,100.00	
Other Building Improvements				0	\$1,800.00		
Total Improvement Value						\$199,900.00	
Total Land Value						\$77,600.00	
Total Assessed Value						\$277,500.00	

Parcel Numbers: 756-9995-006	Property Address: 7447 68TH ST S	Municipality: Franklin, City of
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Owner Name: MIGACZ, JOHN M & BARBARA D - LIV TRUST	Mailing Address: 7447 S 68TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: CERTIFIED SURVEY MAP NO 3343 NW 10 5 21 PARCEL 3	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

Building Description

Dwelling #	756 9995 006- 1		
Year Built:	1/1/1979	Exterior Wall:	09-Masonry/Frame
Year Remodeled:	1/1/1979	Bedrooms:	4
Remodeled/Effective Age:	-43	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 9995 006- 1	1,212	864	0	0	0	0	2,076

Attachment Description(s):	Area:	Attachment Value:
31-WD	88	\$900
33-Concrete Patio	88	\$400
13-AFG	480	\$14,400
33-Concrete Patio	358	\$1,800
11-OFP	56	\$1,100

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/2015	528		Average	\$10,600.00

Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
7/13/2015	15-1574	\$11,300.00	ACREPLACE
9/12/2008	2132	\$11,551.00	EXTREMODO
9/16/2015	15-2194	\$20,900.00	DETGARAGE
6/19/2018	18-1554	\$18,725.00	EXTREMODO

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
8/19/2019		\$285,600.00	Invalid		Land and Improvements	

Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.436	Gross				\$76,200

Acreage/Squarefoot Variables

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Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
18,992	0.436			\$76,200

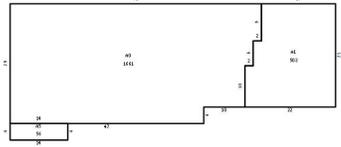
General Information

Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Light			All Public

Valuation/Explanation		
Dwelling #	756 9995 006- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,212	\$157,172.16
Second Story:	864	\$65,646.72
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$222,818.88
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,212	\$29,003.16
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$5,106.96
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$6,100.00
Attachments:	1,070	\$18,600.00
Adjusted Base Price		\$293,832.00
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$296,045.20
Market Adjustment:	70%	\$503,276.84
CDU Adjustment:	60	\$302,000.00
Complete:	100	\$302,000.00
Dollar Adjustments		\$200.00
Dwelling Value		\$302,200.00
Other Building Improvements	0	\$10,600.00
Total Improvement Value		\$312,800.00
Total Land Value		\$76,200.00
Total Assessed Value		\$389,000.00

Parcel Numbers: 756-9996-000	Property Address: 7309 68TH ST S	Municipality: Franklin, City of
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Owner Name: PILKINGTON, ARTHUR & KORY	Mailing Address: 7309 S 68TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: N 150 FT OF E 290.40 FT OF SE QUAR OF NW 10 5 21 CONT 1	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1012-Franklin		

Building Description

Dwelling #	756 9996 000- 1		
Year Built:	1/1/1959	Exterior Wall:	08-Stone
Year Remodeled:	1/1/1959	Bedrooms:	2
Remodeled/Effective Age:	-63	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 9996 000- 1	1,661	0	0	0	0	0	1,661

Attachment Description(s): 23-AMG	Area: 502	Attachment Value: \$17,600
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Feature Description(s): Rec Room Condition:	Area: Rec Room Area: 0	Feature Value: Rec Room Value: \$0
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Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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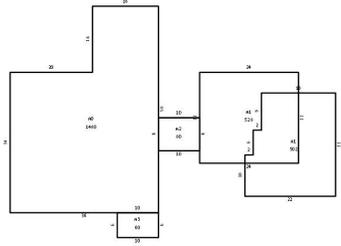
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
10/20/2003	416072	\$5,100.00	AC/FURREPLAC
1/21/2016	16-0084	\$2,562.00	FURREPLAC

Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
8/20/2007		\$180,000.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.998	Gross				\$90,800
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
43,473	0.998			\$90,800		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Above Street	Paved	Light			Public Sewer	
Valuation/Explanation						
Dwelling #			756 9996 000- 1			
Description			Area		Value Amount	
Living Area:						
First Story:			1,661			\$197,077.65
Second Story:			0			\$0.00
Additional Story:			0			\$0.00
Attic/Finished Net:			0			\$0.00
Half Story/Finished Net:			0			\$0.00
Base Price					\$197,077.65	
Unfinished Living Area:						
Room/Unfinished:			0			\$0.00
Unfinished Basement:			1,661			\$36,691.49
Half Story/Unfinished:						\$0.00
Structure Info, Features and Attachments:						
Heating/AC			Air Conditioning - Same Ducts		\$4,086.06	
Plumbing			0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area			0			\$0.00
Features:						
Attachments:			502			\$17,600.00
Adjusted Base Price					\$262,777.20	
Changes/Adjustments						
Grade Adjustment:			C+ 110%		\$269,694.92	
Market Adjustment:			7%		\$288,573.56	
CDU Adjustment:			55		\$158,700.00	
Complete:			100		\$158,700.00	
Dollar Adjustments					\$400.00	
Dwelling Value					\$159,100.00	
Other Building Improvements			0			\$0.00
Total Improvement Value					\$159,100.00	
Total Land Value					\$90,800.00	
Total Assessed Value					\$249,900.00	

Parcel Numbers: 756-9997-000 Property Address: 7371 68TH ST S Municipality: Franklin, City of

Owner Name: POLKI, KENNETH C & SANDRA Mailing Address: 7371 S 68TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	N 150 FT OF S 878.40 FT OF E 181.51 FT OF NW 10 S 21 CON	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

Building Description

Dwelling #	756 9997 000- 1		
Year Built:	1/1/1958	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1958	Bedrooms:	3
Remodeled/Effective Age:	-64	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Good	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 9997 000- 1	1,480	0	0	0	0	0	1,480

Attachment Description(s):	Area:	Attachment Value:
13-AFG	528	\$15,800
12-EFP	80	\$2,400
11-OFP	60	\$1,200

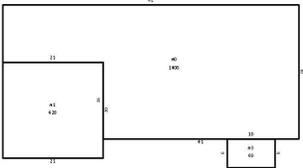
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:		Details of Permit:			
8/1/1995	95-0961	\$2,000.00		REROOFING			
9/1/1995	95-1078	\$15,000.00		ADDN 16X16'			
9/30/2013	13-2309	\$13,000.00		KITREMOD			
4/30/2019	19-0884	\$20,000.00		SIDING			
11/29/2006	3970	\$6,990.00		AC/FURREPLAC			
9/1/1995	95-1079	\$4,000.00		FRONT PORCH			
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.627	Gross				\$85,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
27,312	0.627				\$85,700		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	756 9997 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,480	\$170,318.40
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$170,318.40
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,480	\$33,699.60
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,640.80
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	668	\$19,400.00
Adjusted Base Price		\$236,680.80
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$236,478.88
Market Adjustment:	75%	\$413,838.04
CDU Adjustment:	55	\$227,600.00
Complete:	100	\$227,600.00
Dollar Adjustments		\$400.00
Dwelling Value		\$228,000.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$228,000.00
Total Land Value		\$85,700.00
Total Assessed Value		\$313,700.00

Parcel Numbers: 756-9998-000 Property Address: 7391 68TH ST S Municipality: Franklin, City of

Owner Name: SPEAKS, JACOB Mailing Address: 7391 S 68TH ST FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	N 150 FT OF S 728.40 FT OF E 181.51 FT OF NW 10 S 21 CON	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

Building Description

Dwelling #	756 9998 000- 1		
Year Built:	1/1/1956	Exterior Wall:	07-Brick
Year Remodeled:	1/1/1956	Bedrooms:	3
Remodeled/Effective Age:	-66	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 9998 000- 1	1,400	0	0	0	0	0	1,400

Attachment Description(s):	Area:	Attachment Value:
23-AMG	420	\$14,700

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	560	\$2,800
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	560	\$2,800

Other Building Improvements

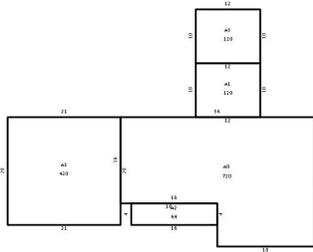
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
9/1/1998	B981144	\$2,775.00	AC / FURNACE				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/1/2021		\$279,900.00	Valid		Land and Improvements		
8/23/2017		\$200,000.00	Invalid		Land and Improvements		
5/31/2007		\$197,000.00	Valid		Land and Improvements		
11/11/2003		\$158,100.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.623	Gross				\$85,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
27,138	0.623				\$85,600		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			All Public		
Valuation/Explanation							
Dwelling #				756 9998 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,400			\$180,810.00
Second Story:				0			\$0.00
Additional Story:				0			\$0.00
Attic/Finished Net:				0			\$0.00
Half Story/Finished Net:				0			\$0.00
Base Price						\$180,810.00	
Unfinished Living Area:							
Room/Unfinished:				0			\$0.00
Unfinished Basement:				1,400			\$32,172.00
Half Story/Unfinished:							\$0.00
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts			\$3,444.00
Plumbing				1 - Half Bath 1 - Full Bath			\$4,881.00
Finished Basement Living Area				0			\$0.00
Features:				2			\$5,800.00
Attachments:				420			\$14,700.00
Adjusted Base Price						\$241,807.00	
Changes/Adjustments							
Grade Adjustment:				C+ 110%			\$243,437.70
Market Adjustment:				45%			\$352,984.67
CDU Adjustment:				55			\$194,100.00
Complete:				100			\$194,100.00
Dollar Adjustments							\$200.00
Dwelling Value						\$194,300.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$194,300.00
Total Land Value		\$85,600.00
Total Assessed Value		\$279,900.00

Parcel Numbers: 756-9999-000	Property Address: 7461 68TH ST S	Municipality: Franklin, City of
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Owner Name: TABER, ANGEL	Mailing Address: 7461 S 68TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: S 256.20 FT OF E 255.04 FT OF NW 10 5 21 CONT 1.50 ACS	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1012-Franklin		

Building Description

Dwelling #	756 9999 000- 1		
Year Built:	1/1/1910	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1910	Bedrooms:	2
Remodeled/Effective Age:	-112	Full Baths:	1
Building Type/Style:	10-Farmhouse	Half Baths:	0
Story:	1.50	Rough-in:	0
Grade:	C-	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
756 9999 000- 1	720	0	0	0	405	0	1,125

Attachment Description(s):	Area:	Attachment Value:
12-EFP	120	\$3,600
11-OFP	64	\$1,300
31-WD	120	\$1,200

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition: Average	Rec Room Area: 400	Rec Room Value: \$2,000
05-Metal Fireplace	1	\$2,000
Rec Room Condition: Average	Rec Room Area: 400	Rec Room Value: \$2,000

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
RG1-Detached Frame Garage	1/1/1988	576		Average	\$5,500.00	
RS1-Frame Utility Shed	1/1/1930	240		Fair	\$300.00	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
6/23/2009	1026	\$3,533.00	FURREPLAC			
5/23/2012	12-0988	\$4,000.00	BSMTREMOD			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
9/20/2011		\$185,000.00	Invalid		Land and Improvements	
7/2/2009		\$169,900.00	Valid		Land and Improvements	
3/1/1983		\$44,000.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	1.499	Gross				\$111,800
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
65,296	1.499			\$111,800		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			Public Water	

Valuation/Explanation		
Dwelling #	756 9999 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	720	\$97,804.80
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	405	\$26,514.00
Base Price		\$124,318.80
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	720	\$20,606.40
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Basic Heating	\$0.00
Plumbing	0 - Half Bath 1 - Full Bath	\$0.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	304	\$6,100.00
Adjusted Base Price		\$153,325.20
Changes/Adjustments		
Grade Adjustment:	C- 95%	\$137,678.94
Market Adjustment:	113%	\$293,256.14
CDU Adjustment:	45	\$132,000.00
Complete:	100	\$132,000.00
Dollar Adjustments		\$0.00
Dwelling Value		\$132,000.00
Other Building Improvements	0	\$5,800.00
Total Improvement Value		\$137,800.00
Total Land Value		\$111,800.00
Total Assessed Value		\$249,600.00

Parcel Numbers: 757-9975-000	Property Address: 6331 RAWSON AVE W	Municipality: Franklin, City of
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Owner Name: PAYNE & DOLAN INC	Mailing Address: N3 W23650 BADINGER RD WAUKESHA, WI 53188	Land Use: Residential
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Property Photograph:	Legal Description: E 174.24 FT OF W 1343.91 FT OF N 250 FT OF NE 10 5 21	Building Sketch:
<small>Descriptor/Map A: 1F B: 0.00</small>	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1001-Franklin	

Building Description

Dwelling #	
Year Built:	Exterior Wall:
Year Remodeled:	Bedrooms:
Remodeled/Effective Age:	Full Baths:
Building Type/Style:	Half Baths:
Story:	Rough-in: 0
Grade:	Room Count:
CDU/Overall Condition:	Basement Description:
Interior Condition:	Heating:
Kitchen Condition:	Type of Fuel:
Bath Condition:	Type of System:

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
							0

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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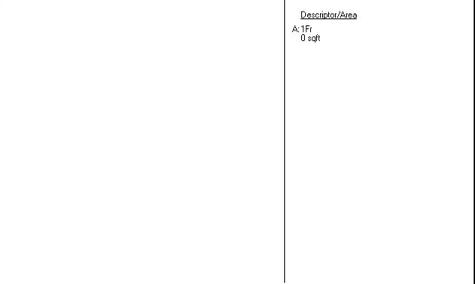
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
5/28/2003	03-1434	\$2,700.00	RAZE DWLG
5/28/2003	03-1433	\$800.00	RAZE GARAGE

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
1/1/1990		\$40,000.00	Invalid		Land and Improvements		
11/1/1995		\$105,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.700	Gross				\$72,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
30,492	0.700				\$72,600		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Heavy			Well		
Valuation/Explanation							
Dwelling #				Area		Value Amount	
Description				Area		Value Amount	
Living Area:				Area		Value Amount	
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price				Area		Value Amount	
Unfinished Living Area:				Area		Value Amount	
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:				Area		Value Amount	
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price				Area		Value Amount	
						\$0.00	
Changes/Adjustments				Area		Value Amount	
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value				Area		Value Amount	
Other Building Improvements				0		\$0.00	
Total Improvement Value				Area		Value Amount	
						\$0.00	
Total Land Value				Area		Value Amount	
						\$72,600.00	
Total Assessed Value				Area		Value Amount	
						\$72,600.00	

Parcel Numbers: 757-9976-000	Property Address: RAWSON AVE W	Municipality: Franklin, City of
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Owner Name: PAYNE & DOLAN INC	Mailing Address: N3 W23650 BADINGER RD WAUKESHA, WI 53188	Land Use: Residential
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Property Photograph: 	Legal Description: COM NW COR OF NE 10 5 21 TH E 1169.67 FT S 661.44 FT W	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1001-Franklin		

Building Description

Dwelling #	
Year Built:	Exterior Wall:
Year Remodeled:	Bedrooms:
Remodeled/Effective Age:	Full Baths:
Building Type/Style:	Half Baths:
Story:	Rough-in: 0
Grade:	Room Count:
CDU/Overall Condition:	Basement Description:
Interior Condition:	Heating:
Kitchen Condition:	Type of Fuel:
Bath Condition:	Type of System:

Square Footage / Attachments

First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
						0

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
3/1/1989		\$65,000.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
D12-2ND Grade Tillable	8.000	Acreage				\$1,900	
E13-Undeveloped Low	7.710	Acreage				\$20,000	
Acreage/Squarefoot Variables							
Acreage Variable 1 - 7.71 @ \$2,600.00 Total of Above: 20,046.00							
Acreage Variable 1 - 8.00 @ \$241.00 Total of Above: 1,928.00							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
684,328	15.710				\$21,900		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Low	Paved	Heavy			All Public		
Valuation/Explanation							
Dwelling #	Description			Area	Value Amount		
	Living Area:						
	First Story:						
	Second Story:						
	Additional Story:						
	Attic/Finished Net:						
	Half Story/Finished Net:						
	Base Price						
	Unfinished Living Area:						
	Room/Unfinished:						
	Unfinished Basement:						
	Half Story/Unfinished:						
	Structure Info, Features and Attachments:						
	Heating/AC						
	Plumbing				- Half Bath - Full Bath		
	Finished Basement Living Area						
	Features:						
	Attachments:						
	Adjusted Base Price				\$0.00		
	Changes/Adjustments						
	Grade Adjustment:				%		
	Market Adjustment:						
	CDU Adjustment:						
	Complete:				100%		
	Dollar Adjustments						
	Dwelling Value						

Other Building Improvements	0	\$0.00
Total Improvement Value		\$0.00
Total Land Value		\$21,900.00
Total Assessed Value		\$21,900.00

Parcel Numbers: 757-9977-000	Property Address: 6600 ROOT RIVER DR W	Municipality: Franklin, City of
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Owner Name: PAYNE & DOLAN INC	Mailing Address: N3 W23650 BADINGER RD WAUKESHA, WI 53188	Land Use: Residential
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Property Photograph:	Legal Description: COM IN N LI 439.75 FT E OF NW COR OF S HALF OF N HALF	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1001-Franklin	

Building Description

Dwelling #	
Year Built:	Exterior Wall:
Year Remodeled:	Bedrooms:
Remodeled/Effective Age:	Full Baths:
Building Type/Style:	Half Baths:
Story:	Rough-in: 0
Grade:	Room Count:
CDU/Overall Condition:	Basement Description:
Interior Condition:	Heating:
Kitchen Condition:	Type of Fuel:
Bath Condition:	Type of System:

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished: 0
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Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit: 2/17/2003	Permit Number: 03-0426	Permit Amount: \$10,000.00	Details of Permit: RAZE DWLG
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Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
6/28/2003		\$35,000.00	Valid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	3.060	Gross				\$26,300
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
133,294	3.060			\$26,300		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Low	Paved	Extremely Heavy Traffic			All Public	
Valuation/Explanation						
Dwelling #			Area		Value Amount	
Description			Area		Value Amount	
Living Area:						
First Story:						
Second Story:						
Additional Story:						
Attic/Finished Net:						
Half Story/Finished Net:						
Base Price						
Unfinished Living Area:						
Room/Unfinished:						
Unfinished Basement:						
Half Story/Unfinished:						
Structure Info, Features and Attachments:						
Heating/AC						
Plumbing			- Half Bath - Full Bath			
Finished Basement Living Area						
Features:						
Attachments:						
Adjusted Base Price					\$0.00	
Changes/Adjustments						
Grade Adjustment:			%			
Market Adjustment:						
CDU Adjustment:						
Complete:			100%			
Dollar Adjustments						
Dwelling Value						
Other Building Improvements			0		\$0.00	
Total Improvement Value					\$0.00	
Total Land Value					\$26,300.00	
Total Assessed Value					\$26,300.00	

Parcel Numbers: 757-9980-000	Property Address: 6526 ROOT RIVER DR W	Municipality: Franklin, City of
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Owner Name: PAYNE & DOLAN INC	Mailing Address: N3 W23650 BADINGER RD WAUKESHA, WI 53187	Land Use: Residential
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Property Photograph:	Legal Description: COM IN W LI 671.32 FT S OF NW COR OF NE 10 5 21 & 45 FT	Building Sketch:
<small>Descriptor/Map</small>	Parcel Sketch and Site Map obtained from the County GIS	<small>Descriptor/Map</small>
	Neighborhood: 1001-Franklin	

Building Description

Dwelling #	
Year Built:	Exterior Wall:
Year Remodeled:	Bedrooms:
Remodeled/Effective Age:	Full Baths:
Building Type/Style:	Half Baths:
Story:	Rough-in: 0
Grade:	Room Count:
CDU/Overall Condition:	Basement Description:
Interior Condition:	Heating:
Kitchen Condition:	Type of Fuel:
Bath Condition:	Type of System:

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished: 0
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Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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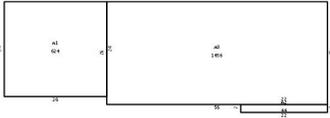
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
1/15/2004	116	\$100.00	RAZE
1/15/2004	118	\$100.00	RAZE DWLG
1/15/2004	117	\$100.00	RAZE

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/1/1991		\$62,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.440	Gross				\$64,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
19,166	0.440				\$64,800		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			Well		
Valuation/Explanation							
Dwelling #							
Description				Area		Value Amount	
Living Area:							
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price							
Unfinished Living Area:							
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:							
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price						\$0.00	
Changes/Adjustments							
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value							
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$64,800.00	
Total Assessed Value						\$64,800.00	

Parcel Numbers: 757-9982-000 Property Address: 6545 ROOT RIVER DR W Municipality: Franklin, City of

Owner Name: OTT, DAVID A & GERALYN G Mailing Address: 6545 W ROOT RIVER RD FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COM IN S LI 578.75 FT E OF SW COR OF N HALF OF NE 10 5	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1001-Franklin	

Building Description

Dwelling #	757 9982 000- 1		
Year Built:	1/1/1958	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1958	Bedrooms:	6
Remodeled/Effective Age:	-64	Full Baths:	2
Building Type/Style:	04-Cape Cod	Half Baths:	0
Story:	1.50	Rough-in:	0
Grade:	C+	Room Count:	7
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Hot Water

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
757 9982 000- 1	1,500	0	0	0	819	0	2,319

Attachment Description(s): 13-AFG	Area: 624	Attachment Value: \$18,700
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Feature Description(s): 22-Additional Fixture	Area: 1	Feature Value: \$300
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

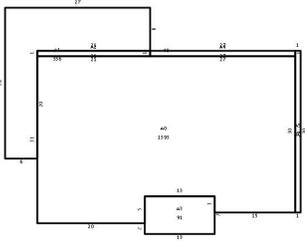
Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/10/2003		\$182,500.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	1.060	Gross				\$93,100	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
46,174	1.060			\$93,100			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			Well		
Valuation/Explanation							
Dwelling #				757 9982 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,500		\$171,480.00	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				819		\$44,346.12	
Base Price						\$215,826.12	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,500		\$33,840.00	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Basic Heating		\$0.00	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$5,800.00	
Attachments:				624		\$18,700.00	
Adjusted Base Price						\$281,488.12	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$282,686.93	
Market Adjustment:				54%		\$435,337.88	
CDU Adjustment:				55		\$239,400.00	
Complete:				100		\$239,400.00	
Dollar Adjustments						\$200.00	
Dwelling Value						\$239,600.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$239,600.00	
Total Land Value						\$93,100.00	
Total Assessed Value						\$332,700.00	

Parcel Numbers: 757-9984-000 Property Address: 7270 HILLSIDE DR S Municipality: Franklin, City of

Owner Name: ALMA M KINZIGER TRUSTEE OF THE GREG AND ALMA MAYR REV TRUST Mailing Address: 7270 HILLSIDE DRIVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	E 263.75 FT OF W 578.75 FT OF S 130 FT OF N HALF OF NE	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1001-Franklin	

Building Description

Dwelling #	757 9984 000- 1		
Year Built:	1/1/1959	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1959	Bedrooms:	3
Remodeled/Effective Age:	-63	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
757 9984 000- 1	1,471	0	0	0	0	0	1,471

Attachment Description(s):	Area:	Attachment Value:
31-WD	21	\$200
31-WD	336	\$3,400
11-OFP	91	\$1,800
99-Additional Attachments	27	\$2,700
99-Additional Attachments	30	\$3,000

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	256	\$1,280
02-Basement Garage	2	\$3,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	256	\$1,280
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	256	\$1,280

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
AL1-Lean-To Wood	1/1/1960	480		Poor	\$200.00
RG1-Detached Frame Garage	1/1/1960	640		Fair	\$4,100.00

Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
8/25/2021	11207967	\$0.00	Invalid	W/C D - Warrant/Condo Deed	Land and Improvements Other	

Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.700	Gross				\$64,800

Acreage/Squarefoot Variables

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Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
30,492	0.700			\$64,800

General Information

Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Below Street	Paved	Light			Well

Valuation/Explanation		
Dwelling #	757 9984 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,471	\$169,282.68
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$169,282.68
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,393	\$32,317.60
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,618.66
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	5	\$9,100.00
Attachments:	505	\$11,100.00
Adjusted Base Price		\$232,740.94
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$233,795.03
Market Adjustment:	57%	\$367,058.20
CDU Adjustment:	55	\$201,900.00
Complete:	100	\$201,900.00
Dollar Adjustments		\$400.00
Dwelling Value		\$202,300.00
Other Building Improvements	0	\$4,300.00
Total Improvement Value		\$206,600.00
Total Land Value		\$64,800.00
Total Assessed Value		\$271,400.00

Parcel Numbers: 757-9985-000	Property Address: HILLSIDE DR S	Municipality: Franklin, City of
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Owner Name: ALMA M KINZIGER TRUSTEE OF THE GREG AND ALMA MAYR REV TRUST	Mailing Address: 7270 HILLSIDE DRIVE FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph:	Legal Description: N 131.75 FT OF S 261.75 FT OF E 263.75 FT OF W 578.75	Building Sketch:
<div style="border: 1px solid black; padding: 2px; font-size: 8px;"> Description/Size A: 131.75 B: 261.75 C: 263.75 D: 578.75 </div>	Parcel Sketch and Site Map obtained from the County GIS Neighborhood: 1001-Franklin	

Building Description

Dwelling # Year Built: Year Remodeled: Remodeled/Effective Age: Building Type/Style: Story: Grade: CDU/Overall Condition: Interior Condition: Kitchen Condition: Bath Condition:	Exterior Wall: Bedrooms: Full Baths: Half Baths: Rough-in: 0 Room Count: Basement Description: Heating: Type of Fuel: Type of System:
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Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished: 0
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Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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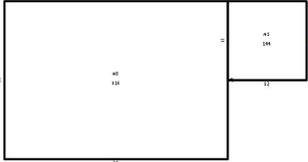
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/25/2021	11207967	\$0.00	Invalid	W/C D - Warrant/Condo Deed	Land and Improvements	Other	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.800	Gross				\$4,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
34,848	0.800				\$4,800		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Below Street	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #							
Description				Area		Value Amount	
Living Area:							
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price							
Unfinished Living Area:							
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:							
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price						\$0.00	
Changes/Adjustments							
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value							
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$4,800.00	
Total Assessed Value						\$4,800.00	

Parcel Numbers: 757-9986-000	Property Address: 6601 ROOT RIVER DR W	Municipality: Franklin, City of
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Owner Name: WOJCIECHOWSKI, KYLE	Mailing Address: 6601 W ROOT RIVER DR FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: COM 315 FT E & 261.75 FT N OF SW COR OF N HALF OF NE 10	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1001-Franklin		

Building Description

Dwelling #	757 9986 000- 1		
Year Built:	1/1/1950	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1950	Bedrooms:	3
Remodeled/Effective Age:	-72	Full Baths:	1
Building Type/Style:	04-Cape Cod	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Hot Water

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
757 9986 000- 1	816	0	0	163	0	0	979

Attachment Description(s): 13-AFG	Area: 144	Attachment Value: \$4,300
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Feature Description(s): 03-Masonry Fireplace	Area: 1	Feature Value: \$5,500
Rec Room Condition: Fair	Rec Room Area: 198	Rec Room Value: \$792
22-Additional Fixture	2	\$600
Rec Room Condition: Fair	Rec Room Area: 198	Rec Room Value: \$792

Other Building Improvements

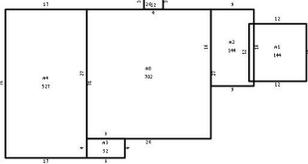
Structure Type: RG1-Detached Frame Garage	Year Built: 1/1/1964	Area: 792	Construction:	Condition: Poor	Value: \$5,000.00
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/1/1992		\$68,400.00	Invalid		Land and Improvements		
12/1/2000		\$108,700.00	Invalid		Land and Improvements		
9/26/2014		\$145,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.830	Gross				\$88,400	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
36,155	0.830			\$88,400			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			Well		
Valuation/Explanation							
Dwelling #				757 9986 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				816		\$107,132.64	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				163		\$4,994.32	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$112,126.96	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				816		\$22,325.76	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Basic Heating		\$0.00	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				3		\$6,100.00	
Attachments:				144		\$4,300.00	
Adjusted Base Price						\$144,852.72	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$134,452.72	
Market Adjustment:				131%		\$310,585.78	
CDU Adjustment:				50		\$155,300.00	
Complete:				100		\$155,300.00	
Dollar Adjustments						\$0.00	
Dwelling Value						\$155,300.00	

Other Building Improvements	0	\$5,000.00
Total Improvement Value		\$160,300.00
Total Land Value		\$88,400.00
Total Assessed Value		\$248,700.00

Parcel Numbers: 757-9987-001	Property Address: 6725 ROOT RIVER DR W	Municipality: Franklin, City of
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Owner Name: PRITCHETT JANICE E	Mailing Address: 6725 W ROOT RIVER DR FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: COM IN W LINE 671.32 FT S OF NW COR OF NE 10-5-21 TH E 4	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1001-Franklin		

Building Description

Dwelling #	757 9987 001- 1		
Year Built:	1/1/1946	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1946	Bedrooms:	3
Remodeled/Effective Age:	-76	Full Baths:	2
Building Type/Style:	04-Cape Cod	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
757 9987 001- 1	1,229	0	0	193	0	0	1,422

Attachment Description(s):	Area:	Attachment Value:
11-OFP	12	\$200
11-OFP	144	\$2,900
11-OFP	32	\$600

Feature Description(s):	Area:	Feature Value:
02-Basement Garage	2	\$3,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
11/13/2012	2646	\$1,800.00	ACREPLACE

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
8/3/2004		\$210,000.00	Invalid		Land and Improvements	
12/1/1996		\$112,000.00	Valid		Land and Improvements	

Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	1.047	Gross				\$78,900

Acreage/Squarefoot Variables

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Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
45,607	1.047			\$78,900

General Information

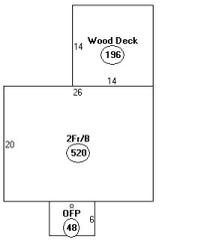
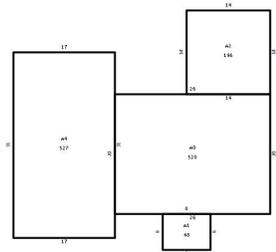
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Above Street	Paved	Light			Well

Valuation/Explanation		
Dwelling #	757 9987 001- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,229	\$146,976.11
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	193	\$5,913.52
Half Story/Finished Net:	0	\$0.00
Base Price		\$152,889.63
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,229	\$29,409.97
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,498.12
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	5	\$9,100.00
Attachments:	188	\$3,700.00
Adjusted Base Price		\$205,919.72
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$212,431.69
Market Adjustment:	84%	\$390,874.31
CDU Adjustment:	50	\$195,400.00
Complete:	100	\$195,400.00
Dollar Adjustments		(\$300.00)
Dwelling Value		\$195,100.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$195,100.00
Total Land Value		\$78,900.00
Total Assessed Value		\$274,000.00

Parcel Numbers: 757-9990-002 Property Address: 7236 68TH ST S Municipality: Franklin, City of

Owner Name: RICHEY, JAMES Mailing Address: 7236 S 68TH ST FRANKLIN, WI 53132 Land Use: Residential

Property Photograph: Legal Description: Building Sketch:

 <p> <small>Descriptor/Size</small> A: 2F/B 520 sqft B: OFP 48 sqft C: Wood Deck 196 sqft </p>	COM IN W LI 860.89 FT S OF NW COR OF NE 10 5 21 TH E	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1001-Franklin	

Building Description

Dwelling #	757 9990 002- 1		
Year Built:	1/1/1939	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1960	Bedrooms:	2
Remodeled/Effective Age:	-62	Full Baths:	2
Building Type/Style:	10-Farmhouse	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Very Good	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
757 9990 002- 1	520	520	0	0	0	0	1,040

Attachment Description(s):	Area:	Attachment Value:
11-OFP	48	\$1,000
31-WD	196	\$2,000

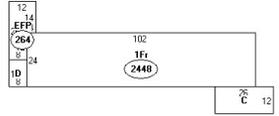
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
RG1-Detached Frame Garage	1/1/2012	1,008		Average	\$20,200.00	
RG1-Detached Frame Garage	1/1/2018	572		Average	\$12,900.00	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
6/17/2010	1150	\$5,000.00	WDDK			
8/13/2007	1913	\$1,500.00	PORCH ADDN			
2/15/2005	50463	\$6,000.00	BATHREMOD			
10/1/2000	00-1250	\$5,000.00	BSMT REPAIR			
9/8/2017	17-2135	\$45,000.00	DET GARAGE			
12/10/2008	2799	\$10,000.00	INT/EXTREMOD&FP			
11/2/2012	229343	\$25,000.00	ACCBLDG			
9/5/2002	02-1005	\$15,800.00	ADDN/ROOF			
11/20/2001	99-0788	\$200.00	SHED 8X8'			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	1.490	Gross				\$101,400
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
64,904	1.490			\$101,400		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Below Street	Paved	Light			Well	

Valuation/Explanation		
Dwelling #	757 9990 002- 1	
Description	Area	Value Amount
Living Area:		
First Story:	520	\$77,370.80
Second Story:	520	\$37,653.20
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$115,024.00
Unfinished Living Area:		
Room/Unfinished:	1,040	\$25,885.60
Unfinished Basement:	520	\$16,666.00
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Basic Heating	\$0.00
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	244	\$3,000.00
Adjusted Base Price		\$170,497.60
Changes/Adjustments		
Grade Adjustment:	C 100%	\$164,897.60
Market Adjustment:	135%	\$387,509.36
CDU Adjustment:	55	\$213,100.00
Complete:	100	\$213,100.00
Dollar Adjustments		\$100.00
Dwelling Value		\$213,200.00
Other Building Improvements	0	\$33,100.00
Total Improvement Value		\$246,300.00
Total Land Value		\$101,400.00
Total Assessed Value		\$347,700.00

Parcel Numbers: 757-9992-000 Property Address: 7261 HILLSIDE DR S Municipality: Franklin, City of

Owner Name: TURZINSKI, ERNIE & CHAUNCEY Mailing Address: 7261 S HILLSIDE DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description: E 130 FT OF W 315 FT OF S 231.75 FT OF N HALF OF NE 10	Building Sketch:  <p style="font-size: small;"> Description/Size A: 1Fr 2448 sqft B: EFP 264 sqft C: Conre Patio 312 sqft D: OFF 96 sqft </p>
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1001-Franklin	

Building Description

Dwelling #	757 9992 000- 1		
Year Built:	1/1/1950	Exterior Wall:	09-Masonry/Frame
Year Remodeled:	1/1/1950	Bedrooms:	4
Remodeled/Effective Age:	-72	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	6
CDU/Overall Condition:	Average	Basement Description:	No Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Hot Water

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
757 9992 000- 1	2,448	0	0	0	0	0	2,448

Attachment Description(s):	Area:	Attachment Value:
12-EFP	264	\$7,900
33-Concrete Patio	312	\$1,600
11-OFP	96	\$1,900

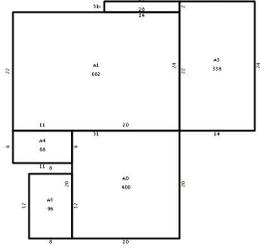
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
RG1-Detached Frame Garage		1/1/1970	576		Average	\$5,800.00	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/1/1992		\$84,000.00	Invalid		Land and Improvements		
9/1/2000		\$101,400.00	Invalid		Land and Improvements		
12/1/2000		\$85,000.00	Invalid		Land and Improvements		
3/29/2002		\$145,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.530	Gross				\$71,700
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
23,087		0.530				\$71,700	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			Well		

Valuation/Explanation		
Dwelling #	757 9992 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	2,448	\$273,392.64
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$273,392.64
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	0	\$0.00
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Basic Heating	\$0.00
Plumbing	0 - Half Bath 1 - Full Bath	\$0.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	672	\$11,400.00
Adjusted Base Price		\$287,092.64
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$300,731.90
Market Adjustment:	7%	\$321,783.14
CDU Adjustment:	50	\$160,900.00
Complete:	100	\$160,900.00
Dollar Adjustments		(\$300.00)
Dwelling Value		\$160,600.00
Other Building Improvements	0	\$5,800.00
Total Improvement Value		\$166,400.00
Total Land Value		\$71,700.00
Total Assessed Value		\$238,100.00

Parcel Numbers: 757-9993-000 Property Address: 7270 68TH ST S Municipality: Franklin, City of

Owner Name: BOLLIS, RICHARD A & SUSAN L Mailing Address: 7270 S 68TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	S 173.75 FT OF W 185 FT OF N HALF OF NE 10 5 21 CONT	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1001-Franklin	

Building Description

Dwelling #	757 9993 000- 1		
Year Built:	1/1/1940	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1940	Bedrooms:	3
Remodeled/Effective Age:	-82	Full Baths:	2
Building Type/Style:	10-Farmhouse	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	No Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
757 9993 000- 1	1,110	912	0	0	0	0	2,022

Attachment Description(s):	Area:	Attachment Value:
13-AFG	336	\$10,100
11-OFP	66	\$1,300

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1999	720		Average	\$10,800.00

Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
10/1/1997	97-1023	\$4,700.00	BLDG 24X30'

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.610	Gross				\$80,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
26,572	0.610				\$80,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Water		
Valuation/Explanation							
Dwelling #				757 9993 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,110		\$135,120.30	
Second Story:				912		\$60,000.48	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$195,120.78	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				0		\$0.00	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Basic Heating		\$0.00	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				402		\$11,400.00	
Adjusted Base Price						\$214,142.78	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$202,442.78	
Market Adjustment:				75%		\$354,274.87	
CDU Adjustment:				45		\$159,400.00	
Complete:				100		\$159,400.00	
Dollar Adjustments						(\$300.00)	
Dwelling Value						\$159,100.00	
Other Building Improvements				0		\$10,800.00	
Total Improvement Value						\$169,900.00	
Total Land Value						\$80,200.00	
Total Assessed Value						\$250,100.00	

Parcel Numbers: 757-9994-001	Property Address: 68TH ST S	Municipality: Franklin, City of
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Owner Name: PAYNE & DOLAN INC	Mailing Address: N3 W23650 BADINGER RD WAUKESHA, WI 53188	Land Use: Residential
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Property Photograph: 	Legal Description: W 1000 FT OF S HALF OF NE 10 5 21 EXC COM SW COR SD QUAR TH	Building Sketch: <small>Description/Map</small>
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1001-Franklin		

Building Description

Dwelling # Year Built: Year Remodeled: Remodeled/Effective Age: Building Type/Style: Story: Grade: CDU/Overall Condition: Interior Condition: Kitchen Condition: Bath Condition:	Exterior Wall: Bedrooms: Full Baths: Half Baths: Rough-in: 0 Room Count: Basement Description: Heating: Type of Fuel: Type of System:
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Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
							0

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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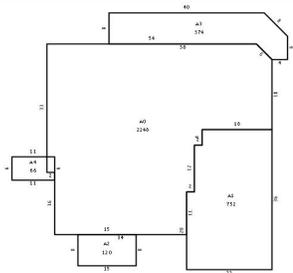
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
D12-2ND Grade Tillable	24.900	Acreage				\$6,000	
Acreage/Squarefoot Variables							
Acreage Variable 1 - 24.90 @ \$241.00							
Total of Above: 6,000.90							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
1,084,644	24.900				\$6,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Rolling	Paved	Light			Public Water		
Valuation/Explanation							
Dwelling #				Area		Value Amount	
Description				Area		Value Amount	
Living Area:							
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price							
Unfinished Living Area:							
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:							
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price						\$0.00	
Changes/Adjustments							
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value							
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$6,000.00	
Total Assessed Value						\$6,000.00	

Parcel Numbers: 757-9994-003 Property Address: 7330 68TH ST S Municipality: Franklin, City of

Owner Name: ARORA, POONAM Mailing Address: 7330 S 68TH ST FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	CSM NO 6701 NE 10 5 21 PARCEL 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1001-Franklin	

Building Description

Dwelling #	757 9994 003- 1		
Year Built:	1/1/2004	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2004	Bedrooms:	4
Remodeled/Effective Age:	-18	Full Baths:	2
Building Type/Style:	14-Modern Single Story	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	B	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
757 9994 003- 1	2,248	0	0	0	0	1,000	3,248

Attachment Description(s):	Area:	Attachment Value:
13-AFG	752	\$22,600
11-OPF	120	\$2,400
31-WD	374	\$3,700

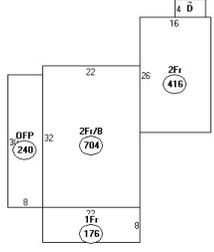
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	2	\$4,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
4/20/2004		1079	\$231,249.00		NEWDWLG		
8/10/2005		414672	\$14,000.00		WDDK		
8/27/2004		2877	\$6,000.00		AC		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/1/1999		\$32,000.00	Valid		Land		
1/7/2002		\$59,900.00	Valid		Land		
12/7/2005		\$329,250.00	Invalid		Land and Improvements		
3/29/2010		\$331,900.00	Invalid		Land and Improvements		
9/14/2010		\$265,000.00	Invalid		Land and Improvements		
9/4/2012		\$389,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.749	Gross				\$81,900
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
32,626		0.749				\$81,900	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	757 9994 003- 1	
Description	Area	Value Amount
Living Area:		
First Story:	2,248	\$240,311.20
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$240,311.20
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,248	\$29,864.64
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$7,990.08
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	1,000	\$26,990.00
Features:	5	\$4,900.00
Attachments:	1,246	\$28,700.00
Adjusted Base Price		\$350,958.92
Changes/Adjustments		
Grade Adjustment:	B 128%	\$406,219.42
Market Adjustment:	34%	\$544,334.02
CDU Adjustment:	78	\$424,600.00
Complete:	100	\$424,600.00
Dollar Adjustments		\$1,400.00
Dwelling Value		\$426,000.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$426,000.00
Total Land Value		\$81,900.00
Total Assessed Value		\$507,900.00

Parcel Numbers: 757-9994-004 Property Address: 7360 68TH ST S Municipality: Franklin, City of

Owner Name: THACKER CRAIG S & CARYN C Mailing Address: 7360 S 68TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	CSM NO 6701 NE 10 5 21 PARCEL 2	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <p>A: 2Fr/B 704 sqft</p> <p>B: 1Fr 176 sqft</p> <p>C: 2Fr 416 sqft</p> <p>D: OFF 28 sqft</p> <p>E: OFF 240 sqft</p>
Neighborhood:	1001-Franklin	

Building Description

Dwelling #	757 9994 004- 1		
Year Built:	1/1/1860	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1955	Bedrooms:	3
Remodeled/Effective Age:	-67	Full Baths:	2
Building Type/Style:	10-Farmhouse	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	B-	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Good	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
757 9994 004- 1	1,296	1,120	0	0	0	0	2,416

Attachment Description(s):	Area:	Attachment Value:
11-OFP	28	\$600
11-OFP	240	\$4,800

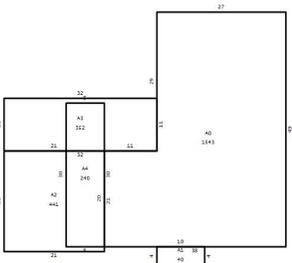
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed		1/1/1993	120		Average	\$200.00	
RG1-Detached Frame Garage		1/1/1993	780		Average	\$9,800.00	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
7/1/2000		00-0898	\$10,000.00		26X15' ADDN		
11/2/2005		873417	\$11,400.00		FENCE		
4/26/2010		612	\$9,000.00		EXTREMOD		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
2/1/1989		\$41,667.00	Invalid		Land and Improvements		
8/1/1993		\$20,000.00	Invalid		Land and Improvements		
11/22/2005		\$345,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		1.595	Gross				\$97,700
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
69,478		1.595				\$97,700	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	757 9994 004- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,296	\$153,627.84
Second Story:	1,120	\$71,590.40
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$225,218.24
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	704	\$10,531.84
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$5,943.36
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	268	\$5,400.00
Adjusted Base Price		\$261,596.44
Changes/Adjustments		
Grade Adjustment:	B- 120%	\$304,675.73
Market Adjustment:	69%	\$514,901.98
CDU Adjustment:	55	\$283,200.00
Complete:	100	\$283,200.00
Dollar Adjustments		\$800.00
Dwelling Value		\$284,000.00
Other Building Improvements	0	\$10,000.00
Total Improvement Value		\$294,000.00
Total Land Value		\$97,700.00
Total Assessed Value		\$391,700.00

Parcel Numbers: 757-9995-000 Property Address: 7410 68TH ST S Municipality: Franklin, City of

Owner Name: POKRZEWINSKI, BRANDON M Mailing Address: 7410 S 68TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	CERTIFIED SURVEY MAP 479 NE 10 5 21 LOT 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1001-Franklin	

Building Description

Dwelling #	757 9995 000- 1		
Year Built:	1/1/1967	Exterior Wall:	07-Brick
Year Remodeled:	1/1/1967	Bedrooms:	3
Remodeled/Effective Age:	-55	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Hot Water

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
757 9995 000- 1	1,543	0	0	0	0	0	1,543

Attachment Description(s):	Area:	Attachment Value:
11-OFP	40	\$800
23-AMG	441	\$15,400
33-Concrete Patio	352	\$1,800

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

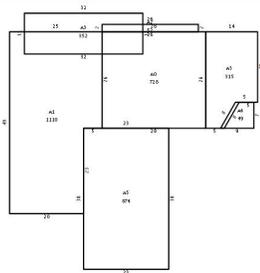
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/26/2020		\$250,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.560	Gross				\$74,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
24,394	0.560				\$74,700		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Water		
Valuation/Explanation							
Dwelling #				757 9995 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,543		\$192,797.85	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$192,797.85	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,543		\$34,810.08	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Basic Heating		\$0.00	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				833		\$18,000.00	
Adjusted Base Price						\$250,788.93	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$255,737.82	
Market Adjustment:				43%		\$365,705.09	
CDU Adjustment:				55		\$201,100.00	
Complete:				100		\$201,100.00	
Dollar Adjustments						\$400.00	
Dwelling Value						\$201,500.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$201,500.00	
Total Land Value						\$74,700.00	
Total Assessed Value						\$276,200.00	

Parcel Numbers: 757-9996-000 Property Address: 7430 68TH ST S Municipality: Franklin, City of

Owner Name: PAULL JONATHAN M & JENNIFER M Mailing Address: 7430 S 68TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	CERTIFIED SURVEY MAP 539 NE 10 5 21 LOT 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1001-Franklin	

Building Description

Dwelling #	757 9996 000- 1		
Year Built:	1/1/1966	Exterior Wall:	09-Masonry/Frame
Year Remodeled:	1/1/1966	Bedrooms:	4
Remodeled/Effective Age:	-56	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	6
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Hot Water

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
757 9996 000- 1	2,153	780	0	0	0	0	2,933

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	52	\$5,200
11-OPF	49	\$1,000
13-AFG	874	\$26,200

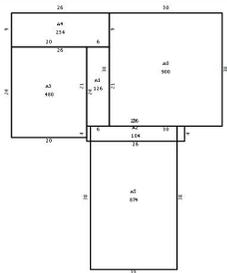
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	4	\$1,200
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:		
RG1-Detached Frame Garage	1/1/1996	700		Average	\$10,500.00		
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
7/1/1996	96-0825	\$6,000.00	GARAGE 24X28				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/2/2004		\$320,000.00	Invalid		Land and Improvements		
9/1/1992		\$100,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.590	Gross				\$77,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
25,700	0.590			\$77,600			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Water		
Valuation/Explanation							
Dwelling #	757 9996 000- 1						
Description	Area			Value Amount			
Living Area:							
First Story:	2,153			\$248,520.79			
Second Story:	780			\$60,730.80			
Additional Story:	0			\$0.00			
Attic/Finished Net:	0			\$0.00			
Half Story/Finished Net:	0			\$0.00			
Base Price				\$309,251.59			
Unfinished Living Area:							
Room/Unfinished:	0			\$0.00			
Unfinished Basement:	1,425			\$18,639.00			
Half Story/Unfinished:				\$0.00			
Structure Info, Features and Attachments:							
Heating/AC	Air Conditioning - Same Ducts			\$7,215.18			
Plumbing	1 - Half Bath 2 - Full Bath			\$12,203.00			
Finished Basement Living Area	0			\$0.00			
Features:	5			\$3,200.00			
Attachments:	975			\$32,400.00			
Adjusted Base Price				\$382,908.77			
Changes/Adjustments							
Grade Adjustment:	C+ 110%			\$382,039.65			
Market Adjustment:	28%			\$489,010.75			
CDU Adjustment:	55			\$269,000.00			
Complete:	100			\$269,000.00			
Dollar Adjustments				(\$500.00)			
Dwelling Value				\$268,500.00			

Other Building Improvements	0	\$10,500.00
Total Improvement Value		\$279,000.00
Total Land Value		\$77,600.00
Total Assessed Value		\$356,600.00

Parcel Numbers: 757-9997-000 Property Address: 7460 68TH ST S Municipality: Franklin, City of

Owner Name: HERNANDEZ, JESUS M Mailing Address: 7460 S 68TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	W 208.71 FT OF N 122.20 FT OF S 330.91 FT OF NE 10 S 21	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1001-Franklin	

Building Description

Dwelling #	757 9997 000- 1		
Year Built:	1/1/1956	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1956	Bedrooms:	3
Remodeled/Effective Age:	-66	Full Baths:	1
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Oil
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
757 9997 000- 1	1,026	900	0	0	0	0	1,926

Attachment Description(s):	Area:	Attachment Value:
12-EFP	104	\$3,100
13-AFG	480	\$14,400
12-EFP	234	\$7,000

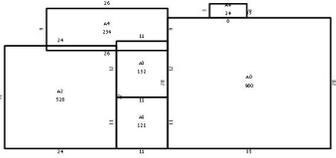
Feature Description(s):	Area:	Feature Value:
03-Masonry Fireplace	1	\$5,500
Rec Room Condition: Average	Rec Room Area: 450	Rec Room Value: \$2,250
22-Additional Fixture	1	\$300
Rec Room Condition: Average	Rec Room Area: 450	Rec Room Value: \$2,250

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
4/18/2019	19-0786	\$2,000.00	FURREPLAC			
8/15/2017	17-1932	\$3,200.00	ACREPLACE			
11/5/2015	15-2728	\$4,130.00	FURREPLAC			
10/18/2007	2549	\$1,700.00	EXTREMOD-R			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
11/14/2005		\$225,000.00	Valid		Land and Improvements	
1/9/2018		\$224,500.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.500	Gross				\$69,500
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
21,780	0.500			\$69,500		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Below Street	Paved	Light			Public Water	

Valuation/Explanation		
Dwelling #	757 9997 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,026	\$127,798.56
Second Story:	900	\$59,211.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$187,009.56
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	900	\$23,688.00
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,737.96
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$5,800.00
Attachments:	818	\$24,500.00
Adjusted Base Price		\$250,616.52
Changes/Adjustments		
Grade Adjustment:	C 100%	\$220,316.52
Market Adjustment:	79%	\$394,366.57
CDU Adjustment:	55	\$216,900.00
Complete:	100	\$216,900.00
Dollar Adjustments		\$600.00
Dwelling Value		\$217,500.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$217,500.00
Total Land Value		\$69,500.00
Total Assessed Value		\$287,000.00

Parcel Numbers: 757-9998-000 Property Address: 7470 68TH ST S Municipality: Franklin, City of

Owner Name: FISCHER, GEOFFREY T Mailing Address: 7470 S 68TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	S 208.71 FT OF W 208.71 FT OF NE 10 5 21 CONT 1 ACRE	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1001-Franklin	

Building Description

Dwelling #	757 9998 000- 1		
Year Built:	1/1/1951	Exterior Wall:	09-Masonry/Frame
Year Remodeled:	1/1/1951	Bedrooms:	2
Remodeled/Effective Age:	-71	Full Baths:	1
Building Type/Style:	04-Cape Cod	Half Baths:	1
Story:	1.50	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Oil
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
757 9998 000- 1	1,233	0	0	0	551	0	1,784

Attachment Description(s):	Area:	Attachment Value:
13-AFG	528	\$15,800
11-OPF	24	\$500

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	556	\$2,780
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	556	\$2,780

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
1/20/2015		\$183,400.00	Invalid		Land and Improvements		
10/1/1982		\$79,800.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.780	Gross				\$87,400	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
33,977	0.780			\$87,400			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Water		
Valuation/Explanation							
Dwelling #				757 9998 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,233		\$159,895.44	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				551		\$35,302.05	
Base Price						\$195,197.49	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,112		\$27,388.56	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,388.64	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				3		\$6,100.00	
Attachments:				552		\$16,300.00	
Adjusted Base Price						\$254,255.69	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$255,041.26	
Market Adjustment:				48%		\$377,461.06	
CDU Adjustment:				55		\$207,600.00	
Complete:				100		\$207,600.00	
Dollar Adjustments						\$0.00	
Dwelling Value						\$207,600.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$207,600.00
Total Land Value		\$87,400.00
Total Assessed Value		\$295,000.00

Parcel Numbers: 758-9985-000	Property Address: 5111 RAWSON AVE W	Municipality: Franklin, City of
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Owner Name: PAYNE AND DOLAN INC	Mailing Address: N3 W23650 BADINGER RD WAUKESHA, WI 53188	Land Use: Commercial
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Property Photograph: 	Legal Description: N 177 FT OF E 247 FT OF NW 11 5 21 EXC N 75 FT & EXC E	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 999.7-Franklin	
	Zoning: B3	

Building Description

Building #	1	
Building Type/Style:	344-Office Building	One Bedroom:
Stories:		Two Bedroom:
Year Built:	1950	Three Bedroom:
Remodeled/Effective Age:		Total Unit Count:
Grade Factor:	C	Business Name:
Market Adjustment:	-87	CDU/Overall Condition
		Very Good
Building #	2	
Building Type/Style:	528-Auto Service Repair Garage	One Bedroom:
Stories:		Two Bedroom:
Year Built:	1950	Three Bedroom:
Remodeled/Effective Age:		Total Unit Count:
Grade Factor:	C	Business Name:
Market Adjustment:	41	CDU/Overall Condition
		Very Good

Structure / Basement Data

Building #	Section #	Occupancy:	Year:	Area:	Framing:	Wall Hgt:	Rental:
1	1	344-Office Building	1950	1,189	D4-Wood Average	13	
2	2	528-Auto Service Repair Garage	1950	1,479	D4-Wood Average	13	
Building #	Section #	Description:	Basement Area:		Total Area:		
1					1,189		
2					1,479		

Components

Bldg #	Sec. #	Description:	Area:	Value:	Bldg #	Sec. #	Description:	Area:	Value:
1	1	HVAC-Warmed and Cooled Air	1,189	\$1,800	1				
1	1	HVAC-Forced Air Unit	1,189	\$1,800	2				
2									

Detached Improvements

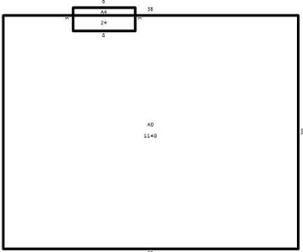
Structure: PA-Paving	Year: 1/1/1990	Sq Ft: 16,400	Grade: C	Construction:	Condition: Average
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
3/1/1996	96-0119	\$4,100.00	HTG SYSTEM				
1/1/1996	96-0018	\$20,000.00	ALTER BLDG				
3/1/1996	96-0194	\$7,238.00	CHAIN LK FEN				
7/9/2002	02-0757	\$1,469.00	REPL A/C				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/1/1991		\$107,500.00	Valid		Land and Improvements		
6/14/2013		\$4,287,000.00	Invalid		Land and Improvements		
		0					
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
B-Commercial Primary Site	0.438	Gross				\$127,500.00	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Total Land Value:			
19,079	0.438			\$127,500.00			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Heavy			Public Sewer		
Assessment History							
Parcel Year:	Acres Total:	Land Total:	Improvement Total:				

Valuation/Explanation		
Building #	1	
Description	Area	Value Amount
Structure:	1,189	\$81,898.00
Commercial Building Base Price		\$81,898.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
Adjusted Base Price		\$81,898.00
Depreciation Adjustment:	0	\$0.00
Adjusted Base Price with Depreciation		\$81,898.00
Grade Adjustment:	C	0.00
Market Adjustment:	-87	(\$71,251.26)
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$300.00
Commercial Building Value		\$10,900.00
Building #	2	
Description	Area	Value Amount
Structure:	1,479	\$49,783.00
Commercial Building Base Price		\$49,783.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
Adjusted Base Price		\$49,783.00
Depreciation Adjustment:	0	\$0.00
Adjusted Base Price with Depreciation		\$49,783.00
Grade Adjustment:	C	0.00
Market Adjustment:	41	\$20,411.03
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$100.00
Commercial Building Value		\$70,300.00
Total Dwelling Value		\$0
Detached Improvements	0	\$3,300.00
Total Improvement Value		\$158,400.00
Total Land Value		\$127,500.00
Total Assessed Value		\$285,900.00

Parcel Numbers: 758-9986-001	Property Address: 7201 51ST ST S	Municipality: Franklin, City of
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Owner Name: PAYNE AND DOLAN INC	Mailing Address: N3 W23650 BADINGER RD WAUKESHA, WI 53188	Land Use: Residential
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Property Photograph: 	Legal Description: COM 614.76 FT S OF NE COR OF NW 11 5 21 TH WLY 360.40 FT	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1101-Franklin	

Building Description

Dwelling #	758 9986 001- 1		
Year Built:	1/1/1957	Exterior Wall:	07-Brick
Year Remodeled:	1/1/1957	Bedrooms:	2
Remodeled/Effective Age:	-65	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Good	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Oil
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
758 9986 001- 1	1,140	0	0	0	0	0	1,140

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/1950	252		Average	\$400.00
RG1-Detached Frame Garage	1/1/1945	308		Poor	\$1,600.00
RG1-Detached Frame Garage	1/1/1960	528		Average	\$5,300.00

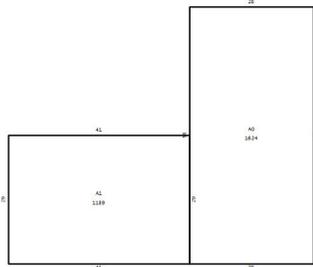
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
6/14/2013		\$4,287,000.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	1.310	Gross				\$95,300
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
57,064	1.310			\$95,300		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Above Street	Paved	Medium			Public Sewer	
Valuation/Explanation						
Dwelling #				758 9986 001- 1		
Description				Area		Value Amount
Living Area:						
First Story:				1,140		\$159,429.00
Second Story:				0		\$0.00
Additional Story:				0		\$0.00
Attic/Finished Net:				0		\$0.00
Half Story/Finished Net:				0		\$0.00
Base Price						\$159,429.00
Unfinished Living Area:						
Room/Unfinished:				0		\$0.00
Unfinished Basement:				1,140		\$28,078.20
Half Story/Unfinished:						\$0.00
Structure Info, Features and Attachments:						
Heating/AC				Basic Heating		\$0.00
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00
Finished Basement Living Area				0		\$0.00
Features:				1		\$300.00
Attachments:						
Adjusted Base Price						\$187,807.20
Changes/Adjustments						
Grade Adjustment:				C+ 110%		\$206,257.92
Market Adjustment:				24%		\$255,759.82
CDU Adjustment:				60		\$153,500.00
Complete:				100		\$153,500.00
Dollar Adjustments						\$200.00
Dwelling Value						\$153,700.00
Other Building Improvements				0		\$7,300.00
Total Improvement Value						\$161,000.00
Total Land Value						\$95,300.00
Total Assessed Value						\$256,300.00

Parcel Numbers: 758-9987-003	Property Address: 7151 51ST ST S	Municipality: Franklin, City of
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Owner Name: PAYNE AND DOLAN INC	Mailing Address: N3W23650 BADINGER RD WAUKESHA, WI 53188	Land Use: Commercial
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Property Photograph: 	Legal Description: CSM NO 6344 NW 11 5 21 PARCEL 1	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 999.4-Franklin	
	Zoning:	

Building Description

Building #	1	
Building Type/Style:	344-Office Building	One Bedroom:
Stories:		Two Bedroom:
Year Built:	1997	Three Bedroom:
Remodeled/Effective Age:		Total Unit Count:
Grade Factor:	C	Business Name:
		STATE FARM INSURANCE_x0000_x0000_x0000_ x0000_x0000_x0000_x0000_x000 0_x0000_x0000_
Market Adjustment:	97	CDU/Overall Condition
		Average

Structure / Basement Data

Building #	Section #	Occupancy:	Year:	Area:	Framing:	Wall Hgt:	Rental:
1	1	344-Office Building	1997	1,624	D4-Wood Average	8	
Building #	Section #	Description:	Basement Area:	Total Area:			
1				1,624			

Components **Site Improvements**

Bldg #	Sec. #	Description:	Area:	Value:	Bldg #	Sec. #	Description:	Area:	Value:
1	1	HVAC-Warmed and Cooled Air	1,624	\$2,400	1				

Detached Improvements

Structure:	Year:	Sq Ft:	Grade:	Construction:	Condition:
PA-Paving	1/1/1997	6,000	C		Average

Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
7/1/1997	97-0646	\$100,000.00	INS BLDG
11/1/1997	97-1157	\$5,950.00	HTG & A/C
11/1/1997	97-1142	\$3,272.00	6'WOOD FENCE

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
6/14/2013		\$4,287,000.00	Invalid		Land and Improvements	

Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
B-Commercial Primary Site	0.550	Gross				\$76,200.00
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Total Land Value:		
23,958	0.550			\$76,200.00		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			Public Sewer	
Assessment History						
Parcel Year:	Acres Total:	Land Total:	Improvement Total:			
Valuation/Explanation						
Building #	1					
Description	Area	Value Amount				
Structure:	1,624	\$111,861.00				
Commercial Building Base Price		\$111,861.00				
Basement:	0	\$0.00				
Components:	0	\$0.00				
Site Improvements:	0	\$0.00				
Adjusted Base Price		\$111,861.00				
Depreciation Adjustment:	0	\$0.00				
Adjusted Base Price with Depreciation		\$111,861.00				
Grade Adjustment:	C	0.00				
Market Adjustment:	97	\$108,505.17				
Local Modifier:		\$0.00				
Percent Complete:		\$0.00				
Dollar Adjustment:		\$200.00				
Commercial Building Value		\$220,600.00				
Total Dwelling Value		\$0				
Detached Improvements	0	\$1,200.00				
Total Improvement Value		\$226,500.00				
Total Land Value		\$76,200.00				
Total Assessed Value		\$302,700.00				

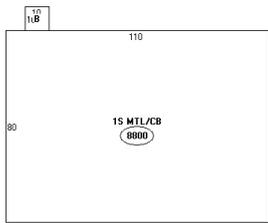
Structure / Basement Data									
Building #	Section #	Occupancy:	Year:	Area:	Framing:	Wall Hgt:	Rental:		
1	1	528-Auto Service Repair Garage	2000	8,800	C4-Masonry Average	24			
2	2	326-Storage Garage	2000	1,064	D4-Wood Average	8			
3	3	326-Storage Garage	2000	1,064	D4-Wood Average	10			
4	4	528-Auto Service Repair Garage	2000	250	C4-Masonry Average	10			
Building #	Section #	Description:	Basement Area:		Total Area:				
1					8,800				
2					1,064				
3					1,064				
4					250				
Components				Site Improvements					
Bldg #	Sec. #	Description:	Area:	Value:	Bldg #	Sec. #	Description:	Area:	Value:
1	1	HVAC-Forced Air Unit	8,800	\$13,200	1				
1	1	HVAC-Forced Air Unit	8,800	\$13,200	2				
1	1	HVAC-Warmed and Cooled Air	8,800	\$13,200	3				
1	1	HVAC-Warmed and Cooled Air	8,800	\$13,200	4				
2									
3									
4									
Detached Improvements									
Structure:	Year:	Sq Ft:	Grade:	Construction:	Condition:				
PA-Paving	1/1/2000	15,000	C		Average				
Permit / Construction History									
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:						
9/1/2000	00-1091	\$100.00	RAZE 10X10'						
9/1/2000	00-1090	\$2,400.00	RAZE BLDG						
10/18/2015	15-2512	\$4,000.00	SIGN						
9/1/2000	00-1089	\$7,500.00	RAZE HOUSE						
Ownership/Sales History									
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:			
12/1/1994		\$165,000.00	Invalid		Land and Improvements				
5/3/2021		\$1,375,000.00	Invalid		Land and Improvements				
6/14/2022	11257647	\$1,625,000.00	Valid	W/C D - Warrant/Condo Deed	Land and Improvements	Other			
Land Breakdown									
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:			
B-Commercial Primary Site	0.943	Gross				\$228,800.00			
Acreage/Squarefoot Variables									
Land Data & Computations									
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Total Land Value:					
41,077	0.943			\$228,800.00					
General Information									
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:				
Level	Paved	Heavy			All Public				
Assessment History									

Parcel Year:	Acres Total:	Land Total:	Improvement Total:
Valuation/Explanation			
Building #	1		
Description	Area		Value Amount
Structure:	8,800		\$330,088.00
Commercial Building Base Price			\$330,088.00
Basement:	0		\$0.00
Components:	0		\$0.00
Site Improvements:	0		\$0.00
Adjusted Base Price			\$330,088.00
Depreciation Adjustment:	0		\$0.00
Adjusted Base Price with Depreciation			\$330,088.00
Grade Adjustment:	C+		38,288.80
Market Adjustment:	21		\$77,359.13
Local Modifier:			\$0.00
Percent Complete:			\$0.00
Dollar Adjustment:			\$4,100.00
Commercial Building Value			\$449,800.00
Building #	2		
Description	Area		Value Amount
Structure:	1,064		\$36,304.00
Commercial Building Base Price			\$36,304.00
Basement:	0		\$0.00
Components:	0		\$0.00
Site Improvements:	0		\$0.00
Adjusted Base Price			\$36,304.00
Depreciation Adjustment:	0		\$0.00
Adjusted Base Price with Depreciation			\$36,304.00
Grade Adjustment:	C+		3,581.42
Market Adjustment:	9		\$3,589.69
Local Modifier:			\$0.00
Percent Complete:			\$0.00
Dollar Adjustment:			\$400.00
Commercial Building Value			\$43,900.00
Building #	3		
Description	Area		Value Amount
Structure:	1,064		\$36,304.00
Commercial Building Base Price			\$36,304.00
Basement:	0		\$0.00
Components:	0		\$0.00
Site Improvements:	0		\$0.00
Adjusted Base Price			\$36,304.00
Depreciation Adjustment:	0		\$0.00
Adjusted Base Price with Depreciation			\$36,304.00
Grade Adjustment:	C+		3,581.42
Market Adjustment:	9		\$3,589.69
Local Modifier:			\$0.00
Percent Complete:			\$0.00
Dollar Adjustment:			\$400.00
Commercial Building Value			\$43,900.00
Building #	4		

Description	Area	Value Amount
Structure:	250	\$9,378.00
Commercial Building Base Price		\$9,378.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
Adjusted Base Price		\$9,378.00
Depreciation Adjustment:	0	\$0.00
Adjusted Base Price with Depreciation		\$9,378.00
Grade Adjustment:	C+	937.75
Market Adjustment:	80	\$8,252.60
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$0.00
Commercial Building Value		\$18,600.00
Total Dwelling Value		\$0
Detached Improvements	0	\$3,000.00
Total Improvement Value		\$621,900.00
Total Land Value		\$228,800.00
Total Assessed Value		\$850,700.00

Parcel Numbers: 758-9989-004	Property Address: 5517 RAWSON AVE W	Municipality: Franklin, City of
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Owner Name: D & J GIRARD HOLDINGS LLC	Mailing Address: 2724 S QUINCY AVE BAY VIEW, WI 53207	Land Use: Commercial
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	Legal Description: CERTIFIED SURVEY MAP NO 6628 NW 11 5 21 PARCEL 2	Building Sketch:	
	Parcel Sketch and Site Map obtained from the County GIS		<small>Description/Size</small> A: 15 MTL/CB 8800 sqft B: 15 MTL 100 sqft
	Neighborhood: 999.7-Franklin		
	Zoning:		

Components					Site Improvements				
Bldg #	Sec. #	Description:	Area:	Value:	Bldg #	Sec. #	Description:	Area:	Value:
1	1	HVAC-Warmed and Cooled Air	8,800	\$13,200	1				
1	1	HVAC-Warmed and Cooled Air	8,800	\$13,200	2				
1	1	HVAC-Forced Air Unit	8,800	\$13,200	3				
2					4				
3					5				
4									
5									
Detached Improvements									
Structure:		Year:	Sq Ft:	Grade:	Construction:	Condition:			
PA-Paving		1/1/1999	19,000	C		Average			
Permit / Construction History									
Date of Permit:		Permit Number:		Permit Amount:		Details of Permit:			
1/1/2000		00-0054		\$2,800.00		HTG & A/C			
9/1/1999		99-1187		\$500,000.00		NEW CONST			
Ownership/Sales History									
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:		Sale Type:		Sale Validation Source:	
10/10/2003		\$900,000.00	Invalid			Land and Improvements			
9/1/1999		\$120,000.00	Valid			Land			
Land Breakdown									
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:		
B-Commercial Primary Site		0.943	Gross				\$228,800.00		
Acreage/Squarefoot Variables									
Land Data & Computations									
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Total Land Value:			
41,077		0.943				\$228,800.00			
General Information									
Topography:	Street/Road:	Fronting Traffic:		Inspected By:	Inspected On:	Utilities:			
Level	Paved	Heavy				All Public			
Assessment History									
Parcel Year:		Acres Total:		Land Total:		Improvement Total:			
Valuation/Explanation									
Building #				1					
Description				Area			Value Amount		
Structure:				8,800			\$330,088.00		
Commercial Building Base Price							\$330,088.00		
Basement:				0			\$0.00		
Components:				0			\$0.00		
Site Improvements:				0			\$0.00		
Adjusted Base Price							\$330,088.00		
Depreciation Adjustment:				0			\$0.00		
Adjusted Base Price with Depreciation							\$330,088.00		
Grade Adjustment:				C+			36,968.80		
Market Adjustment:				20			\$73,411.36		
Local Modifier:							\$0.00		

Percent Complete:		\$0.00
Dollar Adjustment:		\$300.00
Commercial Building Value		\$440,800.00
Building #	2	
Description	Area	Value Amount
Structure:	1,200	\$40,944.00
Commercial Building Base Price		\$40,944.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
Adjusted Base Price		\$40,944.00
Depreciation Adjustment:	0	\$0.00
Adjusted Base Price with Depreciation		\$40,944.00
Grade Adjustment:	C+	4,039.20
Market Adjustment:	11	\$4,948.15
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$100.00
Commercial Building Value		\$50,000.00
Building #	3	
Description	Area	Value Amount
Structure:	1,800	\$61,416.00
Commercial Building Base Price		\$61,416.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
Adjusted Base Price		\$61,416.00
Depreciation Adjustment:	0	\$0.00
Adjusted Base Price with Depreciation		\$61,416.00
Grade Adjustment:	C+	6,058.80
Market Adjustment:	-36	(\$24,290.93)
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$600.00
Commercial Building Value		\$43,800.00
Building #	4	
Description	Area	Value Amount
Structure:	600	\$20,472.00
Commercial Building Base Price		\$20,472.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
Adjusted Base Price		\$20,472.00
Depreciation Adjustment:	0	\$0.00
Adjusted Base Price with Depreciation		\$20,472.00
Grade Adjustment:	C+	2,019.60
Market Adjustment:	11	\$2,474.08
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$0.00
Commercial Building Value		\$25,000.00

Building #	5	
Description	Area	Value Amount
Structure:	100	\$3,751.00
Commercial Building Base Price		\$3,751.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
Adjusted Base Price		\$3,751.00
Depreciation Adjustment:	0	\$0.00
Adjusted Base Price with Depreciation		\$3,751.00
Grade Adjustment:	C+	375.10
Market Adjustment:	50	\$2,063.05
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$0.00
Commercial Building Value		\$6,200.00
Total Dwelling Value		\$0
Detached Improvements	0	\$3,800.00
Total Improvement Value		\$615,700.00
Total Land Value		\$228,800.00
Total Assessed Value		\$844,500.00

Detached Improvements						
Structure:	Year:	Sq Ft:	Grade:	Construction:	Condition:	
RS1-Frame Utility Shed	1/1/2017	168	C		Average	
PA-Paving	1/1/1994	21,900	C		Average	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
3/25/2016	16-0540	\$35,000.00	BUILDING ADDITI			
4/4/2016	16-0619	\$2,900.00	DUMPSTER ENCL			
4/4/2016	16-0620	\$0.00	SHED 12X14			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
4/15/2002		\$145,000.00	Invalid		Land and Improvements	
7/1/1989		\$95,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
B-Commercial Primary Site	0.971	Gross				\$235,600.00
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Total Land Value:		
42,297	0.971			\$235,600.00		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Heavy			Public Sewer	
Assessment History						
Parcel Year:	Acres Total:	Land Total:	Improvement Total:			

Valuation/Explanation		
Building #	1	
Description	Area	Value Amount
Structure:	2,921	\$195,356.00
Commercial Building Base Price		\$195,356.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
Adjusted Base Price		\$195,356.00
Depreciation Adjustment:	0	\$0.00
Adjusted Base Price with Depreciation		\$195,356.00
Grade Adjustment:	C	0.00
Market Adjustment:	-27	(\$52,746.12)
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$1,100.00
Commercial Building Value		\$143,700.00
Building #	2	
Description	Area	Value Amount
Structure:	330	\$22,070.00
Commercial Building Base Price		\$22,070.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
Adjusted Base Price		\$22,070.00
Depreciation Adjustment:	0	\$0.00
Adjusted Base Price with Depreciation		\$22,070.00
Grade Adjustment:	C	0.00
Market Adjustment:	104	\$22,952.80
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$200.00
Commercial Building Value		\$45,200.00
Total Dwelling Value		\$0
Detached Improvements	0	\$5,700.00
Total Improvement Value		\$201,000.00
Total Land Value		\$235,600.00
Total Assessed Value		\$436,600.00

Parcel Numbers: 758-9994-000	Property Address: 7241 51ST ST S	Municipality: Franklin, City of
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Owner Name: PAYNE AND DOLAN INC	Mailing Address: N3 W23650 BADINGER RD WAUKESHA, WI 53188	Land Use: Residential
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Property Photograph:	Legal Description: N 332.01 FT OF S 1827.64 FT OF E HALF OF NW 11 5 21 CONT	Building Sketch:
<small>Descriptor/Map</small>	Parcel Sketch and Site Map obtained from the County GIS	<small>Descriptor/Map</small>
	Neighborhood: 1101-Franklin	

Building Description

Dwelling #	
Year Built:	Exterior Wall:
Year Remodeled:	Bedrooms:
Remodeled/Effective Age:	Full Baths:
Building Type/Style:	Half Baths:
Story:	Rough-in: 0
Grade:	Room Count:
CDU/Overall Condition:	Basement Description:
Interior Condition:	Heating:
Kitchen Condition:	Type of Fuel:
Bath Condition:	Type of System:

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished: 0
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Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
1/1/2001	01-0837	\$200.00	RAZE SHED
7/1/2001	01-0836	\$300.00	RAZE SHED
7/1/2001	01-0823	\$0.00	RAZE HOUSE

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/14/2013		\$4,287,000.00	Invalid		Land and Improvements		
9/1/1990		\$110,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	9.540	Gross				\$146,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
415,562	9.540				\$146,500		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Medium			Public Sewer		
Valuation/Explanation							
Dwelling #				Area		Value Amount	
Description				Area		Value Amount	
Living Area:				Area		Value Amount	
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price				Area		Value Amount	
Unfinished Living Area:				Area		Value Amount	
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:				Area		Value Amount	
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price				Area		Value Amount	
Adjusted Base Price						\$0.00	
Changes/Adjustments				Area		Value Amount	
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value				Area		Value Amount	
Other Building Improvements				0		\$0.00	
Total Improvement Value				Area		Value Amount	
Total Improvement Value						\$0.00	
Total Land Value				Area		Value Amount	
Total Land Value						\$146,500.00	
Total Assessed Value				Area		Value Amount	
Total Assessed Value						\$146,500.00	

Parcel Numbers: 758-9995-002	Property Address: 51ST ST S	Municipality: Franklin, City of
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Owner Name: PAYNE AND DOLAN INC	Mailing Address: N3 W23650 BADINGER RD WAUKESHA, WI 53188	Land Use: Residential
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Property Photograph:	Legal Description: CERTIFIED SURVEY MAP NO 1351 NW 11 5 21 PARCEL 2	Building Sketch:
<small>Descriptor/Map A: 1F B: 0.00</small>	Parcel Sketch and Site Map obtained from the County GIS Neighborhood: 1101-Franklin	

Building Description

Dwelling # Year Built: Year Remodeled: Remodeled/Effective Age: Building Type/Style: Story: Grade: CDU/Overall Condition: Interior Condition: Kitchen Condition: Bath Condition:	Exterior Wall: Bedrooms: Full Baths: Half Baths: Rough-in: 0 Room Count: Basement Description: Heating: Type of Fuel: Type of System:
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Square Footage / Attachments

First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
						0

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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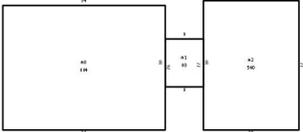
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
6/14/2013		\$4,287,000.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	16.670	Gross				\$177,200
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
726,145	16.670			\$177,200		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Rolling	Paved	Medium			All Public	
Valuation/Explanation						
Dwelling #			Area		Value Amount	
Description			Area		Value Amount	
Living Area:						
First Story:						
Second Story:						
Additional Story:						
Attic/Finished Net:						
Half Story/Finished Net:						
Base Price						
Unfinished Living Area:						
Room/Unfinished:						
Unfinished Basement:						
Half Story/Unfinished:						
Structure Info, Features and Attachments:						
Heating/AC						
Plumbing			- Half Bath - Full Bath			
Finished Basement Living Area						
Features:						
Attachments:						
Adjusted Base Price					\$0.00	
Changes/Adjustments						
Grade Adjustment:			%			
Market Adjustment:						
CDU Adjustment:						
Complete:			100%			
Dollar Adjustments						
Dwelling Value						
Other Building Improvements			0		\$0.00	
Total Improvement Value					\$0.00	
Total Land Value					\$177,200.00	
Total Assessed Value					\$177,200.00	

Parcel Numbers: 758-9995-003	Property Address: 7301 51ST ST S	Municipality: Franklin, City of
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Owner Name: THORNCREST PROPERTIES LLC	Mailing Address: 4604 W THORNCREST DR FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: CERTIFIED SURVEY MAP NO 4802 NW 11 5 21 LOT 1	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1101-Franklin		

Building Description

Dwelling #	758 9995 003- 1		
Year Built:	1/1/1950	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1950	Bedrooms:	3
Remodeled/Effective Age:	-72	Full Baths:	1
Building Type/Style:	04-Cape Cod	Half Baths:	0
Story:	1.50	Rough-in:	0
Grade:	C	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
758 9995 003- 1	884	0	0	0	497	0	1,381

Attachment Description(s):	Area:	Attachment Value:
12-EFP	80	\$2,400
13-AFG	540	\$16,200

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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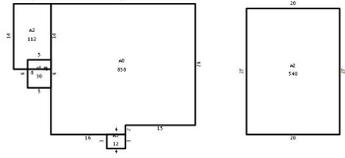
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/1/1999		\$120,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.234	Gross				\$59,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
10,193	0.234				\$59,500		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Sewer		
Valuation/Explanation							
Dwelling #				758 9995 003- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				884		\$114,354.24	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				497		\$30,252.69	
Base Price						\$144,606.93	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				884		\$23,708.88	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Basic Heating		\$0.00	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				620		\$18,600.00	
Adjusted Base Price						\$187,215.81	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$168,315.81	
Market Adjustment:				87%		\$314,750.57	
CDU Adjustment:				50		\$157,400.00	
Complete:				100		\$157,400.00	
Dollar Adjustments						(\$300.00)	
Dwelling Value						\$157,100.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$157,100.00	
Total Land Value						\$59,500.00	
Total Assessed Value						\$216,600.00	

Parcel Numbers: 758-9995-004	Property Address: 7283 51ST ST S	Municipality: Franklin, City of
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Owner Name: THORNCREST PROPERTIES LLC	Mailing Address: 4604 W THORNCREST DR FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: CERTIFIED SURVEY MAP NO 4802 NW 11 5 21 LOT 2	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1101-Franklin		

Building Description

Dwelling #	758 9995 004- 1		
Year Built:	1/1/1953	Exterior Wall:	07-Brick
Year Remodeled:	1/1/1953	Bedrooms:	2
Remodeled/Effective Age:	-69	Full Baths:	1
Building Type/Style:	04-Cape Cod	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
758 9995 004- 1	838	0	0	0	0	0	838

Attachment Description(s):	Area:	Attachment Value:
12-EFP	30	\$900
33-Concrete Patio	112	\$600
11-OFP	12	\$200

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1950	484		Fair	\$3,100.00

Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
3/1/1986		\$55,000.00	Valid		Land and Improvements		
12/1/1999		\$120,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	1.320	Gross				\$86,100	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
57,499	1.320				\$86,100		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			Public Sewer		
Valuation/Explanation							
Dwelling #				758 9995 004- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				838		\$128,029.64	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$128,029.64	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				838		\$22,927.68	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Basic Heating		\$0.00	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				154		\$1,700.00	
Adjusted Base Price						\$152,957.32	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$150,957.32	
Market Adjustment:				78%		\$268,704.03	
CDU Adjustment:				55		\$147,800.00	
Complete:				100		\$147,800.00	
Dollar Adjustments						(\$100.00)	
Dwelling Value						\$147,700.00	
Other Building Improvements				0		\$3,100.00	
Total Improvement Value						\$150,800.00	
Total Land Value						\$86,100.00	
Total Assessed Value						\$236,900.00	

Parcel Numbers: 758-9996-000	Property Address: 7351 51ST ST S	Municipality: Franklin, City of
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Owner Name: PAYNE & DOLAN, INC.	Mailing Address: PO BOX 781 WAUKESHA, WI 53187-0781	Land Use: Residential
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Property Photograph: 	Legal Description: E 335 FT OF N 130 FT OF S 961.22 FT OF NW 11 5 21 CONT	Building Sketch: <small>Description/Map</small>	
	Parcel Sketch and Site Map obtained from the County GIS		
	Neighborhood: 1101-Franklin		

Building Description

Dwelling #	
Year Built:	Exterior Wall:
Year Remodeled:	Bedrooms:
Remodeled/Effective Age:	Full Baths:
Building Type/Style:	Half Baths:
Story:	Rough-in: 0
Grade:	Room Count:
CDU/Overall Condition:	Basement Description:
Interior Condition:	Heating:
Kitchen Condition:	Type of Fuel:
Bath Condition:	Type of System:

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished: 0
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Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit: 1/30/2006	Permit Number: 307	Permit Amount: \$0.00	Details of Permit: FURREPLAC
8/21/2018	18-2110	\$20,000.00	RAZE DWLG

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/26/2017		\$0.00	Invalid		Land and Improvements		
12/28/2017		\$125,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.820	Gross				\$88,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
35,719	0.820				\$88,800		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Below Street	Paved	Medium			Well		
Valuation/Explanation							
Dwelling #							
Description				Area		Value Amount	
Living Area:							
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price							
Unfinished Living Area:							
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:							
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price						\$0.00	
Changes/Adjustments							
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value							
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$88,800.00	
Total Assessed Value						\$88,800.00	

Parcel Numbers: 758-9997-000	Property Address: 7369 51ST ST S	Municipality: Franklin, City of
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Owner Name: PAYNE AND DOLAN INC	Mailing Address: N3 W23650 BADINGER RD WAUKESHA, WI 53188	Land Use: Residential
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Property Photograph: 	Legal Description: CERTIFIED SURVEY MAP 511 NW 11 5 21 EXC W 60 FT	Building Sketch:	
	Parcel Sketch and Site Map obtained from the County GIS		<small>Description/Map</small>
	Neighborhood: 1101-Franklin		

Building Description

Dwelling #	
Year Built:	Exterior Wall:
Year Remodeled:	Bedrooms:
Remodeled/Effective Age:	Full Baths:
Building Type/Style:	Half Baths:
Story:	Rough-in: 0
Grade:	Room Count:
CDU/Overall Condition:	Basement Description:
Interior Condition:	Heating:
Kitchen Condition:	Type of Fuel:
Bath Condition:	Type of System:

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished: 0
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Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit: 9/1/1999 11/28/2018	Permit Number: 99-1220 18-2958	Permit Amount: \$2,530.00 \$15,000.00	Details of Permit: REPL BOILER RAZED
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/1/1992		\$88,000.00	Valid		Land		
6/14/2013		\$4,287,000.00	Invalid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.920	Gross				\$90,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
40,075	0.920				\$90,300		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			Well		
Valuation/Explanation							
Dwelling #				Area		Value Amount	
Description				Area		Value Amount	
Living Area:				Area		Value Amount	
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price				Area		Value Amount	
Unfinished Living Area:				Area		Value Amount	
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:				Area		Value Amount	
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price				Area		Value Amount	
Adjusted Base Price						\$0.00	
Changes/Adjustments				Area		Value Amount	
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value				Area		Value Amount	
Other Building Improvements				0		\$0.00	
Total Improvement Value				Area		Value Amount	
Total Improvement Value						\$0.00	
Total Land Value				Area		Value Amount	
Total Land Value						\$90,300.00	
Total Assessed Value				Area		Value Amount	
Total Assessed Value						\$90,300.00	

Parcel Numbers: 758-9998-001	Property Address: 7395 51ST ST S	Municipality: Franklin, City of
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Owner Name: PAYNE AND DOLAN INC	Mailing Address: N3W23650 BADINGER RD WAUKESHA, WI 53188	Land Use: Residential
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Property Photograph:	Legal Description: COM IN S LI 393 FT W OF SE COR OF NW 11 5 21 TH W	Building Sketch:
<small>Descriptor/Map A: Fr B:ugh</small>	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1101-Franklin	

Building Description

Dwelling #	
Year Built:	Exterior Wall:
Year Remodeled:	Bedrooms:
Remodeled/Effective Age:	Full Baths:
Building Type/Style:	Half Baths:
Story:	Rough-in: 0
Grade:	Room Count:
CDU/Overall Condition:	Basement Description:
Interior Condition:	Heating:
Kitchen Condition:	Type of Fuel:
Bath Condition:	Type of System:

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
							0

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
6/14/2013		\$4,287,000.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	28.270	Gross				\$253,600
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
1,231,441	28.270			\$253,600		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Rolling	Paved	Medium			All Public	
Valuation/Explanation						
Dwelling #			Area		Value Amount	
Description			Area		Value Amount	
Living Area:						
First Story:						
Second Story:						
Additional Story:						
Attic/Finished Net:						
Half Story/Finished Net:						
Base Price						
Unfinished Living Area:						
Room/Unfinished:						
Unfinished Basement:						
Half Story/Unfinished:						
Structure Info, Features and Attachments:						
Heating/AC						
Plumbing			- Half Bath - Full Bath			
Finished Basement Living Area						
Features:						
Attachments:						
Adjusted Base Price					\$0.00	
Changes/Adjustments						
Grade Adjustment:			%			
Market Adjustment:						
CDU Adjustment:						
Complete:			100%			
Dollar Adjustments						
Dwelling Value						
Other Building Improvements			0		\$0.00	
Total Improvement Value					\$0.00	
Total Land Value					\$253,600.00	
Total Assessed Value					\$253,600.00	

Parcel Numbers: 758-9999-000	Property Address: 7465 51ST ST S	Municipality: Franklin, City of
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Owner Name: PAYNE AND DOLAN INC	Mailing Address: N3W23650 BADINGER RD WAUKESHA, WI 53188	Land Use: Residential
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Property Photograph:	Legal Description: CERTIFIED SURVEY MAP 510 NW 11 5 21 EXC W 60 FT	Building Sketch:
<small>Descriptor/Map</small>	Parcel Sketch and Site Map obtained from the County GIS	<small>Descriptor/Map</small>
	Neighborhood: 1101-Franklin	

Building Description

Dwelling #	
Year Built:	Exterior Wall:
Year Remodeled:	Bedrooms:
Remodeled/Effective Age:	Full Baths:
Building Type/Style:	Half Baths:
Story:	Rough-in: 0
Grade:	Room Count:
CDU/Overall Condition:	Basement Description:
Interior Condition:	Heating:
Kitchen Condition:	Type of Fuel:
Bath Condition:	Type of System:

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished: 0
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Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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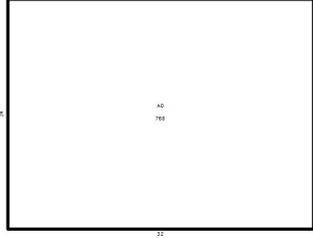
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
6/30/2001	01-0674	\$11,800.00	RAZE POLE BLDG
3/18/2003	03-0728	\$10,000.00	RAZE DWLG
3/18/2003	03-0730	\$5,000.00	RAZE DETGAR

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
1/1/1990		\$75,000.00	Valid		Land and Improvements		
6/14/2013		\$4,287,000.00	Invalid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	1.490	Gross				\$96,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
64,904	1.490				\$96,800		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			Well		
Valuation/Explanation							
Dwelling #				Area		Value Amount	
Description				Area		Value Amount	
Living Area:				Area		Value Amount	
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price				Area		Value Amount	
Unfinished Living Area:				Area		Value Amount	
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:				Area		Value Amount	
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price				Area		Value Amount	
						\$0.00	
Changes/Adjustments				Area		Value Amount	
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value				Area		Value Amount	
Other Building Improvements				0		\$0.00	
Total Improvement Value				Area		Value Amount	
						\$0.00	
Total Land Value				Area		Value Amount	
						\$96,800.00	
Total Assessed Value				Area		Value Amount	
						\$96,800.00	

Parcel Numbers: 759-0001-000	Property Address: 4741 RAWSON AVE W	Municipality: Franklin, City of
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Owner Name: VLACH MICHAEL J	Mailing Address: 4741 W RAWSON AVE FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: SMOLENS RAWSON MANOR LOT 1 BLK 1 & S 25 FT OF VAC	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1112-Franklin		

Building Description

Dwelling #	759 0001 000- 1		
Year Built:	1/1/1954	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1954	Bedrooms:	2
Remodeled/Effective Age:	-68	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C-	Room Count:	3
CDU/Overall Condition:	Good	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0001 000- 1	768	0	0	0	0	0	768

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	384	\$1,920

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1975	528		Average	\$5,300.00

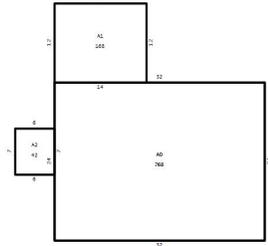
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
9/1/1996	96-1078	\$2,870.00	BSMT REPAIR
7/16/2007	1659	\$800.00	RESIDING
10/9/2015	15-2419	\$950.00	REROOF

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/1/1989		\$82,000.00	Invalid		Land and Improvements		
9/11/2006		\$144,200.00	Invalid		Land and Improvements		
5/16/2007		\$135,000.00	Invalid		Land and Improvements		
8/17/2009		\$160,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.652	Gross				\$84,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
28,401	0.652				\$84,800		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Heavy			Public Sewer		
Valuation/Explanation							
Dwelling #				759 0001 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				768		\$102,443.52	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$102,443.52	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				768		\$0.00	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$1,889.28	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				3		\$900.00	
Attachments:							
Adjusted Base Price						\$105,232.80	
Changes/Adjustments							
Grade Adjustment:				C- 95%		\$99,116.16	
Market Adjustment:				144%		\$241,843.43	
CDU Adjustment:				60		\$145,100.00	
Complete:				100		\$145,100.00	
Dollar Adjustments						\$0.00	
Dwelling Value						\$145,100.00	
Other Building Improvements				0		\$5,300.00	
Total Improvement Value						\$150,400.00	
Total Land Value						\$84,800.00	
Total Assessed Value						\$235,200.00	

Parcel Numbers: 759-0002-000	Property Address: 4811 RAWSON AVE W	Municipality: Franklin, City of
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Owner Name: MINORIK, DOLORES H	Mailing Address: 4811 W RAWSON AVE FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: SMOLENS RAWSON MANOR LOT 2 BLK 1 & S 25 FT OF VAC	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1112-Franklin	

Building Description

Dwelling #	759 0002 000- 1		
Year Built:	1/1/1952	Exterior Wall:	05-Cem. Fiber
Year Remodeled:	1/1/1952	Bedrooms:	2
Remodeled/Effective Age:	-70	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C-	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0002 000- 1	768	0	0	0	0	0	768

Attachment Description(s):	Area:	Attachment Value:
31-WD	168	\$1,700
11-OFP	42	\$800

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	240	\$1,200

Other Building Improvements

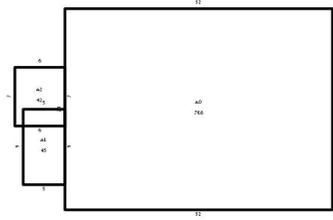
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1952	336		Average	\$2,900.00

Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
11/7/2006	3764	\$0.00	WDDK			
3/8/2018	18-0407	\$1,728.00	FURREPLAC			
11/7/2006	3763	\$0.00	PORCH			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
12/1/1992		\$63,900.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.610	Gross				\$83,200
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
26,572	0.610			\$83,200		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Above Street	Paved	Heavy			Public Sewer	
Valuation/Explanation						
Dwelling #			759 0002 000- 1			
Description			Area		Value Amount	
Living Area:						
First Story:			768		\$102,443.52	
Second Story:			0		\$0.00	
Additional Story:			0		\$0.00	
Attic/Finished Net:			0		\$0.00	
Half Story/Finished Net:			0		\$0.00	
Base Price					\$102,443.52	
Unfinished Living Area:						
Room/Unfinished:			0		\$0.00	
Unfinished Basement:			768		\$0.00	
Half Story/Unfinished:					\$0.00	
Structure Info, Features and Attachments:						
Heating/AC			Air Conditioning - Same Ducts		\$1,889.28	
Plumbing			0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area			0		\$0.00	
Features:			3		\$900.00	
Attachments:			210		\$2,500.00	
Adjusted Base Price					\$107,732.80	
Changes/Adjustments						
Grade Adjustment:			C- 95%		\$99,116.16	
Market Adjustment:			162%		\$259,684.34	
CDU Adjustment:			55		\$142,800.00	
Complete:			100		\$142,800.00	
Dollar Adjustments					\$200.00	
Dwelling Value					\$143,000.00	

Other Building Improvements	0	\$2,900.00
Total Improvement Value		\$145,900.00
Total Land Value		\$83,200.00
Total Assessed Value		\$229,100.00

Parcel Numbers: 759-0003-000 Property Address: 4823 RAWSON AVE W Municipality: Franklin, City of

Owner Name: STEFFENHAGEN, BARBARA Mailing Address: 4823 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	SMOLENS RAWSON MANOR LOT 3 BLK 1 EXC S 85 FT & INCL S	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1112-Franklin	

Building Description

Dwelling #	759 0003 000- 1		
Year Built:	1/1/1953	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1953	Bedrooms:	4
Remodeled/Effective Age:	-69	Full Baths:	1
Building Type/Style:	04-Cape Cod	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Oil
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0003 000- 1	768	0	0	154	0	0	922

Attachment Description(s): 31-WD Area: 45 Attachment Value: \$500

Feature Description(s): Rec Room Condition: Area: Rec Room Area: 0 Feature Value: Rec Room Value: \$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1950	400		Average	\$4,000.00

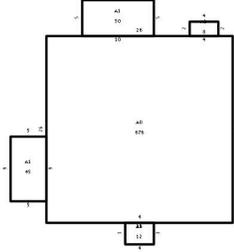
Permit / Construction History

Date of Permit: 10/8/2014 Permit Number: 142423 Permit Amount: \$8,500.00 Details of Permit: ROOF

Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
7/6/2018		\$0.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.386	Gross				\$74,800
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
16,814	0.386			\$74,800		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Above Street	Paved	Heavy			Public Sewer	
Valuation/Explanation						
Dwelling #			759 0003 000- 1			
Description			Area		Value Amount	
Living Area:						
First Story:			768			\$102,443.52
Second Story:			0			\$0.00
Additional Story:			0			\$0.00
Attic/Finished Net:			154			\$4,718.56
Half Story/Finished Net:			0			\$0.00
Base Price					\$107,162.08	
Unfinished Living Area:						
Room/Unfinished:			0			\$0.00
Unfinished Basement:			768			\$0.00
Half Story/Unfinished:						\$0.00
Structure Info, Features and Attachments:						
Heating/AC			Air Conditioning - Same Ducts		\$2,268.12	
Plumbing			1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area			0			\$0.00
Features:						
Attachments:			45			\$500.00
Adjusted Base Price					\$114,811.20	
Changes/Adjustments						
Grade Adjustment:			C 100%		\$114,311.20	
Market Adjustment:			140%		\$274,346.88	
CDU Adjustment:			55		\$150,900.00	
Complete:			100		\$150,900.00	
Dollar Adjustments					(\$200.00)	
Dwelling Value					\$150,700.00	
Other Building Improvements			0			\$4,000.00
Total Improvement Value					\$154,700.00	
Total Land Value					\$74,800.00	
Total Assessed Value					\$229,500.00	

Parcel Numbers: 759-0004-000 Property Address: 7122 49TH ST S Municipality: Franklin, City of

Owner Name: WEBER, KEVIN JOHN Mailing Address: 7122 S 49TH ST FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	SMOLENS RAWSON MANOR S 85 FT OF LOT 3 BLK 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1112-Franklin	

Building Description

Dwelling #	759 0004 000- 1		
Year Built:	1/1/1930	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1930	Bedrooms:	3
Remodeled/Effective Age:	-92	Full Baths:	1
Building Type/Style:	04-Cape Cod	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Hot Water

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0004 000- 1	684	0	0	0	0	0	684

Attachment Description(s):	Area:	Attachment Value:
31-WD	50	\$500
11-OFP	12	\$200

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	330	\$1,650

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1950	308		Average	\$3,100.00

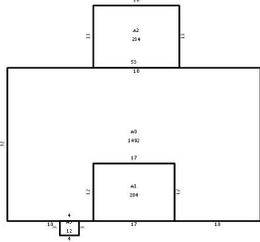
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
1/1/2001		\$68,000.00	Invalid		Land and Improvements		
4/26/2003		\$100,000.00	Invalid		Land and Improvements		
6/18/2012		\$86,400.00	Invalid		Land and Improvements		
6/25/2021		\$214,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.224	Gross				\$61,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
9,757	0.224				\$61,500		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Sewer		
Valuation/Explanation							
Dwelling #				759 0004 000- 1			
Description				Area	Value Amount		
Living Area:							
First Story:				684	\$94,583.52		
Second Story:				0	\$0.00		
Additional Story:				0	\$0.00		
Attic/Finished Net:				0	\$0.00		
Half Story/Finished Net:				0	\$0.00		
Base Price					\$94,583.52		
Unfinished Living Area:							
Room/Unfinished:				0	\$0.00		
Unfinished Basement:				676	\$19,833.84		
Half Story/Unfinished:					\$0.00		
Structure Info, Features and Attachments:							
Heating/AC				Basic Heating	\$0.00		
Plumbing				0 - Half Bath 1 - Full Bath	\$0.00		
Finished Basement Living Area				0	\$0.00		
Features:				3	\$900.00		
Attachments:				62	\$700.00		
Adjusted Base Price					\$116,017.36		
Changes/Adjustments							
Grade Adjustment:				C 100%	\$114,417.36		
Market Adjustment:				190%	\$331,810.34		
CDU Adjustment:				45	\$149,300.00		
Complete:				100	\$149,300.00		
Dollar Adjustments					\$100.00		
Dwelling Value					\$149,400.00		
Other Building Improvements				0	\$3,100.00		
Total Improvement Value					\$152,500.00		
Total Land Value					\$61,500.00		
Total Assessed Value					\$214,000.00		

Parcel Numbers: 759-0005-000 Property Address: 7136 49TH ST S Municipality: Franklin, City of

Owner Name: MC CALL, CHARLES W & DONNA Mailing Address: 7136 S 49TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	SMOLENS RAWSON MANOR LOT 4 BLK 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
1112-Franklin		

Building Description

Dwelling #	759 0005 000- 1		
Year Built:	1/1/1947	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1947	Bedrooms:	3
Remodeled/Effective Age:	-75	Full Baths:	1
Building Type/Style:	09-Basic Single Story	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0005 000- 1	1,492	0	0	0	0	0	1,492

Attachment Description(s):	Area:	Attachment Value:
32-Canopy	204	\$2,000
31-WD	234	\$2,300

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	4	\$1,200
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	932	\$4,660

Other Building Improvements

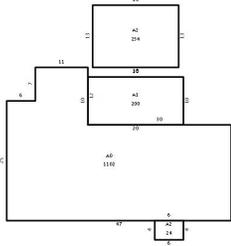
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1955	572		Average	\$5,700.00
RS1-Frame Utility Shed	1/1/1970	200		Poor	\$200.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
1/1/2000	99-1544	\$1,100.00	FURREPLAC				
5/1/1996	96-0469	\$1,300.00	DECK 12X16'				
8/8/2008	1821	\$1,500.00	FURREPLAC				
6/16/2011	1143	\$7,300.00	REROOF				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/1/1993		\$97,000.00	Invalid		Land and Improvements		
4/30/2003		\$154,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	1.015	Gross				\$89,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
44,213	1.015				\$89,600		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Sewer		
Valuation/Explanation							
Dwelling #				759 0005 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,492		\$171,699.36	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$171,699.36	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,492		\$33,972.84	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,670.32	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				4		\$1,200.00	
Attachments:				438		\$4,300.00	
Adjusted Base Price						\$219,723.52	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$214,223.52	
Market Adjustment:				74%		\$372,748.93	
CDU Adjustment:				50		\$186,400.00	
Complete:				100		\$186,400.00	
Dollar Adjustments						(\$300.00)	
Dwelling Value						\$186,100.00	

Other Building Improvements	0	\$5,900.00
Total Improvement Value		\$192,000.00
Total Land Value		\$89,600.00
Total Assessed Value		\$281,600.00

Parcel Numbers: 759-0006-000	Property Address: 7150 49TH ST S	Municipality: Franklin, City of
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Owner Name: CISKE, GARY M & ELIZABETH A	Mailing Address: 7150 S 49TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: SMOLENS RAWSON MANOR LOT 5 BLK 1	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1112-Franklin	

Building Description

Dwelling #	759 0006 000- 1		
Year Built:	1/1/1951	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1951	Bedrooms:	3
Remodeled/Effective Age:	-71	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0006 000- 1	1,102	0	0	0	0	0	1,102

Attachment Description(s):	Area:	Attachment Value:
11-OFP	200	\$4,000
11-OFP	24	\$500

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

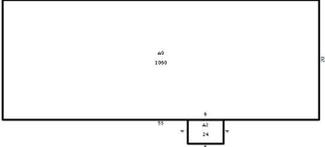
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1964	640		Average	\$5,400.00
RS1-Frame Utility Shed	1/1/1991	168		Average	\$300.00

Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
2/1/1998	B980139	\$3,200.00	REROOFING			
1/8/2021	21-0077	\$8,226.00	FUR+ACREPLAC			
2/17/2006	499	\$2,630.00	FENCE			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
11/1/1999		\$124,500.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	1.015	Gross				\$89,600
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
44,213	1.015			\$89,600		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			Public Sewer	
Valuation/Explanation						
Dwelling #			759 0006 000- 1			
Description			Area		Value Amount	
Living Area:						
First Story:			1,102		\$134,146.46	
Second Story:			0		\$0.00	
Additional Story:			0		\$0.00	
Attic/Finished Net:			0		\$0.00	
Half Story/Finished Net:			0		\$0.00	
Base Price					\$134,146.46	
Unfinished Living Area:						
Room/Unfinished:			0		\$0.00	
Unfinished Basement:			1,102		\$27,142.26	
Half Story/Unfinished:					\$0.00	
Structure Info, Features and Attachments:						
Heating/AC			Air Conditioning - Same Ducts		\$2,710.92	
Plumbing			1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area			0		\$0.00	
Features:			1		\$300.00	
Attachments:			224		\$4,500.00	
Adjusted Base Price					\$173,680.64	
Changes/Adjustments						
Grade Adjustment:			C 100%		\$168,880.64	
Market Adjustment:			62%		\$273,586.64	
CDU Adjustment:			55		\$150,500.00	
Complete:			100		\$150,500.00	
Dollar Adjustments					(\$200.00)	
Dwelling Value					\$150,300.00	

Other Building Improvements	0	\$5,700.00
Total Improvement Value		\$156,000.00
Total Land Value		\$89,600.00
Total Assessed Value		\$245,600.00

Parcel Numbers: 759-0007-000 Property Address: 7166 49TH ST S Municipality: Franklin, City of

Owner Name: MACIAS, ARACELY Mailing Address: 7166 S 49TH ST FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	SMOLENS RAWSON MANOR LOT 6 BLK 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1112-Franklin	

Building Description

Dwelling #	759 0007 000- 1		
Year Built:	1/1/1949	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1949	Bedrooms:	2
Remodeled/Effective Age:	-73	Full Baths:	2
Building Type/Style:	09-Basic Single Story	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	3
CDU/Overall Condition:	Good	Basement Description:	No Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Good	Type of Fuel:	Gas
Bath Condition:	Good	Type of System:	Hot Water

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0007 000- 1	1,060	0	0	0	0	0	1,060

Attachment Description(s): Area: Attachment Value:

Feature Description(s): Area: Feature Value:

22-Additional Fixture 1 \$300

Rec Room Condition: Rec Room Area: Rec Room Value:

0 \$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1949	308		Average	\$2,600.00

Permit / Construction History

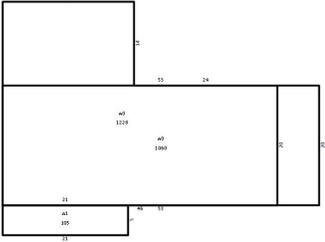
Date of Permit: Permit Number: Permit Amount: Details of Permit:

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
1/12/2000		\$101,900.00	Invalid		Land and Improvements		
11/20/2007		\$135,000.00	Valid		Land and Improvements		
7/9/2012		\$122,700.00	Invalid		Land and Improvements		
10/3/2012		\$144,900.00	Invalid		Land and Improvements		
3/31/2014		\$54,000.00	Invalid		Land and Improvements		
10/2/2020		\$210,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.812	Gross				\$84,100	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
35,371	0.812			\$84,100			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Sewer		
Valuation/Explanation							
Dwelling #				759 0007 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,060	\$130,433.00		
Second Story:				0	\$0.00		
Additional Story:				0	\$0.00		
Attic/Finished Net:				0	\$0.00		
Half Story/Finished Net:				0	\$0.00		
Base Price						\$130,433.00	
Unfinished Living Area:							
Room/Unfinished:				0	\$0.00		
Unfinished Basement:				0	\$0.00		
Half Story/Unfinished:					\$0.00		
Structure Info, Features and Attachments:							
Heating/AC				Basic Heating	\$0.00		
Plumbing				0 - Half Bath 2 - Full Bath	\$7,322.00		
Finished Basement Living Area				0	\$0.00		
Features:				1	\$300.00		
Attachments:							
Adjusted Base Price						\$138,055.00	
Changes/Adjustments							
Grade Adjustment:				C 100%	\$137,755.00		
Market Adjustment:				117%	\$298,928.35		
CDU Adjustment:				55	\$164,400.00		
Complete:				100	\$164,400.00		
Dollar Adjustments					\$300.00		
Dwelling Value						\$164,700.00	

Other Building Improvements	0	\$2,600.00
Total Improvement Value		\$167,300.00
Total Land Value		\$84,100.00
Total Assessed Value		\$251,400.00

Parcel Numbers: 759-0008-000 Property Address: 7180 49TH ST S Municipality: Franklin, City of

Owner Name: WAARVIK, PATRICIA A Mailing Address: 7180 S 49TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	SMOLENS RAWSON MANOR LOT 7 BLK 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1112-Franklin	

Building Description

Dwelling #	759 0008 000- 1		
Year Built:	1/1/1950	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1950	Bedrooms:	3
Remodeled/Effective Age:	-72	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	No Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0008 000- 1	1,228	0	0	0	0	0	1,228

Attachment Description(s): 11-OFP	Area: 105	Attachment Value: \$2,100
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Feature Description(s): 03-Masonry Fireplace	Area: 1	Feature Value: \$5,500
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

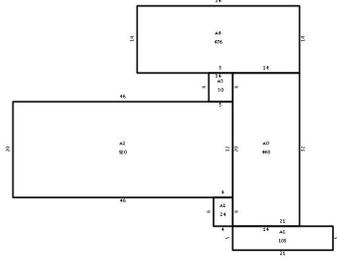
Structure Type: RG1-Detached Frame Garage	Year Built: 1/1/1996	Area: 624	Construction:	Condition: Average	Value: \$9,400.00
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
7/1/1996	96-0817	\$7,000.00	GARAGE 24X26				
10/1/1999	99-1313	\$2,700.00	KITCHEN WALL				
3/27/2012	12-0517	\$2,000.00	A/C				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.812	Gross				\$84,100	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
35,371	0.812			\$84,100			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Sewer		
Valuation/Explanation							
Dwelling #				759 0008 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,228		\$146,856.52	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$146,856.52	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				0		\$0.00	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,020.88	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$5,800.00	
Attachments:				105		\$2,100.00	
Adjusted Base Price						\$157,777.40	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$149,877.40	
Market Adjustment:				84%		\$275,774.42	
CDU Adjustment:				50		\$137,900.00	
Complete:				100		\$137,900.00	
Dollar Adjustments						(\$200.00)	
Dwelling Value						\$137,700.00	

Other Building Improvements	0	\$9,400.00
Total Improvement Value		\$147,100.00
Total Land Value		\$84,100.00
Total Assessed Value		\$231,200.00

Parcel Numbers: 759-0009-000	Property Address: 7210 49TH ST S	Municipality: Franklin, City of
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Owner Name: ROGAHN, GEORGE L JR & THERESA M	Mailing Address: 7210 S 49TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: SMOLENS RAWSON MANOR LOT 8 BLK 1	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1112-Franklin	

Building Description

Dwelling #	759 0009 000- 1		
Year Built:	1/1/1940	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1940	Bedrooms:	3
Remodeled/Effective Age:	-82	Full Baths:	1
Building Type/Style:	09-Basic Single Story	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0009 000- 1	1,368	0	0	0	0	0	1,368

Attachment Description(s):	Area:	Attachment Value:
11-OFP	24	\$500
11-OFP	30	\$600
31-WD	476	\$4,800

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

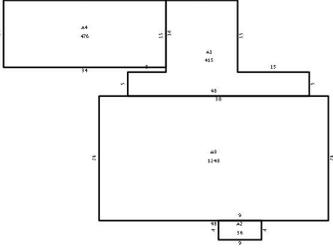
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1970	624		Average	\$6,200.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
12/1/2000	00-1444	\$3,000.00	BSMT REPAIR				
6/10/2009	945	\$3,606.00	FURREPLAC				
7/18/2013	13-1531	\$2,700.00	A/C				
6/13/2017	17-1322	\$4,000.00	SIDING				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/28/2005		\$150,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.769	Gross				\$83,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
33,498	0.769				\$83,500		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Sewer		
Valuation/Explanation							
Dwelling #				759 0009 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,368		\$159,631.92	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$159,631.92	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				448		\$15,478.40	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,365.28	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$600.00	
Attachments:				530		\$5,900.00	
Adjusted Base Price						\$189,856.60	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$183,356.60	
Market Adjustment:				89%		\$346,543.97	
CDU Adjustment:				45		\$155,900.00	
Complete:				100		\$155,900.00	
Dollar Adjustments						\$100.00	
Dwelling Value						\$156,000.00	

Other Building Improvements	0	\$6,200.00
Total Improvement Value		\$162,200.00
Total Land Value		\$83,500.00
Total Assessed Value		\$245,700.00

Parcel Numbers: 759-0010-000 Property Address: 7224 49TH ST S Municipality: Franklin, City of

Owner Name: SIKORA, ANDREW MICHAEL Mailing Address: 7224 S 49TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	SMOLENS RAWSON MANOR LOT 9 BLK 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1112-Franklin	

Building Description

Dwelling #	759 0010 000- 1		
Year Built:	1/1/1967	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1967	Bedrooms:	3
Remodeled/Effective Age:	-55	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0010 000- 1	1,248	0	0	0	0	0	1,248

Attachment Description(s):	Area:	Attachment Value:
31-WD	415	\$4,200
11-OFP	36	\$700

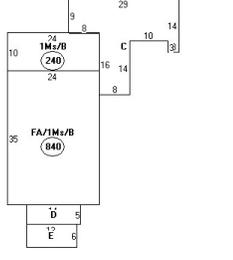
Feature Description(s):	Area:	Feature Value:
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
RG1-Detached Frame Garage	1/1/1950	352		Average	\$3,000.00	
RG1-Detached Frame Garage	1/1/2011	702		Average	\$14,000.00	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
9/9/2010	1853	\$4,500.00	GARAGE			
4/25/2011	710	\$100.00	WBSTOVE			
2/24/2012	12-0310	\$1,119.00	GARAGE HTR			
10/6/2016	16-2465	\$21,160.00	FOUNDRPR			
4/25/2011	712	\$2,450.00	FIREDMG RPR			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
7/11/2017		\$239,900.00	Valid		Land and Improvements	
9/26/2016		\$50,000.00	Invalid		Land and Improvements	
9/26/2016		\$73,000.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.814	Gross				\$84,100
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
35,458	0.814			\$84,100		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			Public Sewer	

Valuation/Explanation		
Dwelling #	759 0010 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,248	\$149,248.32
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$149,248.32
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,248	\$29,864.64
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Basic Heating	\$0.00
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$5,800.00
Attachments:	451	\$4,900.00
Adjusted Base Price		\$194,693.96
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$202,393.36
Market Adjustment:	58%	\$319,781.50
CDU Adjustment:	55	\$175,900.00
Complete:	100	\$175,900.00
Dollar Adjustments		(\$300.00)
Dwelling Value		\$175,600.00
Other Building Improvements	0	\$17,000.00
Total Improvement Value		\$192,600.00
Total Land Value		\$84,100.00
Total Assessed Value		\$276,700.00

Parcel Numbers: 759-0011-000 Property Address: 4909 RAWSON AVE W Municipality: Franklin, City of

Owner Name: OLSZEWSKI, RONALD E Mailing Address: 4909 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	SMOLENS RAWSON MANOR NO 2 LOT 1 BLK 2 & S 25 FT OF VAC	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <p>A: FA/1Mz/B 540 sqft</p> <p>B: 1Mz/B 240 sqft</p> <p>C: Concrete Patio 424 sqft</p> <p>D: 1Mz/B 70 sqft</p> <p>E: Concrete Patio 78 sqft</p>
	Neighborhood:	

Building Description

Dwelling #	759 0011 000- 1		
Year Built:	1/1/1937	Exterior Wall:	07-Brick
Year Remodeled:	1/1/1937	Bedrooms:	3
Remodeled/Effective Age:	-85	Full Baths:	1
Building Type/Style:	04-Cape Cod	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0011 000- 1	1,150	0	0	168	0	0	1,318

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	424	\$2,100
33-Concrete Patio	78	\$400

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	380	\$1,900

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1964	528		Average	\$5,300.00

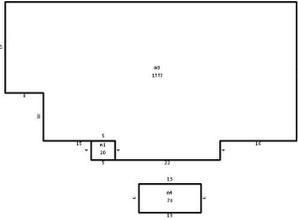
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/1/1987		\$70,000.00	Valid		Land and Improvements		
11/8/2004		\$152,000.00	Invalid		Land and Improvements		
10/25/2017		\$190,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.542	Gross				\$83,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
23,610	0.542				\$83,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Heavy			Public Sewer		
Valuation/Explanation							
Dwelling #				759 0011 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,150		\$160,597.50	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				168		\$8,453.76	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$169,051.26	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,150		\$27,910.50	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Basic Heating		\$0.00	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				3		\$900.00	
Attachments:				502		\$2,500.00	
Adjusted Base Price						\$205,242.76	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$201,842.76	
Market Adjustment:				85%		\$373,409.11	
CDU Adjustment:				45		\$168,000.00	
Complete:				100		\$168,000.00	
Dollar Adjustments						(\$400.00)	
Dwelling Value						\$167,600.00	
Other Building Improvements				0		\$5,300.00	
Total Improvement Value						\$172,900.00	
Total Land Value						\$83,000.00	
Total Assessed Value						\$255,900.00	

Parcel Numbers: 759-0012-001	Property Address: 4925 RAWSON AVE W	Municipality: Franklin, City of
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Owner Name: LUCKEY, JAMES J & MARIAN	Mailing Address: 4925 W RAWSON AVE FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: CERTIFIED SURVEY MAP NO 2277 NE 11 5 21 PARCEL 1	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1112-Franklin	

Building Description

Dwelling #	759 0012 001- 1		
Year Built:	1/1/1953	Exterior Wall:	08-Stone
Year Remodeled:	1/1/1953	Bedrooms:	3
Remodeled/Effective Age:	-69	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0012 001- 1	1,777	0	0	0	0	0	1,777

Attachment Description(s): 11-OFP	Area: 20	Attachment Value: \$400
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Feature Description(s): 22-Additional Fixture	Area: 2	Feature Value: \$600
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type: RG1-Detached Frame Garage	Year Built: 1/1/1953	Area: 720	Construction:	Condition: Average	Value: \$7,200.00
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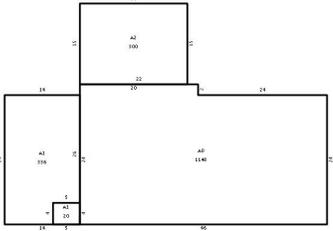
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.918	Gross				\$100,400	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
39,988	0.918				\$100,400		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Heavy			Public Sewer		
Valuation/Explanation							
Dwelling #				759 0012 001- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,777		\$203,377.65	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$203,377.65	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,777		\$38,916.30	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Basic Heating		\$0.00	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$600.00	
Attachments:				20		\$400.00	
Adjusted Base Price						\$243,293.95	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$266,523.35	
Market Adjustment:				23%		\$327,823.71	
CDU Adjustment:				55		\$180,300.00	
Complete:				100		\$180,300.00	
Dollar Adjustments						\$0.00	
Dwelling Value						\$180,300.00	
Other Building Improvements				0		\$7,200.00	
Total Improvement Value						\$187,500.00	
Total Land Value						\$100,400.00	
Total Assessed Value						\$287,900.00	

Parcel Numbers: 759-0015-001 Property Address: 7131 49TH ST S Municipality: Franklin, City of

Owner Name: PIEKARSKI, ALEXANDER J Mailing Address: 7131 S 49TH ST FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	SMOLEN RAWSON MANOR NO 2 LOT 7 EXC W 28.72 FT BLK 2 & TH	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1112-Franklin	

Building Description

Dwelling #	759 0015 001- 1		
Year Built:	1/1/1957	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1957	Bedrooms:	3
Remodeled/Effective Age:	-65	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0015 001- 1	1,148	0	0	0	0	0	1,148

Attachment Description(s):	Area:	Attachment Value:
13-AFG	336	\$10,100
33-Concrete Patio	300	\$1,500

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	220	\$1,100

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1965	696		Average	\$7,000.00

Permit / Construction History

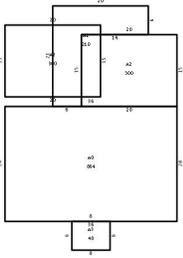
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
7/9/2005	52532	\$12,700.00	FOUNDRPR

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/28/2005		\$139,000.00	Invalid		Land and Improvements		
11/30/2005		\$195,000.00	Valid		Land and Improvements		
2/3/2012		\$199,900.00	Invalid		Land and Improvements		
9/25/2012		\$194,800.00	Invalid		Land and Improvements		
12/19/2018		\$215,000.00	Valid		Land and Improvements		
9/22/2021		\$231,400.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	1.085	Gross				\$93,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
47,263	1.085				\$93,700		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Sewer		
Valuation/Explanation							
Dwelling #				759 0015 001- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,148		\$139,746.04	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$139,746.04	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,148		\$28,275.24	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$2,824.08	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				636		\$11,600.00	
Adjusted Base Price						\$187,626.36	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$193,299.00	
Market Adjustment:				69%		\$326,675.30	
CDU Adjustment:				55		\$179,700.00	
Complete:				100		\$179,700.00	
Dollar Adjustments						\$200.00	
Dwelling Value						\$179,900.00	

Other Building Improvements	0	\$7,000.00
Total Improvement Value		\$186,900.00
Total Land Value		\$93,700.00
Total Assessed Value		\$280,600.00

Parcel Numbers: 759-0016-000 Property Address: 7155 49TH ST S Municipality: Franklin, City of

Owner Name: PESCHECK, CRAIG A & LISA Mailing Address: 7155 S 49TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	SMOLENS RAWSON MANOR NO 2 N 100 FT OF LOT 1 BLK 3 & INCL	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1112-Franklin	

Building Description

Dwelling #	759 0016 000- 1		
Year Built:	1/1/1954	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1954	Bedrooms:	3
Remodeled/Effective Age:	-68	Full Baths:	2
Building Type/Style:	04-Cape Cod	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0016 000- 1	1,164	0	0	173	0	0	1,337

Attachment Description(s):	Area:	Attachment Value:
31-WD	210	\$2,100
31-WD	48	\$500

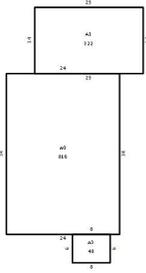
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	216	\$1,080
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	216	\$1,080

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
RG1-Detached Frame Garage	1/1/1960	660		Average	\$6,600.00	
RS1-Frame Utility Shed	1/1/1991	100		Average	\$200.00	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
4/1/1997	97-0202	\$13,000.00	ADDN 15X20'			
7/28/2006	2510	\$1,000.00	WDDK			
4/11/2003	03-0860	\$10,000.00	INTREMOD			
9/12/2019	19-2361	\$17,420.00	SIDING			
12/21/2005	4996	\$7,200.00	FOUNDRPR			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
3/1/1989		\$70,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.895	Gross				\$88,500
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
38,986	0.895			\$88,500		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			Public Sewer	

Valuation/Explanation		
Dwelling #	759 0016 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,164	\$140,518.08
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	173	\$5,300.72
Half Story/Finished Net:	0	\$0.00
Base Price		\$145,818.80
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	864	\$23,172.48
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,289.02
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	258	\$2,600.00
Adjusted Base Price		\$184,802.30
Changes/Adjustments		
Grade Adjustment:	C 100%	\$179,602.30
Market Adjustment:	105%	\$368,184.72
CDU Adjustment:	55	\$202,500.00
Complete:	100	\$202,500.00
Dollar Adjustments		\$200.00
Dwelling Value		\$202,700.00
Other Building Improvements	0	\$6,800.00
Total Improvement Value		\$209,500.00
Total Land Value		\$88,500.00
Total Assessed Value		\$298,000.00

Parcel Numbers: 759-0017-000	Property Address: 7173 49TH ST S	Municipality: Franklin, City of
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Owner Name: GANTNER CHRISTOPHER M & SARAH J	Mailing Address: 7173 S 49TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: SMOLENS RAWSON MANOR NO 2 LOT 1 EXC N 100 FT & N 79.47	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1112-Franklin		

Building Description

Dwelling #	759 0017 000- 1		
Year Built:	1/1/1930	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1930	Bedrooms:	3
Remodeled/Effective Age:	-92	Full Baths:	2
Building Type/Style:	10-Farmhouse	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0017 000- 1	816	816	0	0	0	0	1,632

Attachment Description(s): 31-WD	Area: 322	Attachment Value: \$3,200
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Feature Description(s): 22-Additional Fixture	Area: 1	Feature Value: \$300
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1965	440		Average	\$4,400.00
RS1-Frame Utility Shed	1/1/1996	128		Average	\$300.00

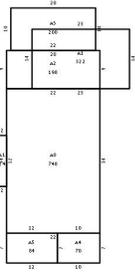
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
7/1/1996	96-0804	\$1,250.00	GARAGE 8X16
1/19/2006	196	\$0.00	FURREPLAC

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/1/1993		\$82,900.00	Invalid		Land and Improvements		
5/1/2000		\$133,000.00	Invalid		Land and Improvements		
4/30/2004		\$179,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.613	Gross				\$79,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
26,702	0.613				\$79,500		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			Public Sewer		
Valuation/Explanation							
Dwelling #				759 0017 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				816		\$107,132.64	
Second Story:				816		\$55,422.72	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$162,555.36	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				816		\$22,325.76	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,014.72	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				322		\$3,200.00	
Adjusted Base Price						\$199,717.84	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$196,217.84	
Market Adjustment:				108%		\$408,133.11	
CDU Adjustment:				45		\$183,700.00	
Complete:				100		\$183,700.00	
Dollar Adjustments						(\$200.00)	
Dwelling Value						\$183,500.00	
Other Building Improvements				0		\$4,700.00	
Total Improvement Value						\$188,200.00	
Total Land Value						\$79,500.00	
Total Assessed Value						\$267,700.00	

Parcel Numbers: 759-0018-000 Property Address: 7183 49TH ST S Municipality: Franklin, City of

Owner Name: PALMER, AARON R Mailing Address: 7183 S 49TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	SMOLENS RAWSON MANOR NO 2 S 30.53 FT OF LOT 2 & N 54.47	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1112-Franklin	

Building Description

Dwelling #	759 0018 000- 1		
Year Built:	1/1/1930	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1930	Bedrooms:	3
Remodeled/Effective Age:	-92	Full Baths:	2
Building Type/Style:	10-Farmhouse	Half Baths:	0
Story:	1.50	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0018 000- 1	1,054	0	0	0	421	0	1,475

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	24	\$2,400
31-WD	200	\$2,000
12-EFP	70	\$2,100

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

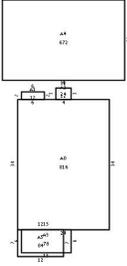
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1991	720		Average	\$9,000.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
9/15/2006	3126	\$7,400.00	FURREPLAC				
8/9/2006	2660	\$6,000.00	EXTREMOD				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
2/9/2021		\$265,000.00	Valid		Land and Improvements		
8/20/2004		\$172,000.00	Invalid		Land and Improvements		
5/1/2001		\$129,900.00	Invalid		Land and Improvements		
4/1/1990		\$73,500.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.585	Gross				\$77,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
25,483	0.585				\$77,700		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Sewer		
Valuation/Explanation							
Dwelling #				759 0018 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,054		\$129,694.70	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				421		\$26,810.19	
Base Price						\$156,504.89	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				832		\$22,763.52	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,628.50	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$600.00	
Attachments:				294		\$6,500.00	
Adjusted Base Price						\$197,318.91	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$190,218.91	
Market Adjustment:				108%		\$395,655.33	
CDU Adjustment:				45		\$178,000.00	
Complete:				100		\$178,000.00	
Dollar Adjustments						\$300.00	
Dwelling Value						\$178,300.00	

Other Building Improvements	0	\$9,000.00
Total Improvement Value		\$187,300.00
Total Land Value		\$77,700.00
Total Assessed Value		\$265,000.00

Parcel Numbers: 759-0019-000 Property Address: 7213 49TH ST S Municipality: Franklin, City of

Owner Name: MICHALSKI, ROBERT & JACQUELINE - LIV TR Mailing Address: 7213 S 49TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	SMOLENS RAWSON MANOR NO 2 S 55.53 FT OF LOT 3 & N 29.47	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1112-Franklin	

Building Description

Dwelling #	759 0019 000- 1		
Year Built:	1/1/1927	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1927	Bedrooms:	3
Remodeled/Effective Age:	-95	Full Baths:	1
Building Type/Style:	10-Farmhouse	Half Baths:	0
Story:	1.50	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0019 000- 1	816	0	0	0	459	0	1,275

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	12	\$1,200
11-OFP	12	\$200
11-OFP	78	\$1,600
33-Concrete Patio	672	\$3,400

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

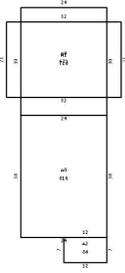
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1986	560		Average	\$6,300.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
6/1/1999	99-0637	\$1,560.00	A/C				
10/30/2009	2199	\$10,000.00	FOUNDRPR				
5/1/2001	01-0407	\$5,000.00	REMOV&REROOF				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/28/2020		\$173,900.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.585	Gross				\$77,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
25,483	0.585				\$77,700		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Sewer		
Valuation/Explanation							
Dwelling #				759 0019 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				816		\$107,132.64	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				459		\$28,580.40	
Base Price						\$135,713.04	
Unfinished Living Area:							
Room/Unfinished:				302		\$7,516.78	
Unfinished Basement:				816		\$22,325.76	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,136.50	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				774		\$6,400.00	
Adjusted Base Price						\$175,392.08	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$168,692.08	
Market Adjustment:				100%		\$337,384.16	
CDU Adjustment:				45		\$151,800.00	
Complete:				100		\$151,800.00	
Dollar Adjustments						\$0.00	
Dwelling Value						\$151,800.00	

Other Building Improvements	0	\$6,300.00
Total Improvement Value		\$158,100.00
Total Land Value		\$77,700.00
Total Assessed Value		\$235,800.00

Parcel Numbers: 759-0020-000 Property Address: 7223 49TH ST S Municipality: Franklin, City of

Owner Name: BOETTCHER, SETH W Mailing Address: 7223 S 49TH ST FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	SMOLENS RAWSON MANOR NO 2 S 80.53 FT OF LOT 4 BLK 3	
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood:		
1112-Franklin		

Building Description

Dwelling #	759 0020 000- 1		
Year Built:	1/1/1925	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1925	Bedrooms:	3
Remodeled/Effective Age:	-97	Full Baths:	1
Building Type/Style:	10-Farmhouse	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	6
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Hot Water

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0020 000- 1	816	0	0	163	0	0	979

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	720	\$3,600
11-OFP	84	\$1,700

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1960	480		Average	\$4,800.00

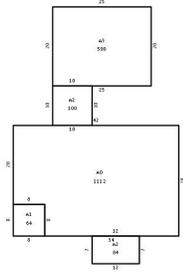
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
3/1/1997	97-0125	\$2,954.00	REPL FURNACE

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/7/2003		\$160,000.00	Valid		Land and Improvements		
2/21/2007		\$148,370.00	Invalid		Land and Improvements		
8/22/2014		\$180,000.00	Valid		Land and Improvements		
5/27/2011		\$158,500.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.558	Gross				\$75,900	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
24,306	0.558				\$75,900		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Sewer		
Valuation/Explanation							
Dwelling #	759 0020 000- 1						
Description	Area			Value Amount			
Living Area:							
First Story:	816			\$107,132.64			
Second Story:	0			\$0.00			
Additional Story:	0			\$0.00			
Attic/Finished Net:	163			\$4,994.32			
Half Story/Finished Net:	0			\$0.00			
Base Price				\$112,126.96			
Unfinished Living Area:							
Room/Unfinished:	0			\$0.00			
Unfinished Basement:	816			\$22,325.76			
Half Story/Unfinished:				\$0.00			
Structure Info, Features and Attachments:							
Heating/AC	Air Conditioning - Same Ducts			\$2,408.34			
Plumbing	0 - Half Bath 1 - Full Bath			\$0.00			
Finished Basement Living Area	0			\$0.00			
Features:	2			\$600.00			
Attachments:	804			\$5,300.00			
Adjusted Base Price				\$142,761.06			
Changes/Adjustments							
Grade Adjustment:	C+ 110%			\$150,547.17			
Market Adjustment:	104%			\$307,116.22			
CDU Adjustment:	45			\$138,200.00			
Complete:	100			\$138,200.00			
Dollar Adjustments				(\$200.00)			
Dwelling Value				\$138,000.00			
Other Building Improvements	0			\$4,800.00			
Total Improvement Value				\$142,800.00			
Total Land Value				\$75,900.00			
Total Assessed Value				\$218,700.00			

Parcel Numbers: 759-0021-000 Property Address: 7239 49TH ST S Municipality: Franklin, City of

Owner Name: FOTE JOSEPH N JR & LORI A Mailing Address: 7239 S 49TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	SMOLENS RAWSON MANOR NO 2 LOT 5 BLK 3	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1112-Franklin	

Building Description

Dwelling #	759 0021 000- 1		
Year Built:	1/1/1955	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1955	Bedrooms:	3
Remodeled/Effective Age:	-67	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0021 000- 1	1,112	0	0	0	0	0	1,112

Attachment Description(s):	Area:	Attachment Value:
12-EFP	64	\$1,900
12-EFP	100	\$3,000
13-AFG	500	\$15,000

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition: Average	Rec Room Area: 556	Rec Room Value: \$2,780

Other Building Improvements

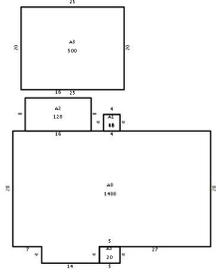
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
1/1/1998	B970951	\$3,000.00	REROOFING				
8/1/1994	94-0864	\$657.00	SHED 10X15'				
5/20/2005	51831	\$3,200.00	AC				
11/21/2013	13-2802	\$1,579.00	FENCE				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/1/2005		\$189,900.00	Valid		Land and Improvements		
4/1/1988		\$75,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.758	Gross				\$84,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
33,018	0.758				\$84,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Sewer		
Valuation/Explanation							
Dwelling #				759 0021 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,112	\$135,363.76		
Second Story:				0	\$0.00		
Additional Story:				0	\$0.00		
Attic/Finished Net:				0	\$0.00		
Half Story/Finished Net:				0	\$0.00		
Base Price						\$135,363.76	
Unfinished Living Area:							
Room/Unfinished:				0	\$0.00		
Unfinished Basement:				1,112	\$27,388.56		
Half Story/Unfinished:					\$0.00		
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$2,735.52	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0	\$0.00		
Features:				1	\$2,000.00		
Attachments:				664	\$19,900.00		
Adjusted Base Price						\$192,268.84	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$187,405.72	
Market Adjustment:				85%		\$346,700.59	
CDU Adjustment:				55		\$190,700.00	
Complete:				100		\$190,700.00	
Dollar Adjustments						(\$200.00)	
Dwelling Value						\$190,500.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$190,500.00
Total Land Value		\$84,200.00
Total Assessed Value		\$274,700.00

Parcel Numbers: 759-0022-001 Property Address: 7267 49TH ST S Municipality: Franklin, City of

Owner Name: PETRIE, JOSEPH F & RITA Mailing Address: 7267 S 49TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	CERTIFIED SURVEY MAP NO 2911 NE 11 5 21 PARCEL 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1112-Franklin	

Building Description

Dwelling #	759 0022 001- 1		
Year Built:	1/1/1977	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1977	Bedrooms:	3
Remodeled/Effective Age:	-45	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0022 001- 1	1,400	0	0	0	0	0	1,400

Attachment Description(s):	Area:	Attachment Value:
35-Ms/Terrace	16	\$0
31-WD	128	\$1,300
11-OFP	20	\$400

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type: RG1-Detached Frame Garage	Year Built: 1/1/1976	Area: 440	Construction:	Condition: Average	Value: \$4,400.00	
Permit / Construction History						
Date of Permit: 1/1/2000 5/2/2012	Permit Number: 00-0063 12-0831	Permit Amount: \$2,285.00 \$11,640.00	Details of Permit: REPL FURNACE FOUNDRPR			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
Land Breakdown						
Land Class: A-Residential Primary Site	Acreage: 0.350	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$72,100
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage: 15,246	Total Acreage: 0.350	Depth:	Act. Frontage:	Assessed Land Value: \$72,100		
General Information						
Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: Public Sewer	
Valuation/Explanation						
Dwelling #	759 0022 001- 1					
Description	Area				Value Amount	
Living Area:						
First Story:	1,400				\$162,162.00	
Second Story:	0				\$0.00	
Additional Story:	0				\$0.00	
Attic/Finished Net:	0				\$0.00	
Half Story/Finished Net:	0				\$0.00	
Base Price					\$162,162.00	
Unfinished Living Area:						
Room/Unfinished:	0				\$0.00	
Unfinished Basement:	1,400				\$32,172.00	
Half Story/Unfinished:					\$0.00	
Structure Info, Features and Attachments:						
Heating/AC	Air Conditioning - Same Ducts				\$3,444.00	
Plumbing	1 - Half Bath 1 - Full Bath				\$4,881.00	
Finished Basement Living Area	0				\$0.00	
Features:	3				\$2,600.00	
Attachments:	164				\$1,700.00	
Adjusted Base Price					\$206,959.00	
Changes/Adjustments						
Grade Adjustment:	C+ 110%				\$222,924.90	
Market Adjustment:	52%				\$338,845.85	
CDU Adjustment:	60				\$203,300.00	
Complete:	100				\$203,300.00	
Dollar Adjustments					(\$100.00)	
Dwelling Value					\$203,200.00	

Other Building Improvements	0	\$4,400.00
Total Improvement Value		\$207,600.00
Total Land Value		\$72,100.00
Total Assessed Value		\$279,700.00

Parcel Numbers: 759-0022-002 Property Address: 7249 49TH ST S Municipality: Franklin, City of

Owner Name: MEYER REED Mailing Address: 7249 S 49TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	CERTIFIED SURVEY MAP NO 2911 NE 11 5 21 PARCEL 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	

1112-Franklin

Building Description

Dwelling #	759 0022 002- 1		
Year Built:	1/1/1930	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1930	Bedrooms:	4
Remodeled/Effective Age:	-92	Full Baths:	2
Building Type/Style:	10-Farmhouse	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C	Room Count:	5
CDU/Overall Condition:	Good	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0022 002- 1	1,212	816	0	0	0	0	2,028

Attachment Description(s):	Area:	Attachment Value:
12-EFP	77	\$2,300
33-Concrete Patio	70	\$400

Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	240	\$1,200

Other Building Improvements

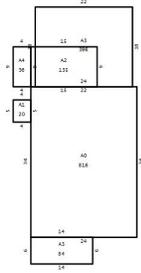
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1959	704		Average	\$6,000.00

Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
7/1/2000	00-0820	\$1,000.00	DECK/RAMP			
11/15/2019	19-2972	\$100.00	DUCTWORK			
5/13/2019	19-1012	\$15,000.00	ADDN-2ND FLR			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
2/3/2009		\$143,800.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.645	Gross				\$85,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
28,096	0.645			\$85,000		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			Public Sewer	
Valuation/Explanation						
Dwelling #			759 0022 002- 1			
Description			Area		Value Amount	
Living Area:						
First Story:			1,212		\$144,943.08	
Second Story:			816		\$55,422.72	
Additional Story:			0		\$0.00	
Attic/Finished Net:			0		\$0.00	
Half Story/Finished Net:			0		\$0.00	
Base Price					\$200,365.80	
Unfinished Living Area:						
Room/Unfinished:			0		\$0.00	
Unfinished Basement:			1,359		\$31,528.80	
Half Story/Unfinished:					\$0.00	
Structure Info, Features and Attachments:						
Heating/AC			Air Conditioning - Same Ducts		\$4,988.88	
Plumbing			0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area			0		\$0.00	
Features:						
Attachments:			147		\$2,700.00	
Adjusted Base Price					\$246,905.48	
Changes/Adjustments						
Grade Adjustment:			C 100%		\$244,205.48	
Market Adjustment:			27%		\$310,140.96	
CDU Adjustment:			55		\$170,600.00	
Complete:			100		\$170,600.00	
Dollar Adjustments					(\$600.00)	
Dwelling Value					\$170,000.00	

Other Building Improvements	0	\$6,000.00
Total Improvement Value		\$176,000.00
Total Land Value		\$85,000.00
Total Assessed Value		\$261,000.00

Parcel Numbers: 759-0023-000 Property Address: 4932 MINNESOTA AVE W Municipality: Franklin, City of

Owner Name: TURNER ROBERT L & DEBORAH A Mailing Address: 4932 W MINNESOTA AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	SMOLENS RAWSON MANOR NO 2 LOT 7 BLK 3	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1112-Franklin	

Building Description

Dwelling #	759 0023 000- 1		
Year Built:	1/1/1930	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1930	Bedrooms:	2
Remodeled/Effective Age:	-92	Full Baths:	1
Building Type/Style:	10-Farmhouse	Half Baths:	0
Story:	1.50	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Very Good	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0023 000- 1	816	0	0	0	459	0	1,275

Attachment Description(s):	Area:	Attachment Value:
11-OFP	20	\$400
12-EFP	135	\$4,100
12-EFP	84	\$2,500
11-OFP	36	\$700

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

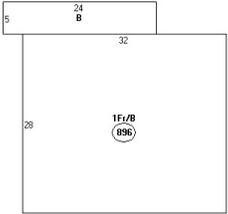
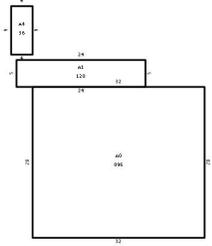
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1959	440		Average	\$4,400.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
4/1/1998	B980280	\$1,000.00	DECK				
10/29/2004	3660	\$11,000.00	KITCHREMOD				
4/17/2008	713	\$4,000.00	ABVPOOL				
6/5/2007	1235	\$13,000.00	FOUNDRPR				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/1/1992		\$89,900.00	Valid		Land and Improvements		
11/16/2006		\$186,400.00	Valid		Land and Improvements		
2/15/2008		\$191,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.845	Gross				\$86,900	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:			Assessed Land Value:	
36,808	0.845					\$86,900	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			Public Sewer		

Valuation/Explanation		
Dwelling #	759 0023 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	816	\$107,132.64
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	459	\$28,580.40
Base Price		\$135,713.04
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	816	\$22,325.76
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Basic Heating	\$0.00
Plumbing	0 - Half Bath 1 - Full Bath	\$0.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$600.00
Attachments:	275	\$7,700.00
Adjusted Base Price		\$166,338.80
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$173,842.68
Market Adjustment:	146%	\$427,652.99
CDU Adjustment:	45	\$192,400.00
Complete:	100	\$192,400.00
Dollar Adjustments		(\$200.00)
Dwelling Value		\$192,200.00
Other Building Improvements	0	\$4,400.00
Total Improvement Value		\$196,600.00
Total Land Value		\$86,900.00
Total Assessed Value		\$283,500.00

Parcel Numbers: 759-0024-001	Property Address: 7270 51ST ST S	Municipality: Franklin, City of
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Owner Name: LLOYD, SARA MARIE	Mailing Address: 7270 S 51ST ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph:	Legal Description: CERTIFIED SURVEY MAP NO. 9056, NE 1/4 SEC 11-5-21, LOT 1	Building Sketch:
 <p>Descriptor/Size A: 15'x8' 896 sqft B: OFF 120 sqft</p>	<p>Parcel Sketch and Site Map obtained from the County GIS</p> <p>Neighborhood: 1112-Franklin</p>	

Building Description

Dwelling #	759 0024 001- 1		
Year Built:	1/1/1954	Exterior Wall:	05-Cem. Fiber
Year Remodeled:	1/1/1954	Bedrooms:	2
Remodeled/Effective Age:	-68	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0024 001- 1	896	0	0	0	0	0	896

Attachment Description(s): 11-OFP	Area: 120	Attachment Value: \$2,400
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Feature Description(s): 22-Additional Fixture	Area: 4	Feature Value: \$1,200
Rec Room Condition: Average	Rec Room Area: 672	Rec Room Value: \$3,360

Other Building Improvements

Structure Type: RG1-Detached Frame Garage	Year Built: 1/1/1954	Area: 528	Construction:	Condition: Average	Value: \$5,300.00
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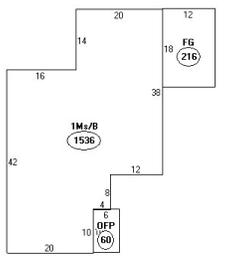
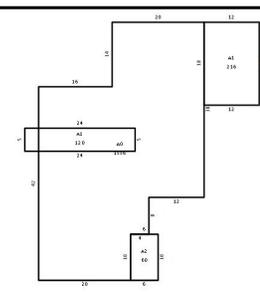
Permit / Construction History

Date of Permit: 1/10/2017	Permit Number: 17-0065	Permit Amount: \$3,000.00	Details of Permit: EXTREMOSIDING
12/13/2017	17-2856	\$2,000.00	DECK RPL 32X12.
9/13/2004	3048	\$1,100.00	FURREPLAC

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/21/2018		\$155,000.00	Invalid		Land and Improvements		
7/13/2015		\$0.00	Invalid		Land and Improvements		
10/6/2010		\$109,900.00	Invalid		Land and Improvements		
1/1/1999		\$115,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.518	Gross				\$82,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
22,564	0.518				\$82,500		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			All Public		
Valuation/Explanation							
Dwelling #				759 0024 001- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				896		\$115,906.56	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$115,906.56	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				896		\$24,030.72	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Basic Heating		\$0.00	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				4		\$1,200.00	
Attachments:				120		\$2,400.00	
Adjusted Base Price						\$143,537.28	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$139,937.28	
Market Adjustment:				78%		\$249,088.36	
CDU Adjustment:				55		\$137,000.00	
Complete:				100		\$137,000.00	
Dollar Adjustments						(\$300.00)	
Dwelling Value						\$136,700.00	
Other Building Improvements				0		\$5,300.00	
Total Improvement Value						\$142,000.00	
Total Land Value						\$82,500.00	
Total Assessed Value						\$224,500.00	

Parcel Numbers: 759-0024-002 Property Address: 5050 MINNESOTA AVE W Municipality: Franklin, City of

Owner Name: LOUDON, JAMES L Mailing Address: 5050 W MINNESOTA AVE FRANKLIN, WI 53132 Land Use: Residential

<p>Property Photograph:</p>  <p><small>Descriptor/Size A: 1Mz/B 1536 sqft B: FG 216 sqft C: OFP 60 sqft</small></p>	<p>Legal Description: CERTIFIED SURVEY MAP NO. 9056, NE 1/4 SEC 11-5-21, LOT 2</p> <p>Parcel Sketch and Site Map obtained from the County GIS</p> <p>Neighborhood: 1112-Franklin</p>	<p>Building Sketch:</p> 
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Building Description

Dwelling #	759 0024 002- 1		
Year Built:	1/1/1954	Exterior Wall:	08-Stone
Year Remodeled:	1/1/1954	Bedrooms:	4
Remodeled/Effective Age:	-68	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	B-	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0024 002- 1	1,536	0	0	0	0	0	1,536

Attachment Description(s):	Area:	Attachment Value:
13-AFG	216	\$6,500
11-OPF	60	\$1,200

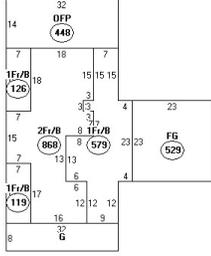
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	500	\$2,500
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	500	\$2,500

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
RG1-Detached Frame Garage	1/1/1960	704		Average	\$7,000.00	
RG1-Detached Frame Garage	1/1/1970	336		Average	\$2,900.00	
RS1-Frame Utility Shed	1/1/1970	216		Fair	\$300.00	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
7/11/2014	14-1641	\$1,400.00	SIDING			
1/22/2019	19-0163	\$400.00	BSMTREMOD			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.476	Gross				\$77,500
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
20,735	0.476			\$77,500		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Medium			All Public	

Valuation/Explanation		
Dwelling #	759 0024 002- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,536	\$191,923.20
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$191,923.20
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,536	\$34,652.16
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,778.56
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$5,800.00
Attachments:	276	\$7,700.00
Adjusted Base Price		\$248,734.92
Changes/Adjustments		
Grade Adjustment:	B- 120%	\$282,281.90
Market Adjustment:	39%	\$392,371.85
CDU Adjustment:	55	\$215,800.00
Complete:	100	\$215,800.00
Dollar Adjustments		\$400.00
Dwelling Value		\$216,200.00
Other Building Improvements	0	\$10,200.00
Total Improvement Value		\$226,400.00
Total Land Value		\$77,500.00
Total Assessed Value		\$303,900.00

Parcel Numbers: 759-0024-003	Property Address: 5000 MINNESOTA AVE W	Municipality: Franklin, City of
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Owner Name: GUDGEON, DAVID	Mailing Address: PO BOX 53 GREENDALE, WI 53129	Land Use: Residential
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Property Photograph: 	Legal Description: CERTIFIED SURVEY MAP NO. 9056, NE 1/4 SEC 11-5-21, LOT 3	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1112-Franklin	

Description/Size
 A: 2Ft/B 982 sqft
 B: 1Ft/B 579 sqft
 C: 1Ft/B 132 sqft
 D: 1Ft/B 119 sqft
 E: F/G 525 sqft
 F: OFF 448 sqft
 G: OFF 255 sqft

Building Description

Dwelling #	759 0024 003- 1	
Year Built:	1/1/2021	Exterior Wall: Partial
Year Remodeled:		Bedrooms: 0
Remodeled/Effective Age:		Full Baths:
Building Type/Style:		Half Baths:
Story:		Rough-in: 0
Grade:		Room Count: 0
CDU/Overall Condition:		Basement Description:
Interior Condition:		Heating:
Kitchen Condition:		Type of Fuel:
Bath Condition:		Type of System:

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0024 003- 1	0	0	0			0	0

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value: \$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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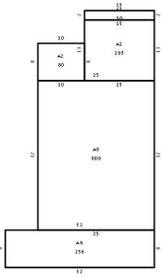
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
11/3/2020	20-3204	\$187,000.00	NEWDWLG
11/3/2020	20-3205	\$16,500.00	DETGARAGE

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.452	Gross				\$78,900	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
19,689	0.452				\$78,900		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light		6/27/2022	All Public		
Valuation/Explanation							
Dwelling #				759 0024 003- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				0		\$0.00	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:						\$0.00	
Half Story/Finished Net:						\$0.00	
Base Price						\$0.00	
Unfinished Living Area:							
Room/Unfinished:						\$0.00	
Unfinished Basement:						\$0.00	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC						\$0.00	
Plumbing				- Half Bath - Full Bath		(\$7,322.00)	
Finished Basement Living Area				0		\$0.00	
Features:							
Attachments:							
Adjusted Base Price						(\$7,322.00)	
Changes/Adjustments							
Grade Adjustment:				%		\$0.00	
Market Adjustment:				-100%		\$0.00	
CDU Adjustment:				0		\$0.00	
Complete:				10		\$0.00	
Dollar Adjustments						\$18,700.00	
Dwelling Value						\$18,700.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$18,700.00	
Total Land Value						\$78,900.00	
Total Assessed Value						\$97,600.00	

Parcel Numbers: 759-0026-000 Property Address: 7250 51ST ST S Municipality: Franklin, City of

Owner Name: OLESZAK, TRAVIS Mailing Address: 7250 S 51ST ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	SMOLENS RAWSON MANOR NO 2 LOT 9 & E 25 FT OF VAC	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1112-Franklin	

Building Description

Dwelling #	759 0026 000- 1		
Year Built:	1/1/1856	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1856	Bedrooms:	5
Remodeled/Effective Age:	-166	Full Baths:	2
Building Type/Style:	22-Other	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C	Room Count:	7
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0026 000- 1	1,025	1,025	0	0	0	0	2,050

Attachment Description(s): 31-WD Area: 80 Attachment Value: \$800

Feature Description(s): 22-Additional Fixture Area: 1 Feature Value: \$300

Rec Room Condition: Rec Room Area: 0 Rec Room Value: \$0

Other Building Improvements

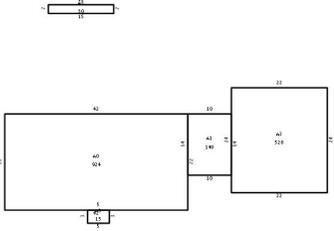
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1986	1,200		Average	\$13,500.00
RS1-Frame Utility Shed	1/1/1960	240		Fair	\$300.00
RG1-Detached Frame Garage	1/1/1960	576		Average	\$5,800.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
10/27/2015	15-2577	\$1,850.00	INTREMODO (DUCT)				
9/10/2015	15-2126	\$20,000.00	ADDN				
8/7/2019	19-2013	\$13,000.00	WDDK				
6/12/2019	19-1357	\$2,500.00	GARHEATER				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
2/9/2015		\$111,000.00	Invalid		Land and Improvements		
6/9/2014		\$79,500.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.913	Gross				\$91,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
39,770	0.913				\$91,700		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			All Public		
Valuation/Explanation							
Dwelling #	759 0026 000- 1						
Description	Area			Value Amount			
Living Area:							
First Story:	1,025			\$127,674.00			
Second Story:	1,025			\$66,522.50			
Additional Story:	0			\$0.00			
Attic/Finished Net:	0			\$0.00			
Half Story/Finished Net:	0			\$0.00			
Base Price				\$194,196.50			
Unfinished Living Area:							
Room/Unfinished:	0			\$0.00			
Unfinished Basement:	995			\$25,730.70			
Half Story/Unfinished:				\$0.00			
Structure Info, Features and Attachments:							
Heating/AC	Basic Heating			\$0.00			
Plumbing	0 - Half Bath 2 - Full Bath			\$7,322.00			
Finished Basement Living Area	0			\$0.00			
Features:	1			\$300.00			
Attachments:	80			\$800.00			
Adjusted Base Price				\$228,349.20			
Changes/Adjustments							
Grade Adjustment:	C 100%			\$227,249.20			
Market Adjustment:	73%			\$393,141.12			
CDU Adjustment:	45			\$176,900.00			
Complete:	100			\$176,900.00			
Dollar Adjustments				(\$300.00)			
Dwelling Value				\$176,600.00			

Other Building Improvements	0	\$19,600.00
Total Improvement Value		\$196,200.00
Total Land Value		\$91,700.00
Total Assessed Value		\$287,900.00

Parcel Numbers: 759-0027-000 Property Address: 7236 51ST ST S Municipality: Franklin, City of

Owner Name: SNYDER, SHARIE C Mailing Address: 7236 S 51ST ST FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	SMOLENS RAWSON MANOR NO 2 LOT 10 & S 10 FT OF LOT 11 &	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1112-Franklin	

Building Description

Dwelling #	759 0027 000- 1		
Year Built:	1/1/1930	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1930	Bedrooms:	2
Remodeled/Effective Age:	-92	Full Baths:	1
Building Type/Style:	04-Cape Cod	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0027 000- 1	924	0	0	185	0	0	1,109

Attachment Description(s):	Area:	Attachment Value:
12-EFP	140	\$4,200
13-AFG	528	\$15,800
11-OFP	15	\$300

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

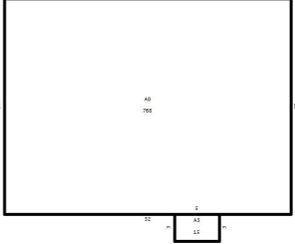
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
6/1/1999	99-0606	\$13,000.00	REROOF

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
3/15/2018		\$170,400.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.731	Gross				\$85,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
31,842	0.731				\$85,300		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			All Public		
Valuation/Explanation							
Dwelling #				759 0027 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				924		\$117,708.36	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				185		\$5,668.40	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$123,376.76	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				924		\$24,319.68	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Basic Heating		\$0.00	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				683		\$20,300.00	
Adjusted Base Price						\$168,296.44	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$147,696.44	
Market Adjustment:				157%		\$379,579.85	
CDU Adjustment:				45		\$170,800.00	
Complete:				100		\$170,800.00	
Dollar Adjustments						\$300.00	
Dwelling Value						\$171,100.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$171,100.00	
Total Land Value						\$85,300.00	
Total Assessed Value						\$256,400.00	

Parcel Numbers: 759-0028-000 Property Address: 7218 51ST ST S Municipality: Franklin, City of

Owner Name: PEREZ, KAYHLA Mailing Address: 7218 S 51ST ST FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	SMOLENS RAWSON MANOR NO 2 N 100 FT OF LOT 11 & E 25 FT	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1112-Franklin	

Building Description

Dwelling #	759 0028 000- 1		
Year Built:	1/1/1953	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1953	Bedrooms:	2
Remodeled/Effective Age:	-69	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C-	Room Count:	3
CDU/Overall Condition:	Good	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Oil
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0028 000- 1	768	0	0	0	0	0	768

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1995	572		Average	\$7,200.00

Permit / Construction History			
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
4/14/2009	562	\$2,000.00	FOUNDRPR
4/13/2009	552	\$1,200.00	EXTREMOD-S
11/21/2017	17-2716	\$17,000.00	FOUNDRPR
10/1/1995	95-1234	\$10,200.00	GARAGE

Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
7/2/2009		\$159,000.00	Valid		Land and Improvements	
8/28/2003		\$130,000.00	Valid		Land and Improvements	
8/26/2020		\$160,000.00	Valid		Land and Improvements	
4/9/2009		\$80,000.00	Invalid		Land and Improvements	
12/1/1999		\$71,000.00	Invalid		Land and Improvements	
12/9/2008		\$129,700.00	Invalid		Land and Improvements	
5/1/1990		\$59,500.00	Valid		Land and Improvements	

Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.609	Gross				\$81,000	

Acreage/Squarefoot Variables							

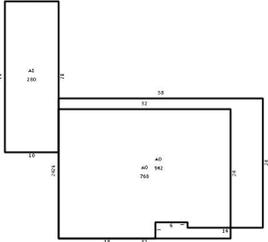
Land Data & Computations					
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:	
26,528	0.609			\$81,000	

General Information					
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Medium			All Public

Valuation/Explanation		
Dwelling #	759 0028 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	768	\$102,443.52
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$102,443.52
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	768	\$0.00
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Basic Heating	\$0.00
Plumbing	0 - Half Bath 1 - Full Bath	\$0.00
Finished Basement Living Area	0	\$0.00
Features:	1	\$300.00
Attachments:		
Adjusted Base Price		\$102,743.52
Changes/Adjustments		
Grade Adjustment:	C- 95%	\$97,321.34
Market Adjustment:	150%	\$243,303.36
CDU Adjustment:	60	\$146,000.00
Complete:	100	\$146,000.00
Dollar Adjustments		\$200.00
Dwelling Value		\$146,200.00
Other Building Improvements	0	\$7,200.00
Total Improvement Value		\$153,400.00
Total Land Value		\$81,000.00
Total Assessed Value		\$234,400.00

Parcel Numbers: 759-0029-000	Property Address: 7170 51ST ST S	Municipality: Franklin, City of
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Owner Name: MUELLER, MICHAEL & COLLEEN - REV LIV TR	Mailing Address: 7170 S 51ST ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: SMOLENS RAWSON MANOR NO 2 LOT 12 & E 25 FT OF VAC	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1112-Franklin		

Building Description

Dwelling #	759 0029 000- 1		
Year Built:	1/1/1953	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1953	Bedrooms:	2
Remodeled/Effective Age:	-69	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	2
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Hot Water

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0029 000- 1	942	0	0	0	0	0	942

Attachment Description(s): 33-Concrete Patio	Area: 280	Attachment Value: \$1,400
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Feature Description(s): 22-Additional Fixture	Area: 2	Feature Value: \$600
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

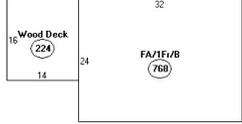
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/1995	120		Average	\$200.00
RG1-Detached Frame Garage	1/1/1955	440		Average	\$4,400.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
10/1/2000	00-1247	\$6,160.00	BSMT REPAIR				
2/28/2012	12-0327	\$5,800.00	REROOF				
5/17/2002	02-0466	\$6,185.00	REPL FURN & A/C				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/1/1985		\$63,000.00	Valid		Land and Improvements		
7/17/2006		\$153,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.670	Gross				\$83,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
29,185	0.670				\$83,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			All Public		
Valuation/Explanation							
Dwelling #	759 0029 000- 1						
Description	Area			Value Amount			
Living Area:							
First Story:	942			\$120,001.38			
Second Story:	0			\$0.00			
Additional Story:	0			\$0.00			
Attic/Finished Net:	0			\$0.00			
Half Story/Finished Net:	0			\$0.00			
Base Price				\$120,001.38			
Unfinished Living Area:							
Room/Unfinished:	0			\$0.00			
Unfinished Basement:	942			\$24,793.44			
Half Story/Unfinished:				\$0.00			
Structure Info, Features and Attachments:							
Heating/AC	Air Conditioning - Same Ducts			\$2,317.32			
Plumbing	1 - Half Bath 1 - Full Bath			\$4,881.00			
Finished Basement Living Area	0			\$0.00			
Features:	3			\$6,100.00			
Attachments:	280			\$1,400.00			
Adjusted Base Price				\$159,493.14			
Changes/Adjustments							
Grade Adjustment:	C 100%			\$151,993.14			
Market Adjustment:	79%			\$272,067.72			
CDU Adjustment:	55			\$149,600.00			
Complete:	100			\$149,600.00			
Dollar Adjustments				(\$300.00)			
Dwelling Value				\$149,300.00			

Other Building Improvements	0	\$4,600.00
Total Improvement Value		\$153,900.00
Total Land Value		\$83,200.00
Total Assessed Value		\$237,100.00

Parcel Numbers: 759-0030-000 Property Address: 7166 51ST ST S Municipality: Franklin, City of

Owner Name: SHERMAN, FENGQING HUANG Mailing Address: 7166 S 51ST ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:	
	SMOLENS RAWSON MANOR NO 2 LOT 13 & E 25 FT OF VAC		
	Parcel Sketch and Site Map obtained from the County GIS		
	Neighborhood:		

1112-Franklin

Building Description

Dwelling #	759 0030 000- 1		
Year Built:	1/1/1954	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1954	Bedrooms:	3
Remodeled/Effective Age:	-68	Full Baths:	1
Building Type/Style:	04-Cape Cod	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Poorer	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0030 000- 1	768	0	0	0	0	0	768

Attachment Description(s):	Area:	Attachment Value:
31-WD	224	\$2,200

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

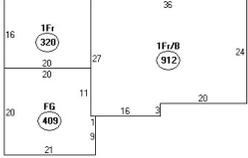
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/2021	80		Average	\$600.00
RG1-Detached Frame Garage	1/1/1970	484		Poor	\$3,000.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
4/14/2008	681	\$3,500.00	FURREPLAC				
5/13/2011	839	\$2,000.00	AC				
10/19/2021	21-0686	\$700.00	SHED 10X8				
6/30/2017	17-1531	\$5,200.00	FURREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/7/2019		\$171,100.00	Invalid		Land and Improvements		
5/16/2016		\$146,400.00	Invalid		Land and Improvements		
3/22/2013		\$89,900.00	Invalid		Land and Improvements		
1/15/2010		\$110,000.00	Invalid		Land and Improvements		
1/15/2010		\$110,000.00	Invalid		Land and Improvements		
7/13/2009		\$87,400.00	Invalid		Land and Improvements		
10/28/2010		\$149,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.670	Gross				\$83,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
29,185	0.670				\$83,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light		6/27/2022	All Public		

Valuation/Explanation		
Dwelling #	759 0030 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	768	\$102,443.52
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$102,443.52
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	768	\$0.00
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$1,889.28
Plumbing	0 - Half Bath 1 - Full Bath	\$0.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$900.00
Attachments:	224	\$2,200.00
Adjusted Base Price		\$107,432.80
Changes/Adjustments		
Grade Adjustment:	C 100%	\$104,332.80
Market Adjustment:	174%	\$285,871.87
CDU Adjustment:	55	\$157,200.00
Complete:	100	\$157,200.00
Dollar Adjustments		\$300.00
Dwelling Value		\$157,500.00
Other Building Improvements	0	\$3,600.00
Total Improvement Value		\$161,100.00
Total Land Value		\$83,200.00
Total Assessed Value		\$244,300.00

Parcel Numbers: 759-0031-000 Property Address: 7154 51ST ST S Municipality: Franklin, City of

Owner Name: Douglas Javier Mailing Address: 7154 S 51st Franklin, WI 53132 Land Use: Residential

	Legal Description:	 <p><small>Description/Size A: 1Fr/8 912 sqft B: FG 409 sqft C: 1Fr 300 sqft</small></p>
	SMOLEN RAWSON MANOR NO 2 LOT 14 & E 25 FT OF VAC SERVICE	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1112-Franklin	

Building Description

Dwelling #	759 0031 000- 1		
Year Built:	1/1/1945	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1945	Bedrooms:	4
Remodeled/Effective Age:	-77	Full Baths:	3
Building Type/Style:	09-Basic Single Story	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	8
CDU/Overall Condition:	Good	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Good	Type of Fuel:	Gas
Bath Condition:	Good	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0031 000- 1	1,232	0	0	0	0	431	1,663

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	600	\$2,800
13-AFG	409	\$12,300

Feature Description(s):	Area:	Feature Value:
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

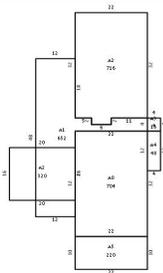
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/2012	192		Average	\$1,200.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
10/24/2012	200490	\$3,200.00	ACCBLDG				
1/29/2021	21-0004	\$800.00	DUCTWK				
2/26/2021	21-0034	\$26,000.00	INTREMOD-FBLA				
2/26/2021	21-0033	\$2,300.00	EXTREMOD				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/21/2021		\$340,000.00	Valid		Land and Improvements		
11/19/2020		\$165,000.00	Valid		Land and Improvements		
9/21/2021	11249711	\$340,000.00	Invalid	O - Other	Land and Improvements	Other	
12/2/2019		\$196,400.00	Invalid		Land and Improvements		
3/13/1967		\$12,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.719	Gross				\$85,100	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
31,320	0.719				\$85,100		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light		6/27/2022	All Public		

Valuation/Explanation		
Dwelling #	759 0031 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,232	\$147,334.88
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$147,334.88
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	481	\$7,772.96
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,090.98
Plumbing	0 - Half Bath 3 - Full Bath	\$14,644.00
Finished Basement Living Area	431	\$11,632.69
Features:	4	\$6,400.00
Attachments:	1,009	\$15,100.00
Adjusted Base Price		\$206,975.51
Changes/Adjustments		
Grade Adjustment:	C 100%	\$185,475.51
Market Adjustment:	149%	\$461,834.02
CDU Adjustment:	55	\$254,000.00
Complete:	100	\$254,000.00
Dollar Adjustments		(\$300.00)
Dwelling Value		\$253,700.00
Other Building Improvements	0	\$1,200.00
Total Improvement Value		\$254,900.00
Total Land Value		\$85,100.00
Total Assessed Value		\$340,000.00

Parcel Numbers: 759-0032-000	Property Address: 7244 49TH ST S	Municipality: Franklin, City of
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Owner Name: WIMMER, DENNIS P & CHRISTINE H	Mailing Address: 7244 S 49TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: SMOLENS RAWSON MANOR NO 2 LOT 1 BLK 4	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1112-Franklin	

Building Description

Dwelling #	759 0032 000- 1		
Year Built:	1/1/1926	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1926	Bedrooms:	4
Remodeled/Effective Age:	-96	Full Baths:	3
Building Type/Style:	19-Duplex	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0032 000- 1	1,404	704	0	0	0	0	2,108

Attachment Description(s):	Area:	Attachment Value:
13-AFG	716	\$21,500
11-OPF	16	\$300
11-OPF	220	\$4,400

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	5	\$1,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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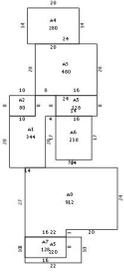
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
11/8/2004	3793	\$1,500.00	FURREPLAC

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/1/1982		\$28,000.00	Invalid		Land and Improvements		
8/30/2002		\$152,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	1.295	Gross				\$97,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
56,410	1.295				\$97,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Sewer		
Valuation/Explanation							
Dwelling #				759 0032 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,404		\$162,625.32	
Second Story:				704		\$48,252.16	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$210,877.48	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,404		\$32,263.92	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$5,185.68	
Plumbing				0 - Half Bath 3 - Full Bath		\$14,644.00	
Finished Basement Living Area				0		\$0.00	
Features:				5		\$1,500.00	
Attachments:				952		\$26,200.00	
Adjusted Base Price						\$290,671.08	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$262,971.08	
Market Adjustment:				84%		\$483,866.79	
CDU Adjustment:				45		\$217,700.00	
Complete:				100		\$217,700.00	
Dollar Adjustments						\$100.00	
Dwelling Value						\$217,800.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$217,800.00	
Total Land Value						\$97,200.00	
Total Assessed Value						\$315,000.00	

Parcel Numbers: 759-0033-000 Property Address: 5055 MINNESOTA AVE W Municipality: Franklin, City of

Owner Name: YOUNUS, ESRAA Mailing Address: 5055 W MINNESOTA AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	SMOLENS RAWSON MANOR NO 3 LOT 1 BLK 5 & E 25 FT OF VAC	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1112-Franklin	

Building Description

Dwelling #	759 0033 000- 1		
Year Built:	1/1/1955	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1955	Bedrooms:	2
Remodeled/Effective Age:	-67	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Oil
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0033 000- 1	1,256	0	0	0	0	0	1,256

Attachment Description(s):	Area:	Attachment Value:
11-OFP	80	\$1,600
13-AFG	480	\$14,400
33-Concrete Patio	280	\$1,400
11-OFP	128	\$2,600
33-Concrete Patio	238	\$1,200
11-OFP	128	\$2,600

Feature Description(s): 05-Metal Fireplace	Area: 1	Feature Value: \$2,000
Rec Room Condition: Average	Rec Room Area: 468	Rec Room Value: \$2,340
22-Additional Fixture	1	\$300
Rec Room Condition: Average	Rec Room Area: 468	Rec Room Value: \$2,340

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
5/18/2015	15-1034	\$3,500.00	EXTREMOD (ROOF)
1/1/1994	94-0039	\$2,335.00	REPL FURNACE
6/20/2005	52248	\$7,000.00	FOUNDRPR
5/18/2015	15-1033	\$3,000.00	EXTREMOD (SIDIN)

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
4/2/2014		\$150,100.00	Invalid		Land and Improvements	
1/15/2015		\$86,000.00	Invalid		Land and Improvements	
3/23/2015		\$86,000.00	Invalid		Land and Improvements	
11/1/1987		\$75,000.00	Valid		Land and Improvements	
10/26/2006		\$189,000.00	Valid		Land and Improvements	

Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.484	Gross				\$78,800

Acreage/Squarefoot Variables

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Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
21,083	0.484			\$78,800

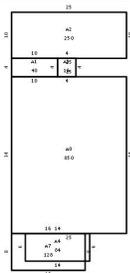
General Information

Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Medium			All Public

Valuation/Explanation		
Dwelling #	759 0033 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,256	\$148,886.24
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$148,886.24
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	912	\$13,068.96
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Basic Heating	\$0.00
Plumbing	0 - Half Bath 1 - Full Bath	\$0.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	1,334	\$23,800.00
Adjusted Base Price		\$188,055.20
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$178,150.72
Market Adjustment:	100%	\$356,301.44
CDU Adjustment:	55	\$196,000.00
Complete:	100	\$196,000.00
Dollar Adjustments		\$300.00
Dwelling Value		\$196,300.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$196,300.00
Total Land Value		\$78,800.00
Total Assessed Value		\$275,100.00

Parcel Numbers: 759-0034-000	Property Address: 5003 MINNESOTA AVE W	Municipality: Franklin, City of
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Owner Name: KENNEDY, DANIEL J	Mailing Address: 5003 W MINNESOTA AVE FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: SMOLENS RAWSON MANOR NO 3 LOT 2 BLK 5	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1112-Franklin	

Building Description

Dwelling #	759 0034 000- 1		
Year Built:	1/1/1925	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1925	Bedrooms:	3
Remodeled/Effective Age:	-97	Full Baths:	1
Building Type/Style:	10-Farmhouse	Half Baths:	1
Story:	1.50	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0034 000- 1	890	0	0	0	479	0	1,369

Attachment Description(s):	Area:	Attachment Value:
31-WD	250	\$2,500
12-EFP	16	\$500
11-OFP	84	\$1,700

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	4	\$1,200
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

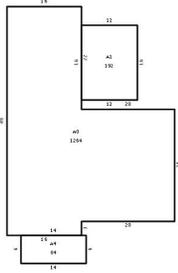
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1958	440		Poor	\$2,300.00
RG1-Detached Frame Garage	1/1/1960	400		Average	\$4,000.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
10/1/1994	94-1086	\$2,500.00	REROOFING				
8/2/2016	16-1875	\$13,706.00	SIDING				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/19/2011		\$155,000.00	Invalid		Land and Improvements		
10/30/2012		\$101,000.00	Invalid		Land and Improvements		
6/1/1990		\$74,000.00	Valid		Land and Improvements		
6/19/2001		\$136,000.00	Valid		Land and Improvements		
10/13/2016		\$160,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.502	Gross				\$80,100	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
21,867	0.502			\$80,100			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Sewer		

Valuation/Explanation		
Dwelling #	759 0034 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	890	\$115,130.40
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	479	\$29,794.60
Base Price		\$144,925.00
Unfinished Living Area:		
Room/Unfinished:	321	\$7,989.69
Unfinished Basement:	850	\$22,797.00
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,367.74
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$1,200.00
Attachments:	350	\$4,700.00
Adjusted Base Price		\$189,860.43
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$202,356.47
Market Adjustment:	104%	\$412,807.21
CDU Adjustment:	45	\$185,800.00
Complete:	100	\$185,800.00
Dollar Adjustments		\$200.00
Dwelling Value		\$186,000.00
Other Building Improvements	0	\$6,300.00
Total Improvement Value		\$192,300.00
Total Land Value		\$80,100.00
Total Assessed Value		\$272,400.00

Parcel Numbers: 759-0035-000 Property Address: 4909 MINNESOTA AVE W Municipality: Franklin, City of

Owner Name: BANGART, BRIAN & RENEE Mailing Address: 4909 W MINNESOTA AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	SMOLENS RAWSON MANOR NO 3 LOT 1 BLK 6	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1112-Franklin	

Building Description

Dwelling #	759 0035 000- 1		
Year Built:	1/1/1954	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1954	Bedrooms:	3
Remodeled/Effective Age:	-68	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0035 000- 1	1,264	0	0	0	0	0	1,264

Attachment Description(s): 31-WD	Area: 192	Attachment Value: \$1,900
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Feature Description(s): 22-Additional Fixture	Area: 1	Feature Value: \$300
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

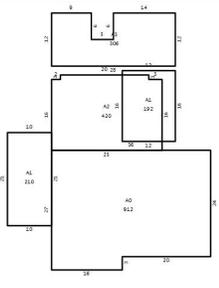
Other Building Improvements

Structure Type: RG1-Detached Frame Garage	Year Built: 1/1/1967	Area: 440	Construction:	Condition: Average	Value: \$4,400.00
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
6/1/1995	95-0485	\$8,000.00	BSMT REPAIR				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/1/1996		\$99,700.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.506	Gross				\$81,400	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
22,041	0.506			\$81,400			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Sewer		
Valuation/Explanation							
Dwelling #	759 0035 000- 1						
Description	Area					Value Amount	
Living Area:							
First Story:	1,264					\$149,834.56	
Second Story:	0					\$0.00	
Additional Story:	0					\$0.00	
Attic/Finished Net:	0					\$0.00	
Half Story/Finished Net:	0					\$0.00	
Base Price	\$149,834.56						
Unfinished Living Area:							
Room/Unfinished:	0					\$0.00	
Unfinished Basement:	1,264					\$29,931.52	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC	Air Conditioning - Same Ducts					\$3,109.44	
Plumbing	0 - Half Bath 1 - Full Bath					\$0.00	
Finished Basement Living Area	0					\$0.00	
Features:	2					\$2,300.00	
Attachments:	192					\$1,900.00	
Adjusted Base Price	\$187,075.52						
Changes/Adjustments							
Grade Adjustment:	C 100%					\$182,875.52	
Market Adjustment:	55%					\$283,457.06	
CDU Adjustment:	55					\$155,900.00	
Complete:	100					\$155,900.00	
Dollar Adjustments						(\$300.00)	
Dwelling Value	\$155,600.00						
Other Building Improvements	0					\$4,400.00	
Total Improvement Value	\$160,000.00						
Total Land Value	\$81,400.00						
Total Assessed Value	\$241,400.00						

Parcel Numbers: 759-0036-001 Property Address: 7311 49TH ST S Municipality: Franklin, City of

Owner Name: GIDLUND, ROBERT Mailing Address: 7311 S 49TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	CSM NO 6012 NE 11 5 21 PARCEL 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1112-Franklin	

Building Description

Dwelling #	759 0036 001- 1		
Year Built:	1/1/1954	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1954	Bedrooms:	2
Remodeled/Effective Age:	-68	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0036 001- 1	1,332	0	0	0	0	0	1,332

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	210	\$1,100
33-Concrete Patio	306	\$1,500

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	400	\$2,000
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	400	\$2,000

Other Building Improvements

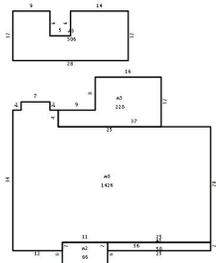
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1965	576		Average	\$5,800.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
11/2/2005	872322	\$0.00	ACREPLACE				
5/12/2017	17-1042	\$3,425.00	FURREPLAC				
11/13/2013	13-2733	\$6,782.00	SIDING				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/17/2019		\$232,000.00	Valid		Land and Improvements		
8/1/1993		\$110,400.00	Invalid		Land and Improvements		
6/1/1995		\$124,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.296	Gross				\$67,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
12,894	0.296			\$67,600			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Sewer		
Valuation/Explanation							
Dwelling #	759 0036 001- 1						
Description	Area	Value Amount					
Living Area:							
First Story:	1,332	\$156,576.60					
Second Story:	0	\$0.00					
Additional Story:	0	\$0.00					
Attic/Finished Net:	0	\$0.00					
Half Story/Finished Net:	0	\$0.00					
Base Price		\$156,576.60					
Unfinished Living Area:							
Room/Unfinished:	0	\$0.00					
Unfinished Basement:	912	\$24,003.84					
Half Story/Unfinished:		\$0.00					
Structure Info, Features and Attachments:							
Heating/AC	Air Conditioning - Same Ducts	\$3,276.72					
Plumbing	0 - Half Bath 1 - Full Bath	\$0.00					
Finished Basement Living Area	0	\$0.00					
Features:	4	\$2,900.00					
Attachments:	516	\$2,600.00					
Adjusted Base Price		\$189,357.16					
Changes/Adjustments							
Grade Adjustment:	C+ 110%	\$202,242.88					
Market Adjustment:	89%	\$382,239.04					
CDU Adjustment:	55	\$210,200.00					
Complete:	100	\$210,200.00					
Dollar Adjustments		\$500.00					
Dwelling Value		\$210,700.00					

Other Building Improvements	0	\$5,800.00
Total Improvement Value		\$216,500.00
Total Land Value		\$67,600.00
Total Assessed Value		\$284,100.00

Parcel Numbers: 759-0036-002	Property Address: 7333 49TH ST S	Municipality: Franklin, City of
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Owner Name: HOWELL, JACOB	Mailing Address: 7333 S 49TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: CSM NO 6012 NE 11 5 21 PARCEL 2	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1112-Franklin	

Building Description

Dwelling #	759 0036 002- 1		
Year Built:	1/1/1995	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1995	Bedrooms:	3
Remodeled/Effective Age:	-27	Full Baths:	2
Building Type/Style:	02-Bi-Level	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0036 002- 1	1,476	0	0	0	0	576	2,052

Attachment Description(s):	Area:	Attachment Value:
11-OFP	66	\$1,300
31-WD	228	\$2,300

Feature Description(s): 22-Additional Fixture	Area: 1	Feature Value: \$300
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0
02-Basement Garage	2	\$3,000
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
12/1/1994	94-1251	\$78,200.00	NEW CONST
3/1/1995	95-0224	\$650.00	DECK
3/1/1999	99-0215	\$3,350.00	FBLA

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
1/1/1996		\$141,900.00	Valid		Land and Improvements	
6/1/1999		\$159,000.00	Valid		Land and Improvements	
3/20/2013		\$196,000.00	Valid		Land and Improvements	
9/8/2020		\$325,000.00	Valid		Land and Improvements	

Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.250	Gross				\$63,800

Acreage/Squarefoot Variables

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Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
10,890	0.250			\$63,800

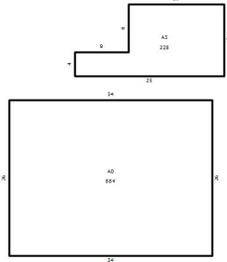
General Information

Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Light			Public Sewer

Valuation/Explanation		
Dwelling #	759 0036 002- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,476	\$169,858.08
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$169,858.08
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	850	\$22,797.00
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$5,047.92
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	576	\$15,546.24
Features:	4	\$5,300.00
Attachments:	294	\$3,600.00
Adjusted Base Price		\$229,471.24
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$242,628.36
Market Adjustment:	63%	\$395,484.23
CDU Adjustment:	70	\$276,800.00
Complete:	100	\$276,800.00
Dollar Adjustments		\$300.00
Dwelling Value		\$277,100.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$277,100.00
Total Land Value		\$63,800.00
Total Assessed Value		\$340,900.00

Parcel Numbers: 759-0037-000	Property Address: 4913 MINNESOTA AVE W	Municipality: Franklin, City of
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Owner Name: Omar Hamdan	Mailing Address: 11900 W. Ryan Road Franklin, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: SMOLENS RAWSON MANOR NO 3 LOT 3 BLK 6	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1112-Franklin		

Building Description

Dwelling #	759 0037 000- 1		
Year Built:	1/1/1951	Exterior Wall:	07-Brick
Year Remodeled:	1/1/1951	Bedrooms:	2
Remodeled/Effective Age:	-71	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C-	Room Count:	3
CDU/Overall Condition:	Good	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Oil
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0037 000- 1	884	0	0	0	0	0	884

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1955	260		Average	\$2,200.00

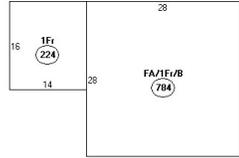
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
11/9/2007	2795	\$4,500.00	FOUNDRPR
12/11/2020	20-3556	\$9,000.00	FOUNDRPR
10/30/2013	13-2617	\$1,900.00	FURNACE/AC

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
3/23/2020		\$163,000.00	Invalid		Land and Improvements		
3/30/2007		\$120,000.00	Invalid		Land and Improvements		
5/31/2022	11255648	\$168,000.00	Valid	W/C D - Warrant/Condo Deed	Land and Improvements	Other	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.767	Gross				\$83,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
33,411	0.767				\$83,500		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Semi-Improved	Light			Public Sewer		
Valuation/Explanation							
Dwelling #				759 0037 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				884		\$132,829.84	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$132,829.84	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				884		\$23,708.88	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Basic Heating		\$0.00	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:							
Adjusted Base Price						\$156,838.72	
Changes/Adjustments							
Grade Adjustment:				C- 95%		\$148,711.78	
Market Adjustment:				37%		\$203,735.14	
CDU Adjustment:				60		\$122,200.00	
Complete:				100		\$122,200.00	
Dollar Adjustments						\$0.00	
Dwelling Value						\$122,200.00	
Other Building Improvements				0		\$2,200.00	
Total Improvement Value						\$124,400.00	
Total Land Value						\$83,500.00	
Total Assessed Value						\$207,900.00	

Parcel Numbers: 759-0038-000 Property Address: 4939 MINNESOTA AVE W Municipality: Franklin, City of

Owner Name: PETRIE, JOHN T & NOREEN M Mailing Address: 4939 W MINNESOTA AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	SMOLENS RAWSON MANOR NO 3 LOT 4 BLK 6	
	Parcel Sketch and Site Map obtained from the County GIS	<small>Description/Size</small> A: FA/1Fr/B 784 sqft B: 1Fr 224 sqft
	Neighborhood:	

1112-Franklin

Building Description

Dwelling #	759 0038 000- 1		
Year Built:	1/1/1953	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1953	Bedrooms:	3
Remodeled/Effective Age:	-69	Full Baths:	1
Building Type/Style:	04-Cape Cod	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	5
CDU/Overall Condition:	Good	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0038 000- 1	1,008	0	0	157	0	0	1,165

Attachment Description(s): Area: Attachment Value:

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1960	484		Average	\$4,800.00

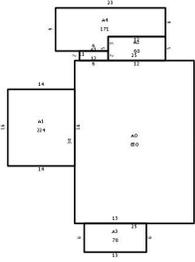
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
7/11/2003	426	\$11,200.00	FOUNDRPR

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.590	Gross				\$79,400	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
25,700	0.590				\$79,400		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			Public Sewer		
Valuation/Explanation							
Dwelling #				759 0038 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,008		\$125,556.48	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				157		\$4,810.48	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$130,366.96	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				784		\$0.00	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Basic Heating		\$0.00	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:							
Adjusted Base Price						\$130,666.96	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$130,366.96	
Market Adjustment:				43%		\$186,424.75	
CDU Adjustment:				60		\$111,900.00	
Complete:				100		\$111,900.00	
Dollar Adjustments						\$0.00	
Dwelling Value						\$111,900.00	
Other Building Improvements				0		\$4,800.00	
Total Improvement Value						\$116,700.00	
Total Land Value						\$79,400.00	
Total Assessed Value						\$196,100.00	

Parcel Numbers: 759-0039-000 Property Address: 4951 MINNESOTA AVE W Municipality: Franklin, City of

Owner Name: DISTEFANO DANIEL F Mailing Address: 4951 W MINNESOTA AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	SMOLENS RAWSON MANOR NO 3 LOT 5 BLK 6	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1112-Franklin	

Building Description

Dwelling #	759 0039 000- 1		
Year Built:	1/1/1930	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1930	Bedrooms:	2
Remodeled/Effective Age:	-92	Full Baths:	1
Building Type/Style:	10-Farmhouse	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0039 000- 1	862	0	0	170	0	0	1,032

Attachment Description(s):	Area:	Attachment Value:
12-EFP	60	\$1,800
11-OFP	78	\$1,600
31-WD	171	\$1,700

Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

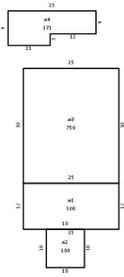
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/2002	720		Average	\$11,700.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
7/1/1994	94-0727	\$1,595.00	A/C				
9/1/1999	99-1177	\$0.00	GARAGE SLAB				
4/8/2002	02-0259	\$3,900.00	GAR 24X30				
12/11/2003	642158	\$5,000.00	ADDTN				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/1/1998		\$90,000.00	Invalid		Land and Improvements		
12/16/2003		\$153,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.367	Gross				\$67,400	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
15,987	0.367			\$67,400			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			Public Sewer		
Valuation/Explanation							
Dwelling #	759 0039 000- 1						
Description	Area	Value Amount					
Living Area:							
First Story:	862	\$111,508.32					
Second Story:	0	\$0.00					
Additional Story:	0	\$0.00					
Attic/Finished Net:	170	\$5,208.80					
Half Story/Finished Net:	0	\$0.00					
Base Price		\$116,717.12					
Unfinished Living Area:							
Room/Unfinished:	0	\$0.00					
Unfinished Basement:	850	\$22,797.00					
Half Story/Unfinished:		\$0.00					
Structure Info, Features and Attachments:							
Heating/AC	Air Conditioning - Same Ducts	\$2,538.72					
Plumbing	0 - Half Bath 1 - Full Bath	\$0.00					
Finished Basement Living Area	0	\$0.00					
Features:							
Attachments:	309	\$5,100.00					
Adjusted Base Price		\$147,152.84					
Changes/Adjustments							
Grade Adjustment:	C+ 110%	\$156,258.12					
Market Adjustment:	133%	\$364,081.43					
CDU Adjustment:	45	\$163,800.00					
Complete:	100	\$163,800.00					
Dollar Adjustments		(\$300.00)					
Dwelling Value		\$163,500.00					

Other Building Improvements	0	\$11,700.00
Total Improvement Value		\$175,200.00
Total Land Value		\$67,400.00
Total Assessed Value		\$242,600.00

Parcel Numbers: 759-0040-000 Property Address: 7300 49TH ST S Municipality: Franklin, City of

Owner Name: KIMLICKA, BARBARA Mailing Address: 7300 S 49TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	CERTIFIED SURVEY MAP 441 NE 11 5 21 PARCEL A	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1112-Franklin	

Building Description

Dwelling #	759 0040 000- 1		
Year Built:	1/1/1952	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1952	Bedrooms:	3
Remodeled/Effective Age:	-70	Full Baths:	1
Building Type/Style:	04-Cape Cod	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0040 000- 1	1,050	0	0	150	0	0	1,200

Attachment Description(s): 12-EFP	Area: 100	Attachment Value: \$3,000
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Feature Description(s): 22-Additional Fixture	Area: 2	Feature Value: \$600
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

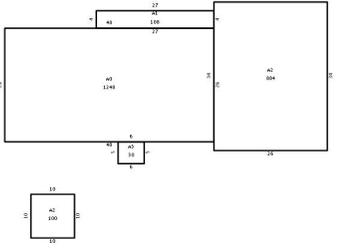
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/1965	120		Average	\$200.00
RG1-Detached Frame Garage	1/1/1965	576		Average	\$5,800.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
7/1/1998	98-0838	\$3,500.00	HTG & A/C				
12/1/1999	99-1514	\$2,000.00	GAS FIREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
2/1/1993		\$81,750.00	Valid		Land and Improvements		
7/1/1998		\$110,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.481	Gross				\$80,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
20,952	0.481			\$80,300			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			Public Sewer		
Valuation/Explanation							
Dwelling #				759 0040 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,050		\$129,202.50	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				150		\$4,596.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$133,798.50	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				750		\$0.00	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$2,952.00	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				3		\$2,600.00	
Attachments:				100		\$3,000.00	
Adjusted Base Price						\$147,231.50	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$141,631.50	
Market Adjustment:				122%		\$314,421.93	
CDU Adjustment:				55		\$172,900.00	
Complete:				100		\$172,900.00	
Dollar Adjustments						\$100.00	
Dwelling Value						\$173,000.00	

Other Building Improvements	0	\$6,000.00
Total Improvement Value		\$179,000.00
Total Land Value		\$80,300.00
Total Assessed Value		\$259,300.00

Parcel Numbers: 759-0041-000	Property Address: 4861 MINNESOTA AVE W	Municipality: Franklin, City of
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Owner Name: KOGA, DANIEL G	Mailing Address: 4861 W MINNESOTA AVE FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: CERTIFIED SURVEY MAP 441 NE 11 5 21 PARCEL B	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1112-Franklin	

Building Description

Dwelling #	759 0041 000- 1		
Year Built:	1/1/1966	Exterior Wall:	07-Brick
Year Remodeled:	1/1/1966	Bedrooms:	3
Remodeled/Effective Age:	-56	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Good	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0041 000- 1	1,248	0	0	0	0	0	1,248

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	108	\$500
13-AFG	884	\$26,500
11-OFP	30	\$600

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

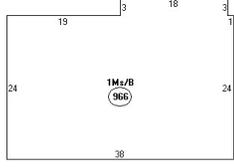
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
6/18/2012	12-1219	\$750.00	ACREPLACE				
8/12/2019	19-2059	\$16,950.00	FOUNDRPR				
7/17/2019	19-1768	\$30,000.00	GARADDTN				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
1/17/2020		\$273,000.00	Valid		Land and Improvements		
6/14/2019		\$105,000.00	Invalid		Land and Improvements		
11/12/2016		\$171,800.00	Invalid		Land and Improvements		
5/11/2005		\$140,000.00	Invalid		Land and Improvements		
8/1/1992		\$90,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.585	Gross				\$85,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
25,483	0.585			\$85,700			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			Public Sewer		

Valuation/Explanation		
Dwelling #	759 0041 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,248	\$171,662.40
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$171,662.40
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,248	\$29,864.64
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,070.08
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	1	\$300.00
Attachments:	1,022	\$27,600.00
Adjusted Base Price		\$237,378.12
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$230,425.93
Market Adjustment:	78%	\$410,158.16
CDU Adjustment:	55	\$225,600.00
Complete:	100	\$225,600.00
Dollar Adjustments		\$0.00
Dwelling Value		\$225,600.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$225,600.00
Total Land Value		\$85,700.00
Total Assessed Value		\$311,300.00

Parcel Numbers: 759-0042-000	Property Address: 7308 49TH ST S	Municipality: Franklin, City of
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Owner Name: CRIMMINS, TIMOTHY & MARY	Mailing Address: 7308 S 49TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: SMOLENS RAWSON MANOR NO 3 LOT 2 BLK 7	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1112-Franklin	

Building Description

Dwelling #	759 0042 000- 1		
Year Built:	1/1/1958	Exterior Wall:	07-Brick
Year Remodeled:	1/1/1958	Bedrooms:	3
Remodeled/Effective Age:	-64	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Good	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Oil
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0042 000- 1	966	0	0	0	0	0	966

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/1995	120		Average	\$200.00

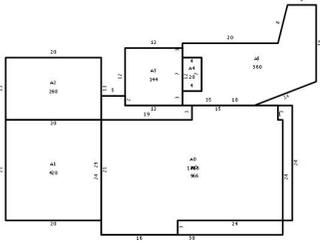
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
4/15/2021	21-0213	\$14,786.00	FOUNDRPR

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/1/1995		\$70,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.798	Gross				\$92,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
34,761	0.798				\$92,800		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light		6/27/2022	Public Sewer		
Valuation/Explanation							
Dwelling #				759 0042 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				966		\$140,717.22	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$140,717.22	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				966		\$24,980.76	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$2,376.36	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:							
Adjusted Base Price						\$168,374.34	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$168,074.34	
Market Adjustment:				28%		\$215,135.16	
CDU Adjustment:				60		\$129,100.00	
Complete:				100		\$129,100.00	
Dollar Adjustments						\$300.00	
Dwelling Value						\$129,400.00	
Other Building Improvements				0		\$200.00	
Total Improvement Value						\$129,600.00	
Total Land Value						\$92,800.00	
Total Assessed Value						\$222,400.00	

Parcel Numbers: 759-0043-000 Property Address: 7314 49TH ST S Municipality: Franklin, City of

Owner Name: FIEL, MICHELLE M Mailing Address: 7314 S 49TH ST FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	SMOLENS RAWSON MANOR NO 3 LOT 3 BLK 7	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1112-Franklin	

Building Description

Dwelling #	759 0043 000- 1		
Year Built:	1/1/1955	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1955	Bedrooms:	4
Remodeled/Effective Age:	-67	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Good	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0043 000- 1	1,422	0	0	0	0	0	1,422

Attachment Description(s):	Area:	Attachment Value:
13-AFG	420	\$12,600
31-WD	28	\$300
33-Concrete Patio	359	\$1,800

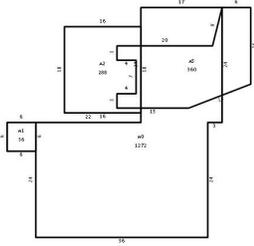
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
1/2/2009	2	\$500.00	BATHRMEMOD			
7/16/2012	12-1524	\$3,100.00	FURREPLAC			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
11/15/2007		\$140,000.00	Invalid		Land and Improvements	
7/10/2014		\$207,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.685	Gross				\$90,600
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
29,839	0.685			\$90,600		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			Public Sewer	

Valuation/Explanation		
Dwelling #	759 0043 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,422	\$164,710.26
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$164,710.26
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,018	\$14,323.26
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,498.12
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	807	\$14,700.00
Adjusted Base Price		\$207,153.64
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$208,839.00
Market Adjustment:	93%	\$403,059.28
CDU Adjustment:	55	\$221,700.00
Complete:	100	\$221,700.00
Dollar Adjustments		(\$300.00)
Dwelling Value		\$221,400.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$221,400.00
Total Land Value		\$90,600.00
Total Assessed Value		\$312,000.00

Parcel Numbers: 759-0044-000 Property Address: 4421 RAWSON AVE W Municipality: Franklin, City of

Owner Name: CURTICE, DANIEL & JUNE Mailing Address: 4421 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	RAWSON HEIGHTS LOT 1 BLK A & S 25 FT OF VAC SERVICE ST	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1112-Franklin	

Building Description

Dwelling #	759 0044 000- 1		
Year Built:	1/1/1954	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1954	Bedrooms:	1
Remodeled/Effective Age:	-68	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0044 000- 1	1,272	0	0	0	0	0	1,272

Attachment Description(s):	Area:	Attachment Value:
12-EFP	36	\$1,100
31-WD	288	\$2,900

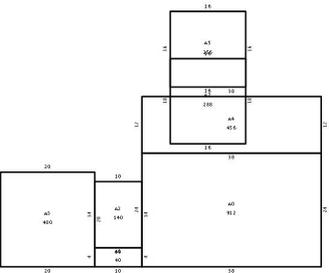
Feature Description(s):	Area:	Feature Value:
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	120	\$600
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	120	\$600

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
RG1-Detached Frame Garage	1/1/1966	1,200		Average	\$12,000.00	
AP1-Pole 4 Sides Closed Metal	1/1/1966	576		Average	\$1,500.00	
RG1-Detached Frame Garage	1/1/1954	480		Average	\$4,800.00	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
5/1/1998		\$110,000.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.990	Gross				\$70,200
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
43,124	0.990			\$70,200		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Above Street	Paved	Heavy			Public Sewer	

Valuation/Explanation		
Dwelling #	759 0044 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,272	\$150,782.88
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$150,782.88
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,272	\$30,120.96
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,129.12
Plumbing	0 - Half Bath 1 - Full Bath	\$0.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$6,400.00
Attachments:	324	\$4,000.00
Adjusted Base Price		\$194,432.96
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$202,436.26
Market Adjustment:	40%	\$283,410.76
CDU Adjustment:	55	\$155,900.00
Complete:	100	\$155,900.00
Dollar Adjustments		\$200.00
Dwelling Value		\$156,100.00
Other Building Improvements	0	\$18,300.00
Total Improvement Value		\$174,400.00
Total Land Value		\$70,200.00
Total Assessed Value		\$244,600.00

Parcel Numbers: 759-0045-000 Property Address: 4441 RAWSON AVE W Municipality: Franklin, City of

Owner Name: CRUZ, DANIEL & SUSAN Mailing Address: 4441 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	RAWSON HEIGHTS LOT 2 BLK A & S 25 FT OF VAC SERVICE ST	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1112-Franklin	

Building Description

Dwelling #	759 0045 000- 1		
Year Built:	1/1/1952	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1952	Bedrooms:	2
Remodeled/Effective Age:	-70	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Oil
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0045 000- 1	1,052	0	0	0	0	0	1,052

Attachment Description(s):	Area:	Attachment Value:
11-OFP	40	\$800
13-AFG	400	\$12,000
31-WD	456	\$4,600
31-WD	256	\$2,600

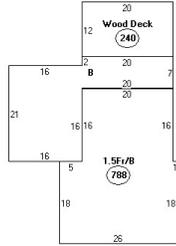
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	611	\$3,055
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	611	\$3,055

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
12/1/1995	95-1418	\$7,000.00	BSMT REPAIR			
4/9/2012	12-0615	\$8,000.00	REROOF			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
4/1/1998		\$86,000.00	Invalid		Land and Improvements	
7/1/1989		\$77,000.00	Valid		Land and Improvements	
11/1/1995		\$95,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.997	Gross				\$70,200
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
43,429	0.997			\$70,200		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Above Street	Paved	Heavy			Public Sewer	

Valuation/Explanation		
Dwelling #	759 0045 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,052	\$129,448.60
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$129,448.60
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	912	\$24,003.84
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Basic Heating	\$0.00
Plumbing	0 - Half Bath 1 - Full Bath	\$0.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$6,100.00
Attachments:	1,152	\$20,000.00
Adjusted Base Price		\$179,552.44
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$168,797.68
Market Adjustment:	84%	\$310,587.74
CDU Adjustment:	55	\$170,800.00
Complete:	100	\$170,800.00
Dollar Adjustments		(\$100.00)
Dwelling Value		\$170,700.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$170,700.00
Total Land Value		\$70,200.00
Total Assessed Value		\$240,900.00

Parcel Numbers: 759-0046-001 Property Address: 4511 RAWSON AVE W Municipality: Franklin, City of

Owner Name: KWIECINSKI, CHRISTOPHER Mailing Address: 4511 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	CERTIFIED SURVEY MAP NO 2665 NE 11 5 21 PARCEL 1 EXC N 7.18	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Descriptor/Size</small></p> <p>A: 1.5F/B 788 sqft</p> <p>B: 3F 476 sqft</p> <p>C: Wood Deck 240 sqft</p>
	Neighborhood:	

1112-Franklin

Building Description

Dwelling #	759 0046 001- 1		
Year Built:	1/1/1860	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1860	Bedrooms:	4
Remodeled/Effective Age:	-162	Full Baths:	2
Building Type/Style:	10-Farmhouse	Half Baths:	0
Story:	1.50	Rough-in:	0
Grade:	C	Room Count:	6
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0046 001- 1	1,264	0	0	0	443	0	1,707

Attachment Description(s):	Area:	Attachment Value:
31-WD	240	\$2,400

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

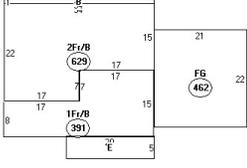
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1964	616		Average	\$6,200.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
4/1/1998	98-0335	\$5,000.00	RESIDING				
10/21/2021	21-0753	\$8,000.00	GAR SLAB				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/1/1994		\$98,500.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.513	Gross				\$65,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
22,346	0.513			\$65,800			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Heavy		6/27/2022	Public Sewer		
Valuation/Explanation							
Dwelling #				759 0046 001- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,264	\$149,834.56		
Second Story:				0	\$0.00		
Additional Story:				0	\$0.00		
Attic/Finished Net:				0	\$0.00		
Half Story/Finished Net:				443	\$28,243.89		
Base Price						\$178,078.45	
Unfinished Living Area:							
Room/Unfinished:				0	\$0.00		
Unfinished Basement:				788	\$0.00		
Half Story/Unfinished:					\$0.00		
Structure Info, Features and Attachments:							
Heating/AC				Basic Heating	\$0.00		
Plumbing				0 - Half Bath 2 - Full Bath	\$7,322.00		
Finished Basement Living Area				0	\$0.00		
Features:				2	\$5,800.00		
Attachments:				240	\$2,400.00		
Adjusted Base Price						\$193,600.45	
Changes/Adjustments							
Grade Adjustment:				C 100%	\$185,400.45		
Market Adjustment:				102%	\$374,508.91		
CDU Adjustment:				45	\$168,500.00		
Complete:				100	\$168,500.00		
Dollar Adjustments					\$200.00		
Dwelling Value						\$168,700.00	

Other Building Improvements	0	\$6,200.00
Total Improvement Value		\$174,900.00
Total Land Value		\$65,800.00
Total Assessed Value		\$240,700.00

Parcel Numbers: 759-0046-002 Property Address: 7112 46TH ST S Municipality: Franklin, City of

Owner Name: DAVIS, ERIC J Mailing Address: 7112 S 46TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	CERTIFIED SURVEY MAP NO 2665 NE 11 5 21 PARCEL 2	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <ul style="list-style-type: none"> A: 2F1/B 529 sqft B: FGH 34 sqft C: FG 462 sqft D: 1F1/B 391 sqft E: OFP 100 sqft
	Neighborhood:	

1112-Franklin

Building Description

Dwelling #	759 0046 002- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	6
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0046 002- 1	1,020	663	0	0	0	0	1,683

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	34	\$3,400
13-AFG	462	\$13,900
11-OPF	100	\$2,000

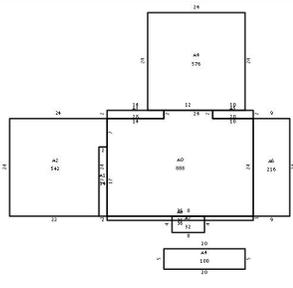
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
4/30/2014		14-0876	\$4,414.00		FURREPLACE		
2/1/2021		20-4421	\$58,000.00		ADDN-GAR/FR/LR		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
3/8/2012		\$146,900.00	Valid		Land and Improvements		
12/5/2012		\$210,000.00	Valid		Land and Improvements		
8/29/2011		\$173,300.00	Invalid		Land and Improvements		
5/14/2012		\$146,900.00	Valid		Land and Improvements		
11/1/1999		\$153,000.00	Valid		Land and Improvements		
3/31/2004		\$200,000.00	Valid		Land and Improvements		
4/1/1997		\$131,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.496	Gross				\$65,100
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
21,606		0.496				\$65,100	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light		6/27/2022	Public Sewer		

Valuation/Explanation		
Dwelling #	759 0046 002- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,020	\$127,051.20
Second Story:	663	\$45,899.49
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$172,950.69
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,020	\$25,928.40
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,140.18
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	596	\$19,300.00
Adjusted Base Price		\$231,941.27
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$231,375.40
Market Adjustment:	70%	\$393,338.18
CDU Adjustment:	70	\$275,300.00
Complete:	100	\$275,300.00
Dollar Adjustments		(\$300.00)
Dwelling Value		\$275,000.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$275,000.00
Total Land Value		\$65,100.00
Total Assessed Value		\$340,100.00

Parcel Numbers: 759-0046-003 Property Address: 7124 46TH ST S Municipality: Franklin, City of

Owner Name: Arturo Juarez Delgado Mailing Address: 7124 South 46th Street Franklin, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	CERTIFIED SURVEY MAP NO 2665 NE 11 5 21 PARCEL 3	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1112-Franklin	

Building Description

Dwelling #	759 0046 003- 1		
Year Built:	1/1/1976	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1976	Bedrooms:	4
Remodeled/Effective Age:	-46	Full Baths:	1
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0046 003- 1	1,138	972	0	0	0	0	2,110

Attachment Description(s):	Area:	Attachment Value:
13-AFG	542	\$16,300
99-Additional Attachments	28	\$2,800
33-Concrete Patio	576	\$2,900
99-Additional Attachments	20	\$2,000
35-Ms/Terrace	32	\$0
99-Additional Attachments	36	\$3,600

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	569	\$2,845
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	569	\$2,845

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1979	720		Average	\$7,200.00

Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
8/15/2005	438048	\$0.00	AC
7/30/2007	1788	\$6,000.00	FOUNDRPR

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
5/20/2022	11250963	\$345,000.00	Valid	W/C D - Warrant/Condo Deed	Land and Improvements	Other
1/1/1992		\$126,000.00	Valid		Land and Improvements	
7/20/2005		\$212,000.00	Invalid		Land and Improvements	
2/8/2012		\$250,000.00	Invalid		Land and Improvements	

Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.631	Gross				\$84,100

Acreage/Squarefoot Variables

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Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
27,486	0.631			\$84,100

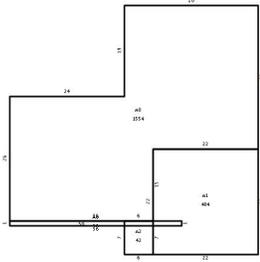
General Information

Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Above Street	Paved	Light			Public Sewer

Valuation/Explanation		
Dwelling #	759 0046 003- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,138	\$138,528.74
Second Story:	972	\$63,491.04
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$202,019.78
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,138	\$28,028.94
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$5,190.60
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$5,800.00
Attachments:	1,234	\$27,600.00
Adjusted Base Price		\$273,520.32
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$264,132.35
Market Adjustment:	61%	\$425,253.09
CDU Adjustment:	60	\$255,200.00
Complete:	100	\$255,200.00
Dollar Adjustments		(\$700.00)
Dwelling Value		\$254,500.00
Other Building Improvements	0	\$7,200.00
Total Improvement Value		\$261,700.00
Total Land Value		\$84,100.00
Total Assessed Value		\$345,800.00

Parcel Numbers: 759-0046-004 Property Address: 7140 46TH ST S Municipality: Franklin, City of

Owner Name: PISAREK, JOSEPH H Mailing Address: 7140 S 46TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	CERTIFIED SURVEY MAP NO 2665 NE 11 5 21 PARCEL 4	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1112-Franklin	

Building Description

Dwelling #	759 0046 004- 1		
Year Built:	1/1/1984	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1984	Bedrooms:	3
Remodeled/Effective Age:	-38	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0046 004- 1	1,554	0	0	0	0	0	1,554

Attachment Description(s):	Area:	Attachment Value:
13-AFG	484	\$14,500
11-OFP	42	\$800

Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

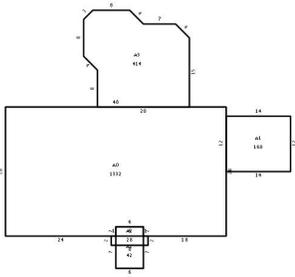
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
9/25/2007	2305	\$10,000.00	FOUNDRPR
10/9/2018	18-2504	\$3,300.00	FURREPLAC

Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
9/1/1982		\$20,000.00	Valid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.516	Gross				\$82,300
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
22,477	0.516			\$82,300		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Above Street	Paved	Light			Public Sewer	
Valuation/Explanation						
Dwelling #			759 0046 004- 1			
Description			Area		Value Amount	
Living Area:						
First Story:			1,554			\$176,612.10
Second Story:			0			\$0.00
Additional Story:			0			\$0.00
Attic/Finished Net:			0			\$0.00
Half Story/Finished Net:			0			\$0.00
Base Price					\$176,612.10	
Unfinished Living Area:						
Room/Unfinished:			0			\$0.00
Unfinished Basement:			1,554			\$34,762.98
Half Story/Unfinished:						\$0.00
Structure Info, Features and Attachments:						
Heating/AC			Basic Heating			\$0.00
Plumbing			1 - Half Bath 1 - Full Bath			\$4,881.00
Finished Basement Living Area			0			\$0.00
Features:						
Attachments:			526			\$15,300.00
Adjusted Base Price					\$231,556.08	
Changes/Adjustments						
Grade Adjustment:			C+ 110%			\$237,881.69
Market Adjustment:			46%			\$347,307.26
CDU Adjustment:			65			\$225,700.00
Complete:			100			\$225,700.00
Dollar Adjustments						(\$200.00)
Dwelling Value					\$225,500.00	
Other Building Improvements			0			\$0.00
Total Improvement Value					\$225,500.00	
Total Land Value					\$82,300.00	
Total Assessed Value					\$307,800.00	

Parcel Numbers: 759-0048-000	Property Address: 7156 46TH ST S	Municipality: Franklin, City of
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Owner Name: GILL, MARK A	Mailing Address: 7156 S 46TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: RAWSON HEIGHTS LOT 5 BLK A	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1112-Franklin		

Building Description

Dwelling #	759 0048 000- 1		
Year Built:	1/1/1954	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1954	Bedrooms:	3
Remodeled/Effective Age:	-68	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0048 000- 1	1,332	0	0	0	0	0	1,332

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	168	\$800
11-OPF	28	\$600
31-WD	413	\$4,100

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

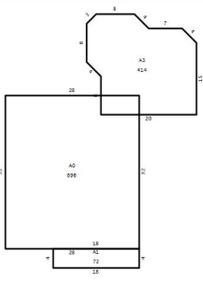
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1954	480		Average	\$4,800.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/1/1999	99-0552	\$5,500.00	DECK 22X22'				
2/7/2006	377	\$0.00	FURREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/1/1985		\$57,500.00	Valid		Land and Improvements		
4/3/2002		\$157,000.00	Valid		Land and Improvements		
7/15/2020		\$276,500.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	1.057	Gross				\$91,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
46,043	1.057				\$91,600		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			Public Sewer		
Valuation/Explanation							
Dwelling #				759 0048 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,332		\$156,576.60	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$156,576.60	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,332		\$31,208.76	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,276.72	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				609		\$5,500.00	
Adjusted Base Price						\$201,743.08	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$215,537.39	
Market Adjustment:				56%		\$336,238.33	
CDU Adjustment:				55		\$184,900.00	
Complete:				100		\$184,900.00	
Dollar Adjustments						(\$400.00)	
Dwelling Value						\$184,500.00	

Other Building Improvements	0	\$4,800.00
Total Improvement Value		\$189,300.00
Total Land Value		\$91,600.00
Total Assessed Value		\$280,900.00

Parcel Numbers: 759-0049-000	Property Address: 7180 46TH ST S	Municipality: Franklin, City of
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Owner Name: BANDKOWSKI, ROBERT A	Mailing Address: 7180 S 46TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: RAWSON HEIGHTS LOT 6 BLK A	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1112-Franklin		

Building Description

Dwelling #	759 0049 000- 1		
Year Built:	1/1/1955	Exterior Wall:	07-Brick
Year Remodeled:	1/1/1955	Bedrooms:	2
Remodeled/Effective Age:	-67	Full Baths:	1
Building Type/Style:	04-Cape Cod	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Good	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Oil
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0049 000- 1	968	0	0	90	0	0	1,058

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1955	352		Average	\$3,500.00

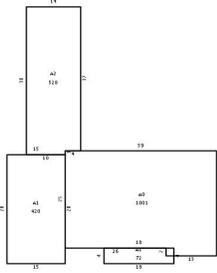
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
4/1/2000	00-0407	\$3,000.00	REPL FURNACE
1/11/2018	18-0053	\$7,000.00	FUR+ACREPLAC
6/21/2016	16-1452	\$24,000.00	FOUNDRPR

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/1/1999		\$101,300.00	Invalid		Land and Improvements		
5/9/2016		\$151,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.971	Gross				\$90,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
42,297	0.971				\$90,700		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			Public Sewer		
Valuation/Explanation							
Dwelling #				759 0049 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				968		\$141,008.56	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				90		\$4,528.80	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$145,537.36	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				968		\$25,032.48	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Basic Heating		\$0.00	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:							
Adjusted Base Price						\$170,869.84	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$187,626.82	
Market Adjustment:				50%		\$281,440.24	
CDU Adjustment:				60		\$168,900.00	
Complete:				100		\$168,900.00	
Dollar Adjustments						\$200.00	
Dwelling Value						\$169,100.00	
Other Building Improvements				0		\$3,500.00	
Total Improvement Value						\$172,600.00	
Total Land Value						\$90,700.00	
Total Assessed Value						\$263,300.00	

Parcel Numbers: 759-0050-000 Property Address: 7216 46TH ST S Municipality: Franklin, City of

Owner Name: BLAREK, LOUISE A - ESTATE OF Mailing Address: 7216 S 46TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	RAWSON HEIGHTS LOT 7 BLK A	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1112-Franklin	

Building Description

Dwelling #	759 0050 000- 1		
Year Built:	1/1/1955	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1955	Bedrooms:	3
Remodeled/Effective Age:	-67	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0050 000- 1	1,001	0	0	0	0	0	1,001

Attachment Description(s):	Area:	Attachment Value:
13-AFG	420	\$12,600
33-Concrete Patio	528	\$2,600

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	312	\$1,560

Other Building Improvements

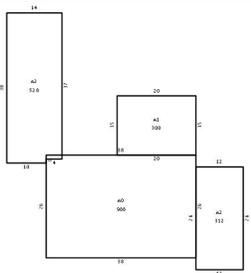
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1960	440		Average	\$4,400.00

Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
7/1/1995	95-0715	\$1,725.00	A/C			
9/6/2005	554195	\$3,700.00	FURREPLAC			
5/1/2007	894	\$4,508.00	ABVPOOL			
5/1/2007	892	\$0.00	RAZE ACCESSORY			
10/1/1998	B981203	\$600.00	FIRE/NW SHED			
6/1/1997	97-0443	\$600.00	SHED 10X12'			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
9/1/1988		\$78,900.00	Valid		Land and Improvements	
7/26/2005		\$168,000.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.933	Gross				\$89,600
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
40,641	0.933			\$89,600		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Below Street	Paved	Light			Public Sewer	

Valuation/Explanation		
Dwelling #	759 0050 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,001	\$124,684.56
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$124,684.56
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,001	\$25,445.42
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$2,462.46
Plumbing	0 - Half Bath 1 - Full Bath	\$0.00
Finished Basement Living Area	0	\$0.00
Features:	1	\$300.00
Attachments:	948	\$15,200.00
Adjusted Base Price		\$168,092.44
Changes/Adjustments		
Grade Adjustment:	C 100%	\$152,592.44
Market Adjustment:	86%	\$283,821.94
CDU Adjustment:	55	\$156,100.00
Complete:	100	\$156,100.00
Dollar Adjustments		(\$400.00)
Dwelling Value		\$155,700.00
Other Building Improvements	0	\$4,400.00
Total Improvement Value		\$160,100.00
Total Land Value		\$89,600.00
Total Assessed Value		\$249,700.00

Parcel Numbers: 759-0051-000 Property Address: 7230 46TH ST S Municipality: Franklin, City of

Owner Name: CARABACAN BEETHOVEN & SARAH B Mailing Address: 7230 S 46TH ST FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	RAWSON HEIGHTS LOT 8 BLK A	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1112-Franklin	

Building Description

Dwelling #	759 0051 000- 1		
Year Built:	1/1/1955	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1955	Bedrooms:	3
Remodeled/Effective Age:	-67	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0051 000- 1	1,300	0	0	0	0	0	1,300

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	300	\$1,500

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	494	\$2,470
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	494	\$2,470

Other Building Improvements

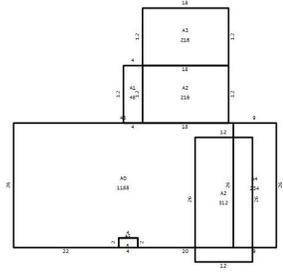
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/2000	64		Average	\$200.00
RG1-Detached Frame Garage	1/1/2005	884		Average	\$14,400.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
6/9/2005	52102	\$23,500.00	DETGARAGE				
5/1/2000	00-0538	\$12,000.00	GARAGE 32X28				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/25/2008		\$179,500.00	Invalid		Land and Improvements		
2/1/1992		\$106,250.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.947	Gross				\$89,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
41,251	0.947			\$89,500			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			Public Sewer		
Valuation/Explanation							
Dwelling #				759 0051 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,300	\$152,815.00		
Second Story:				0	\$0.00		
Additional Story:				0	\$0.00		
Attic/Finished Net:				0	\$0.00		
Half Story/Finished Net:				0	\$0.00		
Base Price						\$152,815.00	
Unfinished Living Area:							
Room/Unfinished:				0	\$0.00		
Unfinished Basement:				988	\$25,549.68		
Half Story/Unfinished:					\$0.00		
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts	\$3,198.00		
Plumbing				1 - Half Bath 1 - Full Bath	\$4,881.00		
Finished Basement Living Area				0	\$0.00		
Features:				2	\$2,300.00		
Attachments:				300	\$1,500.00		
Adjusted Base Price						\$190,243.68	
Changes/Adjustments							
Grade Adjustment:				C+ 110%	\$205,088.05		
Market Adjustment:				64%	\$336,344.40		
CDU Adjustment:				55	\$185,000.00		
Complete:				100	\$185,000.00		
Dollar Adjustments					\$0.00		
Dwelling Value						\$185,000.00	

Other Building Improvements	0	\$14,600.00
Total Improvement Value		\$199,600.00
Total Land Value		\$89,500.00
Total Assessed Value		\$289,100.00

Parcel Numbers: 759-0052-000 Property Address: 7250 46TH ST S Municipality: Franklin, City of

Owner Name: JEGEN, STEVEN N Mailing Address: 7250 S 46TH ST FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	RAWSON HEIGHTS LOT 9 BLK A	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1112-Franklin	

Building Description

Dwelling #	759 0052 000- 1		
Year Built:	1/1/1956	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1956	Bedrooms:	4
Remodeled/Effective Age:	-66	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0052 000- 1	1,638	0	0	0	0	0	1,638

Attachment Description(s):	Area:	Attachment Value:
11-OFP	48	\$1,000
33-Concrete Patio	216	\$1,100
11-OFP	8	\$200

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	420	\$2,100

Other Building Improvements

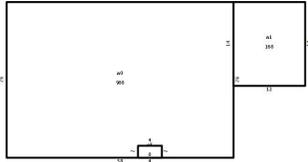
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1960	572		Average	\$5,700.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
6/1/1997	97-0471	\$29,196.00	ADDN 12X18'				
8/26/2002	02-0963	\$5,000.00	SF ALTERATION				
5/10/2019	19-0979	\$10,450.00	INTREMOD				
12/16/2014	14-3036	\$12,810.00	FOUNDRPR				
3/27/2004	812	\$10,412.00	FOUNDRPR				
10/17/2005	778089	\$100.00	AC/FURNREPL				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
1/20/2015		\$196,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.959	Gross				\$89,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
41,774	0.959				\$89,500		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	759 0052 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,638	\$185,044.86
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$185,044.86
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,404	\$32,263.92
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,029.48
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	1	\$300.00
Attachments:	272	\$2,300.00
Adjusted Base Price		\$231,260.26
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$251,526.29
Market Adjustment:	45%	\$364,713.12
CDU Adjustment:	55	\$200,600.00
Complete:	100	\$200,600.00
Dollar Adjustments		\$200.00
Dwelling Value		\$200,800.00
Other Building Improvements	0	\$5,700.00
Total Improvement Value		\$206,500.00
Total Land Value		\$89,500.00
Total Assessed Value		\$296,000.00

Parcel Numbers: 759-0053-000	Property Address: 7268 46TH ST S	Municipality: Franklin, City of
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Owner Name: Silvija Beckman	Mailing Address: 7268 South 46th Street Franklin, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: RAWSON HEIGHTS LOT 10 BLK A	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1112-Franklin		

Building Description

Dwelling #	759 0053 000- 1		
Year Built:	1/1/1950	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1950	Bedrooms:	2
Remodeled/Effective Age:	-72	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Oil
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0053 000- 1	988	0	0	0	0	0	988

Attachment Description(s): 33-Concrete Patio	Area: 168	Attachment Value: \$800
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Feature Description(s): 22-Additional Fixture	Area: 1	Feature Value: \$300
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type: RG1-Detached Frame Garage	Year Built: 1/1/1950	Area: 440	Construction:	Condition: Average	Value: \$4,400.00
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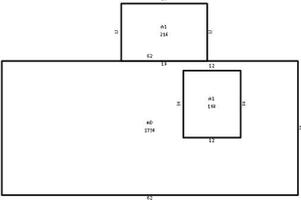
Permit / Construction History

Date of Permit: 12/4/2015	Permit Number: 15-2913	Permit Amount: \$2,500.00	Details of Permit: EXTREMOD GAR RO
11/14/2014	2775	\$3,545.00	ROOF

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/23/2022	11260282	\$75,000.00	Invalid	QCD - Quit Claim Deed	Land and Improvements	Other	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.947	Gross				\$89,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
41,251	0.947			\$89,500			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				759 0053 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				988		\$124,369.44	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$124,369.44	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				988		\$25,549.68	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Basic Heating		\$0.00	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				168		\$800.00	
Adjusted Base Price						\$151,019.12	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$149,919.12	
Market Adjustment:				79%		\$268,355.23	
CDU Adjustment:				50		\$134,200.00	
Complete:				100		\$134,200.00	
Dollar Adjustments						\$200.00	
Dwelling Value						\$134,400.00	
Other Building Improvements				0		\$4,400.00	
Total Improvement Value						\$138,800.00	
Total Land Value						\$89,500.00	
Total Assessed Value						\$228,300.00	

Parcel Numbers: 759-0054-000	Property Address: 7304 46TH ST S	Municipality: Franklin, City of
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Owner Name: JANETSKI, PETER & JUDY	Mailing Address: 7304 S 46TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: RAWSON HEIGHTS LOT 11 BLK A	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1112-Franklin		

Building Description

Dwelling #	759 0054 000- 1		
Year Built:	1/1/1956	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1956	Bedrooms:	4
Remodeled/Effective Age:	-66	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0054 000- 1	1,736	0	0	0	0	0	1,736

Attachment Description(s): 12-EFP	Area: 216	Attachment Value: \$6,500
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Feature Description(s):	Area:	Feature Value:
02-Basement Garage	1	\$1,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	432	\$2,160
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	432	\$2,160
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	432	\$2,160

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/1999	100		Average	\$300.00

Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
5/22/2019	19-1114	\$17,000.00	FOUNDRPR
10/1/1999	99-1319	\$700.00	SHED 10X10'

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
6/1/1988		\$80,500.00	Valid		Land and Improvements	
4/1/1996		\$130,000.00	Valid		Land and Improvements	
7/1/2000		\$155,000.00	Valid		Land and Improvements	

Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.924	Gross				\$89,600

Acreage/Squarefoot Variables

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Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
40,249	0.924			\$89,600

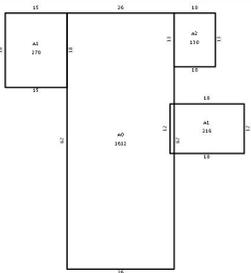
General Information

Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Above Street	Paved	Light			All Public

Valuation/Explanation		
Dwelling #	759 0054 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,736	\$193,859.12
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$193,859.12
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,736	\$38,192.00
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,270.56
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$7,600.00
Attachments:	216	\$6,500.00
Adjusted Base Price		\$255,302.68
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$265,322.95
Market Adjustment:	42%	\$376,758.59
CDU Adjustment:	55	\$207,200.00
Complete:	100	\$207,200.00
Dollar Adjustments		\$600.00
Dwelling Value		\$207,800.00
Other Building Improvements	0	\$300.00
Total Improvement Value		\$208,100.00
Total Land Value		\$89,600.00
Total Assessed Value		\$297,700.00

Parcel Numbers: 759-0055-000 Property Address: 7320 46TH ST S Municipality: Franklin, City of

Owner Name: ZALEWSKI, THOMAS R & PATRICIA A Mailing Address: 7320 S 46TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	RAWSON HEIGHTS LOT 12 BLK A	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1112-Franklin	

Building Description

Dwelling #	759 0055 000- 1		
Year Built:	1/1/1956	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1956	Bedrooms:	3
Remodeled/Effective Age:	-66	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Oil
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0055 000- 1	1,742	0	0	0	0	0	1,742

Attachment Description(s): 33-Concrete Patio	Area: 270	Attachment Value: \$1,400
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Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
02-Basement Garage	2	\$3,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

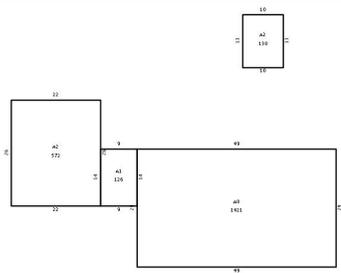
Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RP1-Inground Pool - Plastic Lined Pool	1/1/1977	800		Average	\$1,600.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.943	Gross				\$92,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
41,077	0.943			\$92,200			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				759 0055 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,742	\$194,529.14		
Second Story:				0	\$0.00		
Additional Story:				0	\$0.00		
Attic/Finished Net:				0	\$0.00		
Half Story/Finished Net:				0	\$0.00		
Base Price						\$194,529.14	
Unfinished Living Area:							
Room/Unfinished:				0	\$0.00		
Unfinished Basement:				1,612	\$35,770.28		
Half Story/Unfinished:					\$0.00		
Structure Info, Features and Attachments:							
Heating/AC				Basic Heating	\$0.00		
Plumbing				0 - Half Bath 1 - Full Bath	\$0.00		
Finished Basement Living Area				0	\$0.00		
Features:				3	\$3,300.00		
Attachments:				270	\$1,400.00		
Adjusted Base Price						\$234,999.42	
Changes/Adjustments							
Grade Adjustment:				C+ 110%	\$253,329.36		
Market Adjustment:				36%	\$344,527.93		
CDU Adjustment:				55	\$189,500.00		
Complete:				100	\$189,500.00		
Dollar Adjustments					(\$400.00)		
Dwelling Value						\$189,100.00	
Other Building Improvements				0	\$1,600.00		
Total Improvement Value						\$190,700.00	
Total Land Value						\$92,200.00	
Total Assessed Value						\$282,900.00	

Parcel Numbers: 759-0056-000 Property Address: 7330 46TH ST S Municipality: Franklin, City of

Owner Name: PSUIK, JOHN M Mailing Address: 7330 S 46TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	RAWSON HEIGHTS LOT 1 BLK B	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1112-Franklin	

Building Description

Dwelling #	759 0056 000- 1		
Year Built:	1/1/1956	Exterior Wall:	07-Brick
Year Remodeled:	1/1/1956	Bedrooms:	3
Remodeled/Effective Age:	-66	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0056 000- 1	1,547	0	0	0	0	0	1,547

Attachment Description(s): 23-AMG Area: 572 Attachment Value: \$20,000

Feature Description(s): 22-Additional Fixture Area: 1 Feature Value: \$300

Rec Room Condition: Average Rec Room Area: 1,421 Rec Room Value: \$7,105

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/2019	1,008		Average	\$22,700.00

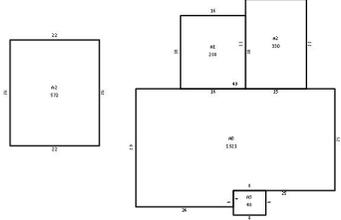
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
11/7/2008	2591	\$3,630.00	FURREPLAC
3/29/2019	19-0604	\$27,000.00	DETGARAGE 28X36
9/23/2019	19-2430	\$4,000.00	EXTREMOD

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/29/2015		\$220,300.00	Invalid		Land and Improvements		
4/1/1987		\$80,700.00	Valid		Land and Improvements		
12/1/1995		\$130,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.953	Gross				\$93,100	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
41,513	0.953				\$93,100		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				759 0056 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,547		\$193,297.65	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$193,297.65	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,421		\$32,654.58	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,805.62	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				572		\$20,000.00	
Adjusted Base Price						\$254,938.85	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$258,102.74	
Market Adjustment:				59%		\$410,383.35	
CDU Adjustment:				55		\$225,700.00	
Complete:				100		\$225,700.00	
Dollar Adjustments						(\$200.00)	
Dwelling Value						\$225,500.00	
Other Building Improvements				0		\$22,700.00	
Total Improvement Value						\$248,200.00	
Total Land Value						\$93,100.00	
Total Assessed Value						\$341,300.00	

Parcel Numbers: 759-0057-000 Property Address: 7366 46TH ST S Municipality: Franklin, City of

Owner Name: JANCARIK, BRADLEY J Mailing Address: 7366 S 46TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	RAWSON HEIGHTS LOT 2 BLK B	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
1112-Franklin		

Building Description

Dwelling #	759 0057 000- 1		
Year Built:	1/1/1959	Exterior Wall:	07-Brick
Year Remodeled:	1/1/1959	Bedrooms:	3
Remodeled/Effective Age:	-63	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	6
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Hot Water

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0057 000- 1	1,609	0	0	0	0	0	1,609

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	330	\$1,700
11-OFP	48	\$1,000

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	6	\$1,800
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	771	\$3,855
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	771	\$3,855

Other Building Improvements

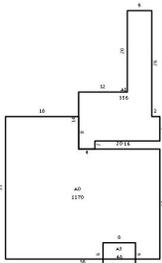
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1960	528		Average	\$5,300.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
6/23/2011	1232	\$2,250.00	AC RPLC				
9/18/2014	14-2264	\$4,500.00	FURREPLACE				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
1/4/2012		\$182,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.949	Gross				\$91,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:			Assessed Land Value:	
41,338	0.949					\$91,500	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				759 0057 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,609			\$194,286.75
Second Story:				0			\$0.00
Additional Story:				0			\$0.00
Attic/Finished Net:				0			\$0.00
Half Story/Finished Net:				0			\$0.00
Base Price						\$194,286.75	
Unfinished Living Area:							
Room/Unfinished:				0			\$0.00
Unfinished Basement:				1,609			\$35,703.71
Half Story/Unfinished:							\$0.00
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,958.14	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0			\$0.00
Features:				7			\$7,300.00
Attachments:				378			\$2,700.00
Adjusted Base Price						\$243,948.60	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$257,343.46	
Market Adjustment:				49%		\$383,441.76	
CDU Adjustment:				55		\$210,900.00	
Complete:				100		\$210,900.00	
Dollar Adjustments						\$100.00	
Dwelling Value						\$211,000.00	

Other Building Improvements	0	\$5,300.00
Total Improvement Value		\$216,300.00
Total Land Value		\$91,500.00
Total Assessed Value		\$307,800.00

Parcel Numbers: 759-0058-000 Property Address: 7388 46TH ST S Municipality: Franklin, City of

Owner Name: TIBBETTS, MARLYN & ELIZABETH Mailing Address: 7388 S 46TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	RAWSON HEIGHTS LOT 3 BLK B	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1112-Franklin	

Building Description

Dwelling #	759 0058 000- 1		
Year Built:	1/1/1955	Exterior Wall:	07-Brick
Year Remodeled:	1/1/1955	Bedrooms:	3
Remodeled/Effective Age:	-67	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0058 000- 1	1,170	0	0	0	0	0	1,170

Attachment Description(s): 33-Concrete Patio Area: 356 Attachment Value: \$1,800

Feature Description(s): 22-Additional Fixture Area: 1 Feature Value: \$300
 Rec Room Condition: Rec Room Area: 0 Rec Room Value: \$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG2-Detached Masonary Garage	1/1/1957	552		Average	\$6,600.00

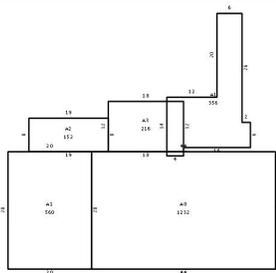
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
5/1/2001	01-0388	\$17,563.00	BSMT REPAIR

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.955	Gross				\$90,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
41,600	0.955				\$90,700		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			Public Sewer		
Valuation/Explanation							
Dwelling #				759 0058 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,170		\$163,390.50	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$163,390.50	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,170		\$28,395.90	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$2,878.20	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				356		\$1,800.00	
Adjusted Base Price						\$196,764.60	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$214,131.06	
Market Adjustment:				41%		\$301,924.80	
CDU Adjustment:				55		\$166,100.00	
Complete:				100		\$166,100.00	
Dollar Adjustments						\$300.00	
Dwelling Value						\$166,400.00	
Other Building Improvements				0		\$6,600.00	
Total Improvement Value						\$173,000.00	
Total Land Value						\$90,700.00	
Total Assessed Value						\$263,700.00	

Parcel Numbers: 759-0059-000 Property Address: 7420 46TH ST S Municipality: Franklin, City of

Owner Name: BERG, NATHAN D Mailing Address: 7420 S 46TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	RAWSON HEIGHTS LOT 4 BLK B	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1112-Franklin	

Building Description

Dwelling #	759 0059 000- 1		
Year Built:	1/1/1956	Exterior Wall:	07-Brick
Year Remodeled:	1/1/1956	Bedrooms:	3
Remodeled/Effective Age:	-66	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Good	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0059 000- 1	1,232	0	0	0	0	0	1,232

Attachment Description(s):	Area:	Attachment Value:
32-Canopy	152	\$1,500
33-Concrete Patio	152	\$800
23-AMG	560	\$19,600
12-EFP	216	\$6,500

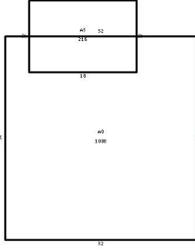
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	4	\$1,200
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type: RG1-Detached Frame Garage	Year Built: 1/1/1988	Area: 400	Construction:	Condition: Average	Value: \$4,500.00	
Permit / Construction History						
Date of Permit: 1/1/1996 11/18/2015 6/18/2014	Permit Number: 96-0042 15-2778 14-1368	Permit Amount: \$15,311.00 \$21,600.00 \$6,000.00	Details of Permit: SUNRM 12X18 FOUNDRPR ACREPLACE			
Ownership/Sales History						
Date of Sale: 10/1/1994 9/4/2018	Sale Document:	Purchase Amount: \$126,000.00 \$235,000.00	Sale Validity: Valid Valid	Conveyance Type:	Sale Type: Land and Improvements Land and Improvements	Sale Validation Source:
Land Breakdown						
Land Class: A-Residential Primary Site	Acreage: 0.930	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$89,600
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage: 40,511	Total Acreage: 0.930	Depth:	Act. Frontage:	Assessed Land Value: \$89,600		
General Information						
Topography: Above Street	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: Public Sewer	

Valuation/Explanation		
Dwelling #	759 0059 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,232	\$169,461.60
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$169,461.60
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,232	\$29,481.76
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,030.72
Plumbing	0 - Half Bath 1 - Full Bath	\$0.00
Finished Basement Living Area	0	\$0.00
Features:	5	\$3,200.00
Attachments:	1,080	\$28,400.00
Adjusted Base Price		\$233,574.08
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$222,171.49
Market Adjustment:	83%	\$406,573.82
CDU Adjustment:	55	\$223,600.00
Complete:	100	\$223,600.00
Dollar Adjustments		\$500.00
Dwelling Value		\$224,100.00
Other Building Improvements	0	\$4,500.00
Total Improvement Value		\$228,600.00
Total Land Value		\$89,600.00
Total Assessed Value		\$318,200.00

Parcel Numbers: 759-0060-000	Property Address: 7440 46TH ST S	Municipality: Franklin, City of
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Owner Name: PETERSEN, DENNIS W & BARBARA L	Mailing Address: 7440 S 46TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: RAWSON HEIGHTS LOT 5 BLK B	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1112-Franklin	

Building Description

Dwelling #	759 0060 000- 1		
Year Built:	1/1/1954	Exterior Wall:	07-Brick
Year Remodeled:	1/1/1954	Bedrooms:	2
Remodeled/Effective Age:	-68	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Good	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0060 000- 1	1,088	0	0	0	0	0	1,088

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	218	\$1,090
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	218	\$1,090

Other Building Improvements

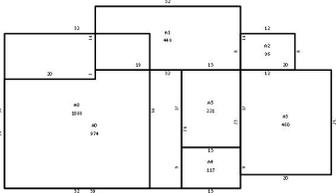
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1955	572		Average	\$5,700.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
7/27/2004	2482	\$2,108.00	ACREPLAC				
10/28/2010	2324	\$4,365.00	FURREPLAC				
6/2/2021	21-0197	\$4,000.00	FURREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.930	Gross				\$89,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
40,511	0.930			\$89,600			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			Public Sewer		
Valuation/Explanation							
Dwelling #				759 0060 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,088			\$154,441.60
Second Story:				0			\$0.00
Additional Story:				0			\$0.00
Attic/Finished Net:				0			\$0.00
Half Story/Finished Net:				0			\$0.00
Base Price						\$154,441.60	
Unfinished Living Area:							
Room/Unfinished:				0			\$0.00
Unfinished Basement:				1,088			\$27,210.88
Half Story/Unfinished:							\$0.00
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$2,676.48	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0			\$0.00
Features:				2			\$5,800.00
Attachments:							
Adjusted Base Price						\$190,128.96	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$202,761.86	
Market Adjustment:				32%		\$267,645.65	
CDU Adjustment:				60		\$160,600.00	
Complete:				100		\$160,600.00	
Dollar Adjustments						(\$400.00)	
Dwelling Value						\$160,200.00	

Other Building Improvements	0	\$5,700.00
Total Improvement Value		\$165,900.00
Total Land Value		\$89,600.00
Total Assessed Value		\$255,500.00

Parcel Numbers: 759-0061-000 Property Address: 7456 46TH ST S Municipality: Franklin, City of

Owner Name: COLLINS, SHEILA Mailing Address: 7456 S 46TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	RAWSON HEIGHTS LOT 6 BLK B	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
1112-Franklin		

Building Description

Dwelling #	759 0061 000- 1		
Year Built:	1/1/1956	Exterior Wall:	09-Masonry/Frame
Year Remodeled:	1/1/1956	Bedrooms:	3
Remodeled/Effective Age:	-66	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Oil
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0061 000- 1	1,643	0	0	0	0	0	1,643

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	96	\$500
13-AFG	460	\$13,800
11-OFP	117	\$2,300

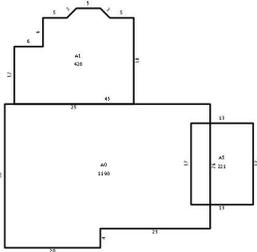
Feature Description(s):	Area:	Feature Value:
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	744	\$3,720
22-Additional Fixture	4	\$1,200
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	744	\$3,720

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
10/1/1994		94-1089	\$2,500.00		BSMT REPAIR		
3/29/2021		21-0150	\$6,300.00		FOUNDRPR		
7/1/1995		95-0713	\$8,700.00		BRICK&CEDAR		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
2/1/1982		\$40,000.00	Invalid		Land and Improvements		
11/20/2020		\$242,300.00	Invalid		Land and Improvements		
1/29/2021		\$200,000.00	Invalid		Land and Improvements		
4/9/2021		\$183,868.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.930	Gross				\$89,600
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
40,511		0.930				\$89,600	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light		6/27/2022	Public Sewer		

Valuation/Explanation		
Dwelling #	759 0061 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,643	\$203,206.24
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$203,206.24
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,422	\$32,677.56
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Basic Heating	\$0.00
Plumbing	0 - Half Bath 1 - Full Bath	\$0.00
Finished Basement Living Area	0	\$0.00
Features:	5	\$6,700.00
Attachments:	673	\$16,600.00
Adjusted Base Price		\$259,183.80
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$259,472.18
Market Adjustment:	40%	\$363,261.05
CDU Adjustment:	55	\$199,800.00
Complete:	100	\$199,800.00
Dollar Adjustments		\$600.00
Dwelling Value		\$200,400.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$200,400.00
Total Land Value		\$89,600.00
Total Assessed Value		\$290,000.00

Parcel Numbers: 759-0062-001	Property Address: 7466 46TH ST S	Municipality: Franklin, City of
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Owner Name: BURCH, TIMOTHY & LAUREN	Mailing Address: 7466 S 46TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: CERTIFIED SURVEY MAP NO 4320 NE 11 5 21 LOT 1	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1112-Franklin		

Building Description

Dwelling #	759 0062 001- 1		
Year Built:	1/1/1954	Exterior Wall:	07-Brick
Year Remodeled:	1/1/1954	Bedrooms:	3
Remodeled/Effective Age:	-68	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Good	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0062 001- 1	1,626	0	0	0	0	0	1,626

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	599	\$2,995

Other Building Improvements

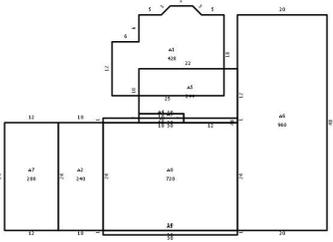
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1978	720		Average	\$7,200.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/1/1995	95-0473	\$1,000.00	SHED 8X24'-NV				
12/26/2003	684891	\$1,320.00	DUCTWORK				
7/31/2018	18-1945	\$13,755.00	FOUNDRPR				
7/20/2006	2404	\$0.00	AC/FURREPLAC				
11/18/2003	563265	\$52,000.00	ADDTN				
6/1/1995	95-0579	\$500.00	DECK				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/1/1996		\$131,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.573	Gross				\$85,100	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
24,960	0.573				\$85,100		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			Public Sewer		

Valuation/Explanation		
Dwelling #	759 0062 001- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,626	\$196,339.50
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$196,339.50
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,626	\$36,080.94
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,999.96
Plumbing	0 - Half Bath 1 - Full Bath	\$0.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$900.00
Attachments:		
Adjusted Base Price		\$237,320.40
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$260,062.44
Market Adjustment:	29%	\$335,480.55
CDU Adjustment:	60	\$201,300.00
Complete:	100	\$201,300.00
Dollar Adjustments		\$200.00
Dwelling Value		\$201,500.00
Other Building Improvements	0	\$7,200.00
Total Improvement Value		\$208,700.00
Total Land Value		\$85,100.00
Total Assessed Value		\$293,800.00

Parcel Numbers: 759-0062-002 Property Address: 4504 MARQUETTE AVE W Municipality: Franklin, City of

Owner Name: RILEY, THOMAS J & JANICE K Mailing Address: 4504 W MARQUETTE AVE FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	CERTIFIED SURVEY MAP NO 4320 NE 11 5 21 LOT 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1112-Franklin	

Building Description

Dwelling #	759 0062 002- 1		
Year Built:	1/1/1983	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1983	Bedrooms:	3
Remodeled/Effective Age:	-39	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0062 002- 1	1,268	780	0	0	0	0	2,048

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	20	\$2,000
99-Additional Attachments	30	\$3,000
99-Additional Attachments	30	\$3,000
33-Concrete Patio	244	\$1,200
13-AFG	960	\$28,800

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

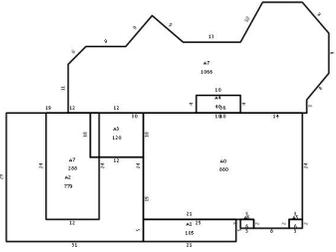
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History			
Date of Permit: 5/21/2014 6/11/2002	Permit Number: 14-1083 02-0606	Permit Amount: \$70,600.00 \$18,400.00	Details of Permit: ADDITION FOUNDATION REPA
Ownership/Sales History			
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity: Conveyance Type: Sale Type: Sale Validation Source:
Land Breakdown			
Land Class: A-Residential Primary Site	Acreage: 0.356	Unit of Measure: Gross	Influence Reason: Influence Factor: Dollar Adjustment: Land Value: \$72,500
Acreage/Squarefoot Variables			
Land Data & Computations			
Total Square Footage: 15,507	Total Acreage: 0.356	Depth:	Act. Frontage: Assessed Land Value: \$72,500
General Information			
Topography: Above Street	Street/Road: Paved	Fronting Traffic: Light	Inspected By: Inspected On: Utilities: Public Sewer
Valuation/Explanation			
Dwelling #	759 0062 002- 1		
Description	Area	Value Amount	
Living Area:			
First Story:	1,268	\$150,308.72	
Second Story:	780	\$52,852.80	
Additional Story:	0	\$0.00	
Attic/Finished Net:	0	\$0.00	
Half Story/Finished Net:	0	\$0.00	
Base Price		\$203,161.52	
Unfinished Living Area:			
Room/Unfinished:	0	\$0.00	
Unfinished Basement:	1,268	\$30,026.24	
Half Story/Unfinished:		\$0.00	
Structure Info, Features and Attachments:			
Heating/AC	Air Conditioning - Same Ducts	\$5,038.08	
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00	
Finished Basement Living Area	0	\$0.00	
Features:	2	\$600.00	
Attachments:	1,284	\$38,000.00	
Adjusted Base Price		\$289,028.84	
Changes/Adjustments			
Grade Adjustment:	C+ 110%	\$275,471.72	
Market Adjustment:	68%	\$462,792.50	
CDU Adjustment:	65	\$300,800.00	
Complete:	100	\$300,800.00	
Dollar Adjustments		\$400.00	
Dwelling Value		\$301,200.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$301,200.00
Total Land Value		\$72,500.00
Total Assessed Value		\$373,700.00

Parcel Numbers: 759-0063-001 Property Address: 4609 MADISON AVE W Municipality: Franklin, City of

Owner Name: ADLER, JOHN & MICHELE Mailing Address: 4609 W MADISON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	CERTIFIED SURVEY MAP NO 3689 NE 11 5 21 PARCEL 1	
	Parcel Sketch and Site Map obtained from the County GIS	
Neighborhood:	1112-Franklin	

Building Description

Dwelling #	759 0063 001- 1		
Year Built:	1/1/1990	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1990	Bedrooms:	3
Remodeled/Effective Age:	-32	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0063 001- 1	1,040	892	0	0	0	0	1,932

Attachment Description(s):	Area:	Attachment Value:
11-OFP	105	\$2,100
13-AFG	779	\$23,400
99-Additional Attachments	6	\$600
99-Additional Attachments	6	\$600
31-WD	1,065	\$10,700

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/2018	120		Average	\$1,000.00

Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
6/7/2016	16-1294	\$12,000.00	ATTDECK
8/20/2015	15-1948	\$10,000.00	FOUNDRPR
10/1/2019	19-2509	\$8,900.00	EXTREMOD
7/6/2018	18-1681	\$750.00	SHED

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
6/1/1989		\$21,000.00	Valid		Land	

Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.461	Gross				\$78,700

Acres/Squarefoot Variables

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Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
20,081	0.461			\$78,700

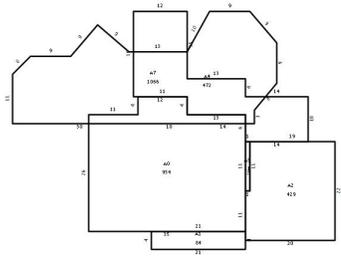
General Information

Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Light			Public Sewer

Valuation/Explanation		
Dwelling #	759 0063 001- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,040	\$129,542.40
Second Story:	892	\$59,300.16
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$188,842.56
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,040	\$26,436.80
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,752.72
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	1,961	\$37,400.00
Adjusted Base Price		\$271,935.08
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$255,458.59
Market Adjustment:	82%	\$464,934.63
CDU Adjustment:	65	\$302,200.00
Complete:	100	\$302,200.00
Dollar Adjustments		(\$500.00)
Dwelling Value		\$301,700.00
Other Building Improvements	0	\$1,000.00
Total Improvement Value		\$302,700.00
Total Land Value		\$78,700.00
Total Assessed Value		\$381,400.00

Parcel Numbers: 759-0063-002 Property Address: 7449 46TH ST S Municipality: Franklin, City of

Owner Name: RAMOS REYMUNDO J Mailing Address: 7449 S 46TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	CERTIFIED SURVEY MAP NO 3689 NE 11 5 21 PARCEL 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1112-Franklin	

Building Description

Dwelling #	759 0063 002- 1		
Year Built:	1/1/1996	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1996	Bedrooms:	4
Remodeled/Effective Age:	-26	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0063 002- 1	965	954	0	0	0	0	1,919

Attachment Description(s):	Area:	Attachment Value:
11-OFP	84	\$1,700
13-AFG	429	\$12,900
31-WD	472	\$4,700

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	4	\$1,200
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	500	\$2,500

Other Building Improvements

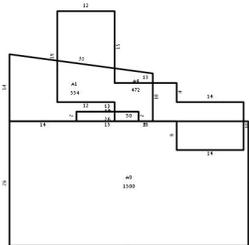
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
11/1/1996	96-1272	\$3,200.00	HTG & A/C				
10/1/1996	96-1150	\$80,000.00	NEW CONST				
5/15/2006	1571	\$2,000.00	RECROOM				
6/1/2000	00-0716	\$2,000.00	DECKS				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/28/2006		\$255,000.00	Valid		Land and Improvements		
9/1/1996		\$31,500.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.461	Gross				\$78,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
20,081	0.461				\$78,700		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Below Street	Paved	Light			Public Sewer		
Valuation/Explanation							
Dwelling #	759 0063 002- 1						
Description	Area					Value Amount	
Living Area:							
First Story:	965					\$121,474.20	
Second Story:	954					\$62,315.28	
Additional Story:	0					\$0.00	
Attic/Finished Net:	0					\$0.00	
Half Story/Finished Net:	0					\$0.00	
Base Price						\$183,789.48	
Unfinished Living Area:							
Room/Unfinished:	0					\$0.00	
Unfinished Basement:	954					\$24,670.44	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC	Air Conditioning - Same Ducts					\$4,720.74	
Plumbing	1 - Half Bath 2 - Full Bath					\$12,203.00	
Finished Basement Living Area	0					\$0.00	
Features:	4					\$1,200.00	
Attachments:	985					\$19,300.00	
Adjusted Base Price						\$245,883.66	
Changes/Adjustments							
Grade Adjustment:	C+ 110%					\$247,922.03	
Market Adjustment:	69%					\$418,988.22	
CDU Adjustment:	71					\$297,500.00	
Complete:	100					\$297,500.00	
Dollar Adjustments						\$200.00	
Dwelling Value						\$297,700.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$297,700.00
Total Land Value		\$78,700.00
Total Assessed Value		\$376,400.00

Parcel Numbers: 759-0064-000	Property Address: 4751 MADISON AVE W	Municipality: Franklin, City of
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Owner Name: HAVEY, TRACY L	Mailing Address: 4751 W MADISON AVE FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: RAWSON HEIGHTS LOT 2 BLK C	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1112-Franklin		

Building Description

Dwelling #	759 0064 000- 1		
Year Built:	1/1/1964	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1964	Bedrooms:	3
Remodeled/Effective Age:	-58	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0064 000- 1	1,326	0	0	0	0	0	1,326

Attachment Description(s): 33-Concrete Patio	Area: 334	Attachment Value: \$1,700
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Feature Description(s): 22-Additional Fixture	Area: 1	Feature Value: \$300
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type: RG1-Detached Frame Garage	Year Built: 1/1/1965	Area: 484	Construction:	Condition: Average	Value: \$4,800.00
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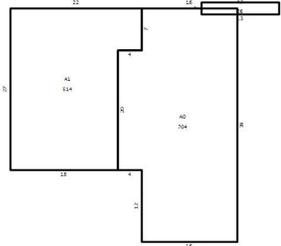
Permit / Construction History

Date of Permit: 9/6/2017	Permit Number: 17-2116	Permit Amount: \$32,850.00	Details of Permit: FOUNDRPR - EXC+
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/1/1993		\$109,000.00	Valid		Land and Improvements		
10/4/2017		\$199,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.923	Gross				\$99,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
40,206	0.923				\$99,600		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Sewer		
Valuation/Explanation							
Dwelling #				759 0064 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,326		\$155,871.30	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$155,871.30	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,300		\$30,459.00	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,261.96	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				334		\$1,700.00	
Adjusted Base Price						\$196,473.26	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$213,920.59	
Market Adjustment:				52%		\$325,159.29	
CDU Adjustment:				55		\$178,800.00	
Complete:				100		\$178,800.00	
Dollar Adjustments						(\$400.00)	
Dwelling Value						\$178,400.00	
Other Building Improvements				0		\$4,800.00	
Total Improvement Value						\$183,200.00	
Total Land Value						\$99,600.00	
Total Assessed Value						\$282,800.00	

Parcel Numbers: 759-0065-001 Property Address: 4761 MADISON AVE W Municipality: Franklin, City of

Owner Name: JASZCZYK, DAVID M Mailing Address: 4761 W MADISON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	CERTIFIED SURVEY MAP NO 2951 NE 11 5 21 PARCEL 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1112-Franklin	

Building Description

Dwelling #	759 0065 001- 1		
Year Built:	1/1/1956	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1956	Bedrooms:	4
Remodeled/Effective Age:	-66	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Good	Basement Description:	No Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Oil
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0065 001- 1	1,218	704	0	0	0	0	1,922

Attachment Description(s): Area: Attachment Value:

Feature Description(s): Area: Feature Value:

22-Additional Fixture 2 \$600

Rec Room Condition: Rec Room Area: Rec Room Value:

0 \$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1984	624		Average	\$7,000.00

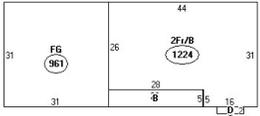
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
1/1/1999	98-1290	\$50,000.00	2ND FL ADDN
2/6/2019	19-0274	\$8,240.00	FUR+ACREPLAC
10/1/1994	94-1034	\$2,250.00	REROOFING

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/1/1990		\$77,000.00	Valid		Land and Improvements		
9/1/1995		\$92,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.633	Gross				\$86,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
27,573	0.633				\$86,500		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Sewer		
Valuation/Explanation							
Dwelling #				759 0065 001- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,218		\$145,660.62	
Second Story:				704		\$48,252.16	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$193,912.78	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				0		\$0.00	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,728.12	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$600.00	
Attachments:							
Adjusted Base Price						\$206,562.90	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$226,559.19	
Market Adjustment:				32%		\$299,058.13	
CDU Adjustment:				60		\$179,400.00	
Complete:				100		\$179,400.00	
Dollar Adjustments						(\$100.00)	
Dwelling Value						\$179,300.00	
Other Building Improvements				0		\$7,000.00	
Total Improvement Value						\$186,300.00	
Total Land Value						\$86,500.00	
Total Assessed Value						\$272,800.00	

Parcel Numbers: 759-0065-002 Property Address: 4760 MARQUETTE AVE W Municipality: Franklin, City of

Owner Name: PREVETTI, MICHAEL & ELIZABETH Mailing Address: 4760 W MARQUETTE AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	CERTIFIED SURVEY MAP NO 2951 NE 11 5 21 PARCEL 2	
	Parcel Sketch and Site Map obtained from the County GIS	<small> Description/Size A: 2F/B 1224 sqft B: OFF 140 sqft C: FG 961 sqft D: 1F/B 16 sqft </small>
	Neighborhood: 1112-Franklin	

Building Description

Dwelling #	759 0065 002- 1		
Year Built:	1/1/1990	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1990	Bedrooms:	4
Remodeled/Effective Age:	-32	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	B-	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0065 002- 1	1,240	1,224	0	0	0	0	2,464

Attachment Description(s):	Area:	Attachment Value:
11-OFP	140	\$2,800
13-AFG	961	\$28,800

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

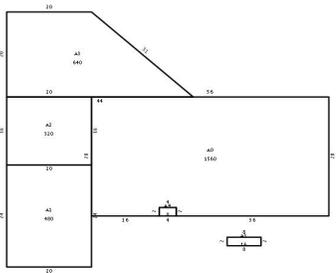
Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/2/2005	51547	\$1,000.00	ABVPOOL				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/1/1994		\$173,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.633	Gross				\$86,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
27,573	0.633				\$86,500		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Sewer		
Valuation/Explanation							
Dwelling #	759 0065 002- 1						
Description	Area					Value Amount	
Living Area:							
First Story:	1,240					\$148,291.60	
Second Story:	1,224					\$77,381.28	
Additional Story:	0					\$0.00	
Attic/Finished Net:	0					\$0.00	
Half Story/Finished Net:	0					\$0.00	
Base Price	\$225,672.88						
Unfinished Living Area:							
Room/Unfinished:	0					\$0.00	
Unfinished Basement:	1,240					\$29,673.20	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC	Air Conditioning - Same Ducts					\$6,061.44	
Plumbing	1 - Half Bath 2 - Full Bath					\$12,203.00	
Finished Basement Living Area	0					\$0.00	
Features:	2					\$2,300.00	
Attachments:	1,101					\$31,600.00	
Adjusted Base Price	\$307,510.52						
Changes/Adjustments							
Grade Adjustment:	B- 120%					\$328,332.62	
Market Adjustment:	54%					\$505,632.24	
CDU Adjustment:	65					\$328,700.00	
Complete:	100					\$328,700.00	
Dollar Adjustments						\$500.00	
Dwelling Value	\$329,200.00						
Other Building Improvements	0					\$0.00	
Total Improvement Value	\$329,200.00						
Total Land Value	\$86,500.00						
Total Assessed Value	\$415,700.00						

Parcel Numbers: 759-0066-000 Property Address: 4750 MARQUETTE AVE W Municipality: Franklin, City of

Owner Name: ROGERS, TERRENCE & GEORGINE Mailing Address: 4750 W MARQUETTE AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	RAWSON HEIGHTS LOT 4 BLK C	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1112-Franklin	

Building Description

Dwelling #	759 0066 000- 1		
Year Built:	1/1/1958	Exterior Wall:	07-Brick
Year Remodeled:	1/1/1958	Bedrooms:	3
Remodeled/Effective Age:	-64	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Oil
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0066 000- 1	1,880	0	0	0	0	0	1,880

Attachment Description(s):	Area:	Attachment Value:
23-AMG	480	\$16,800
33-Concrete Patio	640	\$3,200
11-OFP	8	\$200

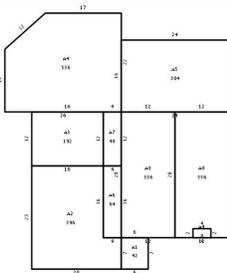
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit: 7/1/2002		Permit Number: 02-0717		Permit Amount: \$0.00		Details of Permit: RAZE INGRD POOL	
Ownership/Sales History							
Date of Sale: 12/1/1997	Sale Document:	Purchase Amount: \$140,000.00	Sale Validity: Valid	Conveyance Type:	Sale Type: Land and Improvements	Sale Validation Source:	
Land Breakdown							
Land Class: A-Residential Primary Site		Acreage: 0.923	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$99,600
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage: 40,206		Total Acreage: 0.923	Depth:	Act. Frontage:		Assessed Land Value: \$99,600	
General Information							
Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: Public Sewer		
Valuation/Explanation							
Dwelling #				759 0066 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,880		\$207,270.00	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$207,270.00	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,560		\$34,897.20	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,624.80	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				3		\$2,600.00	
Attachments:				1,128		\$20,200.00	
Adjusted Base Price						\$274,473.00	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$276,840.30	
Market Adjustment:				42%		\$393,113.23	
CDU Adjustment:				55		\$216,200.00	
Complete:				100		\$216,200.00	
Dollar Adjustments						(\$100.00)	
Dwelling Value						\$216,100.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$216,100.00
Total Land Value		\$99,600.00
Total Assessed Value		\$315,700.00

Parcel Numbers: 759-0067-000 Property Address: 7463 46TH ST S Municipality: Franklin, City of

Owner Name: TISCHER, DEBORAH A Mailing Address: 7463 S 46TH ST FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	RAWSON HEIGHTS LOT 5 BLK C	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1112-Franklin	

Building Description

Dwelling #	759 0067 000- 1		
Year Built:	1/1/1977	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1977	Bedrooms:	3
Remodeled/Effective Age:	-45	Full Baths:	1
Building Type/Style:	13-Contemporary	Half Baths:	1
Story:	1.50	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0067 000- 1	1,296	0	0	0	252	0	1,548

Attachment Description(s):	Area:	Attachment Value:
13-AFG	64	\$1,900
11-OPF	42	\$800
13-AFG	396	\$11,900
33-Concrete Patio	536	\$2,700

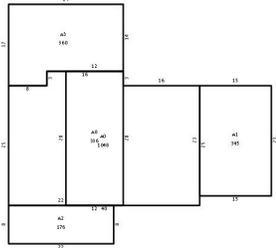
Feature Description(s):	Area:	Feature Value:
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
7/3/2008	1473	\$1,900.00	FURREPLAC			
10/24/2014	2592	\$16,950.00	FOUNDRPR			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
3/1/1990		\$25,000.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.923	Gross				\$99,600
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
40,206	0.923			\$99,600		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			Public Sewer	
Valuation/Explanation						
Dwelling #	759 0067 000- 1					
Description	Area			Value Amount		
Living Area:						
First Story:	1,296			\$153,627.84		
Second Story:	0			\$0.00		
Additional Story:	0			\$0.00		
Attic/Finished Net:	0			\$0.00		
Half Story/Finished Net:	252			\$17,703.84		
Base Price				\$171,331.68		
Unfinished Living Area:						
Room/Unfinished:	0			\$0.00		
Unfinished Basement:	672			\$19,716.48		
Half Story/Unfinished:				\$0.00		
Structure Info, Features and Attachments:						
Heating/AC	Air Conditioning - Same Ducts			\$3,808.08		
Plumbing	1 - Half Bath 1 - Full Bath			\$4,881.00		
Finished Basement Living Area	0			\$0.00		
Features:	3			\$6,100.00		
Attachments:	1,038			\$17,300.00		
Adjusted Base Price				\$223,137.24		
Changes/Adjustments						
Grade Adjustment:	C+ 110%			\$219,710.96		
Market Adjustment:	81%			\$397,676.85		
CDU Adjustment:	60			\$238,600.00		
Complete:	100			\$238,600.00		
Dollar Adjustments				\$100.00		
Dwelling Value				\$238,700.00		

Other Building Improvements	0	\$0.00
Total Improvement Value		\$238,700.00
Total Land Value		\$99,600.00
Total Assessed Value		\$338,300.00

Parcel Numbers: 759-0068-000 Property Address: 7345 46TH ST S Municipality: Franklin, City of

Owner Name: AHL, RITA M Mailing Address: 7345 S 46TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	RAWSON HEIGHTS LOT 1 BLK 3	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	

1112-Franklin

Building Description

Dwelling #	759 0068 000- 1		
Year Built:	1/1/1954	Exterior Wall:	07-Brick
Year Remodeled:	1/1/1954	Bedrooms:	3
Remodeled/Effective Age:	-68	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Very Good	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0068 000- 1	1,408	0	0	0	0	0	1,408

Attachment Description(s):	Area:	Attachment Value:
23-AMG	345	\$12,100
31-WD	176	\$1,800

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

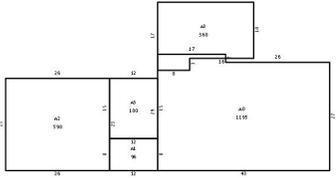
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1981	528		Average	\$5,900.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
4/1/2001	01-0355	\$3,200.00	EXTREMOD-R				
6/16/2008	1246	\$14,000.00	BATHREMOD				
11/19/2008	2683	\$4,191.00	FURREPLAC				
4/13/2021	21-0114	\$10,000.00	FUR+ACREPLAC				
4/22/2004	1137	\$40,000.00	ADDTN				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.989	Gross				\$95,400	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
43,081	0.989			\$95,400			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #	759 0068 000- 1						
Description	Area					Value Amount	
Living Area:							
First Story:	1,408					\$181,843.20	
Second Story:	0					\$0.00	
Additional Story:	0					\$0.00	
Attic/Finished Net:	0					\$0.00	
Half Story/Finished Net:	0					\$0.00	
Base Price						\$181,843.20	
Unfinished Living Area:							
Room/Unfinished:	0					\$0.00	
Unfinished Basement:	1,048					\$14,745.36	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC	Air Conditioning - Same Ducts					\$3,463.68	
Plumbing	0 - Half Bath 1 - Full Bath					\$0.00	
Finished Basement Living Area	0					\$0.00	
Features:	3					\$900.00	
Attachments:	521					\$13,900.00	
Adjusted Base Price						\$214,852.24	
Changes/Adjustments							
Grade Adjustment:	C+ 110%					\$220,057.46	
Market Adjustment:	105%					\$451,117.80	
CDU Adjustment:	55					\$248,100.00	
Complete:	100					\$248,100.00	
Dollar Adjustments						(\$100.00)	
Dwelling Value						\$248,000.00	

Other Building Improvements	0	\$5,900.00
Total Improvement Value		\$253,900.00
Total Land Value		\$95,400.00
Total Assessed Value		\$349,300.00

Parcel Numbers: 759-0069-000 Property Address: 7385 46TH ST S Municipality: Franklin, City of

Owner Name: SOLUNSKIY, IGOR Mailing Address: 7385 S 46TH ST FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	RAWSON HEIGHTS LOT 2 BLK D	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1112-Franklin	

Building Description

Dwelling #	759 0069 000- 1		
Year Built:	1/1/1954	Exterior Wall:	07-Brick
Year Remodeled:	1/1/1954	Bedrooms:	3
Remodeled/Effective Age:	-68	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0069 000- 1	1,375	0	0	0	0	0	1,375

Attachment Description(s):	Area:	Attachment Value:
12-EFP	96	\$2,900
13-AFG	598	\$17,900

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	598	\$2,990

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

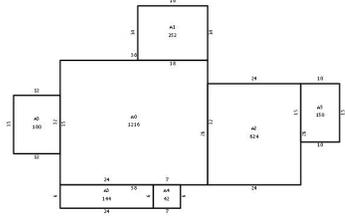
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
11/20/2017	17-2707	\$30,000.00	FOUNDRPR (MAJOR

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/1/1985		\$65,500.00	Valid		Land and Improvements		
4/26/2019		\$229,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.971	Gross				\$95,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
42,297	0.971				\$95,800		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Sewer		
Valuation/Explanation							
Dwelling #				759 0069 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,375		\$180,468.75	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$180,468.75	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,195		\$29,002.65	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,382.50	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				694		\$20,800.00	
Adjusted Base Price						\$233,953.90	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$234,139.29	
Market Adjustment:				50%		\$351,208.94	
CDU Adjustment:				55		\$193,200.00	
Complete:				100		\$193,200.00	
Dollar Adjustments						(\$400.00)	
Dwelling Value						\$192,800.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$192,800.00	
Total Land Value						\$95,800.00	
Total Assessed Value						\$288,600.00	

Parcel Numbers: 759-0070-000	Property Address: 7409 46TH ST S	Municipality: Franklin, City of
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Owner Name: BRADLEY, PAM	Mailing Address: 7409 S 46TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: RAWSON HEIGHTS LOT 3 BLK D	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1112-Franklin		

Building Description

Dwelling #	759 0070 000- 1		
Year Built:	1/1/1955	Exterior Wall:	09-Masonry/Frame
Year Remodeled:	1/1/1955	Bedrooms:	5
Remodeled/Effective Age:	-67	Full Baths:	2
Building Type/Style:	04-Cape Cod	Half Baths:	0
Story:	1.50	Rough-in:	0
Grade:	C+	Room Count:	7
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0070 000- 1	1,612	0	0	0	684	0	2,296

Attachment Description(s):	Area:	Attachment Value:
23-AMG	624	\$21,800
11-OPF	42	\$800
13-AFG	150	\$4,500

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Fair	616	\$2,464

Other Building Improvements

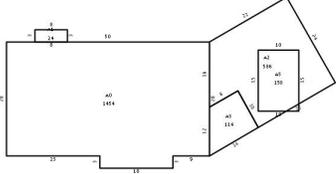
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
2/29/2008	363	\$26,778.00	FURREPLAC				
7/22/2019	19-1833	\$14,500.00	EXTREMOD				
6/11/2015	15-1279	\$2,500.00	FOUNDRPR				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/1/1985		\$83,000.00	Valid		Land and Improvements		
12/16/2010		\$256,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.967	Gross				\$96,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
42,123	0.967				\$96,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Sewer		
Valuation/Explanation							
Dwelling #	759 0070 000- 1						
Description	Area			Value Amount			
Living Area:							
First Story:	1,612			\$199,372.16			
Second Story:	0			\$0.00			
Additional Story:	0			\$0.00			
Attic/Finished Net:	0			\$0.00			
Half Story/Finished Net:	684			\$40,894.08			
Base Price	\$240,266.24						
Unfinished Living Area:							
Room/Unfinished:	0			\$0.00			
Unfinished Basement:	1,360			\$31,552.00			
Half Story/Unfinished:				\$0.00			
Structure Info, Features and Attachments:							
Heating/AC	Air Conditioning - Same Ducts			\$5,648.16			
Plumbing	0 - Half Bath 2 - Full Bath			\$7,322.00			
Finished Basement Living Area	0			\$0.00			
Features:	3			\$900.00			
Attachments:	816			\$27,100.00			
Adjusted Base Price	\$312,788.40						
Changes/Adjustments							
Grade Adjustment:	C+ 110%			\$313,267.24			
Market Adjustment:	10%			\$344,593.96			
CDU Adjustment:	55			\$189,500.00			
Complete:	100			\$189,500.00			
Dollar Adjustments				\$400.00			
Dwelling Value	\$189,900.00						

Other Building Improvements	0	\$0.00
Total Improvement Value		\$189,900.00
Total Land Value		\$96,200.00
Total Assessed Value		\$286,100.00

Parcel Numbers: 759-0071-000 Property Address: 7400 48TH ST S Municipality: Franklin, City of

Owner Name: LOSINSKI, BRUCE E & KATHLEEN M Mailing Address: 7400 S 48TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	RAWSON HEIGHTS LOT 4 BLK D	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1112-Franklin	

Building Description

Dwelling #	759 0071 000- 1		
Year Built:	1/1/1958	Exterior Wall:	09-Masonry/Frame
Year Remodeled:	1/1/1958	Bedrooms:	3
Remodeled/Effective Age:	-64	Full Baths:	1
Building Type/Style:	03-Split Level	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0071 000- 1	1,478	0	0	0	0	0	1,478

Attachment Description(s):	Area:	Attachment Value:
13-AFG	585	\$17,600
11-OPF	113	\$2,300

Feature Description(s):	Area:	Feature Value:
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	648	\$3,240
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	648	\$3,240

Other Building Improvements

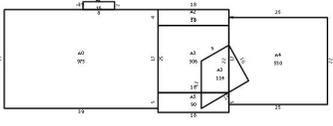
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
7/9/2018	18-1710	\$6,440.00	FUR+ACREPLAC				
6/1/1995	95-0620	\$1,350.00	POOL DECK				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/1/1992		\$110,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.982	Gross				\$96,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:			Assessed Land Value:	
42,776	0.982					\$96,300	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			Public Sewer		
Valuation/Explanation							
Dwelling #				759 0071 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,478		\$186,124.54	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$186,124.54	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,454		\$33,107.58	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,635.88	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$5,800.00	
Attachments:				698		\$19,900.00	
Adjusted Base Price						\$253,449.00	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$250,523.90	
Market Adjustment:				35%		\$338,207.27	
CDU Adjustment:				55		\$186,000.00	
Complete:				100		\$186,000.00	
Dollar Adjustments						(\$500.00)	
Dwelling Value						\$185,500.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$185,500.00
Total Land Value		\$96,300.00
Total Assessed Value		\$281,800.00

Parcel Numbers: 759-0072-000 Property Address: 7374 48TH ST S Municipality: Franklin, City of

Owner Name: BRODNICKI, JAMES Mailing Address: 7374 S 48TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	RAWSON HEIGHTS LOT 5 BLK D	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1112-Franklin	

Building Description

Dwelling #	759 0072 000- 1		
Year Built:	1/1/1955	Exterior Wall:	08-Stone
Year Remodeled:	1/1/1955	Bedrooms:	3
Remodeled/Effective Age:	-67	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Oil
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0072 000- 1	1,297	0	0	0	0	0	1,297

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	16	\$1,600
11-OFP	72	\$1,400
13-AFG	550	\$16,500
11-OFP	90	\$1,800

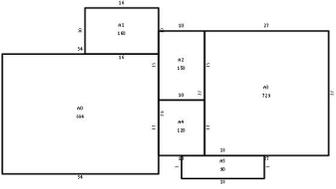
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	4	\$1,200
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	42	\$210
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	42	\$210

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
12/19/2013	13-2969	\$3,250.00	FURREPL			
8/26/2015	152012	\$19,875.00	FOUNDRPR			
4/11/2019	19-0728	\$800.00	AGPOOL			
3/30/2017	17-0615	\$850.00	ADD BSMT BATH			
4/11/2014	14-0762	\$2,650.00	ACREPLACE			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
3/11/2016		\$178,900.00	Valid		Land and Improvements	
10/1/1985		\$71,000.00	Valid		Land and Improvements	
6/22/2013		\$204,800.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.982	Gross				\$95,800
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
42,776	0.982			\$95,800		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Above Street	Paved	Light			Public Sewer	

Valuation/Explanation		
Dwelling #	759 0072 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,297	\$175,678.65
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$175,678.65
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	975	\$25,213.50
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,190.62
Plumbing	0 - Half Bath 1 - Full Bath	\$0.00
Finished Basement Living Area	0	\$0.00
Features:	5	\$6,700.00
Attachments:	728	\$21,300.00
Adjusted Base Price		\$232,082.77
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$224,491.05
Market Adjustment:	56%	\$350,206.03
CDU Adjustment:	55	\$192,600.00
Complete:	100	\$192,600.00
Dollar Adjustments		\$300.00
Dwelling Value		\$192,900.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$192,900.00
Total Land Value		\$95,800.00
Total Assessed Value		\$288,700.00

Parcel Numbers: 759-0073-000	Property Address: 7328 48TH ST S	Municipality: Franklin, City of
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Owner Name: CIKARA, ZORAN & STANIJA	Mailing Address: 7328 S 48TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph:	Legal Description:	Building Sketch:	
	RAWSON HEIGHTS LOT 6 BLK D		
	Parcel Sketch and Site Map obtained from the County GIS		
	Neighborhood: 1112-Franklin		

Building Description

Dwelling #	759 0073 000- 1		
Year Built:	1/1/1952	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1952	Bedrooms:	3
Remodeled/Effective Age:	-70	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0073 000- 1	1,034	0	0	0	0	0	1,034

Attachment Description(s):	Area:	Attachment Value:
12-EFP	160	\$4,800
13-AFG	729	\$21,900
11-OPF	120	\$2,400

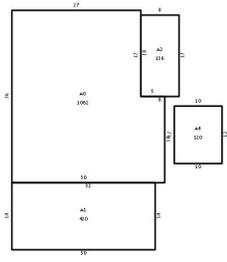
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	4	\$1,200
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
11/16/2017	17-2680	\$3,650.00	FOUNDRPR W/BEAM			
10/1/1996	96-1140	\$4,380.00	HTG & A/C			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
8/10/2017		\$200,000.00	Invalid		Land and Improvements	
2/16/2018		\$178,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.991	Gross				\$95,200
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
43,168	0.991			\$95,200		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Above Street	Paved	Light			Public Sewer	

Valuation/Explanation		
Dwelling #	759 0073 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,034	\$128,795.04
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$128,795.04
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	884	\$23,708.88
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$2,543.64
Plumbing	0 - Half Bath 1 - Full Bath	\$0.00
Finished Basement Living Area	0	\$0.00
Features:	5	\$3,200.00
Attachments:	1,009	\$29,100.00
Adjusted Base Price		\$187,347.56
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$170,552.32
Market Adjustment:	85%	\$315,521.79
CDU Adjustment:	55	\$173,500.00
Complete:	100	\$173,500.00
Dollar Adjustments		(\$200.00)
Dwelling Value		\$173,300.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$173,300.00
Total Land Value		\$95,200.00
Total Assessed Value		\$268,500.00

Parcel Numbers: 759-0074-000 Property Address: 7171 46TH ST S Municipality: Franklin, City of

Owner Name: BROOKS, LYNN M Mailing Address: 7171 S 46TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	RAWSON HEIGHTS LOT 1 BLK E	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
1112-Franklin		

Building Description

Dwelling #	759 0074 000- 1		
Year Built:	1/1/1954	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1954	Bedrooms:	2
Remodeled/Effective Age:	-68	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0074 000- 1	1,062	0	0	0	0	0	1,062

Attachment Description(s):	Area:	Attachment Value:
31-WD	420	\$4,200
31-WD	136	\$1,400

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

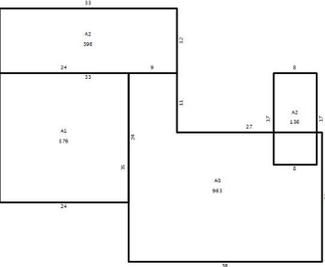
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1964	484		Fair	\$3,600.00

Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
6/1/1995	95-0484	\$11,000.00	BSMT REPAIR			
9/17/2002	02-1050	\$2,000.00	DECKS			
10/7/2014	142408	\$5,000.00	SIDING			
10/7/2014	142407	\$15,000.00	ROOF			
8/3/2012	12-1736	\$2,795.00	ACREPLACE			
8/6/2002	02-0886	\$5,900.00	FOUNDATION REPA			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
7/1/1992		\$91,000.00	Valid		Land and Improvements	
4/6/2017		\$160,000.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.969	Gross				\$96,700
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
42,210	0.969			\$96,700		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			Public Sewer	

Valuation/Explanation		
Dwelling #	759 0074 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,062	\$130,679.10
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$130,679.10
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,062	\$26,560.62
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$2,612.52
Plumbing	0 - Half Bath 1 - Full Bath	\$0.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$900.00
Attachments:	556	\$5,600.00
Adjusted Base Price		\$166,352.24
Changes/Adjustments		
Grade Adjustment:	C 100%	\$159,852.24
Market Adjustment:	70%	\$271,748.81
CDU Adjustment:	55	\$149,500.00
Complete:	100	\$149,500.00
Dollar Adjustments		(\$100.00)
Dwelling Value		\$149,400.00
Other Building Improvements	0	\$3,600.00
Total Improvement Value		\$153,000.00
Total Land Value		\$96,700.00
Total Assessed Value		\$249,700.00

Parcel Numbers: 759-0075-001 Property Address: 7221 46TH ST S Municipality: Franklin, City of

Owner Name: ALIAKHOVICH, TATSIANA & IVAN Mailing Address: 7221 S 46TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	CERTIFIED SURVEY MAP NO 4017 NE 11 5 21 PARCEL 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1112-Franklin	

Building Description

Dwelling #	759 0075 001- 1		
Year Built:	1/1/1954	Exterior Wall:	09-Masonry/Frame
Year Remodeled:	1/1/1954	Bedrooms:	2
Remodeled/Effective Age:	-68	Full Baths:	2
Building Type/Style:	04-Cape Cod	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Oil
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0075 001- 1	963	0	0	193	0	0	1,156

Attachment Description(s):	Area:	Attachment Value:
13-AFG	576	\$17,300
31-WD	396	\$4,000

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	285	\$1,425
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	285	\$1,425

Other Building Improvements

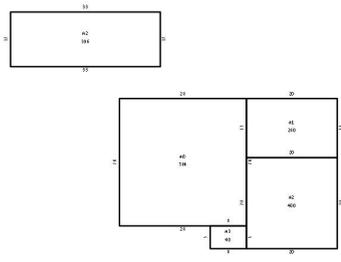
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
6/12/2008	1220	\$9,532.00	EXTREMOD				
11/1/1999	99-1414	\$2,000.00	FURREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/31/2017		\$252,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.618	Gross				\$87,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:			Assessed Land Value:	
26,920	0.618					\$87,300	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Sewer		
Valuation/Explanation							
Dwelling #				759 0075 001- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				963			\$129,215.34
Second Story:				0			\$0.00
Additional Story:				0			\$0.00
Attic/Finished Net:				193			\$7,750.88
Half Story/Finished Net:				0			\$0.00
Base Price						\$136,966.22	
Unfinished Living Area:							
Room/Unfinished:				0			\$0.00
Unfinished Basement:				963			\$13,693.86
Half Story/Unfinished:							\$0.00
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$2,843.76	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0			\$0.00
Features:				2			\$2,300.00
Attachments:				972			\$21,300.00
Adjusted Base Price						\$184,425.84	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$176,908.42	
Market Adjustment:				120%		\$389,198.53	
CDU Adjustment:				55		\$214,100.00	
Complete:				100		\$214,100.00	
Dollar Adjustments						\$0.00	
Dwelling Value						\$214,100.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$214,100.00
Total Land Value		\$87,300.00
Total Assessed Value		\$301,400.00

Parcel Numbers: 759-0075-002 Property Address: 7207 46TH ST S Municipality: Franklin, City of

Owner Name: SPROTTE, LYNN M & DAVID A Mailing Address: 7207 S 46TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	CERTIFIED SURVEY MAP NO 4017 NE 11 5 21 PARCEL 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1112-Franklin	

Building Description

Dwelling #	759 0075 002- 1		
Year Built:	1/1/1984	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1984	Bedrooms:	3
Remodeled/Effective Age:	-38	Full Baths:	1
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0075 002- 1	1,044	784	0	0	0	0	1,828

Attachment Description(s):	Area:	Attachment Value:
13-AFG	400	\$12,000
11-OPF	40	\$800

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

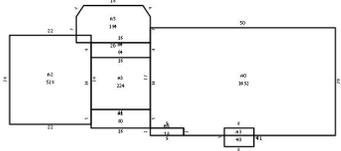
Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.284	Gross				\$68,100	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
12,371	0.284			\$68,100			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Sewer		
Valuation/Explanation							
Dwelling #				759 0075 002- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,044		\$130,040.64	
Second Story:				784		\$53,123.84	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$183,164.48	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,044		\$26,538.48	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,496.88	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				440		\$12,800.00	
Adjusted Base Price						\$234,180.84	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$240,988.92	
Market Adjustment:				67%		\$402,451.50	
CDU Adjustment:				65		\$261,600.00	
Complete:				100		\$261,600.00	
Dollar Adjustments						\$200.00	
Dwelling Value						\$261,800.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$261,800.00	
Total Land Value						\$68,100.00	
Total Assessed Value						\$329,900.00	

Parcel Numbers: 759-0076-000	Property Address: 7241 46TH ST S	Municipality: Franklin, City of
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Owner Name: BERTHELSEN ROBERT E	Mailing Address: 7241 S 46TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: RAWSON HEIGHTS LOT 3 BLK E	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1112-Franklin		

Building Description

Dwelling #	759 0076 000- 1		
Year Built:	1/1/1956	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1956	Bedrooms:	3
Remodeled/Effective Age:	-66	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0076 000- 1	1,656	0	0	0	0	0	1,656

Attachment Description(s):	Area:	Attachment Value:
11-OFP	80	\$1,600
13-AFG	528	\$15,800
11-OFP	64	\$1,300
33-Concrete Patio	194	\$1,000
11-OFP	18	\$400

Feature Description(s): 22-Additional Fixture	Area: 3	Feature Value: \$900
Rec Room Condition: Average	Rec Room Area: 358	Rec Room Value: \$1,790
03-Masonry Fireplace	1	\$5,500
Rec Room Condition: Average	Rec Room Area: 358	Rec Room Value: \$1,790

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit: 12/16/2011	Permit Number: 2649	Permit Amount: \$3,450.00	Details of Permit: FURREPLAC
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Ownership/Sales History

Date of Sale: 7/22/2009	Sale Document:	Purchase Amount: \$233,500.00	Sale Validity: Invalid	Conveyance Type:	Sale Type: Land and Improvements	Sale Validation Source:
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Land Breakdown

Land Class: A-Residential Primary Site	Acreage: 0.946	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$96,900
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Acreage/Squarefoot Variables

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Land Data & Computations

Total Square Footage: 41,208	Total Acreage: 0.946	Depth:	Act. Frontage:	Assessed Land Value: \$96,900
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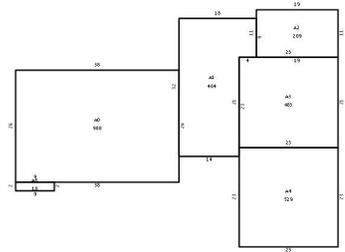
General Information

Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: Public Sewer
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Valuation/Explanation		
Dwelling #	759 0076 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,656	\$186,101.28
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$186,101.28
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,432	\$32,907.36
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,073.76
Plumbing	0 - Half Bath 1 - Full Bath	\$0.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$6,400.00
Attachments:	884	\$20,100.00
Adjusted Base Price		\$249,582.40
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$245,390.64
Market Adjustment:	55%	\$380,355.49
CDU Adjustment:	55	\$209,200.00
Complete:	100	\$209,200.00
Dollar Adjustments		\$300.00
Dwelling Value		\$209,500.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$209,500.00
Total Land Value		\$96,900.00
Total Assessed Value		\$306,400.00

Parcel Numbers: 759-0077-000 Property Address: 7265 46TH ST S Municipality: Franklin, City of

Owner Name: GOSSETT, GLENN A & VICKI M Mailing Address: 7265 S 46TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	RAWSON HEIGHTS LOT 4 BLK E	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1112-Franklin	

Building Description

Dwelling #	759 0077 000- 1		
Year Built:	1/1/1955	Exterior Wall:	07-Brick
Year Remodeled:	1/1/1955	Bedrooms:	3
Remodeled/Effective Age:	-67	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0077 000- 1	1,955	0	0	0	0	0	1,955

Attachment Description(s):	Area:	Attachment Value:
11-OFP	209	\$4,200
13-AFG	529	\$15,900

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	4	\$1,200
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	741	\$3,705
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	741	\$3,705

Other Building Improvements

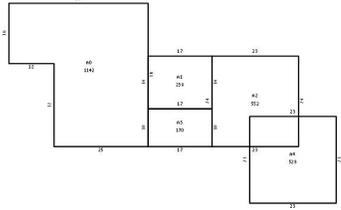
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1950	440		Average	\$4,400.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
2/16/2004	414	\$15,000.00	INTREMOD				
2/17/2004	415	\$12,000.00	GARAGE ADDTN				
9/21/2004	3124	\$0.00	FURREPLAC				
7/25/2005	324458	\$1,075.00	HVAC FOR ADDTN				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/1/1995		\$134,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.904	Gross				\$93,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
39,378	0.904				\$93,300		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Sewer		
Valuation/Explanation							
Dwelling #				759 0077 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,955	\$207,327.75		
Second Story:				0	\$0.00		
Additional Story:				0	\$0.00		
Attic/Finished Net:				0	\$0.00		
Half Story/Finished Net:				0	\$0.00		
Base Price						\$207,327.75	
Unfinished Living Area:							
Room/Unfinished:				0	\$0.00		
Unfinished Basement:				988	\$14,049.36		
Half Story/Unfinished:					\$0.00		
Structure Info, Features and Attachments:							
Heating/AC				Basic Heating	\$0.00		
Plumbing				1 - Half Bath 1 - Full Bath	\$4,881.00		
Finished Basement Living Area				0	\$0.00		
Features:				5	\$6,700.00		
Attachments:				738	\$20,100.00		
Adjusted Base Price						\$253,058.11	
Changes/Adjustments							
Grade Adjustment:				C+ 110%	\$248,883.92		
Market Adjustment:				76%	\$438,035.70		
CDU Adjustment:				55	\$240,900.00		
Complete:				100	\$240,900.00		
Dollar Adjustments					\$300.00		
Dwelling Value						\$241,200.00	

Other Building Improvements	0	\$4,400.00
Total Improvement Value		\$245,600.00
Total Land Value		\$93,300.00
Total Assessed Value		\$338,900.00

Parcel Numbers: 759-0078-000 Property Address: 7307 46TH ST S Municipality: Franklin, City of

Owner Name: GAGIC ZELJKO & BOZICA Mailing Address: 7307 S 46TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	RAWSON HEIGHTS LOT 5 BLK E	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	

1112-Franklin

Building Description

Dwelling #	759 0078 000- 1		
Year Built:	1/1/1955	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1955	Bedrooms:	3
Remodeled/Effective Age:	-67	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0078 000- 1	1,312	0	0	0	0	0	1,312

Attachment Description(s):	Area:	Attachment Value:
11-OFP	238	\$4,800
13-AFG	552	\$16,600

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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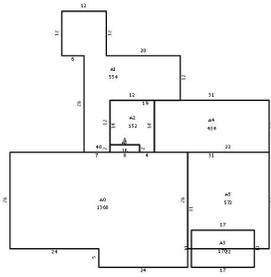
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
7/11/2003		\$170,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.943	Gross				\$94,100
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
41,077	0.943			\$94,100		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			Public Sewer	
Valuation/Explanation						
Dwelling #				759 0078 000- 1		
Description				Area		Value Amount
Living Area:						
First Story:				1,312		\$154,225.60
Second Story:				0		\$0.00
Additional Story:				0		\$0.00
Attic/Finished Net:				0		\$0.00
Half Story/Finished Net:				0		\$0.00
Base Price						\$154,225.60
Unfinished Living Area:						
Room/Unfinished:				0		\$0.00
Unfinished Basement:				1,142		\$28,127.46
Half Story/Unfinished:						\$0.00
Structure Info, Features and Attachments:						
Heating/AC				Air Conditioning - Same Ducts		\$3,227.52
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00
Finished Basement Living Area				0		\$0.00
Features:				1		\$300.00
Attachments:				790		\$21,400.00
Adjusted Base Price						\$207,280.58
Changes/Adjustments						
Grade Adjustment:				C+ 110%		\$204,138.64
Market Adjustment:				64%		\$334,787.37
CDU Adjustment:				55		\$184,100.00
Complete:				100		\$184,100.00
Dollar Adjustments						(\$500.00)
Dwelling Value						\$183,600.00
Other Building Improvements				0		\$0.00
Total Improvement Value						\$183,600.00
Total Land Value						\$94,100.00
Total Assessed Value						\$277,700.00

Parcel Numbers: 759-0079-000 Property Address: 7309 46TH ST S Municipality: Franklin, City of

Owner Name: WIELEPSKI, CRAIG S Mailing Address: 7309 S 46TH ST FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	RAWSON HEIGHTS LOT 6 BLK E	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1112-Franklin	

Building Description

Dwelling #	759 0079 000- 1		
Year Built:	1/1/1952	Exterior Wall:	07-Brick
Year Remodeled:	1/1/1952	Bedrooms:	3
Remodeled/Effective Age:	-70	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0079 000- 1	1,818	0	0	0	0	0	1,818

Attachment Description(s):	Area:	Attachment Value:
31-WD	554	\$5,500
11-OPF	152	\$3,000
99-Additional Attachments	16	\$1,600
13-AFG	572	\$17,200

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	999	\$4,995

Other Building Improvements

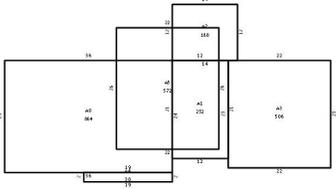
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
6/1/1996	96-0676	\$4,917.00	AC &REPL FUR				
10/29/2001	01-1206	\$8,500.00	FNDN REPAIR				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/1/2004		\$225,000.00	Valid		Land and Improvements		
4/19/2019		\$248,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.925	Gross				\$92,100	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
40,293	0.925			\$92,100			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			Public Sewer		
Valuation/Explanation							
Dwelling #				759 0079 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,818		\$204,252.30	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$204,252.30	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,368		\$31,737.60	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,472.28	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				1,294		\$27,300.00	
Adjusted Base Price						\$272,943.18	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$269,877.50	
Market Adjustment:				47%		\$396,719.92	
CDU Adjustment:				55		\$218,200.00	
Complete:				100		\$218,200.00	
Dollar Adjustments						(\$700.00)	
Dwelling Value						\$217,500.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$217,500.00
Total Land Value		\$92,100.00
Total Assessed Value		\$309,600.00

Parcel Numbers: 759-0080-000 Property Address: 7326 48TH ST S Municipality: Franklin, City of

Owner Name: BAKER, ROBERT & CLAUDIA Mailing Address: 7326 S 48TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	RAWSON HEIGHTS LOT 7 BLK E	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1112-Franklin	

Building Description

Dwelling #	759 0080 000- 1		
Year Built:	1/1/1953	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1953	Bedrooms:	5
Remodeled/Effective Age:	-69	Full Baths:	2
Building Type/Style:	04-Cape Cod	Half Baths:	0
Story:	1.50	Rough-in:	0
Grade:	C	Room Count:	6
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0080 000- 1	1,154	0	0	8	486	0	1,648

Attachment Description(s):	Area:	Attachment Value:
12-EFP	168	\$5,000
13-AFG	506	\$15,200

Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

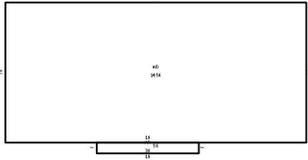
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/20/2015	15-1067	\$6,570.00	ABVPOOL				
10/30/2004	3682	\$24,870.00	ADDTN/PORCH				
6/25/2009	1036	\$5,700.00	INTREMOD-DYRWL,				
6/25/2009	1041	\$1,000.00	EXTREMOD-R				
8/1/1995	95-0876	\$4,217.00	HTG & A/C				
4/9/2015	15-0694	\$6,000.00	ACREPLACE				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/1/1996		\$120,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.935	Gross				\$94,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:			Assessed Land Value:	
40,729	0.935					\$94,500	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			Public Sewer		

Valuation/Explanation		
Dwelling #	759 0080 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,154	\$139,310.88
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	8	\$245.12
Half Story/Finished Net:	486	\$30,261.60
Base Price		\$169,817.60
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	902	\$23,740.64
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,054.08
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:		
Attachments:	674	\$20,200.00
Adjusted Base Price		\$225,134.32
Changes/Adjustments		
Grade Adjustment:	C 100%	\$204,934.32
Market Adjustment:	70%	\$348,388.34
CDU Adjustment:	55	\$191,600.00
Complete:	100	\$191,600.00
Dollar Adjustments		(\$300.00)
Dwelling Value		\$191,300.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$191,300.00
Total Land Value		\$94,500.00
Total Assessed Value		\$285,800.00

Parcel Numbers: 759-0081-000	Property Address: 7306 48TH ST S	Municipality: Franklin, City of
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Owner Name: GILREATH, HENRY W	Mailing Address: 7306 S 48TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: RAWSON HEIGHTS LOT 8 BLK E	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1112-Franklin		

Building Description

Dwelling #	759 0081 000- 1		
Year Built:	1/1/1955	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1955	Bedrooms:	4
Remodeled/Effective Age:	-67	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	6
CDU/Overall Condition:	Good	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0081 000- 1	1,456	0	0	0	0	0	1,456

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	4	\$1,200
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	480	\$2,400

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1955	660		Average	\$6,600.00

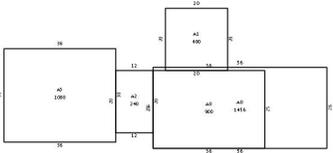
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
11/13/2009	2310	\$3,870.00	FURREPLAC

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/7/2016		\$150,000.00	Invalid		Land and Improvements		
8/31/2015		\$181,100.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.958	Gross				\$96,900	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
41,730	0.958				\$96,900		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			Public Sewer		
Valuation/Explanation							
Dwelling #				759 0081 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,456		\$167,556.48	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$167,556.48	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,456		\$33,153.12	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,581.76	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				4		\$1,200.00	
Attachments:							
Adjusted Base Price						\$205,491.36	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$224,720.50	
Market Adjustment:				4%		\$233,709.32	
CDU Adjustment:				60		\$140,200.00	
Complete:				100		\$140,200.00	
Dollar Adjustments						\$400.00	
Dwelling Value						\$140,600.00	
Other Building Improvements				0		\$6,600.00	
Total Improvement Value						\$147,200.00	
Total Land Value						\$96,900.00	
Total Assessed Value						\$244,100.00	

Parcel Numbers: 759-0082-000 Property Address: 7260 48TH ST S Municipality: Franklin, City of

Owner Name: GROSS, JOHN J & RHONDA A Mailing Address: 7260 S 48TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	RAWSON HEIGHTS LOT 9 BLK E	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1112-Franklin	

Building Description

Dwelling #	759 0082 000- 1		
Year Built:	1/1/1955	Exterior Wall:	07-Brick
Year Remodeled:	1/1/1955	Bedrooms:	3
Remodeled/Effective Age:	-67	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0082 000- 1	1,300	0	0	0	0	0	1,300

Attachment Description(s):	Area:	Attachment Value:
12-EFP	240	\$7,200
13-AFG	1,080	\$32,400

Feature Description(s):	Area:	Feature Value:
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

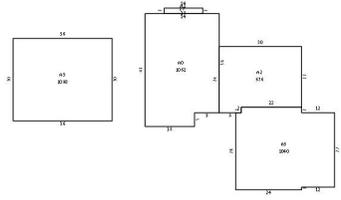
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/2002	120		Average	\$400.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
11/15/2002	02-1279	\$800.00	SHED				
3/31/2008	568	\$50,000.00	ADDTN				
3/31/2008	572	\$100.00	RAZED				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/1/1999		\$135,000.00	Invalid		Land and Improvements		
10/22/2002		\$168,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.990	Gross				\$99,900	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
43,124	0.990				\$99,900		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Sewer		
Valuation/Explanation							
Dwelling #				759 0082 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,300		\$173,355.00	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$173,355.00	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,300		\$30,459.00	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,198.00	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$5,800.00	
Attachments:				1,320		\$39,600.00	
Adjusted Base Price						\$257,293.00	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$233,082.30	
Market Adjustment:				59%		\$370,600.86	
CDU Adjustment:				55		\$203,800.00	
Complete:				100		\$203,800.00	
Dollar Adjustments						(\$600.00)	
Dwelling Value						\$203,200.00	

Other Building Improvements	0	\$400.00
Total Improvement Value		\$203,600.00
Total Land Value		\$99,900.00
Total Assessed Value		\$303,500.00

Parcel Numbers: 759-0083-000 Property Address: 4761 MINNESOTA AVE W Municipality: Franklin, City of

Owner Name: MAHAN, KATHRYN S Mailing Address: 4761 W MINNESOTA AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:	
	RAWSON HEIGHTS LOT 10 BLK E		
	Parcel Sketch and Site Map obtained from the County GIS		
	Neighborhood:		
	1112-Franklin		

Building Description

Dwelling #	759 0083 000- 1		
Year Built:	1/1/1959	Exterior Wall:	09-Masonry/Frame
Year Remodeled:	1/1/1959	Bedrooms:	3
Remodeled/Effective Age:	-63	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Very Good	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0083 000- 1	1,766	0	0	0	0	0	1,766

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	28	\$2,800
13-AFG	1,040	\$31,200

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	712	\$3,560
22-Additional Fixture	4	\$1,200
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	712	\$3,560

Other Building Improvements

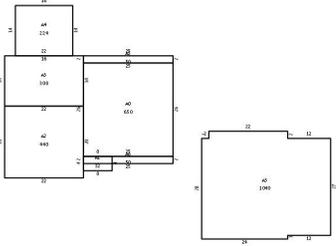
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/2005	144		Average	\$500.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
7/21/2005	52757	\$1,500.00	SHED				
8/16/2010	1684	\$6,850.00	AC&FURREPLAC				
7/29/2010	1570	\$35,000.00	ADDTN				
7/29/2010	1568	\$46,250.00	KITREMOD				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/1/1986		\$73,200.00	Valid		Land and Improvements		
1/1/1998		\$118,500.00	Valid		Land and Improvements		
4/26/2016		\$271,500.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	1.110	Gross				\$105,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
48,352	1.110			\$105,700			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			Public Sewer		

Valuation/Explanation		
Dwelling #	759 0083 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,766	\$214,445.38
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$214,445.38
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,062	\$14,836.14
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,344.36
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	5	\$3,200.00
Attachments:	1,068	\$34,000.00
Adjusted Base Price		\$275,706.88
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$262,357.57
Market Adjustment:	91%	\$501,102.96
CDU Adjustment:	55	\$275,600.00
Complete:	100	\$275,600.00
Dollar Adjustments		(\$600.00)
Dwelling Value		\$275,000.00
Other Building Improvements	0	\$500.00
Total Improvement Value		\$275,500.00
Total Land Value		\$105,700.00
Total Assessed Value		\$381,200.00

Parcel Numbers: 759-0084-001 Property Address: 4629 MINNESOTA AVE W Municipality: Franklin, City of

Owner Name: VILJEVAC, DEBORAH A Mailing Address: 4629 W MINNESOTA AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	CERTIFIED SURVEY MAP NO 3496 NE 11 5 21 PARCEL 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1112-Franklin	

Building Description

Dwelling #	759 0084 001- 1		
Year Built:	1/1/1981	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1981	Bedrooms:	4
Remodeled/Effective Age:	-41	Full Baths:	1
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0084 001- 1	958	750	0	0	0	0	1,708

Attachment Description(s):	Area:	Attachment Value:
35-Ms/Terrace	32	\$0
13-AFG	440	\$13,200
33-Concrete Patio	224	\$1,100
99-Additional Attachments	50	\$5,000
99-Additional Attachments	50	\$5,000

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/1992	80		Average	\$200.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
8/1/2000	00-1015	\$3,842.00	REPL FURNACE				
10/1/2000	00-1287	\$7,280.00	BSMT REPAIR				
1/17/2019	19-0122	\$7,090.00	FUR+ACREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.285	Gross				\$68,100	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
12,415	0.285			\$68,100			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			Public Sewer		
Valuation/Explanation							
Dwelling #				759 0084 001 - 1			
Description				Area		Value Amount	
Living Area:							
First Story:				958		\$120,593.04	
Second Story:				750		\$50,820.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$171,413.04	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				958		\$24,773.88	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,201.68	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$2,000.00	
Attachments:				796		\$24,300.00	
Adjusted Base Price						\$231,569.60	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$225,796.56	
Market Adjustment:				73%		\$390,628.05	
CDU Adjustment:				65		\$253,900.00	
Complete:				100		\$253,900.00	
Dollar Adjustments						\$100.00	
Dwelling Value						\$254,000.00	

Other Building Improvements	0	\$200.00
Total Improvement Value		\$254,200.00
Total Land Value		\$68,100.00
Total Assessed Value		\$322,300.00

Parcel Numbers: 759-0084-002 Property Address: 4707 MINNESOTA AVE W Municipality: Franklin, City of

Owner Name: WESOLOWSKI, WILLIAM & SANDRA L Mailing Address: 4707 W MINNESOTA AVE FRANKLIN, WI 53132 Land Use: Residential

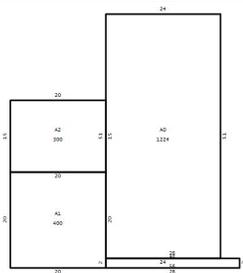
Property Photograph:	Legal Description:	Building Sketch:
	CERTIFIED SURVEY MAP NO 3496 NE 11 5 21 PARCEL 2	

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit: 12/1/2004		Permit Number: 3995		Permit Amount: \$6,648.00		Details of Permit: FURREPLAC/ACREP	
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class: A-Residential Primary Site		Acreage: 0.705	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$91,500
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage: 30,710		Total Acreage: 0.705	Depth:	Act. Frontage:		Assessed Land Value: \$91,500	
General Information							
Topography: Above Street	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: Public Sewer		
Valuation/Explanation							
Dwelling #				759 0084 002- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,130		\$137,554.90	
Second Story:				868		\$57,704.64	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$195,259.54	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,130		\$27,831.90	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Basic Heating		\$0.00	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$5,800.00	
Attachments:				589		\$25,100.00	
Adjusted Base Price						\$258,872.44	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$250,769.68	
Market Adjustment:				58%		\$396,216.10	
CDU Adjustment:				60		\$237,700.00	
Complete:				100		\$237,700.00	
Dollar Adjustments						(\$300.00)	
Dwelling Value						\$237,400.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$237,400.00
Total Land Value		\$91,500.00
Total Assessed Value		\$328,900.00

Parcel Numbers: 759-0085-000 Property Address: 7251 48TH ST S Municipality: Franklin, City of

Owner Name: STULTZ TIM & ANGELA Mailing Address: 7251 S 48TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	RAWSON HEIGHTS LOT 1 BLK F	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
1112-Franklin		

Building Description

Dwelling #	759 0085 000- 1		
Year Built:	1/1/1970	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1970	Bedrooms:	3
Remodeled/Effective Age:	-52	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0085 000- 1	1,224	0	0	0	0	0	1,224

Attachment Description(s):	Area:	Attachment Value:
13-AFG	400	\$12,000
33-Concrete Patio	300	\$1,500

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

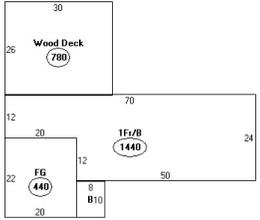
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/1993	192		Average	\$400.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/1/1990		\$98,500.00	Valid		Land and Improvements		
7/15/2003		\$172,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	1.089	Gross				\$97,900	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
47,437	1.089			\$97,900			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Sewer		
Valuation/Explanation							
Dwelling #				759 0085 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,224		\$146,378.16	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$146,378.16	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,224		\$29,290.32	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,011.04	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				700		\$13,500.00	
Adjusted Base Price						\$199,360.52	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$201,916.57	
Market Adjustment:				84%		\$371,526.49	
CDU Adjustment:				55		\$204,300.00	
Complete:				100		\$204,300.00	
Dollar Adjustments						(\$400.00)	
Dwelling Value						\$203,900.00	

Other Building Improvements	0	\$400.00
Total Improvement Value		\$204,300.00
Total Land Value		\$97,900.00
Total Assessed Value		\$302,200.00

Parcel Numbers: 759-0086-000 Property Address: 7271 48TH ST S Municipality: Franklin, City of

Owner Name: HERNON, PAUL J & TAMMY L Mailing Address: 7271 S 48TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	RAWSON HEIGHTS LOT 2 BLK F		<small>Descriptor/Size</small> A: 1Fz/B 1440 sqft B: Conc. Patio 80 sqft C: FG 440 sqft D: Wood Deck 780 sqft
	Parcel Sketch and Site Map obtained from the County GIS			
	Neighborhood:	1112-Franklin		

Building Description

Dwelling #	759 0086 000- 1		
Year Built:	1/1/1958	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1958	Bedrooms:	3
Remodeled/Effective Age:	-64	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0086 000- 1	1,440	0	0	0	0	0	1,440

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	80	\$400
13-AFG	440	\$13,200
31-WD	780	\$7,800

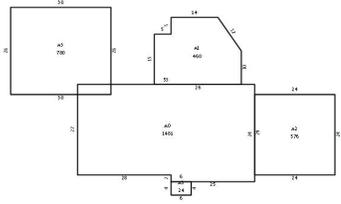
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	965	\$4,825
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	965	\$4,825

Other Building Improvements							
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:		
RS1-Frame Utility Shed	1/1/1986	120		Average	\$200.00		
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
8/2/2012	12-1723	\$22,000.00	FOUNDRPR				
4/22/2019	19-0817	\$8,200.00	EXTREMOD				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/1/1984		\$77,000.00	Valid		Land and Improvements		
5/3/2010		\$160,100.00	Invalid		Land and Improvements		
1/30/2013		\$180,900.00	Valid		Land and Improvements		
7/25/2012		\$108,900.00	Invalid		Land and Improvements		
6/7/2019		\$240,000.00	Invalid		Land and Improvements		
7/27/2001		\$165,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.976	Gross				\$94,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
42,515	0.976			\$94,200			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Sewer		

Valuation/Explanation		
Dwelling #	759 0086 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,440	\$166,795.20
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$166,795.20
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,440	\$33,091.20
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,542.40
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	1,300	\$21,400.00
Adjusted Base Price		\$232,009.80
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$229,140.78
Market Adjustment:	71%	\$391,830.73
CDU Adjustment:	55	\$215,500.00
Complete:	100	\$215,500.00
Dollar Adjustments		\$600.00
Dwelling Value		\$216,100.00
Other Building Improvements	0	\$200.00
Total Improvement Value		\$216,300.00
Total Land Value		\$94,200.00
Total Assessed Value		\$310,500.00

Parcel Numbers: 759-0087-000 Property Address: 7307 48TH ST S Municipality: Franklin, City of

Owner Name: LESSER TRUST DATED 08/22/2007 Mailing Address: 7307 S 48TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	RAWSON HEIGHTS LOT 3 BLK F	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1112-Franklin	

Building Description

Dwelling #	759 0087 000- 1		
Year Built:	1/1/1977	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1977	Bedrooms:	3
Remodeled/Effective Age:	-45	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0087 000- 1	1,481	0	0	0	0	0	1,481

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	460	\$2,300
13-AFG	576	\$17,300
35-Ms/Terrace	24	\$0

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

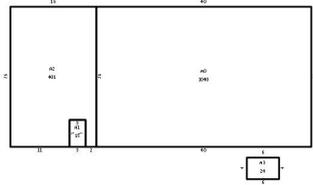
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:

Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
8/22/2007		\$203,800.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.976	Gross				\$94,200
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
42,515	0.976			\$94,200		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			Public Sewer	
Valuation/Explanation						
Dwelling #			759 0087 000- 1			
Description			Area		Value Amount	
Living Area:						
First Story:			1,481			\$170,433.48
Second Story:			0			\$0.00
Additional Story:			0			\$0.00
Attic/Finished Net:			0			\$0.00
Half Story/Finished Net:			0			\$0.00
Base Price					\$170,433.48	
Unfinished Living Area:						
Room/Unfinished:			0			\$0.00
Unfinished Basement:			1,481			\$33,722.37
Half Story/Unfinished:						\$0.00
Structure Info, Features and Attachments:						
Heating/AC			Air Conditioning - Same Ducts		\$3,643.26	
Plumbing			1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area			0			\$0.00
Features:			1			\$300.00
Attachments:			1,060			\$19,600.00
Adjusted Base Price					\$232,580.11	
Changes/Adjustments						
Grade Adjustment:			C+ 110%		\$233,948.12	
Market Adjustment:			49%		\$348,582.70	
CDU Adjustment:			60		\$209,100.00	
Complete:			100		\$209,100.00	
Dollar Adjustments					\$500.00	
Dwelling Value					\$209,600.00	
Other Building Improvements			0			\$0.00
Total Improvement Value					\$209,600.00	
Total Land Value					\$94,200.00	
Total Assessed Value					\$303,800.00	

Parcel Numbers: 759-0088-000 Property Address: 7315 48TH ST S Municipality: Franklin, City of

Owner Name: VANNROM, VOEMANY Mailing Address: 7315 S 48TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	RAWSON HEIGHTS LOT 4 BLK F	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1112-Franklin	

Building Description

Dwelling #	759 0088 000- 1		
Year Built:	1/1/1954	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1954	Bedrooms:	5
Remodeled/Effective Age:	-68	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C-	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Oil
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0088 000- 1	1,441	0	0	0	0	0	1,441

Attachment Description(s):	Area:	Attachment Value:
11-OFP	15	\$300

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1959	748		Average	\$7,500.00

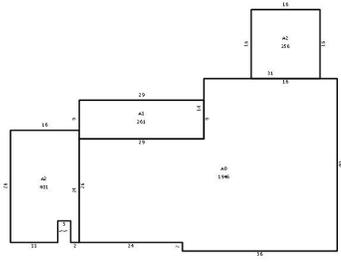
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
3/27/2004	809	\$10,000.00	INTREM0D
10/27/2004	3620	\$0.00	FUR/ACREPLAC
7/17/2004	2323	\$6,500.00	FOUNDRPR

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
2/11/2004		\$137,000.00	Invalid		Land and Improvements		
1/22/2020		\$97,750.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.976	Gross				\$94,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
42,515	0.976				\$94,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			Public Sewer		
Valuation/Explanation							
Dwelling #				759 0088 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,441		\$166,911.03	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$166,911.03	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,040		\$26,436.80	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,544.86	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				15		\$300.00	
Adjusted Base Price						\$204,814.69	
Changes/Adjustments							
Grade Adjustment:				C- 95%		\$194,003.96	
Market Adjustment:				56%		\$302,646.17	
CDU Adjustment:				55		\$166,500.00	
Complete:				100		\$166,500.00	
Dollar Adjustments						(\$300.00)	
Dwelling Value						\$166,200.00	
Other Building Improvements				0		\$7,500.00	
Total Improvement Value						\$173,700.00	
Total Land Value						\$94,200.00	
Total Assessed Value						\$267,900.00	

Parcel Numbers: 759-0089-001	Property Address: 4615 RAWSON AVE W	Municipality: Franklin, City of
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Owner Name: RUSKIEWICZ, JAMES M	Mailing Address: 4615 W RAWSON AVE FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: CERTIFIED SURVEY MAP NO 2686 NE 11 5 21 PARCEL 1 EXC N	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1112-Franklin		

Building Description

Dwelling #	759 0089 001- 1		
Year Built:	1/1/1954	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1954	Bedrooms:	6
Remodeled/Effective Age:	-68	Full Baths:	2
Building Type/Style:	22-Other	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	9
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0089 001- 1	2,207	0	0	0	0	0	2,207

Attachment Description(s): 31-WD	Area: 256	Attachment Value: \$2,600
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Feature Description(s): 22-Additional Fixture	Area: 5	Feature Value: \$1,500
Rec Room Condition: Average	Rec Room Area: 576	Rec Room Value: \$2,880

Other Building Improvements

Structure Type: RG1-Detached Frame Garage	Year Built: 1/1/1960	Area: 528	Construction:	Condition: Average	Value: \$5,300.00
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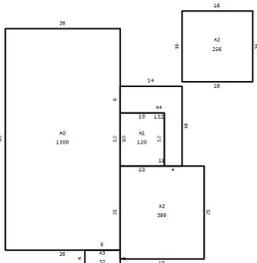
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
3/11/2003		\$56,667.00	Invalid		Land and Improvements		
4/1/1983		\$40,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.930	Gross				\$97,100	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
40,511	0.930				\$97,100		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Sewer		
Valuation/Explanation							
Dwelling #				759 0089 001- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				2,207		\$235,928.30	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$235,928.30	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,946		\$42,130.90	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$5,429.22	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				5		\$1,500.00	
Attachments:				256		\$2,600.00	
Adjusted Base Price						\$294,910.42	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$290,810.42	
Market Adjustment:				37%		\$398,410.28	
CDU Adjustment:				55		\$219,100.00	
Complete:				100		\$219,100.00	
Dollar Adjustments						\$300.00	
Dwelling Value						\$219,400.00	
Other Building Improvements				0		\$5,300.00	
Total Improvement Value						\$224,700.00	
Total Land Value						\$97,100.00	
Total Assessed Value						\$321,800.00	

Parcel Numbers: 759-0089-002 Property Address: 4635 RAWSON AVE W Municipality: Franklin, City of

Owner Name: SCHILTZ, JOHN G & DENISE A Mailing Address: 4635 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	CERTIFIED SURVEY MAP NO 2686 NE 11 5 21 PARCEL 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1111-Franklin	

Building Description

Dwelling #	759 0089 002- 1		
Year Built:	1/1/1977	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1977	Bedrooms:	3
Remodeled/Effective Age:	-45	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0089 002- 1	1,300	0	0	0	0	0	1,300

Attachment Description(s):	Area:	Attachment Value:
31-WD	120	\$1,200
13-AFG	399	\$12,000
35-Ms/Terrace	32	\$0
33-Concrete Patio	132	\$700

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	4	\$1,200
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	552	\$2,760

Other Building Improvements

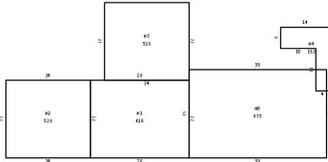
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/1/1996	96-0556	\$400.00	WDDK 10X12'				
12/5/2005	4737	\$3,300.00	EXTREMOD				
8/30/2007	2083	\$12,000.00	FOUNDRPR				
1/3/2006	2	\$3,800.00	EXTREMOD				
4/23/2004	1153	\$9,150.00	FOUNDRPR				
7/1/2000	00-0881	\$1,750.00	AC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/1/1991		\$84,900.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.318	Gross				\$56,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
13,852	0.318				\$56,800		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Heavy			Public Sewer		

Valuation/Explanation		
Dwelling #	759 0089 002- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,300	\$152,815.00
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$152,815.00
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,300	\$30,459.00
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,198.00
Plumbing	0 - Half Bath 1 - Full Bath	\$0.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$1,200.00
Attachments:	683	\$13,900.00
Adjusted Base Price		\$201,572.00
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$205,119.20
Market Adjustment:	60%	\$328,190.72
CDU Adjustment:	60	\$196,900.00
Complete:	100	\$196,900.00
Dollar Adjustments		\$200.00
Dwelling Value		\$197,100.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$197,100.00
Total Land Value		\$56,800.00
Total Assessed Value		\$253,900.00

Parcel Numbers: 759-0090-000	Property Address: 7131 46TH ST S	Municipality: Franklin, City of
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Owner Name: LUZINSKI, JERRY R & RUTH E	Mailing Address: 7131 S 46TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: RAWSON HEIGHTS LOT 2 BLK G	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1112-Franklin	

Building Description

Dwelling #	759 0090 000- 1		
Year Built:	1/1/1954	Exterior Wall:	08-Stone
Year Remodeled:	1/1/1954	Bedrooms:	3
Remodeled/Effective Age:	-68	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0090 000- 1	1,591	0	0	0	0	0	1,591

Attachment Description(s):	Area:	Attachment Value:
23-AMG	528	\$18,500
33-Concrete Patio	528	\$2,600

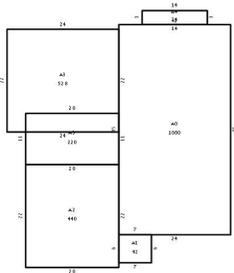
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
RG1-Detached Frame Garage	1/1/1980	720		Average	\$7,200.00	
RG2-Detached Masonary Garage	1/1/2001	400		Average	\$7,800.00	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
5/1/2001	01-0485	\$1,689.00	SHED 20X20'			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	1.102	Gross				\$95,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
48,003	1.102			\$95,000		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Above Street	Paved	Light			Public Sewer	
Valuation/Explanation						
Dwelling #	759 0090 000- 1					
Description	Area				Value Amount	
Living Area:						
First Story:	1,591				\$195,454.35	
Second Story:	0				\$0.00	
Additional Story:	0				\$0.00	
Attic/Finished Net:	0				\$0.00	
Half Story/Finished Net:	0				\$0.00	
Base Price					\$195,454.35	
Unfinished Living Area:						
Room/Unfinished:	0				\$0.00	
Unfinished Basement:	975				\$25,213.50	
Half Story/Unfinished:					\$0.00	
Structure Info, Features and Attachments:						
Heating/AC	Basic Heating				\$0.00	
Plumbing	1 - Half Bath 1 - Full Bath				\$4,881.00	
Finished Basement Living Area	0				\$0.00	
Features:	2				\$5,800.00	
Attachments:	1,056				\$21,100.00	
Adjusted Base Price					\$252,448.85	
Changes/Adjustments						
Grade Adjustment:	C+ 110%				\$248,103.74	
Market Adjustment:	57%				\$389,522.86	
CDU Adjustment:	55				\$214,200.00	
Complete:	100				\$214,200.00	
Dollar Adjustments					\$500.00	
Dwelling Value					\$214,700.00	

Other Building Improvements	0	\$15,000.00
Total Improvement Value		\$229,700.00
Total Land Value		\$95,000.00
Total Assessed Value		\$324,700.00

Parcel Numbers: 759-0091-000 Property Address: 4600 MINNESOTA AVE W Municipality: Franklin, City of

Owner Name: KLEIST, STEVEN M Mailing Address: 4600 W MINNESOTA AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	RAWSON HEIGHTS LOT 3 BLK G	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1112-Franklin	

Building Description

Dwelling #	759 0091 000- 1		
Year Built:	1/1/1968	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1968	Bedrooms:	3
Remodeled/Effective Age:	-54	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0091 000- 1	1,342	0	0	0	0	0	1,342

Attachment Description(s):	Area:	Attachment Value:
11-OFP	42	\$800
13-AFG	440	\$13,200
99-Additional Attachments	42	\$4,200

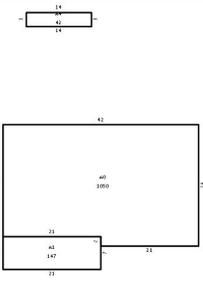
Feature Description(s):	Area:	Feature Value:
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
RG1-Detached Frame Garage	1/1/1997	660		Average	\$9,900.00	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
7/1/1997	97-0644	\$6,100.00	GARAGE 22X30			
11/7/2005	889122	\$0.00	AC			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
7/1/1993		\$108,000.00	Valid		Land and Improvements	
9/11/2007		\$205,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	1.102	Gross				\$95,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
48,003	1.102			\$95,000		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Above Street	Paved	Light			Public Sewer	

Valuation/Explanation		
Dwelling #	759 0091 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,342	\$157,752.10
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$157,752.10
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,080	\$27,010.80
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,301.32
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$5,800.00
Attachments:	524	\$18,200.00
Adjusted Base Price		\$216,945.22
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$212,239.74
Market Adjustment:	75%	\$371,419.55
CDU Adjustment:	55	\$204,300.00
Complete:	100	\$204,300.00
Dollar Adjustments		\$0.00
Dwelling Value		\$204,300.00
Other Building Improvements	0	\$9,900.00
Total Improvement Value		\$214,200.00
Total Land Value		\$95,000.00
Total Assessed Value		\$309,200.00

Parcel Numbers: 759-0092-000	Property Address: 4632 MINNESOTA AVE W	Municipality: Franklin, City of
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Owner Name: YOUNG, PAMELA L	Mailing Address: 4632 W MINNESOTA AVE FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: RAWSON HEIGHTS LOT 4 BLK G	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1112-Franklin	

Building Description

Dwelling #	759 0092 000- 1		
Year Built:	1/1/1956	Exterior Wall:	07-Brick
Year Remodeled:	1/1/1956	Bedrooms:	3
Remodeled/Effective Age:	-66	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0092 000- 1	1,050	0	0	0	0	0	1,050

Attachment Description(s): 33-Concrete Patio	Area: 147	Attachment Value: \$700
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Feature Description(s): 22-Additional Fixture	Area: 3	Feature Value: \$900
Rec Room Condition: Average	Rec Room Area: 498	Rec Room Value: \$2,490

Other Building Improvements

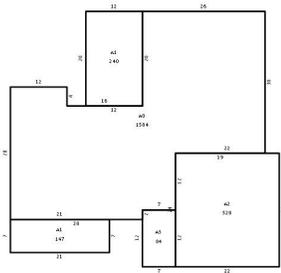
Structure Type: RG1-Detached Frame Garage	Year Built: 1/1/1975	Area: 528	Construction:	Condition: Average	Value: \$5,300.00
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Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
6/6/2013	13-1047	\$3,400.00	ACREPLACE			
10/27/2010	2319	\$5,748.00	EXTREMOD			
8/20/2013	13-1884	\$13,000.00	FOUNDRPR			
9/24/2018	18-2390	\$5,000.00	FURREPLAC			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
3/4/2010		\$183,900.00	Invalid		Land and Improvements	
2/1/1995		\$108,000.00	Valid		Land and Improvements	
10/1/1997		\$116,000.00	Valid		Land and Improvements	
9/1/1999		\$140,000.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	1.102	Gross				\$95,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
48,003	1.102			\$95,000		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Above Street	Paved	Light			Public Sewer	

Valuation/Explanation		
Dwelling #	759 0092 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,050	\$149,047.50
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$149,047.50
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,050	\$26,260.50
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$2,583.00
Plumbing	0 - Half Bath 1 - Full Bath	\$0.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$900.00
Attachments:	147	\$700.00
Adjusted Base Price		\$179,491.00
Changes/Adjustments		
Grade Adjustment:	C 100%	\$177,891.00
Market Adjustment:	48%	\$263,278.68
CDU Adjustment:	55	\$144,800.00
Complete:	100	\$144,800.00
Dollar Adjustments		\$100.00
Dwelling Value		\$144,900.00
Other Building Improvements	0	\$5,300.00
Total Improvement Value		\$150,200.00
Total Land Value		\$95,000.00
Total Assessed Value		\$245,200.00

Parcel Numbers: 759-0093-001 Property Address: 4724 MINNESOTA AVE W Municipality: Franklin, City of

Owner Name: KOERNER, SCOTT B & FRANCIS M Mailing Address: 4724 W MINNESOTA AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	CERTIFIED SURVEY MAP NO 2631 NE 11 5 21 PARCEL 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1112-Franklin	

Building Description

Dwelling #	759 0093 001- 1		
Year Built:	1/1/1977	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1977	Bedrooms:	3
Remodeled/Effective Age:	-45	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0093 001- 1	1,584	0	0	0	0	0	1,584

Attachment Description(s):	Area:	Attachment Value:
12-EFP	240	\$7,200
13-AFG	528	\$15,800
11-OFP	84	\$1,700

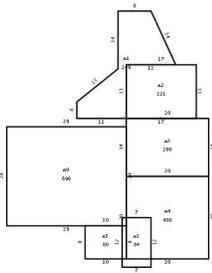
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition: Average	Rec Room Area: 728	Rec Room Value: \$3,640
22-Additional Fixture	6	\$1,800
Rec Room Condition: Average	Rec Room Area: 728	Rec Room Value: \$3,640

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
12/1/2010	2632	\$18,894.00	ADDTN			
1/18/2017	17-0117	\$11,960.00	FOUNDRPR			
8/19/2016	16-2060	\$9,905.00	FOUNDRPR			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.555	Gross				\$75,600
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
24,176	0.555			\$75,600		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Above Street	Paved	Light			Public Sewer	

Valuation/Explanation		
Dwelling #	759 0093 001- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,584	\$180,021.60
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$180,021.60
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,584	\$35,434.08
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,896.64
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	7	\$3,800.00
Attachments:	852	\$24,700.00
Adjusted Base Price		\$252,733.32
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$246,656.65
Market Adjustment:	69%	\$416,849.74
CDU Adjustment:	60	\$250,100.00
Complete:	100	\$250,100.00
Dollar Adjustments		(\$400.00)
Dwelling Value		\$249,700.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$249,700.00
Total Land Value		\$75,600.00
Total Assessed Value		\$325,300.00

Parcel Numbers: 759-0093-002	Property Address: 4748 MINNESOTA AVE W	Municipality: Franklin, City of
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Owner Name: KONOPSKI, ROBERT & CHRISTINE	Mailing Address: 4748 W MINNESOTA AVE FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: CERTIFIED SURVEY MAP NO 2631 NE 11 5 21 PARCEL 2	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1112-Franklin	

Building Description

Dwelling #	759 0093 002- 1		
Year Built:	1/1/1977	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1977	Bedrooms:	4
Remodeled/Effective Age:	-45	Full Baths:	1
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0093 002- 1	976	696	0	0	0	0	1,672

Attachment Description(s):	Area:	Attachment Value:
31-WD	249	\$2,500
33-Concrete Patio	221	\$1,100
13-AFG	400	\$12,000
11-OFP	80	\$1,600

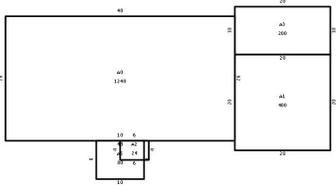
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition: Average	Rec Room Area: 976	Rec Room Value: \$4,880
05-Metal Fireplace	1	\$2,000
Rec Room Condition: Average	Rec Room Area: 976	Rec Room Value: \$4,880

Other Building Improvements							
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:		
RS1-Frame Utility Shed	1/1/1997	80		Average	\$200.00		
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
8/1/1997	97-0796	\$950.00	SHED 8X10'				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/1/1997		\$137,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.555	Gross				\$75,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
24,176	0.555				\$75,600		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Sewer		
Valuation/Explanation							
Dwelling #				759 0093 002- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				976		\$122,858.88	
Second Story:				696		\$48,184.08	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$171,042.96	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				976		\$25,239.36	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Basic Heating		\$0.00	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				950		\$17,200.00	
Adjusted Base Price						\$220,663.32	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$221,279.65	
Market Adjustment:				89%		\$418,218.54	
CDU Adjustment:				60		\$250,900.00	
Complete:				100		\$250,900.00	
Dollar Adjustments						\$100.00	
Dwelling Value						\$251,000.00	

Other Building Improvements	0	\$200.00
Total Improvement Value		\$251,200.00
Total Land Value		\$75,600.00
Total Assessed Value		\$326,800.00

Parcel Numbers: 759-0094-000	Property Address: 4814 MINNESOTA AVE W	Municipality: Franklin, City of
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Owner Name: KROCHALK, SALLY	Mailing Address: 4814 W MINNESOTA AVE FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: RAWSON HEIGHTS LOT 6 BLK G	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1112-Franklin	

Building Description

Dwelling #	759 0094 000- 1		
Year Built:	1/1/1963	Exterior Wall:	07-Brick
Year Remodeled:	1/1/1963	Bedrooms:	3
Remodeled/Effective Age:	-59	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0094 000- 1	1,248	0	0	0	0	0	1,248

Attachment Description(s):	Area:	Attachment Value:
23-AMG	400	\$14,000
11-OPF	24	\$500
33-Concrete Patio	200	\$1,000

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

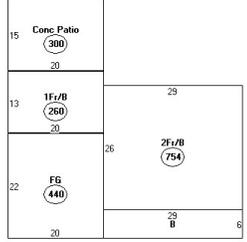
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/2004	140		Average	\$500.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
6/6/2002	02-0581	\$2,442.00	SHED 10X14'				
9/9/2004	2998	\$4,000.00	HOTTUB				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/31/2017		\$198,000.00	Valid		Land and Improvements		
3/29/2002		\$158,500.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	1.766	Gross				\$110,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
76,927	1.766			\$110,800			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Sewer		
Valuation/Explanation							
Dwelling #				759 0094 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,248		\$171,662.40	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$171,662.40	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,248		\$29,864.64	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,070.08	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				624		\$15,500.00	
Adjusted Base Price						\$225,278.12	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$230,425.93	
Market Adjustment:				53%		\$352,551.68	
CDU Adjustment:				55		\$193,900.00	
Complete:				100		\$193,900.00	
Dollar Adjustments						\$200.00	
Dwelling Value						\$194,100.00	

Other Building Improvements	0	\$500.00
Total Improvement Value		\$194,600.00
Total Land Value		\$110,800.00
Total Assessed Value		\$305,400.00

Parcel Numbers: 759-0095-001 Property Address: 7104 47TH PL S Municipality: Franklin, City of

Owner Name: ELOUAFKI, JOHN H Mailing Address: 7104 S 47TH PL FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	CERTIFIED SURVEY MAP NO 3289 NE 11 5 21 PARCEL 1	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <ul style="list-style-type: none"> A: 2F1/B 754 sqft B: OFF 174 sqft C: FG 440 sqft D: 1F1/B 260 sqft E: Conc. Patio 300 sqft
	Neighborhood: 1111-Franklin	

Building Description

Dwelling #	759 0095 001- 1		
Year Built:	1/1/1978	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1978	Bedrooms:	3
Remodeled/Effective Age:	-44	Full Baths:	1
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	7
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0095 001- 1	1,014	754	0	0	0	0	1,768

Attachment Description(s):	Area:	Attachment Value:
11-OFP	174	\$3,500
13-AFG	440	\$13,200
33-Concrete Patio	300	\$1,500

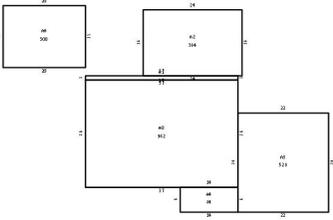
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	312	\$1,560
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	312	\$1,560

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
11/1/1996	96-1271	\$3,055.00	REPL FURNACE			
7/20/2006	2407	\$5,171.00	FENCE			
2/9/2021	21-0058	\$15,700.00	FOUNDRPR			
2/15/2021	21-0066	\$9,650.00	FOUNDRPR-DTILE			
12/1/1997	97-1248	\$100.00	BSMT ALTERAT			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
11/1/2000		\$155,900.00	Valid		Land and Improvements	
7/19/2011		\$163,000.00	Valid		Land and Improvements	
1/1/1990		\$96,000.00	Invalid		Land and Improvements	
11/1/1996		\$119,000.00	Valid		Land and Improvements	
2/18/2021		\$274,900.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.256	Gross				\$52,100
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
11,151	0.256			\$52,100		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light		6/27/2022	Public Sewer	

Valuation/Explanation		
Dwelling #	759 0095 001- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,014	\$126,303.84
Second Story:	754	\$51,091.04
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$177,394.88
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,014	\$25,775.88
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,349.28
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	914	\$18,200.00
Adjusted Base Price		\$232,901.04
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$233,641.14
Market Adjustment:	59%	\$371,489.42
CDU Adjustment:	60	\$222,900.00
Complete:	100	\$222,900.00
Dollar Adjustments		(\$100.00)
Dwelling Value		\$222,800.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$222,800.00
Total Land Value		\$52,100.00
Total Assessed Value		\$274,900.00

Parcel Numbers: 759-0095-002 Property Address: 7101 47TH PL S Municipality: Franklin, City of

Owner Name: PHAM, HENRY H Mailing Address: 7101 S 47TH ST FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	CERTIFIED SURVEY MAP NO 3289 NE 11 5 21 PARCEL 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1111-Franklin	

Building Description

Dwelling #	759 0095 002- 1		
Year Built:	1/1/1978	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1978	Bedrooms:	4
Remodeled/Effective Age:	-44	Full Baths:	1
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	6
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0095 002- 1	962	999	0	0	0	0	1,961

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	37	\$3,700
33-Concrete Patio	384	\$1,900
13-AFG	528	\$15,800
11-OFP	84	\$1,700

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

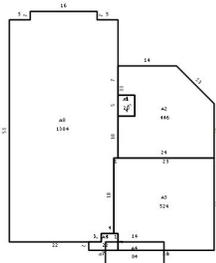
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
3/15/2005		\$198,500.00	Valid		Land and Improvements		
12/10/2020		\$238,700.00	Invalid		Land and Improvements		
6/1/1990		\$97,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.282	Gross				\$53,400	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
12,284	0.282			\$53,400			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Below Street	Paved	Medium			Public Sewer		
Valuation/Explanation							
Dwelling #				759 0095 002- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				962		\$121,096.56	
Second Story:				999		\$65,254.68	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$186,351.24	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				962		\$24,877.32	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,824.06	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				3		\$900.00	
Attachments:				1,033		\$23,100.00	
Adjusted Base Price						\$244,933.62	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$243,026.98	
Market Adjustment:				68%		\$408,285.33	
CDU Adjustment:				60		\$245,000.00	
Complete:				100		\$245,000.00	
Dollar Adjustments						\$600.00	
Dwelling Value						\$245,600.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$245,600.00
Total Land Value		\$53,400.00
Total Assessed Value		\$299,000.00

Parcel Numbers: 759-0096-000 Property Address: 5007 RAWSON AVE W Municipality: Franklin, City of

Owner Name: MALDONIS, WALTER & KATHLEEN Mailing Address: 5007 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	MARTIN FAMILY SUBDIVISION LOT 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1112-Franklin	

Building Description

Dwelling #	759 0096 000- 1		
Year Built:	1/1/1976	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1976	Bedrooms:	3
Remodeled/Effective Age:	-46	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0096 000- 1	1,404	0	0	0	0	0	1,404

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	20	\$2,000
33-Concrete Patio	445	\$2,200
13-AFG	524	\$15,700
11-OFP	22	\$400

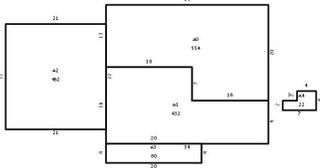
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
10/1/1996	96-1207	\$2,000.00	REMOV&REROOF			
3/1/2000	00-0245	\$14,500.00	BSMT REPAIR			
3/21/2012	12-0463	\$11,657.00	REROOF			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.478	Gross				\$76,100
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
20,822	0.478			\$76,100		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Heavy			Public Sewer	

Valuation/Explanation		
Dwelling #	759 0096 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,404	\$162,625.32
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$162,625.32
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,384	\$32,108.80
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,453.84
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$5,800.00
Attachments:	1,011	\$20,300.00
Adjusted Base Price		\$229,168.96
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$223,375.86
Market Adjustment:	52%	\$339,531.30
CDU Adjustment:	60	\$203,700.00
Complete:	100	\$203,700.00
Dollar Adjustments		\$200.00
Dwelling Value		\$203,900.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$203,900.00
Total Land Value		\$76,100.00
Total Assessed Value		\$280,000.00

Parcel Numbers: 759-0097-000 Property Address: 5021 RAWSON AVE W Municipality: Franklin, City of

Owner Name: WAHLEN, JOHN P III Mailing Address: 5021 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	MARTIN FAMILY SUBDIVISION LOT 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1112-Franklin	

Building Description

Dwelling #	759 0097 000- 1		
Year Built:	1/1/1986	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1986	Bedrooms:	3
Remodeled/Effective Age:	-36	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0097 000- 1	986	554	0	0	0	0	1,540

Attachment Description(s):	Area:	Attachment Value:
13-AFG	462	\$13,900
11-OFP	80	\$1,600

Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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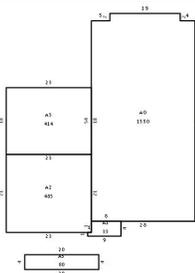
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
6/1/1994	94-0629	\$1,850.00	A/C

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/1/1992		\$106,940.00	Valid		Land and Improvements		
5/24/2002		\$165,500.00	Valid		Land and Improvements		
12/14/2015		\$203,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.519	Gross				\$82,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
22,608	0.519				\$82,800		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Below Street	Paved	Heavy			All Public		
Valuation/Explanation							
Dwelling #				759 0097 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				986		\$124,117.68	
Second Story:				554		\$39,466.96	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$163,584.64	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				986		\$25,497.96	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,788.40	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:							
Attachments:				542		\$15,500.00	
Adjusted Base Price						\$215,693.00	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$220,212.30	
Market Adjustment:				76%		\$387,573.65	
CDU Adjustment:				65		\$251,900.00	
Complete:				100		\$251,900.00	
Dollar Adjustments						(\$500.00)	
Dwelling Value						\$251,400.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$251,400.00	
Total Land Value						\$82,800.00	
Total Assessed Value						\$334,200.00	

Parcel Numbers: 759-0098-000 Property Address: 7124 51ST ST S Municipality: Franklin, City of

Owner Name: RICKUN, RYAN Mailing Address: 7124 S 51ST ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	MARTIN FAMILY SUBDIVISION LOT 3	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	

1112-Franklin

Building Description

Dwelling #	759 0098 000- 1		
Year Built:	1/1/1977	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1977	Bedrooms:	3
Remodeled/Effective Age:	-45	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0098 000- 1	1,550	0	0	0	0	0	1,550

Attachment Description(s):	Area:	Attachment Value:
11-OFP	33	\$700
13-AFG	483	\$14,500
33-Concrete Patio	414	\$2,100

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

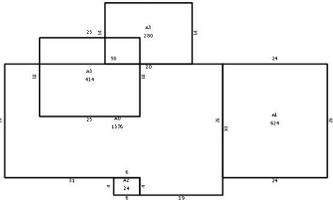
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
6/1/1995	95-0588	\$1,775.00	A/C				
6/8/2015	15-1238	\$3,838.00	EXTREMOD (EGRES)				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/14/2005		\$147,000.00	Invalid		Land and Improvements		
1/22/2009		\$80,000.00	Invalid		Land and Improvements		
2/27/2014		\$205,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.372	Gross				\$74,900	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
16,204	0.372				\$74,900		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				759 0098 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,550		\$176,157.50	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$176,157.50	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,550		\$34,673.50	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,813.00	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				930		\$17,300.00	
Adjusted Base Price						\$237,125.00	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$241,477.50	
Market Adjustment:				48%		\$357,386.70	
CDU Adjustment:				60		\$214,400.00	
Complete:				100		\$214,400.00	
Dollar Adjustments						\$100.00	
Dwelling Value						\$214,500.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$214,500.00
Total Land Value		\$74,900.00
Total Assessed Value		\$289,400.00

Parcel Numbers: 759-0099-000 Property Address: 7140 51ST ST S Municipality: Franklin, City of

Owner Name: GUZINSKI, SARAH B Mailing Address: 7140 S 51ST ST FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	MARTIN FAMILY SUBDIVISION LOT 4 & INCL N 30 FT OF VAC	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1112-Franklin	

Building Description

Dwelling #	759 0099 000- 1		
Year Built:	1/1/1978	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1978	Bedrooms:	3
Remodeled/Effective Age:	-44	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0099 000- 1	1,376	0	0	0	0	0	1,376

Attachment Description(s):	Area:	Attachment Value:
13-AFG	624	\$18,700
11-OPF	24	\$500
31-WD	280	\$2,800

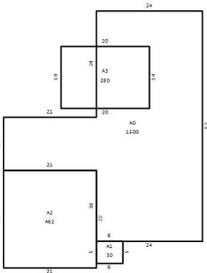
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
RG1-Detached Frame Garage		1/1/1989	736		Average	\$10,600.00	
Permit / Construction History							
Date of Permit:		Permit Number:		Permit Amount:		Details of Permit:	
10/1/1997		97-1036		\$2,824.00		REMODEL GARA	
10/1/1997		97-1082		\$900.00		A/C UNIT	
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
1/12/2011		\$170,000.00	Valid		Land and Improvements		
5/22/2009		\$209,000.00	Invalid		Land and Improvements		
6/9/2017		\$194,900.00	Valid		Land and Improvements		
9/1/1993		\$105,000.00	Valid		Land and Improvements		
9/1/1995		\$125,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.752	Gross				\$87,100
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
32,757		0.752				\$87,100	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			All Public		

Valuation/Explanation		
Dwelling #	759 0099 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,376	\$160,565.44
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$160,565.44
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,376	\$31,923.20
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,384.96
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$5,800.00
Attachments:	928	\$22,000.00
Adjusted Base Price		\$228,554.60
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$220,830.06
Market Adjustment:	40%	\$309,162.08
CDU Adjustment:	60	\$185,500.00
Complete:	100	\$185,500.00
Dollar Adjustments		(\$500.00)
Dwelling Value		\$185,000.00
Other Building Improvements	0	\$10,600.00
Total Improvement Value		\$195,600.00
Total Land Value		\$87,100.00
Total Assessed Value		\$282,700.00

Parcel Numbers: 759-0100-000 Property Address: 7112 47TH PL S Municipality: Franklin, City of

Owner Name: WOOLEY, WALTER F Mailing Address: 7112 S 47TH PL FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	B J MANOR LOT 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1111-Franklin	

Building Description

Dwelling #	759 0100 000- 1		
Year Built:	1/1/1985	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1985	Bedrooms:	3
Remodeled/Effective Age:	-37	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0100 000- 1	1,500	0	0	0	0	0	1,500

Attachment Description(s):	Area:	Attachment Value:
11-OFP	30	\$600
13-AFG	462	\$13,900

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	1,100	\$5,500

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

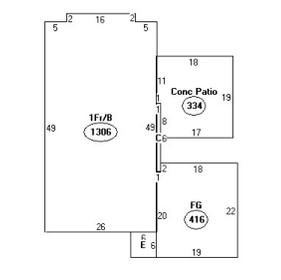
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/1/1993		\$122,000.00	Valid		Land and Improvements		
7/1/1996		\$130,900.00	Valid		Land and Improvements		
4/24/2006		\$167,700.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.249	Gross				\$64,400	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
10,846	0.249				\$64,400		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Sewer		
Valuation/Explanation							
Dwelling #				759 0100 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,500		\$171,480.00	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$171,480.00	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,500		\$33,840.00	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,690.00	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$600.00	
Attachments:				492		\$14,500.00	
Adjusted Base Price						\$228,991.00	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$235,280.10	
Market Adjustment:				56%		\$367,036.96	
CDU Adjustment:				65		\$238,600.00	
Complete:				100		\$238,600.00	
Dollar Adjustments						(\$300.00)	
Dwelling Value						\$238,300.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$238,300.00	
Total Land Value						\$64,400.00	
Total Assessed Value						\$302,700.00	

Parcel Numbers: 759-0101-000 Property Address: 7120 47TH PL S Municipality: Franklin, City of

Owner Name: PETERSON, MARK & SANDRA - LIV TRUST Mailing Address: 7120 S 47TH PL FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	B J MANOR LOT 2	 <p><small>Descriptor/Size A: 1F/2B 1306 sqft B: Conc. Patio 334 sqft C: FGH 16 sqft D: FG 416 sqft E: OFP 36 sqft</small></p>
	Parcel Sketch and Site Map obtained from the County GIS		
	Neighborhood:		
	1111-Franklin		

Building Description

Dwelling #	759 0101 000- 1		
Year Built:	1/1/1980	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1980	Bedrooms:	3
Remodeled/Effective Age:	-42	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	6
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0101 000- 1	1,322	0	0	0	0	0	1,322

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	334	\$1,700
99-Additional Attachments	16	\$1,600
13-AFG	416	\$12,500
11-OFP	36	\$700

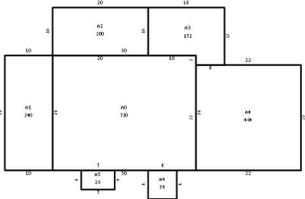
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed	1/1/2019	120		Average	\$1,000.00	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
6/11/2014	14-1305	\$5,625.00	ACREPLACE			
5/21/2019	19-1088	\$23,200.00	EXTREMOD			
8/21/2019	19-2163	\$4,150.00	SHED 10X12			
8/23/2021	21-0555	\$14,000.00	INTREMOD			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
7/7/2021		\$224,000.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.246	Gross				\$64,300
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
10,716	0.246			\$64,300		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Cul-de-sac		6/27/2022	Public Sewer	

Valuation/Explanation		
Dwelling #	759 0101 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,322	\$155,401.10
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$155,401.10
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,306	\$30,599.58
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,252.12
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	802	\$16,500.00
Adjusted Base Price		\$212,933.80
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$213,547.18
Market Adjustment:	63%	\$348,081.90
CDU Adjustment:	60	\$208,800.00
Complete:	100	\$208,800.00
Dollar Adjustments		\$400.00
Dwelling Value		\$209,200.00
Other Building Improvements	0	\$1,000.00
Total Improvement Value		\$210,200.00
Total Land Value		\$64,300.00
Total Assessed Value		\$274,500.00

Parcel Numbers: 759-0102-000 Property Address: 7128 47TH PL S Municipality: Franklin, City of

Owner Name: WENNINGER, RICHARD & ROSEMARY E Mailing Address: 7128 S 47TH PL FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	B J MANOR LOT 3	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1111-Franklin	

Building Description

Dwelling #	759 0102 000- 1		
Year Built:	1/1/1980	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1980	Bedrooms:	3
Remodeled/Effective Age:	-42	Full Baths:	1
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0102 000- 1	960	720	0	0	0	0	1,680

Attachment Description(s):	Area:	Attachment Value:
31-WD	200	\$2,000
33-Concrete Patio	172	\$900
13-AFG	484	\$14,500
35-Ms/Terrace	28	\$0

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

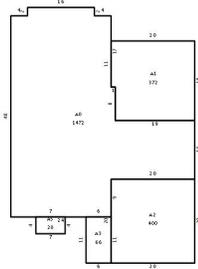
Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit: 7/1/1999	Permit Number: 99-0935	Permit Amount: \$1,000.00	Details of Permit: REROOF				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class: A-Residential Primary Site	Acreage: 0.266	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$65,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage: 11,587	Total Acreage: 0.266	Depth:	Act. Frontage:	Assessed Land Value: \$65,800			
General Information							
Topography: Level	Street/Road: Paved	Fronting Traffic: Cul-de-sac	Inspected By:	Inspected On:	Utilities: Public Sewer		
Valuation/Explanation							
Dwelling #	759 0102 000- 1						
Description	Area					Value Amount	
Living Area:							
First Story:	960					\$120,844.80	
Second Story:	720					\$49,348.80	
Additional Story:	0					\$0.00	
Attic/Finished Net:	0					\$0.00	
Half Story/Finished Net:	0					\$0.00	
Base Price	\$170,193.60						
Unfinished Living Area:							
Room/Unfinished:	0					\$0.00	
Unfinished Basement:	960					\$24,825.60	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC	Air Conditioning - Same Ducts					\$4,132.80	
Plumbing	1 - Half Bath 1 - Full Bath					\$4,881.00	
Finished Basement Living Area	0					\$0.00	
Features:	1					\$300.00	
Attachments:	884					\$17,400.00	
Adjusted Base Price	\$221,733.00						
Changes/Adjustments							
Grade Adjustment:	C+ 110%					\$224,436.30	
Market Adjustment:	82%					\$408,474.07	
CDU Adjustment:	60					\$245,100.00	
Complete:	100					\$245,100.00	
Dollar Adjustments						(\$200.00)	
Dwelling Value	\$244,900.00						
Other Building Improvements	0					\$0.00	
Total Improvement Value	\$244,900.00						
Total Land Value	\$65,800.00						
Total Assessed Value	\$310,700.00						

Parcel Numbers: 759-0103-000	Property Address: 7136 47TH PL S	Municipality: Franklin, City of
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Owner Name: WEBER, AMANDA	Mailing Address: 7136 S 47TH PL FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: B J MANOR LOT 4	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1111-Franklin	

Building Description

Dwelling #	759 0103 000- 1		
Year Built:	1/1/1981	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1981	Bedrooms:	3
Remodeled/Effective Age:	-41	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0103 000- 1	1,472	0	0	0	0	0	1,472

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	372	\$1,900
13-AFG	400	\$12,000
11-OFP	66	\$1,300

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	708	\$3,540

Other Building Improvements

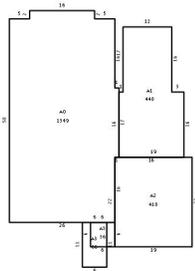
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/1989	144		Average	\$300.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
10/1/1996	96-1214	\$3,500.00	REC ROOM				
6/6/2012	12-1118	\$5,500.00	SIDING				
11/8/2016	16-2734	\$4,000.00	FOUNDRPR				
4/7/2017	17-0674	\$2,440.00	FURREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/23/2017		\$232,000.00	Valid		Land and Improvements		
3/15/2010		\$185,000.00	Valid		Land and Improvements		
6/30/2004		\$195,000.00	Valid		Land and Improvements		
11/1/1996		\$130,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.474	Gross				\$72,100	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
20,647	0.474			\$72,100			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Cul-de-sac			Public Sewer		

Valuation/Explanation		
Dwelling #	759 0103 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,472	\$169,397.76
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$169,397.76
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,472	\$33,517.44
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,621.12
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	1	\$300.00
Attachments:	838	\$15,200.00
Adjusted Base Price		\$226,917.32
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$232,559.05
Market Adjustment:	48%	\$344,187.40
CDU Adjustment:	65	\$223,700.00
Complete:	100	\$223,700.00
Dollar Adjustments		\$200.00
Dwelling Value		\$223,900.00
Other Building Improvements	0	\$300.00
Total Improvement Value		\$224,200.00
Total Land Value		\$72,100.00
Total Assessed Value		\$296,300.00

Parcel Numbers: 759-0104-000	Property Address: 7144 47TH PL S	Municipality: Franklin, City of
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Owner Name: HISEY, THOMAS	Mailing Address: 7144 S 47TH PL FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: B J MANOR LOT 5	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1111-Franklin	

Building Description

Dwelling #	759 0104 000- 1		
Year Built:	1/1/1980	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1980	Bedrooms:	3
Remodeled/Effective Age:	-42	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Good	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0104 000- 1	1,349	0	0	0	0	0	1,349

Attachment Description(s):	Area:	Attachment Value:
31-WD	448	\$4,500
13-AFG	418	\$12,500
11-OFP	36	\$700

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	5	\$1,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	1,075	\$5,375

Other Building Improvements

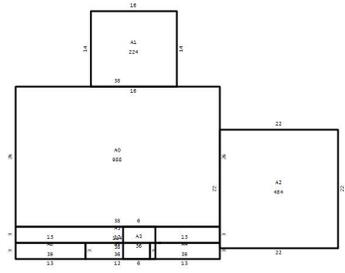
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/1998	120		Average	\$300.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
8/1/1998	B981009	\$1,000.00	SHED 10X12'				
4/7/2016	16-0680	\$45,000.00	INTREMOD BSMT				
6/27/2016	16-1519	\$3,290.00	DUCTWRK FOR BSM				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/1/1987		\$75,000.00	Valid		Land and Improvements		
9/1/1996		\$119,900.00	Valid		Land and Improvements		
6/12/2013		\$177,000.00	Invalid		Land and Improvements		
5/28/2021		\$388,500.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.366	Gross				\$64,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
15,943	0.366			\$64,700			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Cul-de-sac			Public Sewer		

Valuation/Explanation		
Dwelling #	759 0104 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,349	\$158,574.95
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$158,574.95
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,349	\$31,607.07
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,318.54
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	5	\$1,500.00
Attachments:	902	\$17,700.00
Adjusted Base Price		\$217,581.56
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$218,219.72
Market Adjustment:	147%	\$539,002.70
CDU Adjustment:	60	\$323,400.00
Complete:	100	\$323,400.00
Dollar Adjustments		\$100.00
Dwelling Value		\$323,500.00
Other Building Improvements	0	\$300.00
Total Improvement Value		\$323,800.00
Total Land Value		\$64,700.00
Total Assessed Value		\$388,500.00

Parcel Numbers: 759-0105-000 Property Address: 7115 47TH PL S Municipality: Franklin, City of

Owner Name: BRACERO, BENJAMIN Mailing Address: 7115 S 47TH PL FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	B J MANOR LOT 6	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1111-Franklin	

Building Description

Dwelling #	759 0105 000- 1		
Year Built:	1/1/1980	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1980	Bedrooms:	4
Remodeled/Effective Age:	-42	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 0105 000- 1	1,102	988	0	0	0	0	2,090

Attachment Description(s):	Area:	Attachment Value:
31-WD	224	\$2,200
13-AFG	484	\$14,500
32-Canopy	39	\$400
11-OFP	36	\$700
32-Canopy	39	\$400

Feature Description(s): 05-Metal Fireplace	Area: 1	Feature Value: \$2,000
Rec Room Condition: Average	Rec Room Area: 524	Rec Room Value: \$2,620
22-Additional Fixture	2	\$600
Rec Room Condition: Average	Rec Room Area: 524	Rec Room Value: \$2,620

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
7/19/2019		\$285,000.00	Valid		Land and Improvements	

Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.364	Gross				\$72,800

Acreage/Squarefoot Variables

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Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
15,856	0.364			\$72,800

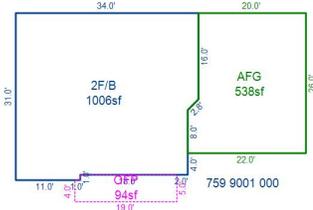
General Information

Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Light			Public Sewer

Valuation/Explanation		
Dwelling #	759 0105 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,102	\$134,146.46
Second Story:	988	\$64,536.16
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$198,682.62
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,102	\$27,142.26
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$5,141.40
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	822	\$18,200.00
Adjusted Base Price		\$263,969.28
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$267,486.21
Market Adjustment:	64%	\$438,677.38
CDU Adjustment:	60	\$263,200.00
Complete:	100	\$263,200.00
Dollar Adjustments		(\$200.00)
Dwelling Value		\$263,000.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$263,000.00
Total Land Value		\$72,800.00
Total Assessed Value		\$335,800.00

Parcel Numbers: 759-9001-000 Property Address: 7457 51ST ST S Municipality: Franklin, City of

Owner Name: VH PVR LLC Mailing Address: 6801 SOUTHTOWNE DR MADISON, WI 53713 Land Use: Residential

	Legal Description:	Building Sketch:
	PLEASANT VIEW RESERVE SUBD, NE & SE 1/4 SEC 11-5-21, LOT 1	
	Parcel Sketch and Site Map obtained from the County GIS	
Neighborhood:		
1115-Franklin		

Building Description

Dwelling #	759 9001 000- 1		
Year Built:	1/1/2021	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2021	Bedrooms:	4
Remodeled/Effective Age:	-1	Full Baths:	2
Building Type/Style:	15-Modern Multi Story	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	9
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 9001 000- 1	1,006	1,006	0			0	2,012

Attachment Description(s):	Area:	Attachment Value:
11-OFP	94	\$1,900
13-AFG	538	\$16,100

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
		\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
10/29/2021	21-0748	\$380,428.00	NEWDWLG

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.266	Gross				\$200,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,587	0.266				\$200,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				759 9001 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,006		\$125,307.36	
Second Story:				1,006		\$65,289.40	
Additional Story:				0		\$0.00	
Attic/Finished Net:						\$0.00	
Half Story/Finished Net:						\$0.00	
Base Price						\$190,596.76	
Unfinished Living Area:							
Room/Unfinished:						\$0.00	
Unfinished Basement:				1,006		\$25,572.52	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,949.52	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$2,000.00	
Attachments:				632		\$18,000.00	
Adjusted Base Price						\$253,321.80	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$256,653.98	
Market Adjustment:				-100%		\$0.00	
CDU Adjustment:				94		\$0.00	
Complete:				0		\$0.00	
Dollar Adjustments						\$0.00	
Dwelling Value						\$0.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$200,000.00	
Total Assessed Value						\$200,000.00	

Parcel Numbers: 759-9002-000	Property Address: 5084 MARQUETTE AVE W	Municipality: Franklin, City of
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Owner Name: VH PVR LLC	Mailing Address: 6801 SOUTHTOWNE DR MADISON, WI 53713	Land Use: Residential
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Property Photograph:	Legal Description: PLEASANT VIEW RESERVE SUBD, NE & SE 1/4 SEC 11-5-21, LOT 2	Building Sketch:
<small>Descriptor/Map</small>	<small>Descriptor/Map</small>	<small>Descriptor/Map</small>
<small>Parcel Sketch and Site Map obtained from the County GIS</small>		
<small>Neighborhood: 1115-Franklin</small>		

Building Description

Dwelling #	
Year Built:	Exterior Wall:
Year Remodeled:	Bedrooms:
Remodeled/Effective Age:	Full Baths:
Building Type/Style:	Half Baths:
Story:	Rough-in: 0
Grade:	Room Count:
CDU/Overall Condition:	Basement Description:
Interior Condition:	Heating:
Kitchen Condition:	Type of Fuel:
Bath Condition:	Type of System:

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
							0

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.303	Gross				\$200,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
13,199	0.303				\$200,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #							
Description				Area		Value Amount	
Living Area:							
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price							
Unfinished Living Area:							
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:							
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price						\$0.00	
Changes/Adjustments							
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value							
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$200,000.00	
Total Assessed Value						\$200,000.00	

Parcel Numbers: 759-9003-000	Property Address: 5052 MARQUETTE AVE W	Municipality: Franklin, City of
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Owner Name: VH PVR LLC	Mailing Address: 6801 SOUTHTOWNE DR MADISON, WI 53713	Land Use: Residential
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Property Photograph:	Legal Description: PLEASANT VIEW RESERVE SUBD, NE & SE 1/4 SEC 11-5-21, LOT 3	Building Sketch:
<small>Descriptor/Map</small>	Parcel Sketch and Site Map obtained from the County GIS	<small>Descriptor/Map</small>
	Neighborhood: 1115-Franklin	

Building Description

Dwelling #	
Year Built:	Exterior Wall:
Year Remodeled:	Bedrooms:
Remodeled/Effective Age:	Full Baths:
Building Type/Style:	Half Baths:
Story:	Rough-in: 0
Grade:	Room Count:
CDU/Overall Condition:	Basement Description:
Interior Condition:	Heating:
Kitchen Condition:	Type of Fuel:
Bath Condition:	Type of System:

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
							0

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.305	Gross				\$200,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
13,286	0.305				\$200,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				Area		Value Amount	
Description				Area		Value Amount	
Living Area:							
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price							
Unfinished Living Area:							
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:							
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price						\$0.00	
Changes/Adjustments							
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value							
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$200,000.00	
Total Assessed Value						\$200,000.00	

Parcel Numbers: 759-9004-000	Property Address: 5030 MARQUETTE AVE W	Municipality: Franklin, City of
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Owner Name: VH PVR LLC	Mailing Address: 6801 SOUTHTOWNE DR MADISON, WI 53713	Land Use: Residential
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Property Photograph:	Legal Description: PLEASANT VIEW RESERVE SUBD, NE & SE 1/4 SEC 11-5-21, LOT 4	Building Sketch:
<small>Descriptor/Map</small>	Parcel Sketch and Site Map obtained from the County GIS Neighborhood: 1115-Franklin	<small>Descriptor/Map</small>

Building Description

Dwelling #	
Year Built:	Exterior Wall:
Year Remodeled:	Bedrooms:
Remodeled/Effective Age:	Full Baths:
Building Type/Style:	Half Baths:
Story:	Rough-in: 0
Grade:	Room Count:
CDU/Overall Condition:	Basement Description:
Interior Condition:	Heating:
Kitchen Condition:	Type of Fuel:
Bath Condition:	Type of System:

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished: 0
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Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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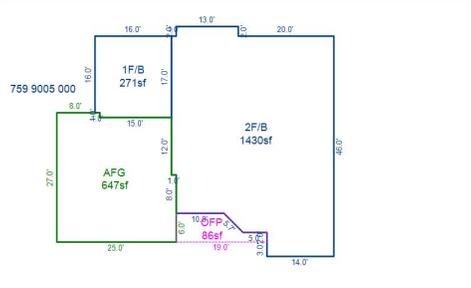
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.308	Gross				\$200,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
13,416	0.308				\$200,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #							
Description				Area		Value Amount	
Living Area:							
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price							
Unfinished Living Area:							
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:							
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price						\$0.00	
Changes/Adjustments							
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value							
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$200,000.00	
Total Assessed Value						\$200,000.00	

Parcel Numbers: 759-9005-000 Property Address: 7461 50TH ST S Municipality: Franklin, City of

Owner Name: Wasique Ahmad Mailing Address: 7461 South 50th Street Franklin, WI 53132 Land Use: Residential

	Legal Description:	
	PLEASANT VIEW RESERVE SUBD, NE & SE 1/4 SEC 11-5-21, LOT 5	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1115-Franklin	

Building Description

Dwelling #	759 9005 000- 1		
Year Built:	1/1/2021	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2021	Bedrooms:	4
Remodeled/Effective Age:	-1	Full Baths:	2
Building Type/Style:	15-Modern Multi Story	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	9
CDU/Overall Condition:	Average	Basement Description:	Walkout - Full
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 9005 000- 1	1,701	1,430	0			0	3,131

Attachment Description(s):	Area:	Attachment Value:
11-OFP	86	\$1,700
13-AFG	647	\$19,400

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
		\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit: 8/29/2022	Permit Number: PB21-0831	Permit Amount: \$1.00	Details of Permit: Occupancy Permit for NSFD. 4 bdrm, 2.5 bth, fireplace, unfinished bsmt and covered front porch.				
12/10/2021	21-0831	\$681,860.00	NEW DWLG				
Ownership/Sales History							
Date of Sale: 6/1/2022	Sale Document: 11254654	Purchase Amount: \$681,851.00	Sale Validity: Valid	Conveyance Type: W/C D - Warrant/Condo Deed	Sale Type: Land and Improvements	Sale Validation Source: Other	
Land Breakdown							
Land Class: A-Residential Primary Site	Acreage: 0.310	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$200,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage: 13,504	Total Acreage: 0.310	Depth:	Act. Frontage:		Assessed Land Value: \$200,000		
General Information							
Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: All Public		
Valuation/Explanation							
Dwelling #				759 9005 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,701		\$189,950.67	
Second Story:				1,430		\$88,559.90	
Additional Story:				0		\$0.00	
Attic/Finished Net:						\$0.00	
Half Story/Finished Net:						\$0.00	
Base Price						\$278,511.00	
Unfinished Living Area:							
Room/Unfinished:						\$0.00	
Unfinished Basement:				1,701		\$39,514.23	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$7,702.26	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$2,000.00	
Attachments:				733		\$21,100.00	
Adjusted Base Price						\$361,030.49	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$371,723.54	
Market Adjustment:				-100%		\$0.00	
CDU Adjustment:				94		\$0.00	
Complete:				0		\$0.00	
Dollar Adjustments						\$0.00	
Dwelling Value						\$0.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$0.00
Total Land Value		\$200,000.00
Total Assessed Value		\$200,000.00

Parcel Numbers: 759-9006-000	Property Address: 7443 50TH ST S	Municipality: Franklin, City of
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Owner Name: VH PVR LLC	Mailing Address: 6801 SOUTHTOWNE DR MADISON, WI 53713	Land Use: Residential
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Property Photograph:	Legal Description: PLEASANT VIEW RESERVE SUBD, NE & SE 1/4 SEC 11-5-21, LOT 6	Building Sketch:
<small>Descriptor/Map</small>	Parcel Sketch and Site Map obtained from the County GIS Neighborhood: 1115-Franklin	<small>Descriptor/Map</small>

Building Description

Dwelling #	
Year Built:	Exterior Wall:
Year Remodeled:	Bedrooms:
Remodeled/Effective Age:	Full Baths:
Building Type/Style:	Half Baths:
Story:	Rough-in: 0
Grade:	Room Count:
CDU/Overall Condition:	Basement Description:
Interior Condition:	Heating:
Kitchen Condition:	Type of Fuel:
Bath Condition:	Type of System:

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished: 0
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Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.279	Gross				\$200,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,153	0.279				\$200,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #							
Description				Area		Value Amount	
Living Area:							
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price							
Unfinished Living Area:							
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:							
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price						\$0.00	
Changes/Adjustments							
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value							
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$200,000.00	
Total Assessed Value						\$200,000.00	

Parcel Numbers: 759-9007-000	Property Address: 7435 50TH ST S	Municipality: Franklin, City of
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Owner Name: VH PVR LLC	Mailing Address: 6801 SOUTHTOWNE DR MADISON, WI 53713	Land Use: Residential
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Property Photograph:	Legal Description: PLEASANT VIEW RESERVE SUBD, NE & SE 1/4 SEC 11-5-21, LOT 7	Building Sketch:				
<small>Descriptor/Map</small>	<table border="1" style="width:100%"> <tr> <td colspan="2">Parcel Sketch and Site Map obtained from the County GIS</td> </tr> <tr> <td colspan="2">Neighborhood: 1115-Franklin</td> </tr> </table>	Parcel Sketch and Site Map obtained from the County GIS		Neighborhood: 1115-Franklin		<small>Descriptor/Map</small>
Parcel Sketch and Site Map obtained from the County GIS						
Neighborhood: 1115-Franklin						

Building Description

Dwelling #	
Year Built:	Exterior Wall:
Year Remodeled:	Bedrooms:
Remodeled/Effective Age:	Full Baths:
Building Type/Style:	Half Baths:
Story:	Rough-in: 0
Grade:	Room Count:
CDU/Overall Condition:	Basement Description:
Interior Condition:	Heating:
Kitchen Condition:	Type of Fuel:
Bath Condition:	Type of System:

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished: 0
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Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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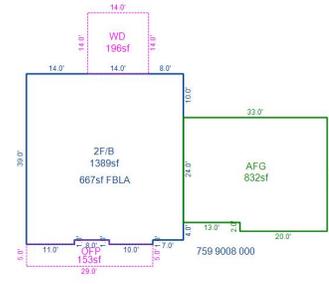
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.270	Gross				\$200,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,761	0.270				\$200,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #							
Description				Area		Value Amount	
Living Area:							
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price							
Unfinished Living Area:							
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:							
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price						\$0.00	
Changes/Adjustments							
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value							
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$200,000.00	
Total Assessed Value						\$200,000.00	

Parcel Numbers: 759-9008-000 Property Address: 7419 50TH ST S Municipality: Franklin, City of

Owner Name: Edward Vahradian, Jr. Mailing Address: 7419 South 50th Street Franklin, WI 53132 Land Use: Residential

	Legal Description:	
	PLEASANT VIEW RESERVE SUBD, NE & SE 1/4 SEC 11-5-21, LOT 8	
	Parcel Sketch and Site Map obtained from the County GIS	
Neighborhood:		
1115-Franklin		

Building Description

Dwelling #	759 9008 000- 1		
Year Built:	1/1/2021	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2021	Bedrooms:	5
Remodeled/Effective Age:	-1	Full Baths:	3
Building Type/Style:	15-Modern Multi Story	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	10
CDU/Overall Condition:	Average	Basement Description:	Walkout - Full
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 9008 000- 1	1,389	1,389	0			667	3,445

Attachment Description(s):	Area:	Attachment Value:
11-OFP	153	\$3,100
13-AFG	832	\$25,000
31-WD	196	\$2,000

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
		\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
11/22/2021	21-808	\$761,500.00	NEW DWLG

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/13/2022	11247467	\$761,411.00	Valid	W/C D - Warrant/Condo Deed	Land and Improvements	Other	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.269	Gross				\$200,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,718	0.269				\$200,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				759 9008 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,389		\$162,082.41	
Second Story:				1,389		\$86,409.69	
Additional Story:				0		\$0.00	
Attic/Finished Net:						\$0.00	
Half Story/Finished Net:						\$0.00	
Base Price						\$248,492.10	
Unfinished Living Area:							
Room/Unfinished:						\$0.00	
Unfinished Basement:				722		\$22,822.42	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$8,474.70	
Plumbing				1 - Half Bath 3 - Full Bath		\$19,525.00	
Finished Basement Living Area				667		\$18,002.33	
Features:				1		\$2,000.00	
Attachments:				1,181		\$30,100.00	
Adjusted Base Price						\$349,416.55	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$349,048.21	
Market Adjustment:				-100%		\$0.00	
CDU Adjustment:				94		\$0.00	
Complete:				0		\$0.00	
Dollar Adjustments						\$0.00	
Dwelling Value						\$0.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$200,000.00	
Total Assessed Value						\$200,000.00	

Parcel Numbers: 759-9009-000	Property Address: 7401 50TH ST S	Municipality: Franklin, City of
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Owner Name: VH PVR LLC	Mailing Address: 6801 SOUTHTOWNE DR MADISON, WI 53713	Land Use: Residential
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Property Photograph:	Legal Description: PLEASANT VIEW RESERVE SUBD, NE & SE 1/4 SEC 11-5-21, LOT 9	Building Sketch:
<small>Descriptor/Map</small>	Parcel Sketch and Site Map obtained from the County GIS Neighborhood: 1115-Franklin	<small>Descriptor/Map</small>

Building Description

Dwelling #	
Year Built:	Exterior Wall:
Year Remodeled:	Bedrooms:
Remodeled/Effective Age:	Full Baths:
Building Type/Style:	Half Baths:
Story:	Rough-in: 0
Grade:	Room Count:
CDU/Overall Condition:	Basement Description:
Interior Condition:	Heating:
Kitchen Condition:	Type of Fuel:
Bath Condition:	Type of System:

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished: 0
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Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.269	Gross				\$200,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,718	0.269				\$200,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #							
Description				Area		Value Amount	
Living Area:							
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price							
Unfinished Living Area:							
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:							
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price						\$0.00	
Changes/Adjustments							
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value							
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$200,000.00	
Total Assessed Value						\$200,000.00	

Parcel Numbers: 759-9010-000	Property Address: 7397 50TH ST S	Municipality: Franklin, City of
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Owner Name: Vivek Vasudeva	Mailing Address: 7397 South 50th Street Franklin, WI 53132	Land Use: Residential
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Property Photograph:	Legal Description: PLEASANT VIEW RESERVE SUBD, NE & SE 1/4 SEC 11-5-21, LOT 10	Building Sketch:
<small>Descriptor/Map</small>	Parcel Sketch and Site Map obtained from the County GIS	<small>Descriptor/Map</small>
	Neighborhood: 1115-Franklin	

Building Description

Dwelling #	
Year Built:	Exterior Wall:
Year Remodeled:	Bedrooms:
Remodeled/Effective Age:	Full Baths:
Building Type/Style:	Half Baths:
Story:	Rough-in: 0
Grade:	Room Count:
CDU/Overall Condition:	Basement Description:
Interior Condition:	Heating:
Kitchen Condition:	Type of Fuel:
Bath Condition:	Type of System:

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
							0

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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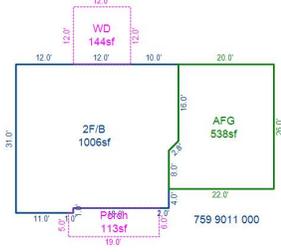
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/7/2022	11256145	\$742,823.00	Valid	W/C D - Warrant/Condo Deed	Land and Improvements	Other	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.269	Gross				\$200,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,718	0.269				\$200,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				Area		Value Amount	
Description				Area		Value Amount	
Living Area:				Area		Value Amount	
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price				Area		Value Amount	
Unfinished Living Area:				Area		Value Amount	
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:				Area		Value Amount	
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price				Area		Value Amount	
Adjusted Base Price						\$0.00	
Changes/Adjustments				Area		Value Amount	
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value				Area		Value Amount	
Other Building Improvements				0		\$0.00	
Total Improvement Value				Area		Value Amount	
Total Improvement Value						\$0.00	
Total Land Value				Area		Value Amount	
Total Land Value						\$200,000.00	
Total Assessed Value				Area		Value Amount	
Total Assessed Value						\$200,000.00	

Parcel Numbers: 759-9011-000	Property Address: 7383 50TH ST S	Municipality: Franklin, City of
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Owner Name: Rajayogeswaran Baskaran	Mailing Address: 7383 South 50th Street Franklin, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: PLEASANT VIEW RESERVE SUBD, NE & SE 1/4 SEC 11-5-21, LOT 11	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1115-Franklin		

Building Description

Dwelling #	759 9011 000- 1		
Year Built:	1/1/2021	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2021	Bedrooms:	4
Remodeled/Effective Age:	-1	Full Baths:	2
Building Type/Style:	15-Modern Multi Story	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	9
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 9011 000- 1	1,006	1,006	0			0	2,012

Attachment Description(s):	Area:	Attachment Value:
11-OFP	113	\$2,300
13-AFG	538	\$16,100
31-WD	144	\$1,400

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
		\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit: 12/13/2021	Permit Number: 21-0839	Permit Amount: \$532,000.00	Details of Permit: NEW DWLG
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/26/2022	11253327	\$540,614.00	Valid	W/C D - Warrant/Condo Deed	Land and Improvements	Other	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.269	Gross				\$200,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,718	0.269				\$200,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				759 9011 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,006		\$125,307.36	
Second Story:				1,006		\$65,289.40	
Additional Story:				0		\$0.00	
Attic/Finished Net:						\$0.00	
Half Story/Finished Net:						\$0.00	
Base Price						\$190,596.76	
Unfinished Living Area:							
Room/Unfinished:						\$0.00	
Unfinished Basement:				1,006		\$25,572.52	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,949.52	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$2,000.00	
Attachments:				795		\$19,800.00	
Adjusted Base Price						\$255,121.80	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$256,653.98	
Market Adjustment:				-100%		\$0.00	
CDU Adjustment:				94		\$0.00	
Complete:				0		\$0.00	
Dollar Adjustments						\$0.00	
Dwelling Value						\$0.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$200,000.00	
Total Assessed Value						\$200,000.00	

Parcel Numbers: 759-9012-000	Property Address: 7365 50TH ST S	Municipality: Franklin, City of
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Owner Name: VH PVR LLC	Mailing Address: 6801 SOUTHTOWNE DR MADISON, WI 53713	Land Use: Residential
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Property Photograph:	Legal Description: PLEASANT VIEW RESERVE SUBD, NE & SE 1/4 SEC 11-5-21, LOT 12	Building Sketch:
<small>Descriptor/Map</small>	Parcel Sketch and Site Map obtained from the County GIS Neighborhood: 1115-Franklin	<small>Descriptor/Map</small>

Building Description

Dwelling # Year Built: Year Remodeled: Remodeled/Effective Age: Building Type/Style: Story: Grade: CDU/Overall Condition: Interior Condition: Kitchen Condition: Bath Condition:	Exterior Wall: Bedrooms: Full Baths: Half Baths: Rough-in: 0 Room Count: Basement Description: Heating: Type of Fuel: Type of System:
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Square Footage / Attachments

First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished: 0
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Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.260	Gross				\$200,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,326	0.260				\$200,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #							
Description				Area		Value Amount	
Living Area:							
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price							
Unfinished Living Area:							
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:							
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price						\$0.00	
Changes/Adjustments							
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value							
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$200,000.00	
Total Assessed Value						\$200,000.00	

Parcel Numbers: 759-9013-000	Property Address: 7342 50TH ST S	Municipality: Franklin, City of
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Owner Name: VH PVR LLC	Mailing Address: 6801 SOUTHTOWNE DR MADISON, WI 53713	Land Use: Residential
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Property Photograph:	Legal Description: PLEASANT VIEW RESERVE SUBD, NE & SE 1/4 SEC 11-5-21, LOT 13	Building Sketch:
<small>Descriptor/Map</small>	Parcel Sketch and Site Map obtained from the County GIS	<small>Descriptor/Map</small>
	Neighborhood: 1115-Franklin	

Building Description

Dwelling #	
Year Built:	Exterior Wall:
Year Remodeled:	Bedrooms:
Remodeled/Effective Age:	Full Baths:
Building Type/Style:	Half Baths:
Story:	Rough-in: 0
Grade:	Room Count:
CDU/Overall Condition:	Basement Description:
Interior Condition:	Heating:
Kitchen Condition:	Type of Fuel:
Bath Condition:	Type of System:

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished: 0
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Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.361	Gross				\$200,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
15,725	0.361				\$200,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #							
Description				Area		Value Amount	
Living Area:							
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price							
Unfinished Living Area:							
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:							
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price						\$0.00	
Changes/Adjustments							
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value							
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$200,000.00	
Total Assessed Value						\$200,000.00	

Parcel Numbers: 759-9014-000	Property Address: 7358 50TH ST S	Municipality: Franklin, City of
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Owner Name: VH PVR LLC	Mailing Address: 6801 SOUTHTOWNE DR MADISON, WI 53713	Land Use: Residential
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Property Photograph:	Legal Description: PLEASANT VIEW RESERVE SUBD, NE & SE 1/4 SEC 11-5-21, LOT 14	Building Sketch:
<small>Descriptor/Map</small>	<small>Parcel Sketch and Site Map obtained from the County GIS</small>	<small>Descriptor/Map</small>
	Neighborhood: 1115-Franklin	

Building Description

Dwelling #	
Year Built:	Exterior Wall:
Year Remodeled:	Bedrooms:
Remodeled/Effective Age:	Full Baths:
Building Type/Style:	Half Baths:
Story:	Rough-in: 0
Grade:	Room Count:
CDU/Overall Condition:	Basement Description:
Interior Condition:	Heating:
Kitchen Condition:	Type of Fuel:
Bath Condition:	Type of System:

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
							0

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.293	Gross				\$200,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,763	0.293				\$200,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				Area		Value Amount	
Description				Area		Value Amount	
Living Area:							
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price							
Unfinished Living Area:							
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:							
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price						\$0.00	
Changes/Adjustments							
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value							
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$200,000.00	
Total Assessed Value						\$200,000.00	

Parcel Numbers: 759-9015-000	Property Address: 7374 50TH ST S	Municipality: Franklin, City of
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Owner Name: VH PVR LLC	Mailing Address: 6801 SOUTHTOWNE DR MADISON, WI 53713	Land Use: Residential
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Property Photograph:	Legal Description: PLEASANT VIEW RESERVE SUBD, NE & SE 1/4 SEC 11-5-21, LOT 15	Building Sketch:
<small>Descriptor/Map</small>	Parcel Sketch and Site Map obtained from the County GIS Neighborhood: 1115-Franklin	<small>Descriptor/Map</small>

Building Description

Dwelling #	
Year Built:	Exterior Wall:
Year Remodeled:	Bedrooms:
Remodeled/Effective Age:	Full Baths:
Building Type/Style:	Half Baths:
Story:	Rough-in: 0
Grade:	Room Count:
CDU/Overall Condition:	Basement Description:
Interior Condition:	Heating:
Kitchen Condition:	Type of Fuel:
Bath Condition:	Type of System:

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished: 0
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Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.270	Gross				\$200,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,761	0.270				\$200,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #							
Description				Area		Value Amount	
Living Area:							
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price							
Unfinished Living Area:							
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:							
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price						\$0.00	
Changes/Adjustments							
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value							
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$200,000.00	
Total Assessed Value						\$200,000.00	

Parcel Numbers: 759-9016-000	Property Address: 7390 50TH ST S	Municipality: Franklin, City of
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Owner Name: VH PVR LLC	Mailing Address: 6801 SOUTHTOWNE DR MADISON, WI 53713	Land Use: Residential
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Property Photograph:	Legal Description: PLEASANT VIEW RESERVE SUBD, NE & SE 1/4 SEC 11-5-21, LOT 16	Building Sketch:
<small>Descriptor/Map</small>	Parcel Sketch and Site Map obtained from the County GIS Neighborhood: 1115-Franklin	<small>Descriptor/Map</small>

Building Description

Dwelling #	
Year Built:	Exterior Wall:
Year Remodeled:	Bedrooms:
Remodeled/Effective Age:	Full Baths:
Building Type/Style:	Half Baths:
Story:	Rough-in: 0
Grade:	Room Count:
CDU/Overall Condition:	Basement Description:
Interior Condition:	Heating:
Kitchen Condition:	Type of Fuel:
Bath Condition:	Type of System:

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished: 0
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Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.382	Gross				\$200,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
16,640	0.382				\$200,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #							
Description				Area		Value Amount	
Living Area:							
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price							
Unfinished Living Area:							
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:							
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price						\$0.00	
Changes/Adjustments							
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value							
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$200,000.00	
Total Assessed Value						\$200,000.00	

Parcel Numbers: 759-9017-000	Property Address: 7406 50TH ST S	Municipality: Franklin, City of
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Owner Name: VH PVR LLC	Mailing Address: 6801 SOUTHTOWNE DR MADISON, WI 53713	Land Use: Residential
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Property Photograph:	Legal Description: PLEASANT VIEW RESERVE SUBD, NE & SE 1/4 SEC 11-5-21, LOT 17	Building Sketch:
<small>Descriptor/Map</small>	Parcel Sketch and Site Map obtained from the County GIS Neighborhood: 1115-Franklin	<small>Descriptor/Map</small>

Building Description

Dwelling # Year Built: Year Remodeled: Remodeled/Effective Age: Building Type/Style: Story: Grade: CDU/Overall Condition: Interior Condition: Kitchen Condition: Bath Condition:	Exterior Wall: Bedrooms: Full Baths: Half Baths: Rough-in: 0 Room Count: Basement Description: Heating: Type of Fuel: Type of System:
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Square Footage / Attachments

First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
						0

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.333	Gross				\$200,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
14,505	0.333				\$200,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				Area		Value Amount	
Description				Area		Value Amount	
Living Area:							
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price							
Unfinished Living Area:							
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:							
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price						\$0.00	
Changes/Adjustments							
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value							
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$200,000.00	
Total Assessed Value						\$200,000.00	

Parcel Numbers: 759-9018-000	Property Address: 7422 50TH ST S	Municipality: Franklin, City of
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Owner Name: Omar Waqhar	Mailing Address: 7422 South 50th Street Franklin, WI 53132	Land Use: Residential
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Property Photograph:	Legal Description: PLEASANT VIEW RESERVE SUBD, NE & SE 1/4 SEC 11-5-21, LOT 18	Building Sketch:
<small>Descriptor/Map</small>	Parcel Sketch and Site Map obtained from the County GIS	<small>Descriptor/Map</small>
	Neighborhood: 1115-Franklin	

Building Description

Dwelling #	
Year Built:	Exterior Wall:
Year Remodeled:	Bedrooms:
Remodeled/Effective Age:	Full Baths:
Building Type/Style:	Half Baths:
Story:	Rough-in: 0
Grade:	Room Count:
CDU/Overall Condition:	Basement Description:
Interior Condition:	Heating:
Kitchen Condition:	Type of Fuel:
Bath Condition:	Type of System:

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished: 0
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Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit: 9/22/2022	Permit Number: PB22-0069	Permit Amount: \$1.00	Details of Permit: Temp Occupancy permit for NSFD
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/22/2022	11286827 11286827	\$889,703.00		W/C D - Warrant/Condo Deed	Land and Improvements	Other	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.324	Gross				\$200,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
14,113	0.324				\$200,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #							
Description				Area		Value Amount	
Living Area:							
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price							
Unfinished Living Area:							
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:							
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price						\$0.00	
Changes/Adjustments							
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value							
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$200,000.00	
Total Assessed Value						\$200,000.00	

Parcel Numbers: 759-9019-000	Property Address: 7438 50TH ST S	Municipality: Franklin, City of
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Owner Name: VH PVR LLC	Mailing Address: 6801 SOUTHTOWNE DR MADISON, WI 53713	Land Use: Residential
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Property Photograph:	Legal Description: PLEASANT VIEW RESERVE SUBD, NE & SE 1/4 SEC 11-5-21, LOT 19	Building Sketch:
<small>Descriptor/Map</small>	<small>Descriptor/Map</small>	<small>Descriptor/Map</small>
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1115-Franklin		

Building Description

Dwelling # Year Built: Year Remodeled: Remodeled/Effective Age: Building Type/Style: Story: Grade: CDU/Overall Condition: Interior Condition: Kitchen Condition: Bath Condition:	Exterior Wall: Bedrooms: Full Baths: Half Baths: Rough-in: 0 Room Count: Basement Description: Heating: Type of Fuel: Type of System:
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Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
							0

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.311	Gross				\$200,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
13,547	0.311				\$200,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				Area		Value Amount	
Description				Area		Value Amount	
Living Area:							
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price							
Unfinished Living Area:							
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:							
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price						\$0.00	
Changes/Adjustments							
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value							
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$200,000.00	
Total Assessed Value						\$200,000.00	

Parcel Numbers: 759-9020-000	Property Address: 7446 50TH ST S	Municipality: Franklin, City of
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Owner Name: VH PVR LLC	Mailing Address: 6801 SOUTHTOWNE DR MADISON, WI 53713	Land Use: Residential
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Property Photograph:	Legal Description: PLEASANT VIEW RESERVE SUBD, NE & SE 1/4 SEC 11-5-21, LOT 20	Building Sketch:
<small>Descriptor/Map</small>	Parcel Sketch and Site Map obtained from the County GIS	<small>Descriptor/Map</small>
	Neighborhood: 1115-Franklin	

Building Description

Dwelling #	
Year Built:	Exterior Wall:
Year Remodeled:	Bedrooms:
Remodeled/Effective Age:	Full Baths:
Building Type/Style:	Half Baths:
Story:	Rough-in: 0
Grade:	Room Count:
CDU/Overall Condition:	Basement Description:
Interior Condition:	Heating:
Kitchen Condition:	Type of Fuel:
Bath Condition:	Type of System:

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished: 0
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Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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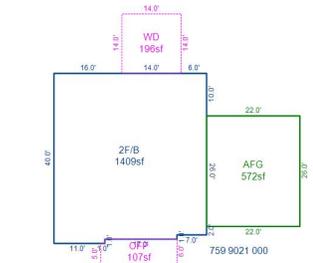
Permit / Construction History

Date of Permit: 10/31/2022	Permit Number: PB22-0209	Permit Amount: \$0.00	Details of Permit: NFSD 4 bed, 2 bath, unfinished basement
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.293	Gross				\$200,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,763	0.293				\$200,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				Area		Value Amount	
Description				Area		Value Amount	
Living Area:							
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price							
Unfinished Living Area:							
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:							
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price						\$0.00	
Changes/Adjustments							
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value							
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$200,000.00	
Total Assessed Value						\$200,000.00	

Parcel Numbers: 759-9021-000	Property Address: 7464 50TH ST S	Municipality: Franklin, City of
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Owner Name: Kohldon and Hilary Boydston	Mailing Address: 7464 South 50th Street Franklin, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: PLEASANT VIEW RESERVE SUBD, NE & SE 1/4 SEC 11-5-21, LOT 21	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1115-Franklin	

Building Description

Dwelling #	759 9021 000- 1		
Year Built:	1/1/2021	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2021	Bedrooms:	4
Remodeled/Effective Age:	-1	Full Baths:	2
Building Type/Style:	15-Modern Multi Story	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	9
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 9021 000- 1	1,409	1,409	0			0	2,818

Attachment Description(s):	Area:	Attachment Value:
11-OFP	107	\$2,100
13-AFG	572	\$17,200
31-WD	196	\$2,000

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
		\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit: 10/15/2021	Permit Number: 21-0704	Permit Amount: \$475,000.00	Details of Permit: NEWDWLG
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/17/2022	11260199	\$759,900.00	Valid	W/C D - Warrant/Condo Deed	Land and Improvements	Other	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.282	Gross				\$200,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,284	0.282				\$200,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				759 9021 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,409		\$163,204.47	
Second Story:				1,409		\$87,259.37	
Additional Story:				0		\$0.00	
Attic/Finished Net:						\$0.00	
Half Story/Finished Net:						\$0.00	
Base Price						\$250,463.84	
Unfinished Living Area:							
Room/Unfinished:						\$0.00	
Unfinished Basement:				1,409		\$32,378.82	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$6,932.28	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$2,000.00	
Attachments:				875		\$21,300.00	
Adjusted Base Price						\$325,277.94	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$332,175.73	
Market Adjustment:				-100%		\$0.00	
CDU Adjustment:				94		\$0.00	
Complete:				0		\$0.00	
Dollar Adjustments						\$0.00	
Dwelling Value						\$0.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$200,000.00	
Total Assessed Value						\$200,000.00	

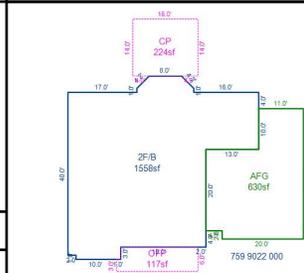
Parcel Numbers: 759-9022-000	Property Address: 7488 50TH ST S	Municipality: Franklin, City of
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Owner Name: VHFM, LLC	Mailing Address: 6801 South Towne Drive Madison, WI 53713	Land Use: Residential
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Property Photograph:	Legal Description:	Building Sketch:
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PLEASANT VIEW RESERVE SUBD, NE & SE 1/4 SEC 11-5-21, LOT 22



Parcel Sketch and Site Map obtained from the County GIS

Neighborhood:

1115-Franklin

Building Description

Dwelling #	759 9022 000- 1		
Year Built:	1/1/2021	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2021	Bedrooms:	4
Remodeled/Effective Age:	-1	Full Baths:	3
Building Type/Style:	15-Modern Multi Story	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	9
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 9022 000- 1	1,558	1,558	0			0	3,116

Attachment Description(s):	Area:	Attachment Value:
11-OFP	117	\$2,300
13-AFG	630	\$18,900
33-Concrete Patio	224	\$1,100

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
		\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit: 10/13/2021	Permit Number: 21-0695	Permit Amount: \$517,800.00	Details of Permit: NEW DWLG
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/18/2022	11280991 11283017 11280991	\$611,000.00		W/C D - Warrant/Condo Deed	Land and Improvements	Other	
8/22/2022	11283608	\$611,000.00		W/C D - Warrant/Condo Deed	Land and Improvements	Other	
8/19/2022	11283017	\$611,000.00		W/C D - Warrant/Condo Deed	Land and Improvements	Other	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.379	Gross				\$200,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
16,509	0.379				\$200,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				759 9022 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,558		\$177,066.70	
Second Story:				1,558		\$95,302.86	
Additional Story:				0		\$0.00	
Attic/Finished Net:						\$0.00	
Half Story/Finished Net:						\$0.00	
Base Price						\$272,369.56	
Unfinished Living Area:							
Room/Unfinished:						\$0.00	
Unfinished Basement:				1,558		\$34,852.46	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$7,665.36	
Plumbing				1 - Half Bath 3 - Full Bath		\$19,525.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$2,000.00	
Attachments:				971		\$22,300.00	
Adjusted Base Price						\$358,712.38	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$367,853.62	
Market Adjustment:				-100%		\$0.00	
CDU Adjustment:				94		\$0.00	
Complete:				0		\$0.00	
Dollar Adjustments						\$0.00	
Dwelling Value						\$0.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$0.00
Total Land Value		\$200,000.00
Total Assessed Value		\$200,000.00

Parcel Numbers: 759-9023-000	Property Address: 7459 49TH ST S	Municipality: Franklin, City of
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Owner Name: VH PVR LLC	Mailing Address: 6801 SOUTHTOWNE DR MADISON, WI 53713	Land Use: Residential
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Property Photograph:	Legal Description: PLEASANT VIEW RESERVE SUBD, NE & SE 1/4 SEC 11-5-21, LOT 23	Building Sketch:
<small>Descriptor/Map</small>	Parcel Sketch and Site Map obtained from the County GIS	<small>Descriptor/Map</small>
	Neighborhood: 1115-Franklin	

Building Description

Dwelling #	
Year Built:	Exterior Wall:
Year Remodeled:	Bedrooms:
Remodeled/Effective Age:	Full Baths:
Building Type/Style:	Half Baths:
Story:	Rough-in: 0
Grade:	Room Count:
CDU/Overall Condition:	Basement Description:
Interior Condition:	Heating:
Kitchen Condition:	Type of Fuel:
Bath Condition:	Type of System:

Square Footage / Attachments

First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
						0

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.401	Gross				\$200,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
17,468	0.401				\$200,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				Area		Value Amount	
Description				Area		Value Amount	
Living Area:							
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price							
Unfinished Living Area:							
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:							
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price						\$0.00	
Changes/Adjustments							
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value							
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$200,000.00	
Total Assessed Value						\$200,000.00	

Parcel Numbers: 759-9024-000	Property Address: 7443 49TH ST S	Municipality: Franklin, City of
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Owner Name: VH PVR LLC	Mailing Address: 6801 SOUTHTOWNE DR MADISON, WI 53713	Land Use: Residential
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Property Photograph:	Legal Description: PLEASANT VIEW RESERVE SUBD, NE & SE 1/4 SEC 11-5-21, LOT 24	Building Sketch:
<small>Descriptor/Map</small>	Parcel Sketch and Site Map obtained from the County GIS Neighborhood: 1115-Franklin	<small>Descriptor/Map</small>

Building Description

Dwelling #	
Year Built:	Exterior Wall:
Year Remodeled:	Bedrooms:
Remodeled/Effective Age:	Full Baths:
Building Type/Style:	Half Baths:
Story:	Rough-in: 0
Grade:	Room Count:
CDU/Overall Condition:	Basement Description:
Interior Condition:	Heating:
Kitchen Condition:	Type of Fuel:
Bath Condition:	Type of System:

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished: 0
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Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.400	Gross				\$200,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
17,424	0.400				\$200,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #							
Description				Area		Value Amount	
Living Area:							
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price							
Unfinished Living Area:							
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:							
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price						\$0.00	
Changes/Adjustments							
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value							
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$200,000.00	
Total Assessed Value						\$200,000.00	

Parcel Numbers: 759-9025-000	Property Address: 7427 49TH ST S	Municipality: Franklin, City of
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Owner Name: VH PVR LLC	Mailing Address: 6801 SOUTHTOWNE DR MADISON, WI 53713	Land Use: Residential
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Property Photograph:	Legal Description: PLEASANT VIEW RESERVE SUBD, NE & SE 1/4 SEC 11-5-21, LOT 25	Building Sketch:
<small>Descriptor/Map</small>	Parcel Sketch and Site Map obtained from the County GIS Neighborhood: 1115-Franklin	<small>Descriptor/Map</small>

Building Description

Dwelling #	
Year Built:	Exterior Wall:
Year Remodeled:	Bedrooms:
Remodeled/Effective Age:	Full Baths:
Building Type/Style:	Half Baths:
Story:	Rough-in: 0
Grade:	Room Count:
CDU/Overall Condition:	Basement Description:
Interior Condition:	Heating:
Kitchen Condition:	Type of Fuel:
Bath Condition:	Type of System:

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished: 0
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Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.399	Gross				\$200,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
17,380	0.399				\$200,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				Area		Value Amount	
Description				Area		Value Amount	
Living Area:							
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price							
Unfinished Living Area:							
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:							
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price						\$0.00	
Changes/Adjustments							
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value							
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$200,000.00	
Total Assessed Value						\$200,000.00	

Parcel Numbers: 759-9026-000	Property Address: 4825 MARQUETTE AVE W	Municipality: Franklin, City of
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Owner Name: VH PVR LLC	Mailing Address: 6801 SOUTHTOWNE DR MADISON, WI 53713	Land Use: Residential
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Property Photograph:	Legal Description: PLEASANT VIEW RESERVE SUBD, NE & SE 1/4 SEC 11-5-21, LOT 26	Building Sketch:
<small>Descriptor/Map</small>	Parcel Sketch and Site Map obtained from the County GIS Neighborhood: 1115-Franklin	<small>Descriptor/Map</small>

Building Description

Dwelling #	
Year Built:	Exterior Wall:
Year Remodeled:	Bedrooms:
Remodeled/Effective Age:	Full Baths:
Building Type/Style:	Half Baths:
Story:	Rough-in: 0
Grade:	Room Count:
CDU/Overall Condition:	Basement Description:
Interior Condition:	Heating:
Kitchen Condition:	Type of Fuel:
Bath Condition:	Type of System:

Square Footage / Attachments

First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished: 0
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Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
D12-2ND Grade Tillable	0.545	Acreage				\$100	
Acreage/Squarefoot Variables							
Acreage Variable 1 - 0.55 @ \$241.00							
Total of Above: 131.35							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
23,740	0.545				\$100		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				Area		Value Amount	
Description				Area		Value Amount	
Living Area:							
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price							
Unfinished Living Area:							
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:							
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price						\$0.00	
Changes/Adjustments							
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value							
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$100.00	
Total Assessed Value						\$100.00	

Parcel Numbers: 759-9027-000	Property Address: 4849 MARQUETTE AVE W	Municipality: Franklin, City of
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Owner Name: VH PVR LLC	Mailing Address: 6801 SOUTHTOWNE DR MADISON, WI 53713	Land Use: Residential
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Property Photograph:	Legal Description: PLEASANT VIEW RESERVE SUBD, NE & SE 1/4 SEC 11-5-21, LOT 27	Building Sketch:
<small>Descriptor/Map</small>	Parcel Sketch and Site Map obtained from the County GIS Neighborhood: 1115-Franklin	<small>Descriptor/Map</small>

Building Description

Dwelling #	Exterior Wall:
Year Built:	Bedrooms:
Year Remodeled:	Full Baths:
Remodeled/Effective Age:	Half Baths:
Building Type/Style:	Rough-in: 0
Story:	Room Count:
Grade:	Basement Description:
CDU/Overall Condition:	Heating:
Interior Condition:	Type of Fuel:
Kitchen Condition:	Type of System:
Bath Condition:	

Square Footage / Attachments

First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished: 0
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Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
D12-2ND Grade Tillable	0.430	Acreage				\$100	
Acreage/Squarefoot Variables							
Acreage Variable 1 - 0.43 @ \$241.00							
Total of Above: 103.63							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
18,731	0.430				\$100		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				Area		Value Amount	
Description				Area		Value Amount	
Living Area:							
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price							
Unfinished Living Area:							
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:							
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price						\$0.00	
Changes/Adjustments							
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value							
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$100.00	
Total Assessed Value						\$100.00	

Parcel Numbers: 759-9028-000	Property Address: 4861 MARQUETTE AVE W	Municipality: Franklin, City of
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Owner Name: VH PVR LLC	Mailing Address: 6801 SOUTHTOWNE DR MADISON, WI 53713	Land Use: Residential
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Property Photograph:	Legal Description: PLEASANT VIEW RESERVE SUBD, NE & SE 1/4 SEC 11-5-21, LOT 28	Building Sketch:
<small>Descriptor/Map</small>	<small>Parcel Sketch and Site Map obtained from the County GIS</small>	<small>Descriptor/Map</small>
	Neighborhood: 1115-Franklin	

Building Description

Dwelling #	
Year Built:	Exterior Wall:
Year Remodeled:	Bedrooms:
Remodeled/Effective Age:	Full Baths:
Building Type/Style:	Half Baths:
Story:	Rough-in: 0
Grade:	Room Count:
CDU/Overall Condition:	Basement Description:
Interior Condition:	Heating:
Kitchen Condition:	Type of Fuel:
Bath Condition:	Type of System:

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
							0

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
D12-2ND Grade Tillable	0.322	Acreage				\$100	
Acreage/Squarefoot Variables							
Acreage Variable 1 - 0.32 @ \$241.00							
Total of Above: 77.60							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
14,026	0.322				\$100		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				Area		Value Amount	
Description				Area		Value Amount	
Living Area:							
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price							
Unfinished Living Area:							
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:							
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price						\$0.00	
Changes/Adjustments							
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value							
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$100.00	
Total Assessed Value						\$100.00	

Parcel Numbers: 759-9029-000	Property Address: 4887 MARQUETTE AVE W	Municipality: Franklin, City of
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Owner Name: VH PVR LLC	Mailing Address: 6801 SOUTHTOWNE DR MADISON, WI 53713	Land Use: Residential
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Property Photograph:	Legal Description: PLEASANT VIEW RESERVE SUBD, NE & SE 1/4 SEC 11-5-21, LOT 29	Building Sketch:
<small>Descriptor/Map</small>	Parcel Sketch and Site Map obtained from the County GIS Neighborhood: 1115-Franklin	<small>Descriptor/Map</small>

Building Description

Dwelling #	
Year Built:	Exterior Wall:
Year Remodeled:	Bedrooms:
Remodeled/Effective Age:	Full Baths:
Building Type/Style:	Half Baths:
Story:	Rough-in: 0
Grade:	Room Count:
CDU/Overall Condition:	Basement Description:
Interior Condition:	Heating:
Kitchen Condition:	Type of Fuel:
Bath Condition:	Type of System:

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished: 0
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Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
D12-2ND Grade Tillable	0.322	Acreage				\$100	
Acreage/Squarefoot Variables							
Acreage Variable 1 - 0.32 @ \$241.00							
Total of Above: 77.60							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
14,026	0.322				\$100		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				Area		Value Amount	
Description				Area		Value Amount	
Living Area:							
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price							
Unfinished Living Area:							
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:							
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price						\$0.00	
Changes/Adjustments							
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value							
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$100.00	
Total Assessed Value						\$100.00	

Parcel Numbers: 759-9030-000	Property Address: 7518 49TH C T S	Municipality: Franklin, City of
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Owner Name: VH PVR LLC	Mailing Address: 6801 SOUTHTOWNE DR MADISON, WI 53713	Land Use: Residential
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Property Photograph:	Legal Description: PLEASANT VIEW RESERVE SUBD, NE & SE 1/4 SEC 11-5-21, LOT 30	Building Sketch:
<small>Descriptor/Map</small>	Parcel Sketch and Site Map obtained from the County GIS Neighborhood: 1115-Franklin	<small>Descriptor/Map</small>

Building Description

Dwelling #	
Year Built:	Exterior Wall:
Year Remodeled:	Bedrooms:
Remodeled/Effective Age:	Full Baths:
Building Type/Style:	Half Baths:
Story:	Rough-in: 0
Grade:	Room Count:
CDU/Overall Condition:	Basement Description:
Interior Condition:	Heating:
Kitchen Condition:	Type of Fuel:
Bath Condition:	Type of System:

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished: 0
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Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
D12-2ND Grade Tillable	0.314	Acreage				\$100	
Acreage/Squarefoot Variables							
Acreage Variable 1 - 0.31 @ \$241.00							
Total of Above: 75.67							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
13,678	0.314				\$100		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				Area		Value Amount	
Description				Area		Value Amount	
Living Area:							
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price							
Unfinished Living Area:							
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:							
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price						\$0.00	
Changes/Adjustments							
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value							
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$100.00	
Total Assessed Value						\$100.00	

Parcel Numbers: 759-9031-000	Property Address: 7532 49TH CT S	Municipality: Franklin, City of
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Owner Name: VH PVR LLC	Mailing Address: 6801 SOUTHTOWNE DR MADISON, WI 53713	Land Use: Residential
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Property Photograph:	Legal Description: PLEASANT VIEW RESERVE SUBD, NE & SE 1/4 SEC 11-5-21, LOT 31	Building Sketch:
<small>Descriptor/Map</small>	Parcel Sketch and Site Map obtained from the County GIS	<small>Descriptor/Map</small>
	Neighborhood: 1115-Franklin	

Building Description

Dwelling #	
Year Built:	Exterior Wall:
Year Remodeled:	Bedrooms:
Remodeled/Effective Age:	Full Baths:
Building Type/Style:	Half Baths:
Story:	Rough-in: 0
Grade:	Room Count:
CDU/Overall Condition:	Basement Description:
Interior Condition:	Heating:
Kitchen Condition:	Type of Fuel:
Bath Condition:	Type of System:

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
							0

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
D12-2ND Grade Tillable	0.323	Acreage				\$100	
Acreage/Squarefoot Variables							
Acreage Variable 1 - 0.32 @ \$241.00							
Total of Above: 77.84							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
14,070	0.323				\$100		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				Area		Value Amount	
Description				Area		Value Amount	
Living Area:							
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price							
Unfinished Living Area:							
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:							
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price						\$0.00	
Changes/Adjustments							
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value							
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$100.00	
Total Assessed Value						\$100.00	

Parcel Numbers: 759-9032-000	Property Address: 7544 49TH CT S	Municipality: Franklin, City of
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Owner Name: VH PVR LLC	Mailing Address: 6801 SOUTHTOWNE DR MADISON, WI 53713	Land Use: Residential
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Property Photograph:	Legal Description: PLEASANT VIEW RESERVE SUBD, NE & SE 1/4 SEC 11-5-21, LOT 32	Building Sketch:
<small>Descriptor/Map</small>	<small>Descriptor/Map</small>	<small>Descriptor/Map</small>
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1115-Franklin	

Building Description

Dwelling #	
Year Built:	Exterior Wall:
Year Remodeled:	Bedrooms:
Remodeled/Effective Age:	Full Baths:
Building Type/Style:	Half Baths:
Story:	Rough-in: 0
Grade:	Room Count:
CDU/Overall Condition:	Basement Description:
Interior Condition:	Heating:
Kitchen Condition:	Type of Fuel:
Bath Condition:	Type of System:

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished: 0
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Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
D12-2ND Grade Tillable	0.555	Acreage				\$100	
Acreage/Squarefoot Variables							
Acreage Variable 1 - 0.56 @ \$241.00							
Total of Above: 133.76							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
24,176	0.555				\$100		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				Area		Value Amount	
Description				Area		Value Amount	
Living Area:							
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price							
Unfinished Living Area:							
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:							
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price						\$0.00	
Changes/Adjustments							
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value							
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$100.00	
Total Assessed Value						\$100.00	

Parcel Numbers: 759-9033-000	Property Address: 7550 49TH CT S	Municipality: Franklin, City of
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Owner Name: VH PVR LLC	Mailing Address: 6801 SOUTHTOWNE DR MADISON, WI 53713	Land Use: Residential
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Property Photograph:	Legal Description: PLEASANT VIEW RESERVE SUBD, NE & SE 1/4 SEC 11-5-21, LOT 33	Building Sketch:
<small>Descriptor/Map</small>	Parcel Sketch and Site Map obtained from the County GIS Neighborhood: 1115-Franklin	<small>Descriptor/Map</small>

Building Description

Dwelling #	
Year Built:	Exterior Wall:
Year Remodeled:	Bedrooms:
Remodeled/Effective Age:	Full Baths:
Building Type/Style:	Half Baths:
Story:	Rough-in: 0
Grade:	Room Count:
CDU/Overall Condition:	Basement Description:
Interior Condition:	Heating:
Kitchen Condition:	Type of Fuel:
Bath Condition:	Type of System:

Square Footage / Attachments

First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished: 0
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Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
D12-2ND Grade Tillable	0.598	Acreage				\$100	
Acreage/Squarefoot Variables							
Acreage Variable 1 - 0.60 @ \$241.00							
Total of Above: 144.12							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
26,049	0.598				\$100		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				Area		Value Amount	
Description				Area		Value Amount	
Living Area:							
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price							
Unfinished Living Area:							
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:							
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price						\$0.00	
Changes/Adjustments							
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value							
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$100.00	
Total Assessed Value						\$100.00	

Parcel Numbers: 759-9034-000	Property Address: 7564 49TH CT S	Municipality: Franklin, City of
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Owner Name: VH PVR LLC	Mailing Address: 6801 SOUTHTOWNE DR MADISON, WI 53713	Land Use: Residential
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Property Photograph:	Legal Description: PLEASANT VIEW RESERVE SUBD, NE & SE 1/4 SEC 11-5-21, LOT 34	Building Sketch:
<small>Descriptor/Map</small>	Parcel Sketch and Site Map obtained from the County GIS Neighborhood: 1115-Franklin	<small>Descriptor/Map</small>

Building Description

Dwelling #	
Year Built:	Exterior Wall:
Year Remodeled:	Bedrooms:
Remodeled/Effective Age:	Full Baths:
Building Type/Style:	Half Baths:
Story:	Rough-in: 0
Grade:	Room Count:
CDU/Overall Condition:	Basement Description:
Interior Condition:	Heating:
Kitchen Condition:	Type of Fuel:
Bath Condition:	Type of System:

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished: 0
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Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
D12-2ND Grade Tillable	0.451	Acreage				\$100	
Acreage/Squarefoot Variables							
Acreage Variable 1 - 0.45 @ \$241.00							
Total of Above: 108.69							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
19,646	0.451				\$100		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				Area		Value Amount	
Description				Area		Value Amount	
Living Area:							
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price							
Unfinished Living Area:							
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:							
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price						\$0.00	
Changes/Adjustments							
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value							
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$100.00	
Total Assessed Value						\$100.00	

Parcel Numbers: 759-9035-000	Property Address: 7569 49TH CT S	Municipality: Franklin, City of
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Owner Name: VH PVR LLC	Mailing Address: 6801 SOUTHTOWNE DR MADISON, WI 53713	Land Use: Residential
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Property Photograph:	Legal Description: PLEASANT VIEW RESERVE SUBD, NE & SE 1/4 SEC 11-5-21, LOT 35	Building Sketch:
<small>Descriptor/Map</small>	<small>Descriptor/Map</small>	<small>Descriptor/Map</small>
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1115-Franklin	

Building Description

Dwelling #	
Year Built:	Exterior Wall:
Year Remodeled:	Bedrooms:
Remodeled/Effective Age:	Full Baths:
Building Type/Style:	Half Baths:
Story:	Rough-in: 0
Grade:	Room Count:
CDU/Overall Condition:	Basement Description:
Interior Condition:	Heating:
Kitchen Condition:	Type of Fuel:
Bath Condition:	Type of System:

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished: 0
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Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
D12-2ND Grade Tillable	0.463	Acreage				\$100	
Acreage/Squarefoot Variables							
Acreage Variable 1 - 0.46 @ \$241.00							
Total of Above: 111.58							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
20,168	0.463				\$100		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				Area		Value Amount	
Description				Area		Value Amount	
Living Area:							
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price							
Unfinished Living Area:							
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:							
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price						\$0.00	
Changes/Adjustments							
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value							
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$100.00	
Total Assessed Value						\$100.00	

Parcel Numbers: 759-9036-000	Property Address: 7563 49TH CT S	Municipality: Franklin, City of
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Owner Name: VH PVR LLC	Mailing Address: 6801 SOUTHTOWNE DR MADISON, WI 53713	Land Use: Residential
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Property Photograph:	Legal Description: PLEASANT VIEW RESERVE SUBD, NE & SE 1/4 SEC 11-5-21, LOT 36	Building Sketch:
<small>Descriptor/Map</small>	Parcel Sketch and Site Map obtained from the County GIS	<small>Descriptor/Map</small>
	Neighborhood: 1115-Franklin	

Building Description

Dwelling #	
Year Built:	Exterior Wall:
Year Remodeled:	Bedrooms:
Remodeled/Effective Age:	Full Baths:
Building Type/Style:	Half Baths:
Story:	Rough-in: 0
Grade:	Room Count:
CDU/Overall Condition:	Basement Description:
Interior Condition:	Heating:
Kitchen Condition:	Type of Fuel:
Bath Condition:	Type of System:

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished: 0
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Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
D12-2ND Grade Tillable	0.357	Acreage				\$100	
Acreage/Squarefoot Variables							
Acreage Variable 1 - 0.36 @ \$241.00							
Total of Above: 86.04							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
15,551	0.357				\$100		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				Area		Value Amount	
Description				Area		Value Amount	
Living Area:							
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price							
Unfinished Living Area:							
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:							
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price						\$0.00	
Changes/Adjustments							
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value							
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$100.00	
Total Assessed Value						\$100.00	

Parcel Numbers: 759-9037-000	Property Address: 7551 49TH CT S	Municipality: Franklin, City of
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Owner Name: VH PVR LLC	Mailing Address: 6801 SOUTHTOWNE DR MADISON, WI 53713	Land Use: Residential
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Property Photograph:	Legal Description: PLEASANT VIEW RESERVE SUBD, NE & SE 1/4 SEC 11-5-21, LOT 37	Building Sketch:
<small>Descriptor/Map</small>	Parcel Sketch and Site Map obtained from the County GIS Neighborhood: 1115-Franklin	<small>Descriptor/Map</small>

Building Description

Dwelling #	
Year Built:	Exterior Wall:
Year Remodeled:	Bedrooms:
Remodeled/Effective Age:	Full Baths:
Building Type/Style:	Half Baths:
Story:	Rough-in: 0
Grade:	Room Count:
CDU/Overall Condition:	Basement Description:
Interior Condition:	Heating:
Kitchen Condition:	Type of Fuel:
Bath Condition:	Type of System:

Square Footage / Attachments

First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished: 0
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Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
D12-2ND Grade Tillable	0.455	Acreage				\$100	
Acreage/Squarefoot Variables							
Acreage Variable 1 - 0.46 @ \$241.00							
Total of Above: 109.66							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
19,820	0.455				\$100		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				Area		Value Amount	
Description				Area		Value Amount	
Living Area:							
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price							
Unfinished Living Area:							
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:							
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price						\$0.00	
Changes/Adjustments							
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value							
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$100.00	
Total Assessed Value						\$100.00	

Parcel Numbers: 759-9038-000	Property Address: 7539 49TH CT S	Municipality: Franklin, City of
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Owner Name: VH PVR LLC	Mailing Address: 6801 SOUTHTOWNE DR MADISON, WI 53713	Land Use: Residential
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Property Photograph:	Legal Description: PLEASANT VIEW RESERVE SUBD, NE & SE 1/4 SEC 11-5-21, LOT 38	Building Sketch:
<small>Descriptor/Map</small>	Parcel Sketch and Site Map obtained from the County GIS	<small>Descriptor/Map</small>
	Neighborhood: 1115-Franklin	

Building Description

Dwelling #	
Year Built:	Exterior Wall:
Year Remodeled:	Bedrooms:
Remodeled/Effective Age:	Full Baths:
Building Type/Style:	Half Baths:
Story:	Rough-in: 0
Grade:	Room Count:
CDU/Overall Condition:	Basement Description:
Interior Condition:	Heating:
Kitchen Condition:	Type of Fuel:
Bath Condition:	Type of System:

Square Footage / Attachments

First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
						0

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
D12-2ND Grade Tillable	0.495	Acreage				\$100	
Acreage/Squarefoot Variables							
Acreage Variable 1 - 0.50 @ \$241.00							
Total of Above: 119.30							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
21,562	0.495				\$100		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				Area		Value Amount	
Description				Area		Value Amount	
Living Area:							
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price							
Unfinished Living Area:							
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:							
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price						\$0.00	
Changes/Adjustments							
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value							
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$100.00	
Total Assessed Value						\$100.00	

Parcel Numbers: 759-9039-000	Property Address: 7527 49TH CT S	Municipality: Franklin, City of
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Owner Name: VH PVR LLC	Mailing Address: 6801 SOUTHTOWNE DR MADISON, WI 53713	Land Use: Residential
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Property Photograph:	Legal Description: PLEASANT VIEW RESERVE SUBD, NE & SE 1/4 SEC 11-5-21, LOT 39	Building Sketch:
<small>Descriptor/Map</small>	Parcel Sketch and Site Map obtained from the County GIS Neighborhood: 1115-Franklin	<small>Descriptor/Map</small>

Building Description

Dwelling #	
Year Built:	Exterior Wall:
Year Remodeled:	Bedrooms:
Remodeled/Effective Age:	Full Baths:
Building Type/Style:	Half Baths:
Story:	Rough-in: 0
Grade:	Room Count:
CDU/Overall Condition:	Basement Description:
Interior Condition:	Heating:
Kitchen Condition:	Type of Fuel:
Bath Condition:	Type of System:

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished: 0
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Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
D12-2ND Grade Tillable	0.409	Acreage				\$100	
Acreage/Squarefoot Variables							
Acreage Variable 1 - 0.41 @ \$241.00							
Total of Above: 98.57							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
17,816	0.409				\$100		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				Area		Value Amount	
Description				Area		Value Amount	
Living Area:							
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price							
Unfinished Living Area:							
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:							
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price						\$0.00	
Changes/Adjustments							
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value							
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$100.00	
Total Assessed Value						\$100.00	

Parcel Numbers: 759-9040-000	Property Address: 4931 MARQUETTE AVE W	Municipality: Franklin, City of
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Owner Name: VH PVR LLC	Mailing Address: 6801 SOUTHTOWNE DR MADISON, WI 53713	Land Use: Residential
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Property Photograph:	Legal Description: PLEASANT VIEW RESERVE SUBD, NE & SE 1/4 SEC 11-5-21, LOT 40	Building Sketch:
<small>Descriptor/Map</small>	Parcel Sketch and Site Map obtained from the County GIS Neighborhood: 1115-Franklin	<small>Descriptor/Map</small>

Building Description

Dwelling #	
Year Built:	Exterior Wall:
Year Remodeled:	Bedrooms:
Remodeled/Effective Age:	Full Baths:
Building Type/Style:	Half Baths:
Story:	Rough-in: 0
Grade:	Room Count:
CDU/Overall Condition:	Basement Description:
Interior Condition:	Heating:
Kitchen Condition:	Type of Fuel:
Bath Condition:	Type of System:

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished: 0
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Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
D12-2ND Grade Tillable	0.297	Acreage				\$100	
Acreage/Squarefoot Variables							
Acreage Variable 1 - 0.30 @ \$241.00							
Total of Above: 71.58							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,937	0.297				\$100		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				Area		Value Amount	
Description				Area		Value Amount	
Living Area:							
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price							
Unfinished Living Area:							
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:							
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price						\$0.00	
Changes/Adjustments							
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value							
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$100.00	
Total Assessed Value						\$100.00	

Parcel Numbers: 759-9041-000	Property Address: 4951 MARQUETTE AVE W	Municipality: Franklin, City of
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Owner Name: VH PVR LLC	Mailing Address: 6801 SOUTHTOWNE DR MADISON, WI 53713	Land Use: Residential
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Property Photograph:	Legal Description: PLEASANT VIEW RESERVE SUBD, NE & SE 1/4 SEC 11-5-21, LOT 41	Building Sketch:
<small>Descriptor/Map</small>	Parcel Sketch and Site Map obtained from the County GIS	<small>Descriptor/Map</small>
	Neighborhood: 1115-Franklin	

Building Description

Dwelling #	
Year Built:	Exterior Wall:
Year Remodeled:	Bedrooms:
Remodeled/Effective Age:	Full Baths:
Building Type/Style:	Half Baths:
Story:	Rough-in: 0
Grade:	Room Count:
CDU/Overall Condition:	Basement Description:
Interior Condition:	Heating:
Kitchen Condition:	Type of Fuel:
Bath Condition:	Type of System:

Square Footage / Attachments

First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
						0

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
D12-2ND Grade Tillable	0.296	Acreage				\$100	
Acreage/Squarefoot Variables							
Acreage Variable 1 - 0.30 @ \$241.00							
Total of Above: 71.34							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,894	0.296				\$100		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				Area		Value Amount	
Description				Area		Value Amount	
Living Area:							
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price							
Unfinished Living Area:							
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:							
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price						\$0.00	
Changes/Adjustments							
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value							
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$100.00	
Total Assessed Value						\$100.00	

Parcel Numbers: 759-9042-000	Property Address: 4981 MARQUETTE AVE W	Municipality: Franklin, City of
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Owner Name: VH PVR LLC	Mailing Address: 6801 SOUTHTOWNE DR MADISON, WI 53713	Land Use: Residential
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Property Photograph:	Legal Description: PLEASANT VIEW RESERVE SUBD, NE & SE 1/4 SEC 11-5-21, LOT 42	Building Sketch:
<small>Descriptor/Map</small>	Parcel Sketch and Site Map obtained from the County GIS	<small>Descriptor/Map</small>
	Neighborhood: 1115-Franklin	

Building Description

Dwelling #	
Year Built:	Exterior Wall:
Year Remodeled:	Bedrooms:
Remodeled/Effective Age:	Full Baths:
Building Type/Style:	Half Baths:
Story:	Rough-in: 0
Grade:	Room Count:
CDU/Overall Condition:	Basement Description:
Interior Condition:	Heating:
Kitchen Condition:	Type of Fuel:
Bath Condition:	Type of System:

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
							0

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
D12-2ND Grade Tillable	0.325	Acreage				\$100	
Acreage/Squarefoot Variables							
Acreage Variable 1 - 0.33 @ \$241.00							
Total of Above: 78.33							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
14,157	0.325				\$100		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				Area		Value Amount	
Description				Area		Value Amount	
Living Area:							
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price							
Unfinished Living Area:							
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:							
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price						\$0.00	
Changes/Adjustments							
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value							
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$100.00	
Total Assessed Value						\$100.00	

Parcel Numbers: 759-9043-000	Property Address: 7524 49TH CT S	Municipality: Franklin, City of
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Owner Name: VH PVR LLC	Mailing Address: 6801 SOUTHTOWNE DR MADISON, WI 53713	Land Use: Residential
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Property Photograph:	Legal Description: PLEASANT VIEW RESERVE SUBD, NE & SE 1/4 SEC 11-5-21, LOT 43	Building Sketch:
<small>Descriptor/Map</small>	<small>Parcel Sketch and Site Map obtained from the County GIS</small>	<small>Descriptor/Map</small>
	Neighborhood: 1115-Franklin	

Building Description

Dwelling #	
Year Built:	Exterior Wall:
Year Remodeled:	Bedrooms:
Remodeled/Effective Age:	Full Baths:
Building Type/Style:	Half Baths:
Story:	Rough-in: 0
Grade:	Room Count:
CDU/Overall Condition:	Basement Description:
Interior Condition:	Heating:
Kitchen Condition:	Type of Fuel:
Bath Condition:	Type of System:

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
							0

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
D12-2ND Grade Tillable	0.325	Acreage				\$100	
Acreage/Squarefoot Variables							
Acreage Variable 1 - 0.33 @ \$241.00							
Total of Above: 78.33							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
14,157	0.325				\$100		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				Area		Value Amount	
Description				Area		Value Amount	
Living Area:							
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price							
Unfinished Living Area:							
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:							
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price						\$0.00	
Changes/Adjustments							
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value							
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$100.00	
Total Assessed Value						\$100.00	

Parcel Numbers: 759-9044-000	Property Address: 7536 50TH CT S	Municipality: Franklin, City of
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Owner Name: VH PVR LLC	Mailing Address: 6801 SOUTHTOWNE DR MADISON, WI 53713	Land Use: Residential
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Property Photograph:	Legal Description: PLEASANT VIEW RESERVE SUBD, NE & SE 1/4 SEC 11-5-21, LOT 44	Building Sketch:
<small>Descriptor/Map</small>	Parcel Sketch and Site Map obtained from the County GIS Neighborhood: 1115-Franklin	<small>Descriptor/Map</small>

Building Description

Dwelling #	
Year Built:	Exterior Wall:
Year Remodeled:	Bedrooms:
Remodeled/Effective Age:	Full Baths:
Building Type/Style:	Half Baths:
Story:	Rough-in: 0
Grade:	Room Count:
CDU/Overall Condition:	Basement Description:
Interior Condition:	Heating:
Kitchen Condition:	Type of Fuel:
Bath Condition:	Type of System:

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished: 0
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Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
D12-2ND Grade Tillable	0.437	Acreage				\$100	
Acreage/Squarefoot Variables							
Acreage Variable 1 - 0.44 @ \$241.00							
Total of Above: 105.32							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
19,036	0.437				\$100		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				Area		Value Amount	
Description				Area		Value Amount	
Living Area:							
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price							
Unfinished Living Area:							
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:							
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price						\$0.00	
Changes/Adjustments							
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value							
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$100.00	
Total Assessed Value						\$100.00	

Parcel Numbers: 759-9045-000	Property Address: 7548 50TH CT S	Municipality: Franklin, City of
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Owner Name: VH PVR LLC	Mailing Address: 6801 SOUTHTOWNE DR MADISON, WI 53713	Land Use: Residential
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Property Photograph:	Legal Description: PLEASANT VIEW RESERVE SUBD, NE & SE 1/4 SEC 11-5-21, LOT 45	Building Sketch:
<small>Descriptor/Map</small>	Parcel Sketch and Site Map obtained from the County GIS Neighborhood: 1115-Franklin	<small>Descriptor/Map</small>

Building Description

Dwelling #	
Year Built:	Exterior Wall:
Year Remodeled:	Bedrooms:
Remodeled/Effective Age:	Full Baths:
Building Type/Style:	Half Baths:
Story:	Rough-in: 0
Grade:	Room Count:
CDU/Overall Condition:	Basement Description:
Interior Condition:	Heating:
Kitchen Condition:	Type of Fuel:
Bath Condition:	Type of System:

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished: 0
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Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
D12-2ND Grade Tillable	0.665	Acreage				\$200	
Acreage/Squarefoot Variables							
Acreage Variable 1 - 0.67 @ \$241.00							
Total of Above: 160.27							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
28,967	0.665				\$200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				Area		Value Amount	
Description				Area		Value Amount	
Living Area:							
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price							
Unfinished Living Area:							
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:							
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price						\$0.00	
Changes/Adjustments							
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value							
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$200.00	
Total Assessed Value						\$200.00	

Parcel Numbers: 759-9046-000	Property Address: 7555 50TH CT S	Municipality: Franklin, City of
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Owner Name: VH PVR LLC	Mailing Address: 6801 SOUTHTOWNE DR MADISON, WI 53713	Land Use: Residential
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Property Photograph:	Legal Description: PLEASANT VIEW RESERVE SUBD, NE & SE 1/4 SEC 11-5-21, LOT 46	Building Sketch:
<small>Descriptor/Map</small>	Parcel Sketch and Site Map obtained from the County GIS Neighborhood: 1115-Franklin	<small>Descriptor/Map</small>

Building Description

Dwelling #	
Year Built:	Exterior Wall:
Year Remodeled:	Bedrooms:
Remodeled/Effective Age:	Full Baths:
Building Type/Style:	Half Baths:
Story:	Rough-in: 0
Grade:	Room Count:
CDU/Overall Condition:	Basement Description:
Interior Condition:	Heating:
Kitchen Condition:	Type of Fuel:
Bath Condition:	Type of System:

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished: 0
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Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
D12-2ND Grade Tillable	0.381	Acreage				\$100	
Acreage/Squarefoot Variables							
Acreage Variable 1 - 0.38 @ \$241.00							
Total of Above: 91.82							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
16,596	0.381				\$100		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				Area		Value Amount	
Description				Area		Value Amount	
Living Area:							
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price							
Unfinished Living Area:							
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:							
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price						\$0.00	
Changes/Adjustments							
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value							
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$100.00	
Total Assessed Value						\$100.00	

Parcel Numbers: 759-9047-000	Property Address: 7543 50TH CT S	Municipality: Franklin, City of
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Owner Name: VH PVR LLC	Mailing Address: 6801 SOUTHTOWNE DR MADISON, WI 53713	Land Use: Residential
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Property Photograph:	Legal Description: PLEASANT VIEW RESERVE SUBD, NE & SE 1/4 SEC 11-5-21, LOT 47	Building Sketch:
<small>Descriptor/Map</small>	Parcel Sketch and Site Map obtained from the County GIS	<small>Descriptor/Map</small>
	Neighborhood: 1115-Franklin	

Building Description

Dwelling #	
Year Built:	Exterior Wall:
Year Remodeled:	Bedrooms:
Remodeled/Effective Age:	Full Baths:
Building Type/Style:	Half Baths:
Story:	Rough-in: 0
Grade:	Room Count:
CDU/Overall Condition:	Basement Description:
Interior Condition:	Heating:
Kitchen Condition:	Type of Fuel:
Bath Condition:	Type of System:

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
							0

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
D12-2ND Grade Tillable	0.512	Acreage				\$100	
Acreage/Squarefoot Variables							
Acreage Variable 1 - 0.51 @ \$241.00							
Total of Above: 123.39							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
22,303	0.512				\$100		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				Area		Value Amount	
Description				Area		Value Amount	
Living Area:							
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price							
Unfinished Living Area:							
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:							
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price						\$0.00	
Changes/Adjustments							
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value							
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$100.00	
Total Assessed Value						\$100.00	

Parcel Numbers: 759-9048-000	Property Address: 7531 50TH CT S	Municipality: Franklin, City of
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Owner Name: VH PVR LLC	Mailing Address: 6801 SOUTHTOWNE DR MADISON, WI 53713	Land Use: Residential
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Property Photograph:	Legal Description: PLEASANT VIEW RESERVE SUBD, NE & SE 1/4 SEC 11-5-21, LOT 48	Building Sketch:
<small>Descriptor/Map</small>	Parcel Sketch and Site Map obtained from the County GIS	<small>Descriptor/Map</small>
	Neighborhood: 1115-Franklin	

Building Description

Dwelling # Year Built: Year Remodeled: Remodeled/Effective Age: Building Type/Style: Story: Grade: CDU/Overall Condition: Interior Condition: Kitchen Condition: Bath Condition:	Exterior Wall: Bedrooms: Full Baths: Half Baths: Rough-in: 0 Room Count: Basement Description: Heating: Type of Fuel: Type of System:
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Square Footage / Attachments

First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished: 0
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Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
D12-2ND Grade Tillable	0.318	Acreage				\$100	
Acreage/Squarefoot Variables							
Acreage Variable 1 - 0.32 @ \$241.00							
Total of Above: 76.64							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
13,852	0.318				\$100		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				Area		Value Amount	
Description				Area		Value Amount	
Living Area:							
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price							
Unfinished Living Area:							
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:							
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price						\$0.00	
Changes/Adjustments							
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value							
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$100.00	
Total Assessed Value						\$100.00	

Parcel Numbers: 759-9049-000	Property Address: 7519 50TH CT S	Municipality: Franklin, City of
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Owner Name: VH PVR LLC	Mailing Address: 6801 SOUTHTOWNE DR MADISON, WI 53713	Land Use: Residential
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Property Photograph:	Legal Description: PLEASANT VIEW RESERVE SUBD, NE & SE 1/4 SEC 11-5-21, LOT 49	Building Sketch:
<small>Descriptor/Map</small>	<small>Descriptor/Map</small>	<small>Descriptor/Map</small>
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1115-Franklin		

Building Description

Dwelling #	
Year Built:	Exterior Wall:
Year Remodeled:	Bedrooms:
Remodeled/Effective Age:	Full Baths:
Building Type/Style:	Half Baths:
Story:	Rough-in: 0
Grade:	Room Count:
CDU/Overall Condition:	Basement Description:
Interior Condition:	Heating:
Kitchen Condition:	Type of Fuel:
Bath Condition:	Type of System:

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished: 0
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Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
D12-2ND Grade Tillable	0.341	Acreage				\$100	
Acreage/Squarefoot Variables							
Acreage Variable 1 - 0.34 @ \$241.00							
Total of Above: 82.18							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
14,854	0.341				\$100		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				Area		Value Amount	
Description				Area		Value Amount	
Living Area:							
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price							
Unfinished Living Area:							
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:							
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price						\$0.00	
Changes/Adjustments							
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value							
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$100.00	
Total Assessed Value						\$100.00	

Parcel Numbers: 759-9050-000	Property Address: 5035 MARQUETTE AVE W	Municipality: Franklin, City of
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Owner Name: VH PVR LLC	Mailing Address: 6801 SOUTHTOWNE DR MADISON, WI 53713	Land Use: Residential
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Property Photograph:	Legal Description: PLEASANT VIEW RESERVE SUBD, NE & SE 1/4 SEC 11-5-21, LOT 50	Building Sketch:
<small>Descriptor/Map</small>	Parcel Sketch and Site Map obtained from the County GIS Neighborhood: 1115-Franklin	<small>Descriptor/Map</small>

Building Description

Dwelling #	Exterior Wall:
Year Built:	Bedrooms:
Year Remodeled:	Full Baths:
Remodeled/Effective Age:	Half Baths:
Building Type/Style:	Rough-in: 0
Story:	Room Count:
Grade:	Basement Description:
CDU/Overall Condition:	Heating:
Interior Condition:	Type of Fuel:
Kitchen Condition:	Type of System:
Bath Condition:	

Square Footage / Attachments

First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished: 0
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Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
D12-2ND Grade Tillable	0.332	Acreage				\$100	
Acreage/Squarefoot Variables							
Acreage Variable 1 - 0.33 @ \$241.00							
Total of Above: 80.01							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
14,462	0.332				\$100		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				Area		Value Amount	
Description				Area		Value Amount	
Living Area:							
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price							
Unfinished Living Area:							
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:							
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price						\$0.00	
Changes/Adjustments							
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value							
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$100.00	
Total Assessed Value						\$100.00	

Parcel Numbers: 759-9051-000	Property Address: 5055 MARQUETTE AVE W	Municipality: Franklin, City of
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Owner Name: VH PVR LLC	Mailing Address: 6801 SOUTHTOWNE DR MADISON, WI 53713	Land Use: Residential
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Property Photograph:	Legal Description: PLEASANT VIEW RESERVE SUBD, NE & SE 1/4 SEC 11-5-21, LOT 51	Building Sketch:
<small>Descriptor/Map</small>	Parcel Sketch and Site Map obtained from the County GIS	<small>Descriptor/Map</small>
	Neighborhood: 1115-Franklin	

Building Description

Dwelling #	
Year Built:	Exterior Wall:
Year Remodeled:	Bedrooms:
Remodeled/Effective Age:	Full Baths:
Building Type/Style:	Half Baths:
Story:	Rough-in: 0
Grade:	Room Count:
CDU/Overall Condition:	Basement Description:
Interior Condition:	Heating:
Kitchen Condition:	Type of Fuel:
Bath Condition:	Type of System:

Square Footage / Attachments

First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
						0

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
D12-2ND Grade Tillable	0.383	Acreage				\$100	
Acreage/Squarefoot Variables							
Acreage Variable 1 - 0.38 @ \$241.00							
Total of Above: 92.30							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
16,683	0.383				\$100		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				Area		Value Amount	
Description				Area		Value Amount	
Living Area:							
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price							
Unfinished Living Area:							
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:							
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price						\$0.00	
Changes/Adjustments							
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value							
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$100.00	
Total Assessed Value						\$100.00	

Parcel Numbers: 759-9052-000	Property Address: 7540 51ST ST S	Municipality: Franklin, City of
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Owner Name: VH PVR LLC	Mailing Address: 6801 SOUTHTOWNE DR MADISON, WI 53713	Land Use: Residential
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Property Photograph:	Legal Description: PLEASANT VIEW RESERVE SUBD, NE & SE 1/4 SEC 11-5-21, LOT 52	Building Sketch:
<small>Descriptor/Map</small>	<small>Descriptor/Map</small>	<small>Descriptor/Map</small>
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1115-Franklin		

Building Description

Dwelling #	
Year Built:	Exterior Wall:
Year Remodeled:	Bedrooms:
Remodeled/Effective Age:	Full Baths:
Building Type/Style:	Half Baths:
Story:	Rough-in: 0
Grade:	Room Count:
CDU/Overall Condition:	Basement Description:
Interior Condition:	Heating:
Kitchen Condition:	Type of Fuel:
Bath Condition:	Type of System:

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished: 0
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Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
D12-2ND Grade Tillable	0.444	Acreage				\$100	
Acreage/Squarefoot Variables							
Acreage Variable 1 - 0.44 @ \$241.00							
Total of Above: 107.00							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
19,341	0.444				\$100		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				Area		Value Amount	
Description				Area		Value Amount	
Living Area:							
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price							
Unfinished Living Area:							
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:							
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price						\$0.00	
Changes/Adjustments							
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value							
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$100.00	
Total Assessed Value						\$100.00	

Parcel Numbers: 759-9053-000	Property Address: 7560 51ST ST S	Municipality: Franklin, City of
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Owner Name: VH PVR LLC	Mailing Address: 6801 SOUTHTOWNE DR MADISON, WI 53713	Land Use: Residential
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Property Photograph:	Legal Description: PLEASANT VIEW RESERVE SUBD, NE & SE 1/4 SEC 11-5-21, LOT 53	Building Sketch:
<small>Descriptor/Map</small>	Parcel Sketch and Site Map obtained from the County GIS	<small>Descriptor/Map</small>
	Neighborhood: 1115-Franklin	

Building Description

Dwelling #	
Year Built:	Exterior Wall:
Year Remodeled:	Bedrooms:
Remodeled/Effective Age:	Full Baths:
Building Type/Style:	Half Baths:
Story:	Rough-in: 0
Grade:	Room Count:
CDU/Overall Condition:	Basement Description:
Interior Condition:	Heating:
Kitchen Condition:	Type of Fuel:
Bath Condition:	Type of System:

Square Footage / Attachments

First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished: 0
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Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
D12-2ND Grade Tillable	0.444	Acreage				\$100	
Acreage/Squarefoot Variables							
Acreage Variable 1 - 0.44 @ \$241.00							
Total of Above: 107.00							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
19,341	0.444				\$100		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				Area		Value Amount	
Description				Area		Value Amount	
Living Area:							
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price							
Unfinished Living Area:							
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:							
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price						\$0.00	
Changes/Adjustments							
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value							
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$100.00	
Total Assessed Value						\$100.00	

Parcel Numbers: 759-9054-000	Property Address: 51ST ST S	Municipality: Franklin, City of
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Owner Name: VH PVR LLC	Mailing Address: 6801 SOUTHTOWNE DR MADISON, WI 53713	Land Use: Residential
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Property Photograph:	Legal Description: PLEASANT VIEW RESERVE SUBD, NE & SE 1/4 SEC 11-5-21,OUTLOT 1	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	<small>Description/Map</small>
	Neighborhood:	
	1115-Franklin	

Building Description

Dwelling #	
Year Built:	Exterior Wall:
Year Remodeled:	Bedrooms:
Remodeled/Effective Age:	Full Baths:
Building Type/Style:	Half Baths:
Story:	Rough-in: 0
Grade:	Room Count:
CDU/Overall Condition:	Basement Description:
Interior Condition:	Heating:
Kitchen Condition:	Type of Fuel:
Bath Condition:	Type of System:

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished: 0
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Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	1.000	Gross				\$250,000	
A-Residential Secondary Site	0.494	Gross				\$75,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
65,079	1.494				\$325,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #	Description			Area	Value Amount		
	Living Area:						
	First Story:						
	Second Story:						
	Additional Story:						
	Attic/Finished Net:						
	Half Story/Finished Net:						
	Base Price						
	Unfinished Living Area:						
	Room/Unfinished:						
	Unfinished Basement:						
	Half Story/Unfinished:						
	Structure Info, Features and Attachments:						
	Heating/AC						
	Plumbing				- Half Bath - Full Bath		
	Finished Basement Living Area						
	Features:						
	Attachments:						
	Adjusted Base Price				\$0.00		
	Changes/Adjustments						
	Grade Adjustment:				%		
	Market Adjustment:						
	CDU Adjustment:						
	Complete:				100%		
	Dollar Adjustments						
	Dwelling Value						

Other Building Improvements	0	\$0.00
Total Improvement Value		\$0.00
Total Land Value		\$325,000.00
Total Assessed Value		\$325,000.00

Parcel Numbers: 759-9055-000	Property Address: 49TH CT S	Municipality: Franklin, City of
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Owner Name: VH PVR LLC	Mailing Address: 6801 SOUTHTOWNE DR MADISON, WI 53713	Land Use: Residential
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Property Photograph:	Legal Description: PLEASANT VIEW RESERVE SUBD, NE & SE 1/4 SEC 11-5-21,OUTLOT 2	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	<small>Description/Map</small>
	Neighborhood:	
	1115-Franklin	

Building Description

Dwelling #	
Year Built:	Exterior Wall:
Year Remodeled:	Bedrooms:
Remodeled/Effective Age:	Full Baths:
Building Type/Style:	Half Baths:
Story:	Rough-in: 0
Grade:	Room Count:
CDU/Overall Condition:	Basement Description:
Interior Condition:	Heating:
Kitchen Condition:	Type of Fuel:
Bath Condition:	Type of System:

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished: 0
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Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

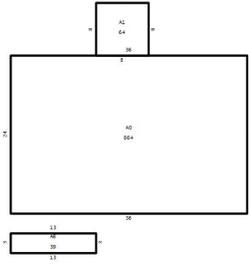
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
D12-2ND Grade Tillable	10.219	Acreage				\$2,500	
E13-Undeveloped Low	3.150	Acreage				\$8,200	
Acreage/Squarefoot Variables							
Acreage Variable 1 - 10.22 @ \$241.00 Total of Above: 2,462.78							
Acreage Variable 1 - 3.15 @ \$2,600.00 Total of Above: 8,190.00							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
582,354	13.369				\$10,700		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #	Description			Area	Value Amount		
	Living Area:						
	First Story:						
	Second Story:						
	Additional Story:						
	Attic/Finished Net:						
	Half Story/Finished Net:						
	Base Price						
	Unfinished Living Area:						
	Room/Unfinished:						
	Unfinished Basement:						
	Half Story/Unfinished:						
	Structure Info, Features and Attachments:						
	Heating/AC						
	Plumbing				- Half Bath - Full Bath		
	Finished Basement Living Area						
	Features:						
	Attachments:						
	Adjusted Base Price				\$0.00		
	Changes/Adjustments						
	Grade Adjustment:				%		
	Market Adjustment:						
	CDU Adjustment:						
	Complete:				100%		
	Dollar Adjustments						
	Dwelling Value						

Other Building Improvements	0	\$0.00
Total Improvement Value		\$0.00
Total Land Value		\$10,700.00
Total Assessed Value		\$10,700.00

Parcel Numbers: 759-9978-001 Property Address: 7314 51ST ST S Municipality: Franklin, City of

Owner Name: TACZALA MARK W & REBECCA L Mailing Address: 7314 S 51ST ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COM IN W LI 1513.86 FT S OF NW COR OF NE 11 5 21 TH S	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1101-Franklin	

Building Description

Dwelling #	759 9978 001- 1		
Year Built:	1/1/1952	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1952	Bedrooms:	3
Remodeled/Effective Age:	-70	Full Baths:	1
Building Type/Style:	04-Cape Cod	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Oil
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 9978 001- 1	864	0	0	87	0	0	951

Attachment Description(s): 31-WD	Area: 64	Attachment Value: \$600
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Feature Description(s): 22-Additional Fixture	Area: 1	Feature Value: \$300
Rec Room Condition: Average	Rec Room Area: 288	Rec Room Value: \$1,440
05-Metal Fireplace	1	\$2,000
Rec Room Condition: Average	Rec Room Area: 288	Rec Room Value: \$1,440

Other Building Improvements

Structure Type: RG1-Detached Frame Garage	Year Built: 1/1/1995	Area: 704	Construction:	Condition: Average	Value: \$8,800.00
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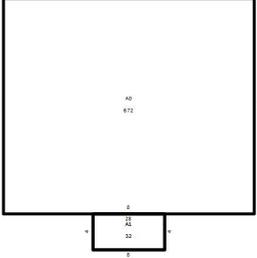
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
9/1/1995	95-1054	\$5,000.00	DETGARAGE				
9/1/1995	95-1034	\$1,500.00	FIREPLACE				
10/6/2003	353251	\$800.00	WDDK				
9/1/2006	2991	\$1,969.00	ACREPLACE				
5/14/2013	13-0819	\$2,000.00	WDDK				
8/26/2009	1603	\$4,255.00	FURREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/7/2005		\$180,000.00	Valid		Land and Improvements		
9/28/2005		\$199,000.00	Valid		Land and Improvements		
2/5/2002		\$127,100.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.730	Gross				\$85,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
31,799	0.730				\$85,800		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Septic		

Valuation/Explanation		
Dwelling #	759 9978 001- 1	
Description	Area	Value Amount
Living Area:		
First Story:	864	\$111,767.04
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	87	\$2,665.68
Half Story/Finished Net:	0	\$0.00
Base Price		\$114,432.72
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	864	\$23,172.48
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$2,339.46
Plumbing	0 - Half Bath 1 - Full Bath	\$0.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	64	\$600.00
Adjusted Base Price		\$142,844.66
Changes/Adjustments		
Grade Adjustment:	C 100%	\$139,944.66
Market Adjustment:	120%	\$307,878.25
CDU Adjustment:	55	\$169,300.00
Complete:	100	\$169,300.00
Dollar Adjustments		(\$100.00)
Dwelling Value		\$169,200.00
Other Building Improvements	0	\$8,800.00
Total Improvement Value		\$178,000.00
Total Land Value		\$85,800.00
Total Assessed Value		\$263,800.00

Building Description							
Square Footage / Attachments							
	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
Attachment Description(s):				Area:			Attachment Value:
Feature Description(s):			Area:			Feature Value:	
Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:		Permit Amount:		Details of Permit:	
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Valuation/Explanation							

Parcel Numbers: 759-9980-001	Property Address: 7330 51ST ST S	Municipality: Franklin, City of
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Owner Name: WELCH, VICKI M	Mailing Address: 7330 S 51ST ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: COM IN W LI 1633.86 FT S OF NW COR OF NE 11 5 21, TH E 400 F T, S 132 FT, W 400 FT, TH N 132 FT TO BEG, EXC PTS CONV IN D OC NO. 11083436	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1101-Franklin		

Building Description

Dwelling #	759 9980 001- 1		
Year Built:	1/1/1938	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1938	Bedrooms:	2
Remodeled/Effective Age:	-84	Full Baths:	1
Building Type/Style:	04-Cape Cod	Half Baths:	0
Story:	1.50	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Good	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 9980 001- 1	704	0	0	0	378	0	1,082

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1940	600		Fair	\$4,500.00

Permit / Construction History

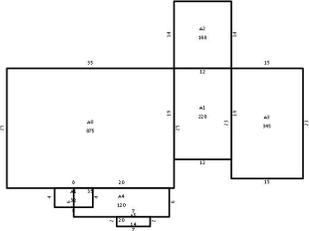
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
12/28/2006	4160	\$7,534.00	FOUNDRPR
2/6/2017	17-0284	\$3,900.00	FURREPLAC

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/1/1996		\$100,000.00	Valid		Land and Improvements		
10/7/2004		\$194,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	1.000	Gross				\$93,000	
A-Residential Secondary Site	0.179	Gross				\$1,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
51,357	1.179				\$94,300		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Septic		
Valuation/Explanation							
Dwelling #				759 9980 001- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				704			\$95,631.36
Second Story:				0			\$0.00
Additional Story:				0			\$0.00
Attic/Finished Net:				0			\$0.00
Half Story/Finished Net:				378			\$24,746.40
Base Price						\$120,377.76	
Unfinished Living Area:							
Room/Unfinished:				0			\$0.00
Unfinished Basement:				704			\$20,148.48
Half Story/Unfinished:							\$0.00
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$2,661.72	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0			\$0.00
Features:				1			\$300.00
Attachments:							
Adjusted Base Price						\$143,487.96	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$157,506.76	
Market Adjustment:				72%		\$270,911.62	
CDU Adjustment:				55		\$149,000.00	
Complete:				100		\$149,000.00	
Dollar Adjustments						(\$200.00)	
Dwelling Value						\$148,800.00	

Other Building Improvements	0	\$4,500.00
Total Improvement Value		\$153,300.00
Total Land Value		\$94,300.00
Total Assessed Value		\$247,600.00

Parcel Numbers: 759-9981-007 Property Address: 7360 51ST ST S Municipality: Franklin, City of

Owner Name: MARTIN, DON & SANDRA Mailing Address: 7360 S 51ST ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	CERTIFIED SURVEY MAP NO 2153 NE 11 5 21 PARCEL 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1101-Franklin	

Building Description

Dwelling #	759 9981 007- 1		
Year Built:	1/1/1954	Exterior Wall:	09-Masonry/Frame
Year Remodeled:	1/1/1954	Bedrooms:	4
Remodeled/Effective Age:	-68	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 9981 007- 1	1,237	875	0	0	0	0	2,112

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	168	\$800
23-AMG	345	\$12,100
99-Additional Attachments	14	\$1,400

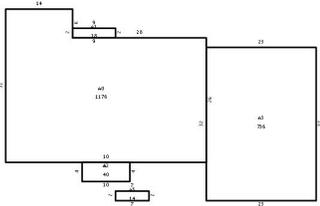
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition: Average	Rec Room Area: 300	Rec Room Value: \$1,500
22-Additional Fixture	1	\$300
Rec Room Condition: Average	Rec Room Area: 300	Rec Room Value: \$1,500

Other Building Improvements							
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:		
RG1-Detached Frame Garage	1/1/1986	624		Average	\$7,000.00		
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
8/24/2018	18-2139	\$6,800.00	FENCE				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.920	Gross				\$90,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
40,075	0.920			\$90,300			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			Public Water		
Valuation/Explanation							
Dwelling #	759 9981 007- 1						
Description	Area			Value Amount			
Living Area:							
First Story:	1,237			\$160,414.16			
Second Story:	875			\$66,482.50			
Additional Story:	0			\$0.00			
Attic/Finished Net:	0			\$0.00			
Half Story/Finished Net:	0			\$0.00			
Base Price				\$226,896.66			
Unfinished Living Area:							
Room/Unfinished:	0			\$0.00			
Unfinished Basement:	995			\$25,730.70			
Half Story/Unfinished:				\$0.00			
Structure Info, Features and Attachments:							
Heating/AC	Air Conditioning - Same Ducts			\$5,195.52			
Plumbing	0 - Half Bath 2 - Full Bath			\$7,322.00			
Finished Basement Living Area	0			\$0.00			
Features:	2			\$2,300.00			
Attachments:	527			\$14,300.00			
Adjusted Base Price				\$281,744.88			
Changes/Adjustments							
Grade Adjustment:	C+ 110%			\$291,659.37			
Market Adjustment:	37%			\$399,573.33			
CDU Adjustment:	55			\$219,800.00			
Complete:	100			\$219,800.00			
Dollar Adjustments				(\$200.00)			
Dwelling Value				\$219,600.00			

Other Building Improvements	0	\$7,000.00
Total Improvement Value		\$226,600.00
Total Land Value		\$90,300.00
Total Assessed Value		\$316,900.00

Parcel Numbers: 759-9981-008 Property Address: 7388 51ST ST S Municipality: Franklin, City of

Owner Name: JABER, YAHIA Mailing Address: 7388 S 51ST ST FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	CSM NO 6949 NE 11 5 21 PARCEL 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1112-Franklin	

Building Description

Dwelling #	759 9981 008- 1		
Year Built:	1/1/2001	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2001	Bedrooms:	4
Remodeled/Effective Age:	-21	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	B-	Room Count:	6
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 9981 008- 1	1,194	1,176	0	0	0	0	2,370

Attachment Description(s):	Area:	Attachment Value:
11-OFP	40	\$800
23-AMG	736	\$25,800

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

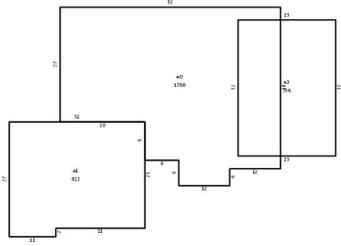
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
7/7/2001	01-0723	\$150,000.00	NEW CONST				
8/29/2001	01-0978	\$7,627.00	HTG & A/C				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/9/2011		\$192,000.00	Invalid		Land and Improvements		
11/29/2010		\$246,000.00	Invalid		Land and Improvements		
6/26/2009		\$306,800.00	Invalid		Land and Improvements		
5/25/2001		\$50,000.00	Invalid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.604	Gross				\$82,100	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
26,310	0.604			\$82,100			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			All Public		
Valuation/Explanation							
Dwelling #	759 9981 008- 1						
Description	Area					Value Amount	
Living Area:							
First Story:	1,194					\$144,139.68	
Second Story:	1,176					\$74,805.36	
Additional Story:	0					\$0.00	
Attic/Finished Net:	0					\$0.00	
Half Story/Finished Net:	0					\$0.00	
Base Price	\$218,945.04						
Unfinished Living Area:							
Room/Unfinished:	0					\$0.00	
Unfinished Basement:	1,194					\$28,978.38	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC	Air Conditioning - Same Ducts					\$5,830.20	
Plumbing	1 - Half Bath 2 - Full Bath					\$12,203.00	
Finished Basement Living Area	0					\$0.00	
Features:	3					\$6,100.00	
Attachments:	776					\$26,600.00	
Adjusted Base Price	\$298,656.62						
Changes/Adjustments							
Grade Adjustment:	B- 120%					\$319,147.94	
Market Adjustment:	28%					\$408,509.37	
CDU Adjustment:	75					\$306,400.00	
Complete:	100					\$306,400.00	
Dollar Adjustments						(\$100.00)	
Dwelling Value	\$306,300.00						

Other Building Improvements	0	\$0.00
Total Improvement Value		\$306,300.00
Total Land Value		\$82,100.00
Total Assessed Value		\$388,400.00

Parcel Numbers: 759-9981-009 Property Address: 7404 51ST ST S Municipality: Franklin, City of

Owner Name: FREY, JONATHAN M & LISA M Mailing Address: 7404 S 51ST ST FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	CSM NO 6949 NE 11 5 21 PARCEL 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1112-Franklin	

Building Description

Dwelling #	759 9981 009- 1		
Year Built:	1/1/2005	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2005	Bedrooms:	3
Remodeled/Effective Age:	-17	Full Baths:	2
Building Type/Style:	14-Modern Single Story	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 9981 009- 1	1,788	0	0	0	0	0	1,788

Attachment Description(s):	Area:	Attachment Value:
13-AFG	822	\$24,700

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	1,024	\$5,120
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	1,024	\$5,120

Other Building Improvements

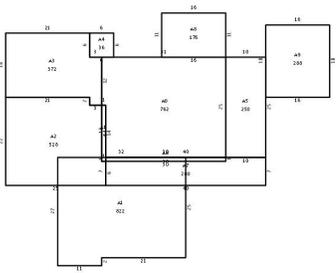
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/2016	96		Average	\$800.00

Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
5/12/2006	1535	\$2,860.00	FENCE			
6/24/2005	52359	\$190,000.00	NEWDWLG			
5/5/2016	16-0994	\$1,200.00	ACC BLDG-SHED			
4/30/2012	12-0792	\$250.00	FURREPLAC			
4/2/2012	12-0552	\$2,000.00	BSMTREMOT			
7/13/2005	52609	\$100.00	AC			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
4/25/2011		\$261,900.00	Valid		Land and Improvements	
6/2/2005		\$89,000.00	Valid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.494	Gross				\$77,900
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
21,519	0.494			\$77,900		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	759 9981 009- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,788	\$198,718.32
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$198,718.32
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,788	\$39,157.20
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,398.48
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$2,900.00
Attachments:	822	\$24,700.00
Adjusted Base Price		\$277,196.00
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$274,555.60
Market Adjustment:	44%	\$395,360.06
CDU Adjustment:	79	\$312,300.00
Complete:	100	\$312,300.00
Dollar Adjustments		\$900.00
Dwelling Value		\$313,200.00
Other Building Improvements	0	\$800.00
Total Improvement Value		\$314,000.00
Total Land Value		\$77,900.00
Total Assessed Value		\$391,900.00

Parcel Numbers: 759-9981-011	Property Address: 7475 49TH ST S	Municipality: Franklin, City of
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Owner Name: HABLEWITZ, WALTER R	Mailing Address: 3408 S CHICAGO AVE APT 4 SOUTH MILWAUKEE, WI 53172	Land Use: Residential
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Property Photograph: 	Legal Description: CSM NO 9283, NE 11-5-21, LOT 1	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1101-Franklin	

Building Description

Dwelling #	759 9981 011- 1		
Year Built:	1/1/1973	Exterior Wall:	09-Masonry/Frame
Year Remodeled:	1/1/1973	Bedrooms:	3
Remodeled/Effective Age:	-49	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	6
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Hot Water

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 9981 011- 1	1,384	806	0	0	0	0	2,190

Attachment Description(s):	Area:	Attachment Value:
23-AMG	14	\$500
23-AMG	528	\$18,500
35-Ms/Terrace	36	\$0
99-Additional Attachments	30	\$3,000
11-OFP	280	\$5,600
31-WD	176	\$1,800
33-Concrete Patio	288	\$1,400

Feature Description(s): 22-Additional Fixture	Area: 6	Feature Value: \$1,800
Rec Room Condition: Average	Rec Room Area: 560	Rec Room Value: \$2,800
03-Masonry Fireplace	2	\$11,000
Rec Room Condition: Average	Rec Room Area: 560	Rec Room Value: \$2,800

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit: 3/1/1997	Permit Number: 97-0123	Permit Amount: \$4,045.00	Details of Permit: A/C
4/16/2019	19-0762	\$14,450.00	FIRE

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
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Land Breakdown

Land Class: A-Residential Primary Site	Acreage: 0.662	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$61,300
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Acreage/Squarefoot Variables

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Land Data & Computations

Total Square Footage: 28,837	Total Acreage: 0.662	Depth:	Act. Frontage:	Assessed Land Value: \$61,300
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General Information

Topography: Below Street	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: Public Sewer
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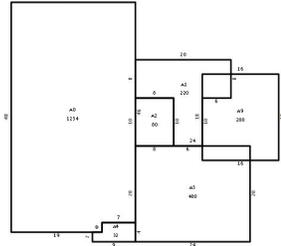
Valuation/Explanation		
Dwelling #	759 9981 011- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,384	\$176,363.12
Second Story:	806	\$62,626.20
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$238,989.32
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,384	\$32,108.80
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$5,387.40
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	8	\$12,800.00
Attachments:	1,352	\$30,800.00
Adjusted Base Price		\$327,407.52
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$312,188.27
Market Adjustment:	60%	\$499,501.24
CDU Adjustment:	60	\$299,700.00
Complete:	100	\$299,700.00
Dollar Adjustments		(\$600.00)
Dwelling Value		\$299,100.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$299,100.00
Total Land Value		\$61,300.00
Total Assessed Value		\$360,400.00

Building Description							
Square Footage / Attachments							
	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
Attachment Description(s):				Area:			Attachment Value:
Feature Description(s):			Area:			Feature Value:	
Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:		Permit Amount:		Details of Permit:	
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Valuation/Explanation							

Building Description							
Square Footage / Attachments							
	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
Attachment Description(s):				Area:			Attachment Value:
Feature Description(s):			Area:			Feature Value:	
Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:		Permit Amount:		Details of Permit:	
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Valuation/Explanation							

Parcel Numbers: 759-9982-000 Property Address: 7411 49TH ST S Municipality: Franklin, City of

Owner Name: NSFH REVOCABLE TRUST Mailing Address: 7411 S 49TH ST FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	COM IN S LI 841.44 FT E OF SW COR OF NE 11 5 21 &	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1112-Franklin	

Building Description

Dwelling #	759 9982 000- 1		
Year Built:	1/1/1967	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1967	Bedrooms:	3
Remodeled/Effective Age:	-55	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 9982 000- 1	1,234	0	0	0	0	0	1,234

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	220	\$1,100
31-WD	80	\$800
13-AFG	480	\$14,400
11-OFP	32	\$600

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	740	\$3,700

Other Building Improvements

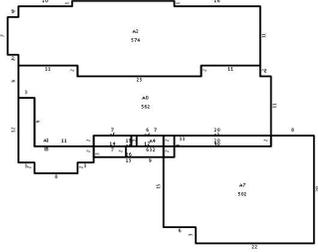
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
7/13/2017	17-1619	\$2,300.00	INTALTER				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/8/2018		\$237,900.00	Valid		Land and Improvements		
6/8/2018		\$237,000.00	Invalid		Land and Improvements		
4/3/2018		\$203,000.00	Invalid		Land and Improvements		
12/1/2000		\$140,000.00	Valid		Land and Improvements		
9/30/2002		\$150,000.00	Invalid		Land and Improvements		
7/1/1998		\$140,000.00	Valid		Land and Improvements		
2/28/2007		\$184,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.829	Gross				\$94,400	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
36,111	0.829			\$94,400			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Below Street	Paved	Light			Public Sewer		

Valuation/Explanation		
Dwelling #	759 9982 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,234	\$147,574.06
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$147,574.06
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,234	\$29,529.62
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,035.64
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	1	\$300.00
Attachments:	812	\$16,900.00
Adjusted Base Price		\$202,220.32
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$203,522.35
Market Adjustment:	85%	\$376,516.35
CDU Adjustment:	55	\$207,100.00
Complete:	100	\$207,100.00
Dollar Adjustments		\$300.00
Dwelling Value		\$207,400.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$207,400.00
Total Land Value		\$94,400.00
Total Assessed Value		\$301,800.00

Parcel Numbers: 759-9983-001 Property Address: 7393 49TH ST S Municipality: Franklin, City of

Owner Name: GRUNZE, TODD R & KRISTIE K - REV LIV TR Mailing Address: 7393 S 49TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	CERTIFIED SURVEY MAP NO 4311 NE 11 5 21 LOT 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1112-Franklin	

Building Description

Dwelling #	759 9983 001- 1		
Year Built:	1/1/1994	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1994	Bedrooms:	3
Remodeled/Effective Age:	-28	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	B-	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 9983 001- 1	1,233	628	0	0	0	0	1,861

Attachment Description(s):	Area:	Attachment Value:
11-OFP	14	\$300
13-AFG	40	\$1,200
11-OFP	26	\$500
13-AFG	502	\$15,100

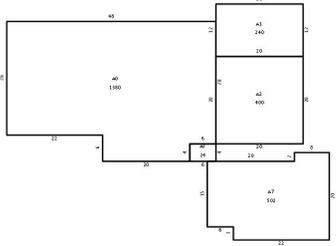
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
12/1/1993	93-1221	\$100,000.00	NEW CONST			
4/1/1994	94-0330	\$4,000.00	HTG SYSTEM			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
7/1/1992		\$23,000.00	Valid		Land	
8/16/2018		\$221,900.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.393	Gross				\$75,900
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
17,119	0.393			\$75,900		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			Public Sewer	

Valuation/Explanation		
Dwelling #	759 9983 001- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,233	\$147,454.47
Second Story:	628	\$44,123.28
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$191,577.75
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,221	\$29,218.53
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Basic Heating	\$0.00
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	582	\$17,100.00
Adjusted Base Price		\$247,518.28
Changes/Adjustments		
Grade Adjustment:	B- 120%	\$273,741.94
Market Adjustment:	61%	\$440,724.52
CDU Adjustment:	70	\$308,500.00
Complete:	100	\$308,500.00
Dollar Adjustments		(\$700.00)
Dwelling Value		\$307,800.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$307,800.00
Total Land Value		\$75,900.00
Total Assessed Value		\$383,700.00

Parcel Numbers: 759-9983-002 Property Address: 7371 49TH ST S Municipality: Franklin, City of

Owner Name: SIMCIC, MATILDA Mailing Address: 7371 S 49TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	CERTIFIED SURVEY MAP NO 4311 NE 11 5 21 LOT 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	

1112-Franklin

Building Description

Dwelling #	759 9983 002- 1		
Year Built:	1/1/1968	Exterior Wall:	07-Brick
Year Remodeled:	1/1/1968	Bedrooms:	3
Remodeled/Effective Age:	-54	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 9983 002- 1	1,380	0	0	0	0	0	1,380

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	240	\$1,200
23-AMG	400	\$14,000
11-OFP	24	\$500

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	690	\$3,450

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

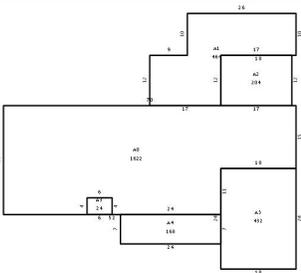
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/5/2001		\$0.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.472	Gross				\$79,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
20,560	0.472				\$79,600		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Sewer		
Valuation/Explanation							
Dwelling #				759 9983 002- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,380		\$181,125.00	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$181,125.00	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,380		\$32,016.00	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,394.80	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$600.00	
Attachments:				664		\$15,700.00	
Adjusted Base Price						\$237,716.80	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$243,558.48	
Market Adjustment:				51%		\$367,773.31	
CDU Adjustment:				55		\$202,300.00	
Complete:				100		\$202,300.00	
Dollar Adjustments						\$100.00	
Dwelling Value						\$202,400.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$202,400.00	
Total Land Value						\$79,600.00	
Total Assessed Value						\$282,000.00	

Parcel Numbers: 759-9984-000 Property Address: 7353 49TH ST S Municipality: Franklin, City of

Owner Name: KELLER, KYLE E Mailing Address: 7353 S 49TH ST FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	COM SE COR LOT 2 BLK 6 SMOLENS RAWSON MANOR NO 3 IN	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1112-Franklin	

Building Description

Dwelling #	759 9984 000- 1		
Year Built:	1/1/1963	Exterior Wall:	07-Brick
Year Remodeled:	1/1/1963	Bedrooms:	4
Remodeled/Effective Age:	-59	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	No Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Hot Water

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 9984 000- 1	1,622	0	0	0	0	0	1,622

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	464	\$2,300
12-EFP	204	\$6,100
23-AMG	432	\$15,100
11-OFP	168	\$3,400

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

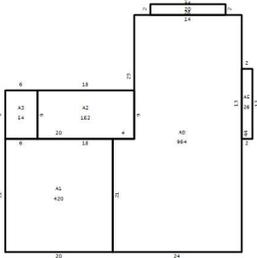
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
11/18/2008	2666	\$7,000.00	EXTREMOD				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/31/2014		\$147,000.00	Valid		Land and Improvements		
12/1/1999		\$131,900.00	Valid		Land and Improvements		
4/30/2014		\$100,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.472	Gross				\$79,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
20,560	0.472			\$79,600			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Sewer		
Valuation/Explanation							
Dwelling #				759 9984 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,622		\$195,856.50	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$195,856.50	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				0		\$0.00	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Basic Heating		\$0.00	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				1,268		\$26,900.00	
Adjusted Base Price						\$227,937.50	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$200,737.50	
Market Adjustment:				56%		\$313,150.50	
CDU Adjustment:				55		\$172,200.00	
Complete:				100		\$172,200.00	
Dollar Adjustments						\$0.00	
Dwelling Value						\$172,200.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$172,200.00
Total Land Value		\$79,600.00
Total Assessed Value		\$251,800.00

Parcel Numbers: 759-9986-000 Property Address: 7350 49TH ST S Municipality: Franklin, City of

Owner Name: CALL, JENNIFER R Mailing Address: 7350 S 49TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COM SW COR LOT 3 BLK 7 SMOLENS RAWSON MANOR NO 3 IN	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1112-Franklin	

Building Description

Dwelling #	759 9986 000- 1		
Year Built:	1/1/1964	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1964	Bedrooms:	3
Remodeled/Effective Age:	-58	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 9986 000- 1	1,018	0	0	0	0	0	1,018

Attachment Description(s):	Area:	Attachment Value:
13-AFG	420	\$12,600
12-EFP	162	\$4,900
33-Concrete Patio	54	\$300
99-Additional Attachments	28	\$2,800
99-Additional Attachments	26	\$2,600

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	482	\$2,410

Other Building Improvements

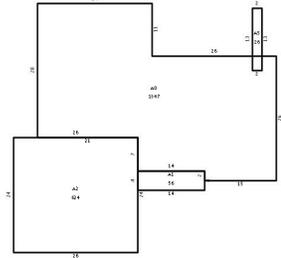
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1978	280		Average	\$2,400.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
4/1/1995	95-0294	\$7,000.00	HOT TUB				
6/1/1995	95-0529	\$2,500.00	GAZEBO OVER				
7/26/2017	17-1741	\$0.00	FOUNDRPR W/BEAM				
10/15/2018	18-2569	\$2,780.00	FOUNDRPR				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/1/2000		\$138,500.00	Valid		Land and Improvements		
8/29/2017		\$192,000.00	Valid		Land and Improvements		
4/1/1994		\$113,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.472	Gross				\$80,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
20,560	0.472			\$80,200			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Sewer		

Valuation/Explanation		
Dwelling #	759 9986 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,018	\$126,802.08
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$126,802.08
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	964	\$24,929.04
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$2,504.28
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	1	\$300.00
Attachments:	690	\$23,200.00
Adjusted Base Price		\$182,616.40
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$175,028.04
Market Adjustment:	88%	\$329,052.72
CDU Adjustment:	55	\$181,000.00
Complete:	100	\$181,000.00
Dollar Adjustments		(\$200.00)
Dwelling Value		\$180,800.00
Other Building Improvements	0	\$2,400.00
Total Improvement Value		\$183,200.00
Total Land Value		\$80,200.00
Total Assessed Value		\$263,400.00

Parcel Numbers: 759-9987-001 Property Address: 7370 49TH ST S Municipality: Franklin, City of

Owner Name: Austin Bruhn Mailing Address: 7370 S 49th St Franklin, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	CERTIFIED SURVEY MAP NO 4310 NE 11 5 21 LOT 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1112-Franklin	

Building Description

Dwelling #	759 9987 001- 1		
Year Built:	1/1/1990	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1990	Bedrooms:	2
Remodeled/Effective Age:	-32	Full Baths:	2
Building Type/Style:	03-Split Level	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 9987 001- 1	1,347	0	0	0	0	536	1,883

Attachment Description(s):	Area:	Attachment Value:
11-OFP	56	\$1,100
13-AFG	624	\$18,700

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History

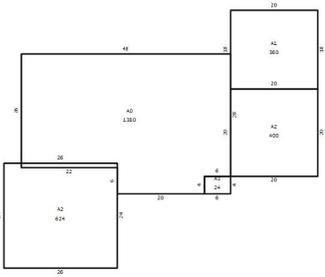
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/19/2022	11250288	\$170,000.00	Valid	O - Other	Land and Improvements	Other	
5/19/2022	11250289	\$170,000.00	Valid	W/C D - Warrant/Condo Deed	Land and Improvements	Other	
9/11/2017		\$250,000.00	Valid		Land and Improvements		
11/23/2016		\$216,400.00	Invalid		Land and Improvements		
8/1/1988		\$20,000.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.370	Gross				\$75,100	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
16,117	0.370			\$75,100			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Sewer		
Valuation/Explanation							
Dwelling #	759 9987 001- 1						
Description	Area	Value Amount					
Living Area:							
First Story:	1,347	\$158,339.85					
Second Story:	0	\$0.00					
Additional Story:	0	\$0.00					
Attic/Finished Net:	0	\$0.00					
Half Story/Finished Net:	0	\$0.00					
Base Price		\$158,339.85					
Unfinished Living Area:							
Room/Unfinished:	0	\$0.00					
Unfinished Basement:	811	\$22,188.96					
Half Story/Unfinished:		\$0.00					
Structure Info, Features and Attachments:							
Heating/AC	Air Conditioning - Same Ducts	\$4,632.18					
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00					
Finished Basement Living Area	536	\$14,466.64					
Features:	3	\$900.00					
Attachments:	680	\$19,800.00					
Adjusted Base Price		\$227,649.63					
Changes/Adjustments							
Grade Adjustment:	C+ 110%	\$227,644.59					
Market Adjustment:	76%	\$400,654.48					
CDU Adjustment:	65	\$260,400.00					
Complete:	100	\$260,400.00					
Dollar Adjustments		\$700.00					
Dwelling Value		\$261,100.00					

Other Building Improvements	0	\$0.00
Total Improvement Value		\$261,100.00
Total Land Value		\$75,100.00
Total Assessed Value		\$336,200.00

Parcel Numbers: 759-9987-002 Property Address: 7390 49TH ST S Municipality: Franklin, City of

Owner Name: RATLIEFF, BETTY A Mailing Address: 7390 S 49TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	CERTIFIED SURVEY MAP NO 4310 NE 11 5 21 LOT 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1112-Franklin	

Building Description

Dwelling #	759 9987 002- 1		
Year Built:	1/1/1969	Exterior Wall:	07-Brick
Year Remodeled:	1/1/1969	Bedrooms:	3
Remodeled/Effective Age:	-53	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Good	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 9987 002- 1	1,380	0	0	0	0	0	1,380

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	360	\$1,800
23-AMG	400	\$14,000
11-OFP	24	\$500

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Fair	440	\$1,760

Other Building Improvements

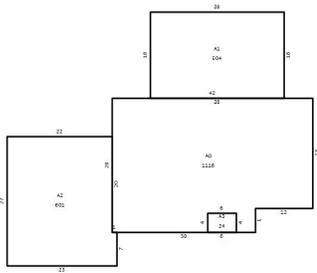
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/1998	120		Average	\$300.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
6/1/1998	B980601	\$1,545.00	SHED 10X12				
10/21/2019	19-2699	\$10,795.00	1/20 ROOF - EST				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/1/1998		\$134,900.00	Valid		Land and Improvements		
9/1/2017		\$202,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.461	Gross				\$79,400	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
20,081	0.461			\$79,400			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Sewer		
Valuation/Explanation							
Dwelling #				759 9987 002- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,380		\$181,125.00	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$181,125.00	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,380		\$32,016.00	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,394.80	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				3		\$900.00	
Attachments:				784		\$16,300.00	
Adjusted Base Price						\$238,616.80	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$243,558.48	
Market Adjustment:				51%		\$367,773.31	
CDU Adjustment:				55		\$202,300.00	
Complete:				100		\$202,300.00	
Dollar Adjustments						(\$300.00)	
Dwelling Value						\$202,000.00	

Other Building Improvements	0	\$300.00
Total Improvement Value		\$202,300.00
Total Land Value		\$79,400.00
Total Assessed Value		\$281,700.00

Parcel Numbers: 759-9988-003	Property Address: 4870 MADISON AVE W	Municipality: Franklin, City of
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Owner Name: BROCKEL, MICHAEL & JUDITH	Mailing Address: 4870 W MADISON AVE FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: CSM NO 4309 NE 11 5 21 LOTS 1 & 2	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1112-Franklin	

Building Description

Dwelling #	759 9988 003- 1		
Year Built:	1/1/1957	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1957	Bedrooms:	3
Remodeled/Effective Age:	-65	Full Baths:	2
Building Type/Style:	03-Split Level	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Oil
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 9988 003- 1	1,717	0	0	0	0	0	1,717

Attachment Description(s): 33-Concrete Patio	Area: 504	Attachment Value: \$2,500
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Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
02-Basement Garage	2	\$3,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
10/1/1997	97-1074	\$1,310.00	A/C

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
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Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.846	Gross				\$98,700

Acreage/Squarefoot Variables

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Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
36,852	0.846			\$98,700

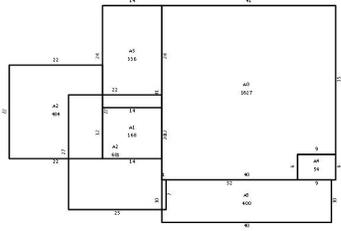
General Information

Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Above Street	Paved	Light			Public Sewer

Valuation/Explanation		
Dwelling #	759 9988 003- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,717	\$191,737.39
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$191,737.39
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,717	\$37,774.00
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,223.82
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	6	\$5,900.00
Attachments:	504	\$2,500.00
Adjusted Base Price		\$254,338.21
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$270,532.03
Market Adjustment:	44%	\$389,566.13
CDU Adjustment:	55	\$214,300.00
Complete:	100	\$214,300.00
Dollar Adjustments		\$700.00
Dwelling Value		\$215,000.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$215,000.00
Total Land Value		\$98,700.00
Total Assessed Value		\$313,700.00

Parcel Numbers: 759-9989-001	Property Address: 4871 MADISON AVE W	Municipality: Franklin, City of
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Owner Name: MORANSKI, SCOTT J	Mailing Address: 4871 W MADISON AVE FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: CERTIFIED SURVEY MAP NO 3227 NE 11 5 21 PARCEL 1	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1112-Franklin	

Building Description

Dwelling #	759 9989 001- 1		
Year Built:	1/1/1958	Exterior Wall:	07-Brick
Year Remodeled:	1/1/1958	Bedrooms:	3
Remodeled/Effective Age:	-64	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 9989 001- 1	1,627	0	0	0	0	0	1,627

Attachment Description(s):	Area:	Attachment Value:
22-EMP	168	\$5,900
23-AMG	484	\$16,900
33-Concrete Patio	336	\$1,700
11-OFP	54	\$1,100
33-Concrete Patio	400	\$2,000

Feature Description(s): 22-Additional Fixture	Area: 3	Feature Value: \$900
Rec Room Condition: Average	Rec Room Area: 760	Rec Room Value: \$3,800
03-Masonry Fireplace	1	\$5,500
Rec Room Condition: Average	Rec Room Area: 760	Rec Room Value: \$3,800

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
12/1/1994		\$115,900.00	Invalid		Land and Improvements	

Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.643	Gross				\$87,000

Acreage/Squarefoot Variables

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Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
28,009	0.643			\$87,000

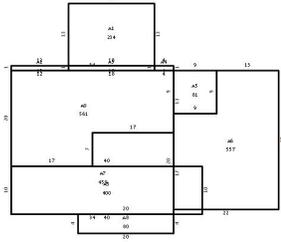
General Information

Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Light			Public Sewer

Valuation/Explanation		
Dwelling #	759 9989 001- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,627	\$196,460.25
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$196,460.25
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,627	\$36,103.13
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,002.42
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$6,400.00
Attachments:	1,442	\$27,600.00
Adjusted Base Price		\$275,446.80
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$265,591.48
Market Adjustment:	55%	\$411,666.79
CDU Adjustment:	55	\$226,400.00
Complete:	100	\$226,400.00
Dollar Adjustments		\$700.00
Dwelling Value		\$227,100.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$227,100.00
Total Land Value		\$87,000.00
Total Assessed Value		\$314,100.00

Parcel Numbers: 759-9989-002	Property Address: 7440 49TH ST S	Municipality: Franklin, City of
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Owner Name: KIRCHOFF, VINCENT A	Mailing Address: 7440 S 49TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: CERTIFIED SURVEY MAP NO 3227 NE 11 5 21 PARCEL 2	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1112-Franklin		

Building Description

Dwelling #	759 9989 002- 1	
Year Built:	1/1/1990	Exterior Wall: 04-Alum/Vinyl
Year Remodeled:	1/1/1990	Bedrooms: 3
Remodeled/Effective Age:	-32	Full Baths: 2
Building Type/Style:	13-Contemporary	Half Baths: 0
Story:	2.00	Rough-in: 0
Grade:	C+	Room Count: 4
CDU/Overall Condition:	Average	Basement Description: Full Basement
Interior Condition:	Same	Heating: Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel: Gas
Bath Condition:		Type of System: Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 9989 002- 1	1,101	595	0	0	0	0	1,696

Attachment Description(s):	Area:	Attachment Value:
31-WD	18	\$200
99-Additional Attachments	18	\$1,800
31-WD	234	\$2,300
99-Additional Attachments	12	\$1,200
99-Additional Attachments	4	\$400
13-AFG	557	\$16,700
11-OFP	80	\$1,600

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	242	\$1,210
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	242	\$1,210

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
12/9/2020	20-3536	\$6,500.00	FOUNDRPR
6/22/2021	21-0248	\$5,347.00	ACREPLACE

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
2/18/2021		\$340,000.00	Valid		Land and Improvements	
6/1/1990		\$21,000.00	Valid		Land	
2/19/2021		\$340,000.00	Valid		Land and Improvements	

Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.496	Gross				\$80,300

Acreage/Squarefoot Variables

Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
21,606	0.496			\$80,300

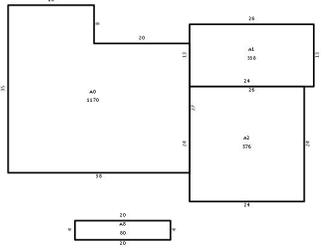
General Information

Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Above Street	Paved	Light			Public Sewer

Valuation/Explanation		
Dwelling #	759 9989 002- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,101	\$134,024.73
Second Story:	595	\$42,387.80
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$176,412.53
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,101	\$27,117.63
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,172.16
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	923	\$24,200.00
Adjusted Base Price		\$241,524.32
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$236,526.75
Market Adjustment:	69%	\$399,730.21
CDU Adjustment:	65	\$259,800.00
Complete:	100	\$259,800.00
Dollar Adjustments		(\$100.00)
Dwelling Value		\$259,700.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$259,700.00
Total Land Value		\$80,300.00
Total Assessed Value		\$340,000.00

Parcel Numbers: 759-9990-000 Property Address: 7460 49TH ST S Municipality: Franklin, City of

Owner Name: VILLAFUERTE, LAURA ORTIZ Mailing Address: 7460 S 49TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description: W 140 FT OF E 437.98 FT OF S 245.05 FT OF NE 11 5 21 CON	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1112-Franklin	

Building Description

Dwelling #	759 9990 000- 1		
Year Built:	1/1/1956	Exterior Wall:	07-Brick
Year Remodeled:	1/1/1956	Bedrooms:	3
Remodeled/Effective Age:	-66	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 9990 000- 1	1,170	0	0	0	0	0	1,170

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	338	\$1,700
13-AFG	576	\$17,300

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

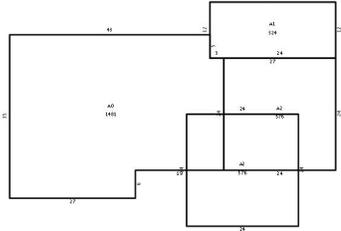
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
6/1/1997	97-	\$3,815.00	FUR/ACREPLAC				
10/23/2020	20-3095	\$7,900.00	FOUNDRPR				
7/3/2013	13-1344	\$9,920.00	FOUNDRPR				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/24/2007		\$250,000.00	Invalid		Land and Improvements		
7/29/2013		\$185,000.00	Valid		Land and Improvements		
9/2/2021		\$265,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.643	Gross				\$89,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
28,009	0.643			\$89,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Sewer		
Valuation/Explanation							
Dwelling #				759 9990 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,170	\$163,390.50		
Second Story:				0	\$0.00		
Additional Story:				0	\$0.00		
Attic/Finished Net:				0	\$0.00		
Half Story/Finished Net:				0	\$0.00		
Base Price						\$163,390.50	
Unfinished Living Area:							
Room/Unfinished:				0	\$0.00		
Unfinished Basement:				1,170	\$28,395.90		
Half Story/Unfinished:					\$0.00		
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts	\$2,878.20		
Plumbing				0 - Half Bath 1 - Full Bath	\$0.00		
Finished Basement Living Area				0	\$0.00		
Features:				1	\$300.00		
Attachments:				914	\$19,000.00		
Adjusted Base Price						\$213,964.60	
Changes/Adjustments							
Grade Adjustment:				C+ 110%	\$214,131.06		
Market Adjustment:				49%	\$319,055.28		
CDU Adjustment:				55	\$175,500.00		
Complete:				100	\$175,500.00		
Dollar Adjustments					\$500.00		
Dwelling Value						\$176,000.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$176,000.00
Total Land Value		\$89,000.00
Total Assessed Value		\$265,000.00

Parcel Numbers: 759-9991-001 Property Address: 4850 MARQUETTE AVE W Municipality: Franklin, City of

Owner Name: HAMRICK, RICHARD L & JEANNE Mailing Address: 4850 W MARQUETTE AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	E297.98 FT OF S 245.05 FT OF SW 1/4 OF NE 1/4 SEC 11-5-21	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1112-Franklin	

Building Description

Dwelling #	759 9991 001- 1		
Year Built:	1/1/1964	Exterior Wall:	07-Brick
Year Remodeled:	1/1/1964	Bedrooms:	3
Remodeled/Effective Age:	-58	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Oil
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 9991 001- 1	1,481	0	0	0	0	0	1,481

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	324	\$1,600
13-AFG	576	\$17,300

Feature Description(s):	Area:	Feature Value:
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	120	\$600
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	120	\$600

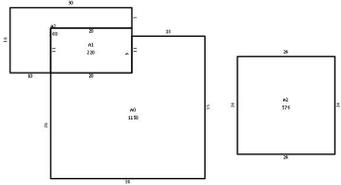
Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
6/21/2016	16-1433	\$2,500.00	FOUNDRPR				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
1/6/1956		\$0.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	1.620	Gross				\$113,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
70,567	1.620			\$113,200			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Proposed	Extremely Heavy Traffic			Public Sewer		
Valuation/Explanation							
Dwelling #				759 9991 001- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,481		\$188,161.05	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$188,161.05	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,481		\$33,722.37	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Basic Heating		\$0.00	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$5,800.00	
Attachments:				900		\$18,900.00	
Adjusted Base Price						\$253,905.42	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$252,125.96	
Market Adjustment:				61%		\$405,922.80	
CDU Adjustment:				55		\$223,300.00	
Complete:				100		\$223,300.00	
Dollar Adjustments						(\$400.00)	
Dwelling Value						\$222,900.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$222,900.00	
Total Land Value						\$113,200.00	
Total Assessed Value						\$336,100.00	

Parcel Numbers: 759-9992-000 Property Address: 4811 MADISON AVE W Municipality: Franklin, City of

Owner Name: PINGS, EDWARD J Mailing Address: 4811 W MADISON AVE FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	N 230.03 FT OF S 475.08 FT OF E 189.50 FT OF W HALF OF	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1112-Franklin	

Building Description

Dwelling #	759 9992 000- 1		
Year Built:	1/1/1955	Exterior Wall:	07-Brick
Year Remodeled:	1/1/1955	Bedrooms:	3
Remodeled/Effective Age:	-67	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Oil
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 9992 000- 1	1,150	0	0	0	0	0	1,150

Attachment Description(s):	Area:	Attachment Value:
11-OFP	220	\$4,400
33-Concrete Patio	260	\$1,300

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

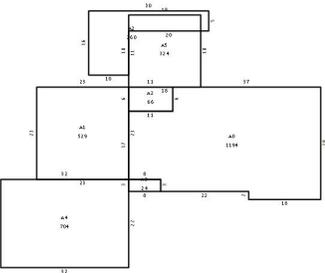
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG2-Detached Masonary Garage	1/1/1964	572		Fair	\$5,100.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
4/1/1996	96-0218	\$4,880.00	REPL AC&FURN				
8/26/2016	16-2119	\$3,000.00	ACREPLACE				
4/2/2003	03-0704	\$4,000.00	EXTREMOD				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/5/2006		\$140,000.00	Invalid		Land and Improvements		
7/1/1993		\$98,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.872	Gross				\$97,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
37,984	0.872				\$97,300		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Sewer		
Valuation/Explanation							
Dwelling #				759 9992 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,150	\$160,597.50		
Second Story:				0	\$0.00		
Additional Story:				0	\$0.00		
Attic/Finished Net:				0	\$0.00		
Half Story/Finished Net:				0	\$0.00		
Base Price						\$160,597.50	
Unfinished Living Area:							
Room/Unfinished:				0	\$0.00		
Unfinished Basement:				1,150	\$27,910.50		
Half Story/Unfinished:					\$0.00		
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts	\$2,829.00		
Plumbing				0 - Half Bath 1 - Full Bath	\$0.00		
Finished Basement Living Area				0	\$0.00		
Features:				1	\$300.00		
Attachments:				480	\$5,700.00		
Adjusted Base Price						\$197,337.00	
Changes/Adjustments							
Grade Adjustment:				C+ 110%	\$210,470.70		
Market Adjustment:				45%	\$305,182.52		
CDU Adjustment:				55	\$167,900.00		
Complete:				100	\$167,900.00		
Dollar Adjustments					(\$100.00)		
Dwelling Value						\$167,800.00	

Other Building Improvements	0	\$5,100.00
Total Improvement Value		\$172,900.00
Total Land Value		\$97,300.00
Total Assessed Value		\$270,200.00

Parcel Numbers: 759-9993-000 Property Address: 4812 MADISON AVE W Municipality: Franklin, City of

Owner Name: JANKOWSKI MICHAEL A Mailing Address: 4812 W MADISON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	COM 475.08 FT N OF SE COR OF W HALF OF NE 11 5 21 TH W	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1112-Franklin	

Building Description

Dwelling #	759 9993 000- 1		
Year Built:	1/1/1958	Exterior Wall:	07-Brick
Year Remodeled:	1/1/1958	Bedrooms:	3
Remodeled/Effective Age:	-64	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	6
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Very Good	Type of Fuel:	Oil
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 9993 000- 1	1,723	0	0	0	0	0	1,723

Attachment Description(s):	Area:	Attachment Value:
11-OFP	66	\$1,300
11-OFP	24	\$500
13-AFG	704	\$21,100
33-Concrete Patio	324	\$1,600

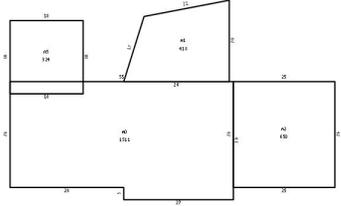
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	896	\$4,480
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	896	\$4,480

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed		1/1/2000	100		Average	\$300.00	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
3/1/1994		94-0132	\$4,300.00		BSMT REPAIR		
11/1/1996		96-1241	\$8,000.00		GARAGE ADDN		
1/1/1997		97-0022	\$2,500.00		GAR=LVG AREA		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/26/2004		\$233,000.00	Valid		Land and Improvements		
11/12/2001		\$187,000.00	Valid		Land and Improvements		
11/1/1990		\$91,000.00	Valid		Land and Improvements		
11/1/1996		\$110,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		1.065	Gross				\$104,700
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
46,391		1.065				\$104,700	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			Public Sewer		

Valuation/Explanation		
Dwelling #	759 9993 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,723	\$200,815.65
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$200,815.65
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,194	\$28,978.38
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,238.58
Plumbing	0 - Half Bath 1 - Full Bath	\$0.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$5,800.00
Attachments:	1,118	\$24,500.00
Adjusted Base Price		\$264,332.61
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$257,435.87
Market Adjustment:	81%	\$465,958.93
CDU Adjustment:	55	\$256,300.00
Complete:	100	\$256,300.00
Dollar Adjustments		\$500.00
Dwelling Value		\$256,800.00
Other Building Improvements	0	\$300.00
Total Improvement Value		\$257,100.00
Total Land Value		\$104,700.00
Total Assessed Value		\$361,800.00

Parcel Numbers: 759-9994-000 Property Address: 7375 48TH ST S Municipality: Franklin, City of

Owner Name: CARSTENSEN, MELINDA L Mailing Address: 7375 S 48TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COM 683.46 FT N OF SE COR OF W HALF OF NE 11 5 21 TH W	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1112-Franklin	

Building Description

Dwelling #	759 9994 000- 1		
Year Built:	1/1/1965	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1965	Bedrooms:	3
Remodeled/Effective Age:	-57	Full Baths:	1
Building Type/Style:	03-Split Level	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Good	Type of Fuel:	Gas
Bath Condition:		Type of System:	Hot Water

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 9994 000- 1	1,511	0	0	0	0	587	2,098

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	418	\$2,100
13-AFG	650	\$19,500

Feature Description(s):	Area:	Feature Value:
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

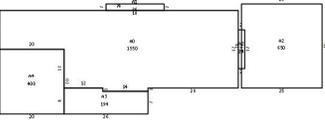
Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
6/28/2012	12-1305	\$25,000.00	KITREMOD				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/1/1993		\$57,500.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.634	Gross				\$82,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
27,617	0.634			\$82,800			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Sewer		
Valuation/Explanation							
Dwelling #				759 9994 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,511		\$172,737.52	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$172,737.52	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				924		\$13,240.92	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Basic Heating		\$0.00	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				587		\$15,843.13	
Features:				3		\$6,100.00	
Attachments:				1,068		\$21,600.00	
Adjusted Base Price						\$234,402.57	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$227,372.83	
Market Adjustment:				91%		\$434,282.10	
CDU Adjustment:				55		\$238,900.00	
Complete:				100		\$238,900.00	
Dollar Adjustments						(\$400.00)	
Dwelling Value						\$238,500.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$238,500.00	
Total Land Value						\$82,800.00	
Total Assessed Value						\$321,300.00	

Parcel Numbers: 759-9995-000 Property Address: 7353 48TH ST S Municipality: Franklin, City of

Owner Name: DLUGI MICHAEL L Mailing Address: 7353 S 48TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	COM SE COR LOT 4 BLK F RAWSON HEIGHTS NE 11 5 21 TH	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1112-Franklin	

Building Description

Dwelling #	759 9995 000- 1		
Year Built:	1/1/1962	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1962	Bedrooms:	3
Remodeled/Effective Age:	-60	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	6
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 9995 000- 1	1,610	0	0	0	0	0	1,610

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	36	\$3,600
11-OPF	194	\$3,900
13-AFG	400	\$12,000

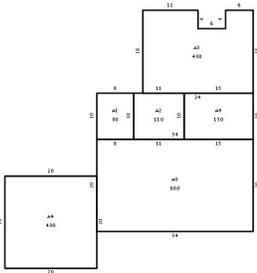
Feature Description(s):	Area:	Feature Value:
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed		1/1/2008	96		Average	\$400.00	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
1/1/1996		95-0629	\$3,500.00		AC/FURREPLAC		
5/7/2008		890	\$1,800.00		SHED		
3/20/2008		498	\$2,914.00		FURREPLAC		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/7/2003		\$175,000.00	Invalid		Land and Improvements		
6/25/2004		\$175,000.00	Invalid		Land and Improvements		
3/6/2007		\$217,300.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.994	Gross				\$94,900	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
43,299	0.994				\$94,900		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Sewer		

Valuation/Explanation		
Dwelling #	759 9995 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,610	\$181,881.70
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$181,881.70
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,550	\$34,673.50
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,960.60
Plumbing	0 - Half Bath 1 - Full Bath	\$0.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$5,800.00
Attachments:	630	\$19,500.00
Adjusted Base Price		\$245,815.80
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$242,567.38
Market Adjustment:	58%	\$383,256.46
CDU Adjustment:	55	\$210,800.00
Complete:	100	\$210,800.00
Dollar Adjustments		\$500.00
Dwelling Value		\$211,300.00
Other Building Improvements	0	\$400.00
Total Improvement Value		\$211,700.00
Total Land Value		\$94,900.00
Total Assessed Value		\$306,600.00

Parcel Numbers: 759-9996-000 Property Address: 4335 RAWSON AVE W Municipality: Franklin, City of

Owner Name: CURTICE, DANIEL & JUNE Mailing Address: 4335 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	N 410 FT OF E 25 ACS OF NE 11 5 21 EXC E 180 FT & EXC N	
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood:		
1112-Franklin		

Building Description

Dwelling #	759 9996 000- 1		
Year Built:	1/1/1860	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1860	Bedrooms:	3
Remodeled/Effective Age:	-162	Full Baths:	1
Building Type/Style:	10-Farmhouse	Half Baths:	0
Story:	1.50	Rough-in:	0
Grade:	C	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 9996 000- 1	830	0	0	0	383	0	1,213

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	80	\$400
12-EFP	110	\$3,300
33-Concrete Patio	408	\$2,000

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
AP2-Pole 4 Sides Closed Wood	1/1/1940	1,160		Poor	\$1,500.00

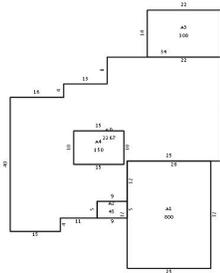
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
8/1/1996	96-0987	\$10.00	RAZE W BLDG

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/1/1998		\$85,000.00	Valid		Land and Improvements		
10/1/1994		\$85,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	1.769	Gross				\$89,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
77,058	1.769				\$89,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Heavy			Public Sewer		
Valuation/Explanation							
Dwelling #				759 9996 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				830		\$108,970.70	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				383		\$25,041.00	
Base Price						\$134,011.70	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				680		\$19,951.20	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$2,983.98	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				598		\$5,700.00	
Adjusted Base Price						\$162,946.88	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$156,946.88	
Market Adjustment:				124%		\$351,561.01	
CDU Adjustment:				45		\$158,200.00	
Complete:				100		\$158,200.00	
Dollar Adjustments						\$300.00	
Dwelling Value						\$158,500.00	
Other Building Improvements				0		\$1,500.00	
Total Improvement Value						\$160,000.00	
Total Land Value						\$89,200.00	
Total Assessed Value						\$249,200.00	

Parcel Numbers: 759-9998-001 Property Address: 7455 HILLENDALE DR S Municipality: Franklin, City of

Owner Name: PEKAR, JEFFERY J & MARY K Mailing Address: 7455 S HILLENDALE DR FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	CSM NO 6122 NE 11 5 21 PARCEL 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	759 9998 001- 1		
Year Built:	1/1/1996	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1996	Bedrooms:	3
Remodeled/Effective Age:	-26	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 9998 001- 1	2,267	0	0	0	0	0	2,267

Attachment Description(s):	Area:	Attachment Value:
13-AFG	800	\$24,000
11-OPF	45	\$900
31-WD	308	\$3,100

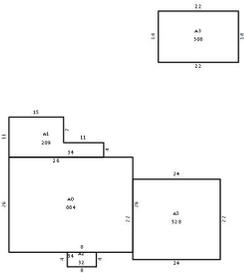
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed	1/1/2016	80		Average	\$600.00	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
4/1/1996	96-0225	\$124,500.00	NEWDWLG			
4/16/2003	03-0940	\$8,000.00	WDDK			
5/11/2006	1518	\$1,000.00	WDDK-DET			
4/4/2016	16-0629	\$500.00	ACCBLDG SHED			
9/1/1996	96-1051	\$4,865.00	HTG & A/C			
11/1/2005	864651	\$3,431.00	ABVPOOL			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
8/1/1995		\$38,000.00	Valid		Land	
7/30/2002		\$255,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.499	Gross				\$77,900
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
21,736	0.499			\$77,900		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Above Street	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	759 9998 001- 1	
Description	Area	Value Amount
Living Area:		
First Story:	2,267	\$241,344.82
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$241,344.82
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	2,267	\$47,289.62
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$5,576.82
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	1,153	\$28,000.00
Adjusted Base Price		\$337,014.26
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$337,055.69
Market Adjustment:	42%	\$478,619.07
CDU Adjustment:	71	\$339,800.00
Complete:	100	\$339,800.00
Dollar Adjustments		(\$400.00)
Dwelling Value		\$339,400.00
Other Building Improvements	0	\$600.00
Total Improvement Value		\$340,000.00
Total Land Value		\$77,900.00
Total Assessed Value		\$417,900.00

Parcel Numbers: 759-9998-002 Property Address: 7465 HILLENDALE DR S Municipality: Franklin, City of

Owner Name: KOCEJA, WILLIAM & DEBRA Mailing Address: 7465 S HILLENDALE DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	CSM NO 6122 NE 11 5 21 PARCEL 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
1211-Franklin		

Building Description

Dwelling #	759 9998 002- 1		
Year Built:	1/1/1997	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1997	Bedrooms:	3
Remodeled/Effective Age:	-25	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 9998 002- 1	1,093	884	0	0	0	0	1,977

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	32	\$200
13-AFG	528	\$15,800

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

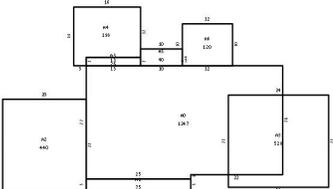
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
1/1/1997	96-1306	\$103,700.00	NEW CONST			
11/19/2014	2811	\$4,600.00	FURREPLAC			
3/1/1997	97-0089	\$4,625.00	HTG & A/C			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
10/1/1996		\$34,500.00	Valid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.499	Gross				\$77,900
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
21,736	0.499			\$77,900		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Above Street	Paved	Light			All Public	
Valuation/Explanation						
Dwelling #			759 9998 002- 1			
Description			Area		Value Amount	
Living Area:						
First Story:			1,093			\$134,493.65
Second Story:			884			\$58,768.32
Additional Story:			0			\$0.00
Attic/Finished Net:			0			\$0.00
Half Story/Finished Net:			0			\$0.00
Base Price					\$193,261.97	
Unfinished Living Area:						
Room/Unfinished:			0			\$0.00
Unfinished Basement:			1,093			\$27,335.93
Half Story/Unfinished:						\$0.00
Structure Info, Features and Attachments:						
Heating/AC			Air Conditioning - Same Ducts		\$4,863.42	
Plumbing			1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area			0			\$0.00
Features:			2			\$2,300.00
Attachments:			560			\$16,000.00
Adjusted Base Price					\$255,964.32	
Changes/Adjustments						
Grade Adjustment:			C+ 110%		\$261,430.75	
Market Adjustment:			60%		\$418,289.20	
CDU Adjustment:			72		\$301,200.00	
Complete:			100		\$301,200.00	
Dollar Adjustments					(\$800.00)	
Dwelling Value					\$300,400.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$300,400.00
Total Land Value		\$77,900.00
Total Assessed Value		\$378,300.00

Parcel Numbers: 759-9999-000 Property Address: 4400 MARQUETTE AVE W Municipality: Franklin, City of

Owner Name: RUIZ, KIMBERLY Mailing Address: 3673 S 103RD ST GREENFIELD, WI 53228 Land Use: Residential

	Legal Description:	Building Sketch:
	S 208.72 FT OF W 208.72 FT OF E 25 ACS OF NE 11 5 21	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	759 9999 000- 1		
Year Built:	1/1/1964	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1964	Bedrooms:	3
Remodeled/Effective Age:	-58	Full Baths:	1
Building Type/Style:	03-Split Level	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Hot Water

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
759 9999 000- 1	1,433	0	0	0	0	650	2,083

Attachment Description(s):	Area:	Attachment Value:
11-OFP	75	\$1,500
13-AFG	440	\$13,200
33-Concrete Patio	198	\$1,000

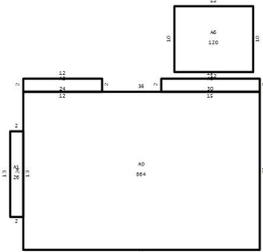
Feature Description(s):	Area:	Feature Value:
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type: RS1-Frame Utility Shed	Year Built: 1/1/1978	Area: 192	Construction:	Condition: Average	Value: \$400.00	
Permit / Construction History						
Date of Permit: 1/12/2017 6/1/1997	Permit Number: 17-0078 97-0532	Permit Amount: \$6,925.00 \$4,500.00	Details of Permit: FURREPLAC - BOI FIRE REPAIR			
Ownership/Sales History						
Date of Sale: 5/1/1987 2/18/2020	Sale Document:	Purchase Amount: \$87,700.00 \$230,500.00	Sale Validity: Invalid Valid	Conveyance Type:	Sale Type: Land and Improvements Land and Improvements	Sale Validation Source:
Land Breakdown						
Land Class: A-Residential Primary Site	Acreage: 0.787	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$80,500
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage: 34,282	Total Acreage: 0.787	Depth:	Act. Frontage:	Assessed Land Value: \$80,500		
General Information						
Topography: Rolling	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: Public Sewer	

Valuation/Explanation		
Dwelling #	759 9999 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,433	\$165,984.39
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$165,984.39
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	597	\$18,566.70
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Basic Heating	\$0.00
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	650	\$17,543.50
Features:	2	\$5,800.00
Attachments:	713	\$15,700.00
Adjusted Base Price		\$228,475.59
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$227,673.15
Market Adjustment:	45%	\$330,126.07
CDU Adjustment:	55	\$181,600.00
Complete:	100	\$181,600.00
Dollar Adjustments		\$300.00
Dwelling Value		\$181,900.00
Other Building Improvements	0	\$400.00
Total Improvement Value		\$182,300.00
Total Land Value		\$80,500.00
Total Assessed Value		\$262,800.00

Parcel Numbers: 760-0001-000	Property Address: 7128 37TH PL S	Municipality: Franklin, City of
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Owner Name: SMITH, BRIAN T	Mailing Address: 7128 S 37TH PL FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: RAWSON HOMES N 70 FT OF LOT 1 BLK 1 & THE S 20 FT OF	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1214-Franklin		

Building Description

Dwelling #	760 0001 000- 1		
Year Built:	1/1/1967	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1967	Bedrooms:	3
Remodeled/Effective Age:	-55	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0001 000- 1	944	0	0	0	0	0	944

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	26	\$2,600
99-Additional Attachments	24	\$2,400
99-Additional Attachments	30	\$3,000

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

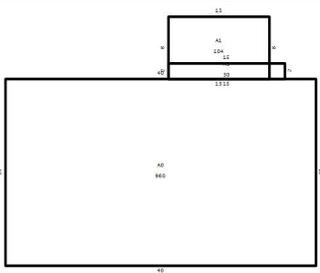
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/2009	1,200		Average	\$22,500.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
4/1/1999	99-0295	\$4,278.00	HTG & A/C				
7/10/2009	1210	\$28,000.00	DETGARAGE				
6/21/2021	21-0241	\$3,660.00	FURREPLAC				
7/10/2009	1209	\$2,000.00	RAZED				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
1/8/2009		\$150,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.283	Gross				\$66,400	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,327	0.283				\$66,400		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			All Public		
Valuation/Explanation							
Dwelling #				760 0001 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				944	\$120,256.16		
Second Story:				0	\$0.00		
Additional Story:				0	\$0.00		
Attic/Finished Net:				0	\$0.00		
Half Story/Finished Net:				0	\$0.00		
Base Price						\$120,256.16	
Unfinished Living Area:							
Room/Unfinished:				0	\$0.00		
Unfinished Basement:				864	\$23,172.48		
Half Story/Unfinished:					\$0.00		
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$2,322.24	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0	\$0.00		
Features:				1	\$300.00		
Attachments:				80	\$8,000.00		
Adjusted Base Price						\$154,050.88	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$145,750.88	
Market Adjustment:				69%		\$246,318.99	
CDU Adjustment:				55		\$135,500.00	
Complete:				100		\$135,500.00	
Dollar Adjustments						\$0.00	
Dwelling Value						\$135,500.00	

Other Building Improvements	0	\$22,500.00
Total Improvement Value		\$158,000.00
Total Land Value		\$66,400.00
Total Assessed Value		\$224,400.00

Parcel Numbers: 760-0002-000	Property Address: 7136 37TH PL S	Municipality: Franklin, City of
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Owner Name: MEISSNER, LAURIE A	Mailing Address: 7136 S 37TH PL FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: RAWSON HOMES LOT 1 EXC N 70 FT BLK 1 & ALL OF VAC 30 FT	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 0002 000- 1		
Year Built:	1/1/1956	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1956	Bedrooms:	3
Remodeled/Effective Age:	-66	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	No Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Very Good	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0002 000- 1	960	0	0	0	0	0	960

Attachment Description(s): 31-WD	Area: 104	Attachment Value: \$1,000
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Feature Description(s): Rec Room Condition:	Area: Rec Room Area: 0	Feature Value: Rec Room Value: \$0
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Other Building Improvements

Structure Type: RG1-Detached Frame Garage	Year Built: 1/1/1990	Area: 528	Construction:	Condition: Average	Value: \$5,900.00
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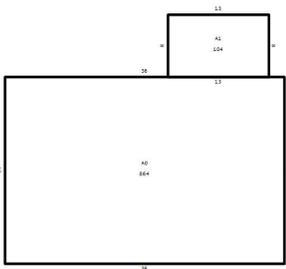
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
9/9/2008	2081	\$2,268.00	FURREPLAC
9/15/2014	14-2246	\$13,788.00	REROOF
6/22/2017	17-1429	\$5,250.00	FENCE

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/2/2017		\$162,500.00	Valid		Land and Improvements		
9/1/2016		\$94,500.00	Invalid		Land and Improvements		
5/20/2016		\$126,800.00	Invalid		Land and Improvements		
5/1/1988		\$36,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.283	Gross				\$66,400	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,327	0.283				\$66,400		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #	760 0002 000- 1						
Description	Area			Value Amount			
Living Area:							
First Story:	960			\$120,844.80			
Second Story:	0			\$0.00			
Additional Story:	0			\$0.00			
Attic/Finished Net:	0			\$0.00			
Half Story/Finished Net:	0			\$0.00			
Base Price				\$120,844.80			
Unfinished Living Area:							
Room/Unfinished:	0			\$0.00			
Unfinished Basement:	0			\$0.00			
Half Story/Unfinished:				\$0.00			
Structure Info, Features and Attachments:							
Heating/AC	Air Conditioning - Same Ducts			\$2,361.60			
Plumbing	0 - Half Bath 1 - Full Bath			\$0.00			
Finished Basement Living Area	0			\$0.00			
Features:							
Attachments:	104			\$1,000.00			
Adjusted Base Price				\$124,206.40			
Changes/Adjustments							
Grade Adjustment:	C 100%			\$123,206.40			
Market Adjustment:	121%			\$272,286.14			
CDU Adjustment:	55			\$149,800.00			
Complete:	100			\$149,800.00			
Dollar Adjustments				(\$100.00)			
Dwelling Value				\$149,700.00			
Other Building Improvements	0			\$5,900.00			
Total Improvement Value				\$155,600.00			
Total Land Value				\$66,400.00			
Total Assessed Value				\$222,000.00			

Parcel Numbers: 760-0003-000 Property Address: 7154 37TH PL S Municipality: Franklin, City of

Owner Name: JOHNSON, JUSTIN W Mailing Address: 7154 S 37TH PL FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	RAWSON HOMES LOT 2 BLK 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 0003 000- 1		
Year Built:	1/1/1954	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1954	Bedrooms:	3
Remodeled/Effective Age:	-68	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Very Good	Basement Description:	No Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0003 000- 1	864	0	0	0	0	0	864

Attachment Description(s): Area: Attachment Value:

Feature Description(s): Area: Feature Value:

22-Additional Fixture 1 \$300

Rec Room Condition: Rec Room Area: Rec Room Value:

0 \$0

Other Building Improvements

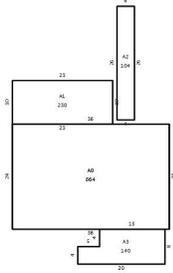
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1960	484		Average	\$4,800.00
RS1-Frame Utility Shed	1/1/1960	96		Average	\$200.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
9/1/1999	99-1121	\$800.00	REMOV&REROOF				
8/9/2004	2636	\$2,841.00	AC				
5/24/2011	929	\$2,250.00	WDDK				
12/9/2020	20-3532	\$65,000.00	INTREMOD				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/15/2020		\$133,000.00	Invalid		Land and Improvements		
4/27/2020		\$133,000.00	Invalid		Land and Improvements		
11/1/1995		\$69,900.00	Valid		Land and Improvements		
4/1/1990		\$50,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.289	Gross				\$66,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:			Assessed Land Value:	
12,589	0.289					\$66,800	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0003 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	864	\$111,767.04
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$111,767.04
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	0	\$0.00
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$2,125.44
Plumbing	0 - Half Bath 1 - Full Bath	\$0.00
Finished Basement Living Area	0	\$0.00
Features:	1	\$300.00
Attachments:		
Adjusted Base Price		\$114,192.48
Changes/Adjustments		
Grade Adjustment:	C 100%	\$113,892.48
Market Adjustment:	65%	\$187,922.59
CDU Adjustment:	65	\$122,100.00
Complete:	100	\$122,100.00
Dollar Adjustments		(\$200.00)
Dwelling Value		\$121,900.00
Other Building Improvements	0	\$5,000.00
Total Improvement Value		\$126,900.00
Total Land Value		\$66,800.00
Total Assessed Value		\$193,700.00

Parcel Numbers: 760-0004-000 Property Address: 7166 37TH PL S Municipality: Franklin, City of

Owner Name: HOFFMAN, CRYSTA M Mailing Address: 7166 S 37TH PL FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	RAWSON HOMES LOT 3 BLK 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1214-Franklin	

Building Description

Dwelling #	760 0004 000- 1		
Year Built:	1/1/1954	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1954	Bedrooms:	3
Remodeled/Effective Age:	-68	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0004 000- 1	864	0	0	0	0	0	864

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	230	\$1,200
31-WD	104	\$1,000
31-WD	140	\$1,400

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	216	\$1,080

Other Building Improvements

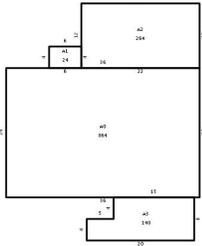
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1954	572		Average	\$5,700.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
12/30/2014	14-3094	\$5,000.00	FURN/AC REPLACE				
6/26/2015	15-1424	\$24,000.00	ADDTN - CANCEL				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/6/2017		\$175,000.00	Valid		Land and Improvements		
8/29/2003		\$133,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.277	Gross				\$65,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
12,066	0.277			\$65,600			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0004 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				864		\$111,767.04	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$111,767.04	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				864		\$23,172.48	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$2,125.44	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				474		\$3,600.00	
Adjusted Base Price						\$140,964.96	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$137,064.96	
Market Adjustment:				82%		\$249,458.23	
CDU Adjustment:				55		\$137,200.00	
Complete:				100		\$137,200.00	
Dollar Adjustments						\$200.00	
Dwelling Value						\$137,400.00	

Other Building Improvements	0	\$5,700.00
Total Improvement Value		\$143,100.00
Total Land Value		\$65,600.00
Total Assessed Value		\$208,700.00

Parcel Numbers: 760-0005-000 Property Address: 7192 37TH PL S Municipality: Franklin, City of

Owner Name: TIMMER JOSEPH & RENEE Mailing Address: 7192 S 37TH PL FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	RAWSON HOMES LOT 1 BLK 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 0005 000- 1		
Year Built:	1/1/1954	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1954	Bedrooms:	2
Remodeled/Effective Age:	-68	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0005 000- 1	864	0	0	0	0	0	864

Attachment Description(s):	Area:	Attachment Value:
12-EFP	24	\$700
33-Concrete Patio	264	\$1,300

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	528	\$2,640

Other Building Improvements

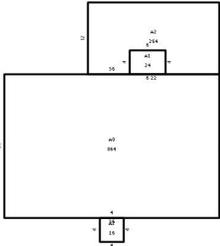
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1956	396		Average	\$4,000.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
2/1/1996	96-0088	\$2,760.00	REPL AC&FURN				
4/9/2002	02-0265	\$500.00	SF ADDN DUCTWOR				
9/1/1999	99-1217	\$1,000.00	REROOF				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/25/2005		\$163,500.00	Valid		Land and Improvements		
9/20/2001		\$125,000.00	Valid		Land and Improvements		
8/1/1993		\$86,500.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.289	Gross				\$66,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
12,589	0.289			\$66,800			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #	760 0005 000- 1						
Description	Area					Value Amount	
Living Area:							
First Story:	864					\$111,767.04	
Second Story:	0					\$0.00	
Additional Story:	0					\$0.00	
Attic/Finished Net:	0					\$0.00	
Half Story/Finished Net:	0					\$0.00	
Base Price						\$111,767.04	
Unfinished Living Area:							
Room/Unfinished:	0					\$0.00	
Unfinished Basement:	864					\$23,172.48	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC	Air Conditioning - Same Ducts					\$2,125.44	
Plumbing	1 - Half Bath 1 - Full Bath					\$4,881.00	
Finished Basement Living Area	0					\$0.00	
Features:	1					\$300.00	
Attachments:	288					\$2,000.00	
Adjusted Base Price						\$144,245.96	
Changes/Adjustments							
Grade Adjustment:	C 100%					\$141,945.96	
Market Adjustment:	84%					\$261,180.57	
CDU Adjustment:	55					\$143,600.00	
Complete:	100					\$143,600.00	
Dollar Adjustments						\$200.00	
Dwelling Value						\$143,800.00	

Other Building Improvements	0	\$4,000.00
Total Improvement Value		\$147,800.00
Total Land Value		\$66,800.00
Total Assessed Value		\$214,600.00

Parcel Numbers: 760-0006-000	Property Address: 7204 37TH PL S	Municipality: Franklin, City of
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Owner Name: KOPEL, RYAN	Mailing Address: 7204 S 37TH PL FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: RAWSON HOMES LOT 2 BLK 2	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 0006 000- 1		
Year Built:	1/1/1954	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1954	Bedrooms:	3
Remodeled/Effective Age:	-68	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Good	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0006 000- 1	864	0	0	0	0	0	864

Attachment Description(s):	Area:	Attachment Value:
12-EFP	24	\$700
12-EFP	16	\$500

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	528	\$2,640

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1954	352		Average	\$3,500.00
RS1-Frame Utility Shed	1/1/1965	200		Poor	\$200.00

Permit / Construction History			
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
7/1/1997	97-0618	\$1,650.00	A/C
11/10/2008	5612	\$1,600.00	ELEC FOR REC
10/1/2000	00-1224	\$3,000.00	REPL FURNACE
5/7/2018	18-1123	\$2,200.00	FUR+ACREPLAC
8/24/2018	18-2141	\$9,900.00	FOUNDRPR

Ownership/Sales History					
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type: Sale Validation Source:
12/22/2021		\$100,000.00	Invalid		Land and Improvements
2/21/2011		\$129,800.00	Invalid		Land and Improvements
5/8/2018		\$162,000.00	Valid		Land and Improvements
1/28/2008		\$136,800.00	Invalid		Land and Improvements
9/14/2005		\$142,000.00	Valid		Land and Improvements
9/17/2008		\$72,000.00	Invalid		Land and Improvements

Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.281	Gross				\$66,200	

Acreage/Squarefoot Variables

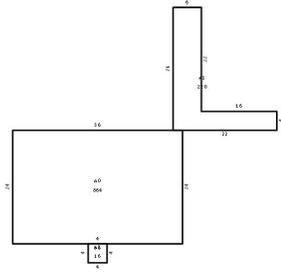
Land Data & Computations				
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
12,240	0.281			\$66,200

General Information					
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Light			All Public

Valuation/Explanation		
Dwelling #	760 0006 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	864	\$111,767.04
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$111,767.04
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	864	\$23,172.48
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$2,125.44
Plumbing	0 - Half Bath 1 - Full Bath	\$0.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$600.00
Attachments:	40	\$1,200.00
Adjusted Base Price		\$138,864.96
Changes/Adjustments		
Grade Adjustment:	C 100%	\$137,064.96
Market Adjustment:	106%	\$282,353.82
CDU Adjustment:	55	\$155,300.00
Complete:	100	\$155,300.00
Dollar Adjustments		\$300.00
Dwelling Value		\$155,600.00
Other Building Improvements	0	\$3,700.00
Total Improvement Value		\$159,300.00
Total Land Value		\$66,200.00
Total Assessed Value		\$225,500.00

Parcel Numbers: 760-0007-000 Property Address: 7216 37TH PL S Municipality: Franklin, City of

Owner Name: LIVINGSTON, DAWN Mailing Address: 7216 S 37TH PL FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	RAWSON HOMES LOT 3 BLK 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 0007 000- 1		
Year Built:	1/1/1954	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1954	Bedrooms:	2
Remodeled/Effective Age:	-68	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	No Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0007 000- 1	864	0	0	0	0	0	864

Attachment Description(s): 32-Canopy Area: 220 Attachment Value: \$2,200

Feature Description(s): Rec Room Condition: Area: Rec Room Area: 0 Feature Value: Rec Room Value: \$0

Other Building Improvements

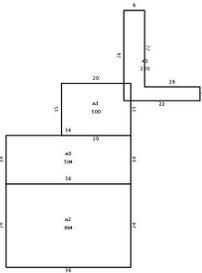
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/2014	704		Average	\$14,100.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
7/1/1999	99-0904	\$1,757.00	REPL FURNACE				
7/1/2013	13-1302	\$4,000.00	DETGARAGE				
7/1/2000	00-0904	\$3,950.00	REROOF GARAG				
10/1/1997	97-1078	\$1,500.00	REPL FURNACE				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/17/2012		\$80,600.00	Invalid		Land and Improvements		
2/6/2013		\$58,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.281	Gross				\$66,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
12,240	0.281			\$66,200			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0007 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				864			\$111,767.04
Second Story:				0			\$0.00
Additional Story:				0			\$0.00
Attic/Finished Net:				0			\$0.00
Half Story/Finished Net:				0			\$0.00
Base Price						\$111,767.04	
Unfinished Living Area:							
Room/Unfinished:				0			\$0.00
Unfinished Basement:				0			\$0.00
Half Story/Unfinished:							\$0.00
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts			\$2,125.44
Plumbing				0 - Half Bath 1 - Full Bath			\$0.00
Finished Basement Living Area				0			\$0.00
Features:							
Attachments:				220			\$2,200.00
Adjusted Base Price						\$116,092.48	
Changes/Adjustments							
Grade Adjustment:				C 100%			\$113,892.48
Market Adjustment:				94%			\$220,951.41
CDU Adjustment:				55			\$121,500.00
Complete:				100			\$121,500.00
Dollar Adjustments							(\$200.00)
Dwelling Value						\$121,300.00	

Other Building Improvements	0	\$14,100.00
Total Improvement Value		\$135,400.00
Total Land Value		\$66,200.00
Total Assessed Value		\$201,600.00

Parcel Numbers: 760-0008-000 Property Address: 7228 37TH PL S Municipality: Franklin, City of

Owner Name: TOVAR, JOSE S Mailing Address: 7228 S 37TH PL FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	RAWSON HOMES LOT 4 BLK 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1214-Franklin	

Building Description

Dwelling #	760 0008 000- 1		
Year Built:	1/1/1955	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1955	Bedrooms:	3
Remodeled/Effective Age:	-67	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0008 000- 1	1,368	0	0	0	0	0	1,368

Attachment Description(s):	Area:	Attachment Value:
31-WD	300	\$3,000

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

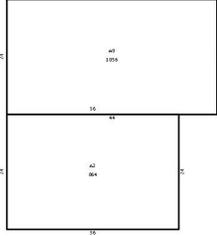
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1970	440		Fair	\$3,300.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
10/17/2013	13-2499	\$5,275.00	FUR/ACREPLAC				
10/31/2019	19-2817	\$8,500.00	EXTREMOD				
5/14/2019	19-1034	\$12,506.00	FOUNDRPR				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/18/1990		\$70,000.00	Valid		Land and Improvements		
1/6/2021		\$230,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.281	Gross				\$66,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,240	0.281				\$66,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0008 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,368	\$159,631.92		
Second Story:				0	\$0.00		
Additional Story:				0	\$0.00		
Attic/Finished Net:				0	\$0.00		
Half Story/Finished Net:				0	\$0.00		
Base Price						\$159,631.92	
Unfinished Living Area:							
Room/Unfinished:				0	\$0.00		
Unfinished Basement:				504	\$16,153.20		
Half Story/Unfinished:					\$0.00		
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts	\$3,365.28		
Plumbing				1 - Half Bath 1 - Full Bath	\$4,881.00		
Finished Basement Living Area				0	\$0.00		
Features:				3	\$2,600.00		
Attachments:				300	\$3,000.00		
Adjusted Base Price						\$189,631.40	
Changes/Adjustments							
Grade Adjustment:				C 100%	\$184,031.40		
Market Adjustment:				59%	\$292,609.93		
CDU Adjustment:				55	\$160,900.00		
Complete:				100	\$160,900.00		
Dollar Adjustments					(\$400.00)		
Dwelling Value						\$160,500.00	

Other Building Improvements	0	\$3,300.00
Total Improvement Value		\$163,800.00
Total Land Value		\$66,200.00
Total Assessed Value		\$230,000.00

Parcel Numbers: 760-0009-000 Property Address: 7240 37TH PL S Municipality: Franklin, City of

Owner Name: HABERMEHL, DONALD D Mailing Address: 7240 S 37TH PL FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	RAWSON HOMES LOT 5 BLK 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 0009 000- 1		
Year Built:	1/1/1954	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1954	Bedrooms:	3
Remodeled/Effective Age:	-68	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Good	Basement Description:	No Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0009 000- 1	1,056	0	0	0	0	0	1,056

Attachment Description(s): Area: Attachment Value:

Feature Description(s): Area: Feature Value:

Rec Room Condition: Rec Room Area: Rec Room Value:

0 \$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/2017	120		Average	\$1,000.00

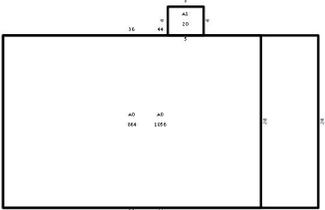
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
3/29/2017	17-0603	\$3,788.00	SHED 10X12

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/18/2006		\$120,000.00	Valid		Land and Improvements		
2/1/1983		\$42,000.00	Valid		Land and Improvements		
9/25/2002		\$107,500.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.281	Gross				\$66,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,240	0.281				\$66,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0009 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,056		\$129,940.80	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$129,940.80	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				0		\$0.00	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Basic Heating		\$0.00	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:							
Attachments:							
Adjusted Base Price						\$129,940.80	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$129,940.80	
Market Adjustment:				59%		\$206,605.87	
CDU Adjustment:				60		\$124,000.00	
Complete:				100		\$124,000.00	
Dollar Adjustments						(\$200.00)	
Dwelling Value						\$123,800.00	
Other Building Improvements				0		\$1,000.00	
Total Improvement Value						\$124,800.00	
Total Land Value						\$66,200.00	
Total Assessed Value						\$191,000.00	

Parcel Numbers: 760-0010-000	Property Address: 7252 37TH PL S	Municipality: Franklin, City of
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Owner Name: KERR MICHAEL T	Mailing Address: 7252 S 37TH PL FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: RAWSON HOMES LOT 6 BLK 2	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1214-Franklin		

Building Description

Dwelling #	760 0010 000- 1		
Year Built:	1/1/1954	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1954	Bedrooms:	2
Remodeled/Effective Age:	-68	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	No Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0010 000- 1	864	0	0	0	0	0	864

Attachment Description(s): 12-EFP	Area: 20	Attachment Value: \$600
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Feature Description(s): Rec Room Condition:	Area: Rec Room Area: 0	Feature Value: Rec Room Value: \$0
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Other Building Improvements

Structure Type: RG1-Detached Frame Garage	Year Built: 1/1/1955	Area: 440	Construction:	Condition: Fair	Value: \$2,800.00
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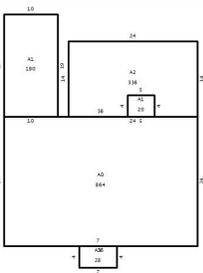
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/1/1994		\$63,000.00	Valid		Land and Improvements		
7/1/1996		\$84,500.00	Valid		Land and Improvements		
6/1/2000		\$96,700.00	Valid		Land and Improvements		
6/28/2004		\$125,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.281	Gross				\$66,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,240	0.281				\$66,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0010 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				864		\$111,767.04	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$111,767.04	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				0		\$0.00	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Basic Heating		\$0.00	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:							
Attachments:				20		\$600.00	
Adjusted Base Price						\$112,367.04	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$111,767.04	
Market Adjustment:				89%		\$211,239.71	
CDU Adjustment:				55		\$116,200.00	
Complete:				100		\$116,200.00	
Dollar Adjustments						\$200.00	
Dwelling Value						\$116,400.00	
Other Building Improvements				0		\$2,800.00	
Total Improvement Value						\$119,200.00	
Total Land Value						\$66,200.00	
Total Assessed Value						\$185,400.00	

Parcel Numbers: 760-0011-000	Property Address: 7264 37TH PL S	Municipality: Franklin, City of
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Owner Name: KILPS, DONALD J & KATHLEEN M	Mailing Address: 7264 S 37TH PL FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: RAWSON HOMES LOT 7 BLK 2	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 0011 000- 1		
Year Built:	1/1/1954	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1954	Bedrooms:	3
Remodeled/Effective Age:	-68	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0011 000- 1	1,200	0	0	0	0	0	1,200

Attachment Description(s):	Area:	Attachment Value:
31-WD	190	\$1,900
31-WD	28	\$300

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	4	\$1,200
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1955	440		Average	\$4,400.00

Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
12/21/2010	2801	\$7,600.00	FURN/AC RPL

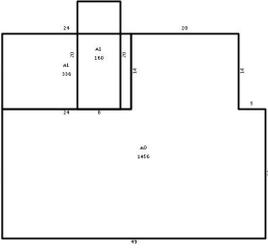
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.281	Gross				\$66,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,240	0.281				\$66,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0011 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,200		\$143,508.00	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$143,508.00	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				864		\$23,172.48	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$2,952.00	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				4		\$1,200.00	
Attachments:				218		\$2,200.00	
Adjusted Base Price						\$173,032.48	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$169,632.48	
Market Adjustment:				61%		\$273,108.29	
CDU Adjustment:				55		\$150,200.00	
Complete:				100		\$150,200.00	
Dollar Adjustments						\$400.00	
Dwelling Value						\$150,600.00	
Other Building Improvements				0		\$4,400.00	
Total Improvement Value						\$155,000.00	
Total Land Value						\$66,200.00	
Total Assessed Value						\$221,200.00	

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/18/2015		\$125,800.00	Invalid		Land and Improvements		
1/31/2007		\$119,000.00	Invalid		Land and Improvements		
3/21/2018		\$114,408.00	Invalid		Land and Improvements		
9/28/2001		\$106,900.00	Invalid		Land and Improvements		
4/17/2003		\$57,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.281	Gross				\$66,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,240	0.281				\$66,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0012 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				864		\$111,767.04	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$111,767.04	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				864		\$23,172.48	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$2,125.44	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				160		\$800.00	
Adjusted Base Price						\$138,164.96	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$137,064.96	
Market Adjustment:				85%		\$253,570.18	
CDU Adjustment:				55		\$139,500.00	
Complete:				100		\$139,500.00	
Dollar Adjustments						(\$200.00)	
Dwelling Value						\$139,300.00	

Other Building Improvements	0	\$5,300.00
Total Improvement Value		\$144,600.00
Total Land Value		\$66,200.00
Total Assessed Value		\$210,800.00

Parcel Numbers: 760-0013-000	Property Address: 7288 37TH PL S	Municipality: Franklin, City of
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Owner Name: LE, BICHTHI	Mailing Address: 7288 S 37TH PL FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: RAWSON HOMES LOT 9 BLK 2	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 0013 000- 1		
Year Built:	1/1/1954	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1954	Bedrooms:	3
Remodeled/Effective Age:	-68	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	No Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0013 000- 1	1,456	0	0	0	0	0	1,456

Attachment Description(s): 33-Concrete Patio	Area: 336	Attachment Value: \$1,700
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Feature Description(s): 05-Metal Fireplace	Area: 1	Feature Value: \$2,000
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type: RG1-Detached Frame Garage	Year Built: 1/1/1955	Area: 440	Construction:	Condition: Average	Value: \$4,400.00
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Permit / Construction History

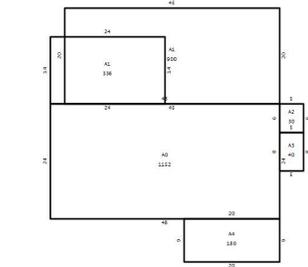
Date of Permit: 6/7/2007	Permit Number: 1258	Permit Amount: \$3,695.00	Details of Permit: ACREPLACE
8/23/2021	21-0590	\$2,000.00	FENCE

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/1/1993		\$98,000.00	Valid		Land and Improvements		
5/1/1997		\$102,500.00	Valid		Land and Improvements		
5/1/2000		\$118,000.00	Valid		Land and Improvements		
8/26/2013		\$129,300.00	Invalid		Land and Improvements		
5/21/2014		\$0.00	Invalid		Land and Improvements		
1/25/2018		\$0.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.281	Gross				\$66,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,240	0.281				\$66,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0013 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,456		\$167,556.48	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$167,556.48	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				0		\$0.00	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,581.76	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$2,000.00	
Attachments:				336		\$1,700.00	
Adjusted Base Price						\$182,160.24	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$178,460.24	
Market Adjustment:				37%		\$244,490.53	
CDU Adjustment:				55		\$134,500.00	
Complete:				100		\$134,500.00	
Dollar Adjustments						(\$400.00)	
Dwelling Value						\$134,100.00	

Other Building Improvements	0	\$4,400.00
Total Improvement Value		\$138,500.00
Total Land Value		\$66,200.00
Total Assessed Value		\$204,700.00

Parcel Numbers: 760-0014-000 Property Address: 7300 37TH PL S Municipality: Franklin, City of

Owner Name: REINKE JEFFREY J & NELL C Mailing Address: 7300 S 37TH PL FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	RAWSON HOMES LOT 10 BLOCK 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1214-Franklin	

Building Description

Dwelling #	760 0014 000- 1		
Year Built:	1/1/1954	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1954	Bedrooms:	2
Remodeled/Effective Age:	-68	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	No Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0014 000- 1	1,152	0	0	0	0	0	1,152

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	900	\$4,500
11-OFP	30	\$600
12-EFP	40	\$1,200
11-OFP	180	\$3,600

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

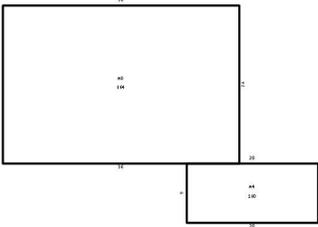
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1955	484		Average	\$4,800.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
11/23/2011	2503	\$2,500.00	FURREPLAC				
8/21/2014	14-2013	\$2,500.00	REROOF				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/11/2007		\$164,900.00	Valid		Land and Improvements		
10/1/1989		\$61,000.00	Valid		Land and Improvements		
2/7/2007		\$148,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.281	Gross				\$66,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,240	0.281				\$66,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0014 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,152		\$139,069.44	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$139,069.44	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				0		\$0.00	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Basic Heating		\$0.00	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				1,150		\$9,900.00	
Adjusted Base Price						\$149,269.44	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$139,069.44	
Market Adjustment:				60%		\$222,511.10	
CDU Adjustment:				55		\$122,400.00	
Complete:				100		\$122,400.00	
Dollar Adjustments						\$100.00	
Dwelling Value						\$122,500.00	

Other Building Improvements	0	\$4,800.00
Total Improvement Value		\$127,300.00
Total Land Value		\$66,200.00
Total Assessed Value		\$193,500.00

Parcel Numbers: 760-0015-000 Property Address: 7312 37TH PL S Municipality: Franklin, City of

Owner Name: STRUGELMEYER, BRENDA Mailing Address: 7312 S 37TH PL FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	RAWSON HOMES LOT 11 BLK 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 0015 000- 1		
Year Built:	1/1/1955	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1955	Bedrooms:	3
Remodeled/Effective Age:	-67	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Good	Basement Description:	No Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0015 000- 1	864	0	0	0	0	0	864

Attachment Description(s): Area: Attachment Value:

Feature Description(s): Area: Feature Value:

Rec Room Condition: Rec Room Area: Rec Room Value:

0 \$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1987	528		Average	\$5,900.00

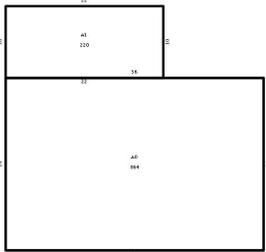
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
10/1/1994	94-1066	\$1,468.00	REPL FURNACE

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/25/2013		\$115,000.00	Valid		Land and Improvements		
10/1/1986		\$40,000.00	Valid		Land and Improvements		
11/8/2011		\$139,900.00	Invalid		Land and Improvements		
11/30/2020		\$150,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.281	Gross				\$66,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,240	0.281				\$66,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0015 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				864		\$111,767.04	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$111,767.04	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				0		\$0.00	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Basic Heating		\$0.00	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:							
Attachments:							
Adjusted Base Price						\$111,767.04	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$111,767.04	
Market Adjustment:				77%		\$197,827.66	
CDU Adjustment:				60		\$118,700.00	
Complete:				100		\$118,700.00	
Dollar Adjustments						\$300.00	
Dwelling Value						\$119,000.00	
Other Building Improvements				0		\$5,900.00	
Total Improvement Value						\$124,900.00	
Total Land Value						\$66,200.00	
Total Assessed Value						\$191,100.00	

Parcel Numbers: 760-0016-000 Property Address: 7324 37TH PL S Municipality: Franklin, City of

Owner Name: NORTON, WILLIAM R Mailing Address: 7324 S 37TH PL FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	RAWSON HOMES LOT 12 BLK 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
1214-Franklin		

Building Description

Dwelling #	760 0016 000- 1		
Year Built:	1/1/1954	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1954	Bedrooms:	3
Remodeled/Effective Age:	-68	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	No Basement
Interior Condition:	Poorer	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Fair	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0016 000- 1	864	0	0	0	0	0	864

Attachment Description(s): 33-Concrete Patio Area: 220 Attachment Value: \$1,100

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

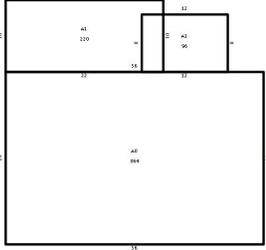
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/2012	720		Average	\$14,400.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
3/1/1999	99-0239	\$1,500.00	REPL FURNACE				
4/17/2012	12-0677	\$12,100.00	DETGARAGE				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
1/1/2001		\$73,000.00	Invalid		Land and Improvements		
9/1/2000		\$72,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.281	Gross				\$66,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
12,240	0.281			\$66,200			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0016 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				864		\$111,767.04	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$111,767.04	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				0		\$0.00	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$2,125.44	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				220		\$1,100.00	
Adjusted Base Price						\$117,292.48	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$113,892.48	
Market Adjustment:				5%		\$119,587.10	
CDU Adjustment:				55		\$65,800.00	
Complete:				100		\$65,800.00	
Dollar Adjustments						\$200.00	
Dwelling Value						\$66,000.00	

Other Building Improvements	0	\$14,400.00
Total Improvement Value		\$80,400.00
Total Land Value		\$66,200.00
Total Assessed Value		\$146,600.00

Parcel Numbers: 760-0017-000	Property Address: 7336 37TH PL S	Municipality: Franklin, City of
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Owner Name: STAHL, ADAM	Mailing Address: 7336 S 37TH PL FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: RAWSON HOMES LOT 13 BLK 2	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 0017 000- 1		
Year Built:	1/1/1954	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1954	Bedrooms:	3
Remodeled/Effective Age:	-68	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Good	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Good	Type of Fuel:	Gas
Bath Condition:	Good	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0017 000- 1	960	0	0	0	0	0	960

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition: Average	Rec Room Area: 720	Rec Room Value: \$3,600

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1970	528		Good	\$5,900.00
RS1-Frame Utility Shed	1/1/2000	120		Average	\$300.00

Permit / Construction History

Date of Permit: 6/18/2014	Permit Number: 14-1361	Permit Amount: \$6,288.00	Details of Permit: FNDTN REPAIR
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/30/2004		\$160,000.00	Valid		Land and Improvements		
6/26/2008		\$162,300.00	Invalid		Land and Improvements		
8/30/2013		\$164,000.00	Valid		Land and Improvements		
1/12/2016		\$168,900.00	Valid		Land and Improvements		
11/5/2018		\$195,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.281	Gross				\$66,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,240	0.281				\$66,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0017 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				960			\$120,844.80
Second Story:				0			\$0.00
Additional Story:				0			\$0.00
Attic/Finished Net:				0			\$0.00
Half Story/Finished Net:				0			\$0.00
Base Price						\$120,844.80	
Unfinished Living Area:							
Room/Unfinished:				0			\$0.00
Unfinished Basement:				864			\$23,172.48
Half Story/Unfinished:							\$0.00
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$2,361.60	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0			\$0.00
Features:							
Attachments:							
Adjusted Base Price						\$146,378.88	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$146,378.88	
Market Adjustment:				88%		\$275,192.29	
CDU Adjustment:				60		\$165,100.00	
Complete:				100		\$165,100.00	
Dollar Adjustments						\$200.00	
Dwelling Value						\$165,300.00	

Other Building Improvements	0	\$6,200.00
Total Improvement Value		\$171,500.00
Total Land Value		\$66,200.00
Total Assessed Value		\$237,700.00

Parcel Numbers: 760-0019-000 Property Address: 7392 37TH PL S Municipality: Franklin, City of

Owner Name: KIEFERT, TERENCE P & SANDRA M Mailing Address: 7392 S 37TH PL FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	RAWSON HOMES LOT 1 BLK 3	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1214-Franklin	

Building Description

Dwelling #	760 0019 000- 1		
Year Built:	1/1/1954	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1954	Bedrooms:	3
Remodeled/Effective Age:	-68	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Good	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0019 000- 1	864	0	0	0	0	0	864

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

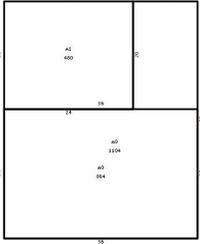
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/2006	75		Average	\$300.00
RG1-Detached Frame Garage	1/1/2009	672		Average	\$12,600.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
7/11/2003	18688	\$3,500.00	FOUNDRPR				
9/23/2009	1846	\$2,000.00	RAZED				
9/23/2009	1847	\$17,000.00	GARAGE				
11/3/2009	2247	\$8,000.00	EXTREMOD-VINYL				
5/16/2006	1589	\$750.00	SHED				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/1/1982		\$56,640.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.325	Gross				\$68,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
14,157	0.325				\$68,800		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0019 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				864		\$111,767.04	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$111,767.04	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				864		\$23,172.48	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$2,125.44	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:							
Adjusted Base Price						\$137,364.96	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$137,064.96	
Market Adjustment:				65%		\$226,157.18	
CDU Adjustment:				60		\$135,700.00	
Complete:				100		\$135,700.00	
Dollar Adjustments						\$300.00	
Dwelling Value						\$136,000.00	

Other Building Improvements	0	\$12,900.00
Total Improvement Value		\$148,900.00
Total Land Value		\$68,800.00
Total Assessed Value		\$217,700.00

Parcel Numbers: 760-0020-000	Property Address: 7404 37TH PL S	Municipality: Franklin, City of
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Owner Name: FULLINGTON FAMILY TRUST DTD 4/13/2009	Mailing Address: 7404 S 37TH PL FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: RAWSON HOMES LOT 2 BLK 3	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1214-Franklin		

Building Description

Dwelling #	760 0020 000- 1		
Year Built:	1/1/1955	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1955	Bedrooms:	3
Remodeled/Effective Age:	-67	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	No Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0020 000- 1	1,104	0	0	0	0	0	1,104

Attachment Description(s): 33-Concrete Patio	Area: 480	Attachment Value: \$2,400
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Feature Description(s): Rec Room Condition:	Area: Rec Room Area: 0	Feature Value: Rec Room Value: \$0
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Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1999	528		Average	\$7,900.00
RS1-Frame Utility Shed	1/1/1990	88		Average	\$200.00

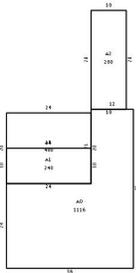
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
9/1/1999	99-1151	\$9,000.00	GARAGE 24X22
7/30/2012	12-1689	\$4,500.00	AC&FURREPLAC

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/13/2009		\$145,700.00	Invalid		Land and Improvements		
12/1/1985		\$48,450.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.281	Gross				\$66,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,240	0.281				\$66,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0020 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,104		\$134,389.92	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$134,389.92	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				0		\$0.00	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$2,715.84	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:							
Attachments:				480		\$2,400.00	
Adjusted Base Price						\$139,505.76	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$137,105.76	
Market Adjustment:				62%		\$222,111.33	
CDU Adjustment:				55		\$122,200.00	
Complete:				100		\$122,200.00	
Dollar Adjustments						(\$100.00)	
Dwelling Value						\$122,100.00	
Other Building Improvements				0		\$8,100.00	
Total Improvement Value						\$130,200.00	
Total Land Value						\$66,200.00	
Total Assessed Value						\$196,400.00	

Parcel Numbers: 760-0021-000 Property Address: 7416 37TH PL S Municipality: Franklin, City of

Owner Name: BLOCK JEFFERY R Mailing Address: 7416 S 37TH PL FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	RAWSON HOMES LOT 3 BLK 3	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1214-Franklin	

Building Description

Dwelling #	760 0021 000- 1		
Year Built:	1/1/1954	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1954	Bedrooms:	3
Remodeled/Effective Age:	-68	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	No Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0021 000- 1	1,116	0	0	0	0	0	1,116

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	240	\$1,200
33-Concrete Patio	280	\$1,400

Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1963	704		Average	\$7,000.00

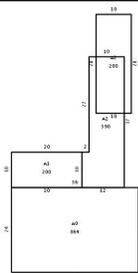
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/1/1992		\$67,600.00	Valid		Land and Improvements		
8/28/2008		\$159,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.281	Gross				\$66,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,240	0.281				\$66,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0021 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,116		\$135,850.68	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$135,850.68	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				0		\$0.00	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Basic Heating		\$0.00	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:							
Attachments:				520		\$2,600.00	
Adjusted Base Price						\$138,450.68	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$135,850.68	
Market Adjustment:				24%		\$168,454.84	
CDU Adjustment:				55		\$92,700.00	
Complete:				100		\$92,700.00	
Dollar Adjustments						(\$300.00)	
Dwelling Value						\$92,400.00	
Other Building Improvements				0		\$7,000.00	
Total Improvement Value						\$99,400.00	
Total Land Value						\$66,200.00	
Total Assessed Value						\$165,600.00	

Parcel Numbers: 760-0022-000	Property Address: 7428 37TH PL S	Municipality: Franklin, City of
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Owner Name: GLEMBIN, SUSAN & THOMAS	Mailing Address: 7428 S 37TH PL FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: RAWSON HOMES LOT 4 BLOCK 3	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 0022 000- 1		
Year Built:	1/1/1954	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1954	Bedrooms:	2
Remodeled/Effective Age:	-68	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	No Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0022 000- 1	864	0	0	0	0	0	864

Attachment Description(s):	Area:	Attachment Value:
32-Canopy	200	\$2,000
33-Concrete Patio	390	\$2,000

Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1970	528		Fair	\$4,000.00

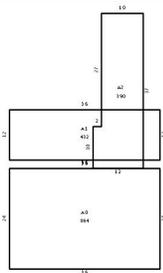
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/1/1991		\$62,000.00	Valid		Land and Improvements		
7/1/1997		\$83,500.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.281	Gross				\$66,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,240	0.281				\$66,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0022 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				864		\$111,767.04	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$111,767.04	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				0		\$0.00	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$2,125.44	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:							
Attachments:				590		\$4,000.00	
Adjusted Base Price						\$117,892.48	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$113,892.48	
Market Adjustment:				88%		\$214,117.86	
CDU Adjustment:				55		\$117,800.00	
Complete:				100		\$117,800.00	
Dollar Adjustments						(\$300.00)	
Dwelling Value						\$117,500.00	
Other Building Improvements				0		\$4,000.00	
Total Improvement Value						\$121,500.00	
Total Land Value						\$66,200.00	
Total Assessed Value						\$187,700.00	

Parcel Numbers: 760-0023-000	Property Address: 7440 37TH PL S	Municipality: Franklin, City of
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Owner Name: OLSEN, KEITH A & KARLA E	Mailing Address: 7440 S 37TH PL FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: RAWSON HOMES LOT 5 BLK 3	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 0023 000- 1		
Year Built:	1/1/1954	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1954	Bedrooms:	3
Remodeled/Effective Age:	-68	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0023 000- 1	864	0	0	0	0	0	864

Attachment Description(s): 33-Concrete Patio	Area: 432	Attachment Value: \$2,200
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Feature Description(s): 22-Additional Fixture	Area: 1	Feature Value: \$300
Rec Room Condition: Average	Rec Room Area: 576	Rec Room Value: \$2,880

Other Building Improvements

Structure Type: RG1-Detached Frame Garage	Year Built: 1/1/2014	Area: 720	Construction:	Condition: Average	Value: \$14,400.00
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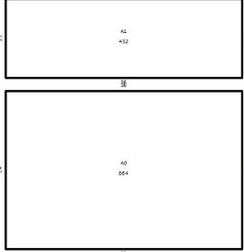
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
4/22/2014	14-0796	\$21,000.00	NEW DET GAR
6/11/2019	19-1351	\$19,250.00	FOUNDRPR
4/22/2014	14-0795	\$100.00	RAZE DET GAR

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.281	Gross				\$66,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,240	0.281				\$66,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0023 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				864		\$111,767.04	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$111,767.04	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				864		\$23,172.48	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Basic Heating		\$0.00	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				432		\$2,200.00	
Adjusted Base Price						\$137,439.52	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$134,939.52	
Market Adjustment:				90%		\$256,385.09	
CDU Adjustment:				55		\$141,000.00	
Complete:				100		\$141,000.00	
Dollar Adjustments						(\$200.00)	
Dwelling Value						\$140,800.00	
Other Building Improvements				0		\$14,400.00	
Total Improvement Value						\$155,200.00	
Total Land Value						\$66,200.00	
Total Assessed Value						\$221,400.00	

Parcel Numbers: 760-0024-000	Property Address: 7452 37TH PL S	Municipality: Franklin, City of
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Owner Name: BEABER, CHRISTOPHER WM	Mailing Address: 7452 S 37TH PL FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: RAWSON HOMES LOT 6 BLK 3	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 0024 000- 1		
Year Built:	1/1/1954	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1954	Bedrooms:	3
Remodeled/Effective Age:	-68	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Good	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0024 000- 1	864	0	0	0	0	0	864

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s): 22-Additional Fixture	Area: 1	Feature Value: \$300
Rec Room Condition: Average	Rec Room Area: 579	Rec Room Value: \$2,895

Other Building Improvements

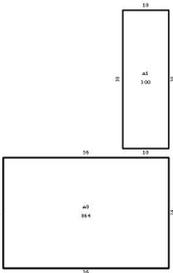
Structure Type: RG1-Detached Frame Garage	Year Built: 1/1/1954	Area: 624	Construction:	Condition: Average	Value: \$6,200.00
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/1/1994	94-0422	\$1,563.00	A/C				
4/29/2010	665	\$1,500.00	FENCE				
12/14/2018	18-3130	\$3,100.00	EGRESS				
12/11/2018	18-3099	\$20,000.00	FOUNDRPR				
2/15/2002	02-0101	\$2,635.00	REPL FURNACE				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
2/1/1993		\$85,500.00	Valid		Land and Improvements		
5/27/2004		\$151,000.00	Valid		Land and Improvements		
12/31/2018		\$180,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.281	Gross				\$66,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:			Assessed Land Value:	
12,240	0.281					\$66,200	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0024 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	864	\$111,767.04
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$111,767.04
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	864	\$23,172.48
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$2,125.44
Plumbing	0 - Half Bath 1 - Full Bath	\$0.00
Finished Basement Living Area	0	\$0.00
Features:	1	\$300.00
Attachments:		
Adjusted Base Price		\$137,364.96
Changes/Adjustments		
Grade Adjustment:	C 100%	\$137,064.96
Market Adjustment:	68%	\$230,269.13
CDU Adjustment:	60	\$138,200.00
Complete:	100	\$138,200.00
Dollar Adjustments		\$0.00
Dwelling Value		\$138,200.00
Other Building Improvements	0	\$6,200.00
Total Improvement Value		\$144,400.00
Total Land Value		\$66,200.00
Total Assessed Value		\$210,600.00

Parcel Numbers: 760-0025-000	Property Address: 7464 37TH PL S	Municipality: Franklin, City of
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Owner Name: GREEN, JEANNIE E	Mailing Address: 7464 S 37TH PL FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: RAWSON HOMES LOT 7 BLK 3	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 0025 000- 1		
Year Built:	1/1/1954	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1954	Bedrooms:	3
Remodeled/Effective Age:	-68	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0025 000- 1	864	0	0	0	0	0	864

Attachment Description(s): 33-Concrete Patio	Area: 300	Attachment Value: \$1,500
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Feature Description(s): 22-Additional Fixture	Area: 1	Feature Value: \$300
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type: RG1-Detached Frame Garage	Year Built: 1/1/1955	Area: 352	Construction:	Condition: Average	Value: \$3,500.00
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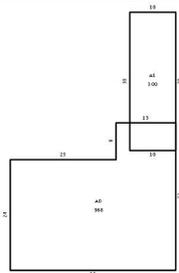
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.275	Gross				\$65,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,979	0.275				\$65,500		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0025 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				864		\$111,767.04	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$111,767.04	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				864		\$23,172.48	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$2,125.44	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				300		\$1,500.00	
Adjusted Base Price						\$138,864.96	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$137,064.96	
Market Adjustment:				76%		\$241,234.33	
CDU Adjustment:				55		\$132,700.00	
Complete:				100		\$132,700.00	
Dollar Adjustments						\$100.00	
Dwelling Value						\$132,800.00	
Other Building Improvements				0		\$3,500.00	
Total Improvement Value						\$136,300.00	
Total Land Value						\$65,500.00	
Total Assessed Value						\$201,800.00	

Parcel Numbers: 760-0026-000	Property Address: 7375 37TH PL S	Municipality: Franklin, City of
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Owner Name: CLAUSEN, GREGORY	Mailing Address: 7375 S 37TH PL FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: RAWSON HOMES LOT 1 BLK 4	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 0026 000- 1		
Year Built:	1/1/1954	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1954	Bedrooms:	3
Remodeled/Effective Age:	-68	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Good	Basement Description:	No Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0026 000- 1	968	0	0	0	0	0	968

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type: RG1-Detached Frame Garage	Year Built: 1/1/1960	Area: 528	Construction:	Condition: Average	Value: \$5,300.00
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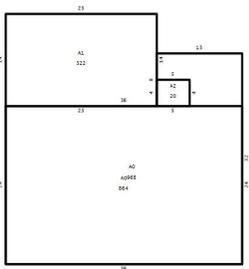
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
7/30/2013	13-1634	\$3,600.00	ACNEW/FURREPLAC
7/26/2013	13-1587	\$3,400.00	SIDING
7/26/2013	13-1588	\$7,500.00	ROOF

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/27/2013		\$138,000.00	Valid		Land and Improvements		
7/1/1983		\$49,500.00	Valid		Land and Improvements		
7/8/2013		\$47,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.389	Gross				\$73,100	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
16,945	0.389				\$73,100		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0026 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				968		\$121,851.84	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$121,851.84	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				0		\$0.00	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$2,381.28	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:							
Attachments:							
Adjusted Base Price						\$124,233.12	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$124,233.12	
Market Adjustment:				60%		\$198,772.99	
CDU Adjustment:				60		\$119,300.00	
Complete:				100		\$119,300.00	
Dollar Adjustments						\$0.00	
Dwelling Value						\$119,300.00	
Other Building Improvements				0		\$5,300.00	
Total Improvement Value						\$124,600.00	
Total Land Value						\$73,100.00	
Total Assessed Value						\$197,700.00	

Parcel Numbers: 760-0027-000 Property Address: 7391 37TH PL S Municipality: Franklin, City of

Owner Name: FITZGERALD MARY & MICHAEL J Mailing Address: 7391 S 37TH PL FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	RAWSON HOMES LOT 2 BLK 4	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 0027 000- 1		
Year Built:	1/1/1954	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1954	Bedrooms:	4
Remodeled/Effective Age:	-68	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	6
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Oil
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0027 000- 1	1,186	0	0	0	0	0	1,186

Attachment Description(s): 12-EFP	Area: 20	Attachment Value: \$600
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Feature Description(s): 22-Additional Fixture	Area: 1	Feature Value: \$300
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/1993	120		Average	\$200.00
RG1-Detached Frame Garage	1/1/1955	672		Average	\$6,700.00

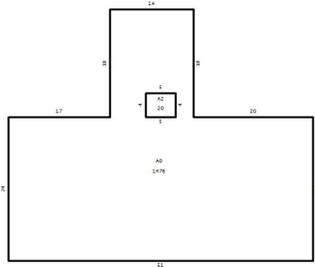
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/3/2003		\$127,500.00	Invalid		Land and Improvements		
5/24/2010		\$25,000.00	Invalid		Land and Improvements		
5/24/2010		\$75,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.281	Gross				\$66,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,240	0.281				\$66,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0027 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,186		\$143,173.92	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$143,173.92	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				864		\$12,528.00	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$2,917.56	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				20		\$600.00	
Adjusted Base Price						\$159,519.48	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$158,619.48	
Market Adjustment:				53%		\$242,687.80	
CDU Adjustment:				55		\$133,500.00	
Complete:				100		\$133,500.00	
Dollar Adjustments						\$100.00	
Dwelling Value						\$133,600.00	
Other Building Improvements				0		\$6,900.00	
Total Improvement Value						\$140,500.00	
Total Land Value						\$66,200.00	
Total Assessed Value						\$206,700.00	

Parcel Numbers: 760-0028-000 Property Address: 7403 37TH PL S Municipality: Franklin, City of

Owner Name: SHIMEK, DANIEL J Mailing Address: 7403 S 37TH PL FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	RAWSON HOMES LOT 3 BLK 4	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 0028 000- 1		
Year Built:	1/1/1954	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1954	Bedrooms:	3
Remodeled/Effective Age:	-68	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	5
CDU/Overall Condition:	Good	Basement Description:	No Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0028 000- 1	1,476	0	0	0	0	0	1,476

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

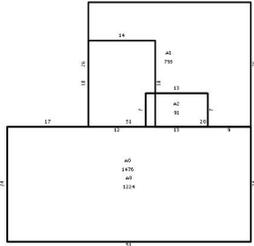
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1960	528		Average	\$5,300.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/1/1991		\$79,900.00	Valid		Land and Improvements		
3/1/1995		\$93,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.281	Gross				\$66,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,240	0.281				\$66,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0028 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,476		\$169,858.08	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$169,858.08	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				0		\$0.00	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,630.96	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:							
Adjusted Base Price						\$180,670.04	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$178,370.04	
Market Adjustment:				26%		\$224,746.25	
CDU Adjustment:				60		\$134,800.00	
Complete:				100		\$134,800.00	
Dollar Adjustments						\$300.00	
Dwelling Value						\$135,100.00	

Other Building Improvements	0	\$5,300.00
Total Improvement Value		\$140,400.00
Total Land Value		\$66,200.00
Total Assessed Value		\$206,600.00

Parcel Numbers: 760-0029-000 Property Address: 7415 37TH PL S Municipality: Franklin, City of

Owner Name: TORRES, SAMUEL PEREZ Mailing Address: 7415 S 37TH PL FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	RAWSON HOMES LOT 4 BLK 4	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 0029 000- 1		
Year Built:	1/1/1954	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1954	Bedrooms:	3
Remodeled/Effective Age:	-68	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	No Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0029 000- 1	1,224	0	0	0	0	0	1,224

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	793	\$4,000
12-EFP	91	\$2,700

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1955	440		Poor	\$2,800.00

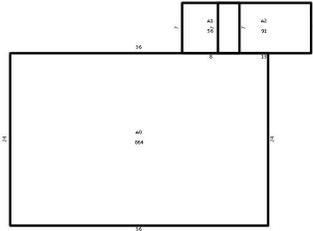
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/23/2020		\$180,000.00	Valid		Land and Improvements		
6/1/1982		\$30,000.00	Invalid		Land and Improvements		
9/1/1997		\$85,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.281	Gross				\$66,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,240	0.281				\$66,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0029 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,224		\$146,378.16	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$146,378.16	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				0		\$0.00	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,011.04	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				884		\$6,700.00	
Adjusted Base Price						\$156,389.20	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$149,389.20	
Market Adjustment:				48%		\$221,096.02	
CDU Adjustment:				55		\$121,600.00	
Complete:				100		\$121,600.00	
Dollar Adjustments						\$300.00	
Dwelling Value						\$121,900.00	
Other Building Improvements				0		\$2,800.00	
Total Improvement Value						\$124,700.00	
Total Land Value						\$66,200.00	
Total Assessed Value						\$190,900.00	

Parcel Numbers: 760-0030-000 Property Address: 7427 37TH PL S Municipality: Franklin, City of

Owner Name: WICKMAN, CYNTHIA KAY Mailing Address: PO BOX 321291 FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	RAWSON HOMES LOT 5 BLK 4	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1214-Franklin	

Building Description

Dwelling #	760 0030 000- 1		
Year Built:	1/1/1954	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1954	Bedrooms:	3
Remodeled/Effective Age:	-68	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	No Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0030 000- 1	864	0	0	0	0	0	864

Attachment Description(s): 12-EFP Area: 56 Attachment Value: \$1,700

Feature Description(s): Rec Room Condition: Area: Rec Room Area: 0 Feature Value: Rec Room Value: \$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1955	352		Average	\$3,500.00

Permit / Construction History

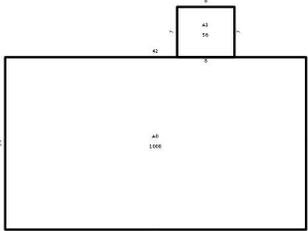
Date of Permit: Permit Number: Permit Amount: Details of Permit:

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/30/2019		\$166,000.00	Invalid		Land and Improvements		
3/30/2017		\$115,600.00	Invalid		Land and Improvements		
8/30/2019		\$166,000.00	Invalid		Land and Improvements		
11/1/1998		\$95,900.00	Valid		Land and Improvements		
5/1/1993		\$66,000.00	Valid		Land and Improvements		
7/11/2016		\$109,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.281	Gross				\$66,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
12,240	0.281			\$66,200			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0030 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				864		\$111,767.04	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$111,767.04	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				0		\$0.00	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$2,125.44	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:							
Attachments:				56		\$1,700.00	
Adjusted Base Price						\$115,592.48	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$125,281.73	
Market Adjustment:				72%		\$215,484.57	
CDU Adjustment:				55		\$118,500.00	
Complete:				100		\$118,500.00	
Dollar Adjustments						\$200.00	
Dwelling Value						\$118,700.00	

Other Building Improvements	0	\$3,500.00
Total Improvement Value		\$122,200.00
Total Land Value		\$66,200.00
Total Assessed Value		\$188,400.00

Parcel Numbers: 760-0031-000 Property Address: 7439 37TH PL S Municipality: Franklin, City of

Owner Name: GILANYI, KENNETH & SANDRA Mailing Address: 7439 S 37TH PL FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	RAWSON HOMES LOT 6 BLK 4	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1214-Franklin	

Building Description

Dwelling #	760 0031 000- 1		
Year Built:	1/1/1955	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1955	Bedrooms:	3
Remodeled/Effective Age:	-67	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Good	Basement Description:	No Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0031 000- 1	1,008	0	0	0	0	0	1,008

Attachment Description(s): Area: Attachment Value:

Feature Description(s): Area: Feature Value:

22-Additional Fixture 1 \$300

Rec Room Condition: Rec Room Area: Rec Room Value:

0 \$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1955	440		Average	\$4,400.00
RS1-Frame Utility Shed	1/1/1994	120		Average	\$200.00

Permit / Construction History

Date of Permit: 9/1/1994 Permit Number: 94-0947 Permit Amount: \$600.00 Details of Permit: SHED 10X12'

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.281	Gross				\$66,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,240	0.281				\$66,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0031 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,008		\$125,556.48	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$125,556.48	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				0		\$0.00	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$2,479.68	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:							
Adjusted Base Price						\$128,336.16	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$128,036.16	
Market Adjustment:				69%		\$216,381.11	
CDU Adjustment:				60		\$129,800.00	
Complete:				100		\$129,800.00	
Dollar Adjustments						(\$100.00)	
Dwelling Value						\$129,700.00	
Other Building Improvements				0		\$4,600.00	
Total Improvement Value						\$134,300.00	
Total Land Value						\$66,200.00	
Total Assessed Value						\$200,500.00	

Parcel Numbers: 760-0032-000 Property Address: 7451 37TH PL S Municipality: Franklin, City of

Owner Name: LAROSA, JEFFREY J & ROXANNE M Mailing Address: 7451 S 37TH PL FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	RAWSON HOMES LOT 7 BLK 4	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1214-Franklin	

Building Description

Dwelling #	760 0032 000- 1		
Year Built:	1/1/1954	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1954	Bedrooms:	3
Remodeled/Effective Age:	-68	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Good	Basement Description:	No Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0032 000- 1	864	0	0	0	0	0	864

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/2006	720		Average	\$13,500.00

Permit / Construction History

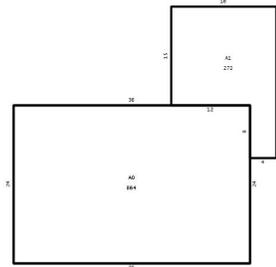
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
7/22/2006	2428	\$2,000.00	RAZED
10/24/2006	3620	\$5,500.00	AC & FURREPLAC
7/22/2006	2427	\$15,000.00	DETGARAGE

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/25/2013		\$75,450.00	Invalid		Land and Improvements		
10/8/2004		\$137,000.00	Valid		Land and Improvements		
6/1/2004		\$123,000.00	Valid		Land and Improvements		
11/1/1984		\$43,000.00	Valid		Land and Improvements		
11/1/1996		\$85,000.00	Valid		Land and Improvements		
3/12/2004		\$104,500.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.281	Gross				\$66,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,240	0.281				\$66,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0032 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				864		\$111,767.04	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$111,767.04	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				0		\$0.00	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$2,125.44	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$2,000.00	
Attachments:							
Adjusted Base Price						\$115,892.48	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$113,892.48	
Market Adjustment:				82%		\$207,284.31	
CDU Adjustment:				60		\$124,400.00	
Complete:				100		\$124,400.00	
Dollar Adjustments						(\$300.00)	
Dwelling Value						\$124,100.00	

Other Building Improvements	0	\$13,500.00
Total Improvement Value		\$137,600.00
Total Land Value		\$66,200.00
Total Assessed Value		\$203,800.00

Parcel Numbers: 760-0033-000	Property Address: 7463 37TH PL S	Municipality: Franklin, City of
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Owner Name: GISH, SCOTT	Mailing Address: 7463 S 37TH PL FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: RAWSON HOMES LOT 8 BLK 4	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1214-Franklin		

Building Description

Dwelling #	760 0033 000- 1		
Year Built:	1/1/1954	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1954	Bedrooms:	3
Remodeled/Effective Age:	-68	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	5
CDU/Overall Condition:	Good	Basement Description:	No Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0033 000- 1	1,136	0	0	0	0	0	1,136

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type: RG1-Detached Frame Garage	Year Built: 1/1/1994	Area: 720	Construction:	Condition: Average	Value: \$9,000.00
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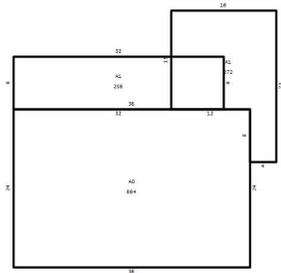
Permit / Construction History

Date of Permit: 1/30/2020	Permit Number: 20-0292	Permit Amount: \$4,172.00	Details of Permit: FURREPLACE
4/1/1994	94-0302	\$4,000.00	BLDG 22X30'

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/1/1987		\$39,000.00	Valid		Land and Improvements		
11/1/1998		\$107,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.287	Gross				\$66,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,502	0.287				\$66,600		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0033 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,136		\$138,285.28	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$138,285.28	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				0		\$0.00	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Basic Heating		\$0.00	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:							
Attachments:							
Adjusted Base Price						\$138,285.28	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$138,285.28	
Market Adjustment:				49%		\$206,045.07	
CDU Adjustment:				60		\$123,600.00	
Complete:				100		\$123,600.00	
Dollar Adjustments						\$0.00	
Dwelling Value						\$123,600.00	
Other Building Improvements				0		\$9,000.00	
Total Improvement Value						\$132,600.00	
Total Land Value						\$66,600.00	
Total Assessed Value						\$199,200.00	

Parcel Numbers: 760-0034-000 Property Address: 7191 37TH PL S Municipality: Franklin, City of

Owner Name: THIRSTY TURTLE LLC (THE) Mailing Address: 9752 S MUSTANG PL OAK CREEK, WI 53154 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	RAWSON HOMES BLK 5 LOT 1 & S HALF OF VAC STR ADJ ON N	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1214-Franklin	

Building Description

Dwelling #	760 0034 000- 1		
Year Built:	1/1/1954	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1954	Bedrooms:	3
Remodeled/Effective Age:	-68	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	No Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0034 000- 1	864	0	0	0	0	0	864

Attachment Description(s): 12-EFP Area: 256 Attachment Value: \$7,700

Feature Description(s): Rec Room Condition: Area: Rec Room Area: 0 Feature Value: Rec Room Value: \$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1955	396		Average	\$4,000.00

Permit / Construction History

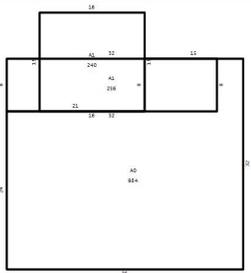
Date of Permit: Permit Number: Permit Amount: Details of Permit:

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/19/2012		\$0.00	Invalid		Land and Improvements		
12/22/2004		\$126,500.00	Invalid		Land and Improvements		
11/13/2006		\$116,200.00	Invalid		Land and Improvements		
1/25/2007		\$125,900.00	Valid		Land and Improvements		
11/21/2011		\$138,900.00	Invalid		Land and Improvements		
4/10/2013		\$56,800.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.368	Gross				\$71,400	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
16,030	0.368			\$71,400			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0034 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				864		\$111,767.04	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$111,767.04	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				0		\$0.00	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$2,125.44	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:							
Attachments:				256		\$7,700.00	
Adjusted Base Price						\$121,592.48	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$113,892.48	
Market Adjustment:				105%		\$233,479.58	
CDU Adjustment:				55		\$128,400.00	
Complete:				100		\$128,400.00	
Dollar Adjustments						(\$200.00)	
Dwelling Value						\$128,200.00	

Other Building Improvements	0	\$4,000.00
Total Improvement Value		\$132,200.00
Total Land Value		\$71,400.00
Total Assessed Value		\$203,600.00

Parcel Numbers: 760-0035-000	Property Address: 7203 37TH PL S	Municipality: Franklin, City of
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Owner Name: HAMEED, AMJED	Mailing Address: 7203 S 37TH PL FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: RAWSON HOMES LOT 2 BLK 5	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1214-Franklin		

Building Description

Dwelling #	760 0035 000- 1		
Year Built:	1/1/1954	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1954	Bedrooms:	3
Remodeled/Effective Age:	-68	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	No Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Good	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0035 000- 1	984	0	0	0	0	0	984

Attachment Description(s): 33-Concrete Patio	Area: 240	Attachment Value: \$1,200
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Feature Description(s): Rec Room Condition:	Area: Rec Room Area: 0	Feature Value: Rec Room Value: \$0
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Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1969	576		Average	\$5,800.00
RS2-Metal Utility Shed	1/1/1996	70		Average	\$100.00

Permit / Construction History

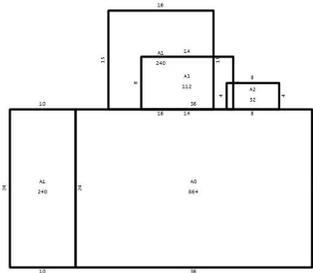
Date of Permit: 8/1/1996	Permit Number: 96-0963	Permit Amount: \$300.00	Details of Permit: SHED 8X10'
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/29/2020		\$159,900.00	Valid		Land and Improvements		
1/24/2006		\$142,000.00	Valid		Land and Improvements		
5/1/1988		\$51,000.00	Valid		Land and Improvements		
9/1/1995		\$88,000.00	Invalid		Land and Improvements		
7/12/2001		\$93,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acres:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.281	Gross				\$66,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,240	0.281				\$66,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0035 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				984			\$123,865.92
Second Story:				0			\$0.00
Additional Story:				0			\$0.00
Attic/Finished Net:				0			\$0.00
Half Story/Finished Net:				0			\$0.00
Base Price						\$123,865.92	
Unfinished Living Area:							
Room/Unfinished:				0			\$0.00
Unfinished Basement:				0			\$0.00
Half Story/Unfinished:							\$0.00
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$2,420.64	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0			\$0.00
Features:							
Attachments:				240			\$1,200.00
Adjusted Base Price						\$127,486.56	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$126,286.56	
Market Adjustment:				79%		\$226,052.94	
CDU Adjustment:				55		\$124,300.00	
Complete:				100		\$124,300.00	
Dollar Adjustments						\$0.00	
Dwelling Value						\$124,300.00	

Other Building Improvements	0	\$5,900.00
Total Improvement Value		\$130,200.00
Total Land Value		\$66,200.00
Total Assessed Value		\$196,400.00

Parcel Numbers: 760-0036-000 Property Address: 7215 37TH PL S Municipality: Franklin, City of

Owner Name: GIDEON, JONATHON Mailing Address: 7215 S 37TH PL FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	RAWSON HOMES LOT 3 BLK 5	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 0036 000- 1		
Year Built:	1/1/1955	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1955	Bedrooms:	3
Remodeled/Effective Age:	-67	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Good	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0036 000- 1	1,104	0	0	0	0	0	1,104

Attachment Description(s):	Area:	Attachment Value:
12-EFP	32	\$1,000
31-WD	112	\$1,100

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	288	\$1,440
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	288	\$1,440

Other Building Improvements

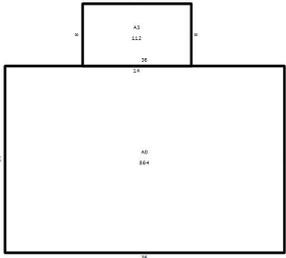
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1955	440		Average	\$4,400.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
6/1/2001	01-0524	\$800.00	RESIDING				
6/1/2001	01-0559	\$800.00	DECK 12X8				
6/1/2001	01-0525	\$600.00	FIREPLACE				
5/11/2020	20-1122	\$7,965.00	FOUNDRPR				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/1/2000		\$87,500.00	Valid		Land and Improvements		
4/10/2002		\$123,000.00	Invalid		Land and Improvements		
10/4/2004		\$165,000.00	Valid		Land and Improvements		
5/27/2020		\$217,500.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.281	Gross				\$66,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
12,240	0.281			\$66,200			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0036 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,104	\$134,389.92
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$134,389.92
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	864	\$23,172.48
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$2,715.84
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	144	\$2,100.00
Adjusted Base Price		\$172,000.24
Changes/Adjustments		
Grade Adjustment:	C 100%	\$167,600.24
Market Adjustment:	78%	\$298,328.43
CDU Adjustment:	55	\$164,100.00
Complete:	100	\$164,100.00
Dollar Adjustments		\$400.00
Dwelling Value		\$164,500.00
Other Building Improvements	0	\$4,400.00
Total Improvement Value		\$168,900.00
Total Land Value		\$66,200.00
Total Assessed Value		\$235,100.00

Parcel Numbers: 760-0037-000	Property Address: 7227 37TH PL S	Municipality: Franklin, City of
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Owner Name: MANCINI, ROBERT RYAN	Mailing Address: 7227 S 37TH PL FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: RAWSON HOMES LOT 4 BLK 5	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1214-Franklin		

Building Description

Dwelling #	760 0037 000- 1		
Year Built:	1/1/1955	Exterior Wall:	05-Cem. Fiber
Year Remodeled:	1/1/1955	Bedrooms:	3
Remodeled/Effective Age:	-67	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Good	Basement Description:	No Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0037 000- 1	864	0	0	0	0	0	864

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type: RG1-Detached Frame Garage	Year Built: 1/1/1955	Area: 192	Construction:	Condition: Average	Value: \$1,600.00
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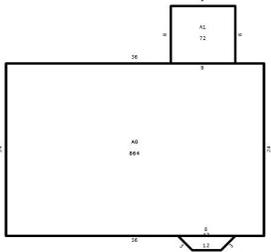
Permit / Construction History

Date of Permit: 1/1/1998	Permit Number: B980006	Permit Amount: \$4,445.00	Details of Permit: AC / FURNACE
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/1/1997		\$52,000.00	Invalid		Land and Improvements		
10/1/2000		\$84,000.00	Invalid		Land and Improvements		
1/1/1987		\$43,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.281	Gross				\$66,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,240	0.281				\$66,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0037 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				864		\$111,767.04	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$111,767.04	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				0		\$0.00	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$2,125.44	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:							
Attachments:							
Adjusted Base Price						\$113,892.48	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$113,892.48	
Market Adjustment:				77%		\$201,589.69	
CDU Adjustment:				60		\$121,000.00	
Complete:				100		\$121,000.00	
Dollar Adjustments						(\$100.00)	
Dwelling Value						\$120,900.00	
Other Building Improvements				0		\$1,600.00	
Total Improvement Value						\$122,500.00	
Total Land Value						\$66,200.00	
Total Assessed Value						\$188,700.00	

Parcel Numbers: 760-0038-000	Property Address: 7239 37TH PL S	Municipality: Franklin, City of
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Owner Name: SCHMIDT, PAUL A	Mailing Address: 7239 S 37TH PL FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: RAWSON HOMES LOT 5 BLK 5	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1214-Franklin		

Building Description

Dwelling #	760 0038 000- 1		
Year Built:	1/1/1954	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1954	Bedrooms:	3
Remodeled/Effective Age:	-68	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Very Good	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0038 000- 1	876	0	0	0	0	0	876

Attachment Description(s): 12-EFP	Area: 72	Attachment Value: \$2,200
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Feature Description(s): 22-Additional Fixture	Area: 1	Feature Value: \$300
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/2018	576		Average	\$13,000.00
RS1-Frame Utility Shed	1/1/2017	120		Average	\$1,000.00

Permit / Construction History			
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
1/1/2001	01-0055	\$2,800.00	FURREPLAC
6/8/2003	03-1526	\$1,652.00	EXTREMOD=WINDOW
7/24/2017	17-1716	\$3,800.00	SHED 10X12
10/17/2018	18-2586	\$26,000.00	RAZE/NEW DETGAR
6/25/2019	19-1528	\$17,069.00	FOUNDRPR
6/27/2019	19-1557	\$5,000.00	EGRESSWDW
7/11/2019	19-1703	\$5,772.00	FOUNDRPR
6/1/1997	97-0489	\$1,810.00	A/C
4/1/2001	01-0231	\$2,200.00	KITCHREMOD

Ownership/Sales History					
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type: Sale Validation Source:
5/1/1999		\$97,000.00	Valid		Land and Improvements

Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.281	Gross				\$66,200	

Acreage/Squarefoot Variables							

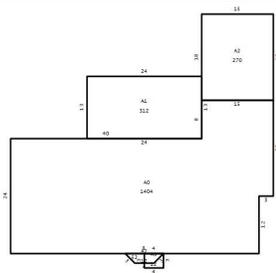
Land Data & Computations					
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:
12,240	0.281				\$66,200

General Information					
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Light			All Public

Valuation/Explanation		
Dwelling #	760 0038 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	876	\$113,319.36
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$113,319.36
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	864	\$23,172.48
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$2,154.96
Plumbing	0 - Half Bath 1 - Full Bath	\$0.00
Finished Basement Living Area	0	\$0.00
Features:	1	\$300.00
Attachments:	72	\$2,200.00
Adjusted Base Price		\$141,146.80
Changes/Adjustments		
Grade Adjustment:	C 100%	\$138,646.80
Market Adjustment:	96%	\$271,747.73
CDU Adjustment:	55	\$149,500.00
Complete:	100	\$149,500.00
Dollar Adjustments		(\$300.00)
Dwelling Value		\$149,200.00
Other Building Improvements	0	\$14,000.00
Total Improvement Value		\$163,200.00
Total Land Value		\$66,200.00
Total Assessed Value		\$229,400.00

Parcel Numbers: 760-0039-000 Property Address: 7251 37TH PL S Municipality: Franklin, City of

Owner Name: ROMANOWICZ, DONNA Mailing Address: 7251 S 37TH PL FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	RAWSON HOMES LOT 6 BLK 5	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 0039 000- 1		
Year Built:	1/1/1954	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1954	Bedrooms:	3
Remodeled/Effective Age:	-68	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	No Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0039 000- 1	1,404	0	0	0	0	0	1,404

Attachment Description(s):	Area:	Attachment Value:
11-OFP	312	\$6,200
31-WD	270	\$2,700
35-Ms/Terrace	12	\$0

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

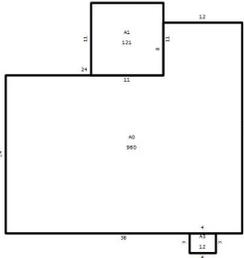
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/2002	600		Average	\$9,800.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
7/23/2002	02-0809	\$500.00	RAZE GAR 20X22				
12/12/2003	646906	\$2,055.00	FURREPLAC				
7/23/2002	02-0810	\$10,000.00	GARAGE 20X30'				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/1/1997		\$97,500.00	Invalid		Land and Improvements		
9/1/1993		\$93,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.281	Gross				\$66,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,240	0.281				\$66,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0039 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,404	\$162,625.32		
Second Story:				0	\$0.00		
Additional Story:				0	\$0.00		
Attic/Finished Net:				0	\$0.00		
Half Story/Finished Net:				0	\$0.00		
Base Price						\$162,625.32	
Unfinished Living Area:							
Room/Unfinished:				0	\$0.00		
Unfinished Basement:				0	\$0.00		
Half Story/Unfinished:					\$0.00		
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts	\$3,453.84		
Plumbing				1 - Half Bath 1 - Full Bath	\$4,881.00		
Finished Basement Living Area				0	\$0.00		
Features:				1	\$2,000.00		
Attachments:				594	\$8,900.00		
Adjusted Base Price						\$181,860.16	
Changes/Adjustments							
Grade Adjustment:				C+ 110%	\$188,056.18		
Market Adjustment:				48%	\$278,323.14		
CDU Adjustment:				55	\$153,100.00		
Complete:				100	\$153,100.00		
Dollar Adjustments					\$100.00		
Dwelling Value						\$153,200.00	

Other Building Improvements	0	\$9,800.00
Total Improvement Value		\$163,000.00
Total Land Value		\$66,200.00
Total Assessed Value		\$229,200.00

Parcel Numbers: 760-0040-000	Property Address: 7263 37TH PL S	Municipality: Franklin, City of
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Owner Name: SANFORD SHAWN	Mailing Address: 7263 S 37TH PL FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: RAWSON HOMES LOT 7 BLK 5	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1214-Franklin		

Building Description

Dwelling #	760 0040 000- 1		
Year Built:	1/1/1954	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1954	Bedrooms:	2
Remodeled/Effective Age:	-68	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	No Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0040 000- 1	960	0	0	0	0	0	960

Attachment Description(s): 33-Concrete Patio	Area: 121	Attachment Value: \$600
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Feature Description(s): Rec Room Condition:	Area: Rec Room Area: 0	Feature Value: Rec Room Value: \$0
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Other Building Improvements

Structure Type: RG1-Detached Frame Garage	Year Built: 1/1/2005	Area: 720	Construction:	Condition: Average	Value: \$9,900.00
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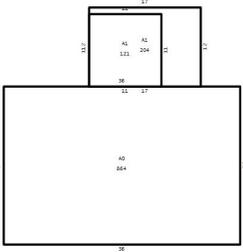
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
10/27/2004	3608	\$0.00	RAZE
10/27/2004	3609	\$7,634.00	DETGARAGE
6/29/2007	1506	\$3,500.00	FURREPLAC

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/1/1982		\$38,900.00	Valid		Land and Improvements		
4/1/1997		\$52,000.00	Invalid		Land and Improvements		
3/25/2004		\$110,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.281	Gross				\$66,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,240	0.281				\$66,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0040 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				960		\$120,844.80	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$120,844.80	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				0		\$0.00	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$2,361.60	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:							
Attachments:				121		\$600.00	
Adjusted Base Price						\$123,806.40	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$123,206.40	
Market Adjustment:				77%		\$218,075.33	
CDU Adjustment:				55		\$119,900.00	
Complete:				100		\$119,900.00	
Dollar Adjustments						(\$200.00)	
Dwelling Value						\$119,700.00	
Other Building Improvements				0		\$9,900.00	
Total Improvement Value						\$129,600.00	
Total Land Value						\$66,200.00	
Total Assessed Value						\$195,800.00	

Parcel Numbers: 760-0041-000 Property Address: 7275 37TH PL S Municipality: Franklin, City of

Owner Name: Kaw Cue Vang and Elizabeth Khang Mailing Address: 7275 S 37th Pl Franklin, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	RAWSON HOMES LOT 8 BLK 5	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1214-Franklin	

Building Description

Dwelling #	760 0041 000- 1		
Year Built:	1/1/1954	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1954	Bedrooms:	3
Remodeled/Effective Age:	-68	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	No Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0041 000- 1	864	0	0	0	0	0	864

Attachment Description(s): 12-EFP Area: 204 Attachment Value: \$6,100

Feature Description(s): Rec Room Condition: Area: Rec Room Area: 0 Feature Value: Rec Room Value: \$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1955	484		Average	\$4,800.00

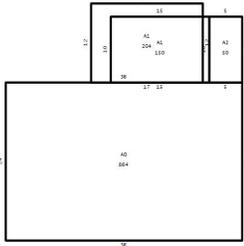
Permit / Construction History

Date of Permit: Permit Number: Permit Amount: Details of Permit:

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/17/2022	11257856	\$187,800.00	Invalid	O - Other	Land and Improvements	Other	
6/17/2022	11257857	\$211,000.00	Valid	W/C D - Warrant/Condo Deed	Land and Improvements	Other	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.281	Gross				\$66,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
12,240	0.281			\$66,200			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0041 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				864		\$111,767.04	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$111,767.04	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				0		\$0.00	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$2,125.44	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:							
Attachments:				204		\$6,100.00	
Adjusted Base Price						\$119,992.48	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$113,892.48	
Market Adjustment:				99%		\$226,646.04	
CDU Adjustment:				55		\$124,700.00	
Complete:				100		\$124,700.00	
Dollar Adjustments						(\$200.00)	
Dwelling Value						\$124,500.00	
Other Building Improvements				0		\$4,800.00	
Total Improvement Value						\$129,300.00	
Total Land Value						\$66,200.00	
Total Assessed Value						\$195,500.00	

Parcel Numbers: 760-0042-000 Property Address: 7287 37TH PL S Municipality: Franklin, City of

Owner Name: MAASS, KURT D & ROSALIE J - REV LIV TRUS Mailing Address: 7287 S 37TH PL FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	RAWSON HOMES LOT 9 BLOCK 5	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1214-Franklin	

Building Description

Dwelling #	760 0042 000- 1		
Year Built:	1/1/1954	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1954	Bedrooms:	3
Remodeled/Effective Age:	-68	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	No Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Good	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0042 000- 1	864	0	0	0	0	0	864

Attachment Description(s):	Area:	Attachment Value:
12-EFP	150	\$4,500
11-OFP	50	\$1,000

Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1955	484		Average	\$4,800.00

Permit / Construction History			
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
5/4/2006	1406	\$1,000.00	EXTREMOD
1/28/2016	16-0128	\$5,000.00	FURREPLAC/ACREP
5/14/2015	15-1087	\$11,000.00	INTREMOD

Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
4/2/2015		\$57,000.00	Valid		Land and Improvements	
4/2/2015		\$57,000.00	Valid		Land and Improvements	
4/1/2015		\$0.00	Invalid		Land and Improvements	
4/1/1993		\$63,000.00	Invalid		Land and Improvements	
8/16/2013		\$148,733.00	Invalid		Land and Improvements	
3/15/2007		\$133,900.00	Valid		Land and Improvements	
9/26/2013		\$151,235.00	Invalid		Land and Improvements	

Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.281	Gross				\$66,200	

Acreage/Squarefoot Variables

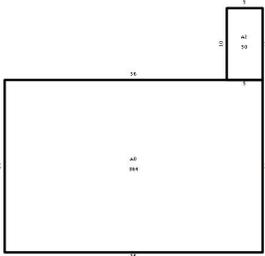
Land Data & Computations				
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
12,240	0.281			\$66,200

General Information					
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Light			All Public

Valuation/Explanation		
Dwelling #	760 0042 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	864	\$111,767.04
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$111,767.04
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	0	\$0.00
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$2,125.44
Plumbing	0 - Half Bath 1 - Full Bath	\$0.00
Finished Basement Living Area	0	\$0.00
Features:		
Attachments:	200	\$5,500.00
Adjusted Base Price		\$119,392.48
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$125,281.73
Market Adjustment:	51%	\$189,175.41
CDU Adjustment:	55	\$104,000.00
Complete:	100	\$104,000.00
Dollar Adjustments		\$0.00
Dwelling Value		\$104,000.00
Other Building Improvements	0	\$4,800.00
Total Improvement Value		\$108,800.00
Total Land Value		\$66,200.00
Total Assessed Value		\$175,000.00

Parcel Numbers: 760-0043-000	Property Address: 7299 37TH PL S	Municipality: Franklin, City of
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Owner Name: SMITH, LINDA L	Mailing Address: 7299 S 37TH PL FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: RAWSON HOMES LOT 10 BLK 5	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1214-Franklin		

Building Description

Dwelling #	760 0043 000- 1		
Year Built:	1/1/1955	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1955	Bedrooms:	3
Remodeled/Effective Age:	-67	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Good	Basement Description:	No Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0043 000- 1	864	0	0	0	0	0	864

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1955	484		Average	\$4,800.00
RS1-Frame Utility Shed	1/1/1995	96		Average	\$200.00

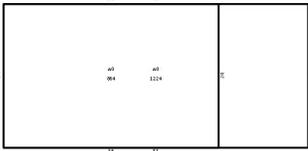
Permit / Construction History

Date of Permit: 7/1/1995	Permit Number: 95-0707	Permit Amount: \$509.00	Details of Permit: SHED 8X12'
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Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
7/1/1994		\$86,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.281	Gross				\$66,200
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
12,240	0.281			\$66,200		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	
Valuation/Explanation						
Dwelling #				760 0043 000- 1		
Description				Area		Value Amount
Living Area:						
First Story:				864		\$111,767.04
Second Story:				0		\$0.00
Additional Story:				0		\$0.00
Attic/Finished Net:				0		\$0.00
Half Story/Finished Net:				0		\$0.00
Base Price						\$111,767.04
Unfinished Living Area:						
Room/Unfinished:				0		\$0.00
Unfinished Basement:				0		\$0.00
Half Story/Unfinished:						\$0.00
Structure Info, Features and Attachments:						
Heating/AC				Basic Heating		\$0.00
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00
Finished Basement Living Area				0		\$0.00
Features:						
Attachments:						
Adjusted Base Price						\$111,767.04
Changes/Adjustments						
Grade Adjustment:				C 100%		\$111,767.04
Market Adjustment:				77%		\$197,827.66
CDU Adjustment:				60		\$118,700.00
Complete:				100		\$118,700.00
Dollar Adjustments						\$0.00
Dwelling Value						\$118,700.00
Other Building Improvements				0		\$5,000.00
Total Improvement Value						\$123,700.00
Total Land Value						\$66,200.00
Total Assessed Value						\$189,900.00

Parcel Numbers: 760-0044-000	Property Address: 7311 37TH PL S	Municipality: Franklin, City of
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Owner Name: HOSPEL, LORI J	Mailing Address: 7311 S 37TH PL FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: RAWSON HOMES LOT 11 BLK 5	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1214-Franklin		

Building Description

Dwelling #	760 0044 000- 1		
Year Built:	1/1/1954	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1954	Bedrooms:	4
Remodeled/Effective Age:	-68	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	5
CDU/Overall Condition:	Good	Basement Description:	No Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Fair	Type of Fuel:	Gas
Bath Condition:	Fair	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0044 000- 1	1,224	0	0	0	0	0	1,224

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1955	440		Average	\$4,400.00

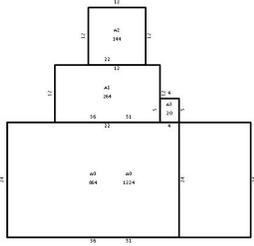
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
9/18/2019	19-2411	\$3,715.00	FURREPLAC

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/3/2019		\$110,900.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.281	Gross				\$66,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,240	0.281				\$66,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0044 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,224		\$146,378.16	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$146,378.16	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				0		\$0.00	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Basic Heating		\$0.00	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:							
Adjusted Base Price						\$154,000.16	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$153,700.16	
Market Adjustment:				-15%		\$130,645.14	
CDU Adjustment:				60		\$78,400.00	
Complete:				100		\$78,400.00	
Dollar Adjustments						(\$300.00)	
Dwelling Value						\$78,100.00	
Other Building Improvements				0		\$4,400.00	
Total Improvement Value						\$82,500.00	
Total Land Value						\$66,200.00	
Total Assessed Value						\$148,700.00	

Parcel Numbers: 760-0045-000 Property Address: 7323 37TH PL S Municipality: Franklin, City of

Owner Name: SIMMONS, CHARLES W & JEAN E Mailing Address: 7323 S 37TH PL FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	RAWSON HOMES LOT 12 BLK 5	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1214-Franklin	

Building Description

Dwelling #	760 0045 000- 1		
Year Built:	1/1/1954	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1954	Bedrooms:	3
Remodeled/Effective Age:	-68	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0045 000- 1	1,128	0	0	0	0	0	1,128

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	144	\$700
11-OFP	20	\$400

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

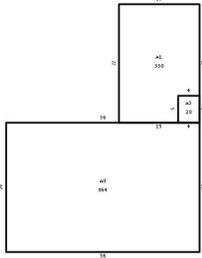
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1955	308		Average	\$3,100.00

Permit / Construction History			
Date of Permit: 10/1/2000 11/13/2009	Permit Number: 00-1217 2307	Permit Amount: \$10,000.00 \$7,665.00	Details of Permit: BSMT REPAIR AC
Ownership/Sales History			
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity: Conveyance Type: Sale Type: Sale Validation Source:
Land Breakdown			
Land Class: A-Residential Primary Site	Acreage: 0.281	Unit of Measure: Gross	Influence Reason: Influence Factor: Dollar Adjustment: Land Value: \$66,200
Acreage/Squarefoot Variables			
Land Data & Computations			
Total Square Footage: 12,240	Total Acreage: 0.281	Depth:	Act. Frontage: Assessed Land Value: \$66,200
General Information			
Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By: Inspected On: Utilities: All Public
Valuation/Explanation			
Dwelling #	760 0045 000- 1		
Description	Area	Value Amount	
Living Area:			
First Story:	1,128	\$137,311.44	
Second Story:	0	\$0.00	
Additional Story:	0	\$0.00	
Attic/Finished Net:	0	\$0.00	
Half Story/Finished Net:	0	\$0.00	
Base Price		\$137,311.44	
Unfinished Living Area:			
Room/Unfinished:	0	\$0.00	
Unfinished Basement:	864	\$23,172.48	
Half Story/Unfinished:		\$0.00	
Structure Info, Features and Attachments:			
Heating/AC	Air Conditioning - Same Ducts	\$2,774.88	
Plumbing	0 - Half Bath 1 - Full Bath	\$0.00	
Finished Basement Living Area	0	\$0.00	
Features:	3	\$2,600.00	
Attachments:	164	\$1,100.00	
Adjusted Base Price		\$166,958.80	
Changes/Adjustments			
Grade Adjustment:	C 100%	\$163,258.80	
Market Adjustment:	62%	\$264,479.26	
CDU Adjustment:	55	\$145,500.00	
Complete:	100	\$145,500.00	
Dollar Adjustments		(\$400.00)	
Dwelling Value		\$145,100.00	

Other Building Improvements	0	\$3,100.00
Total Improvement Value		\$148,200.00
Total Land Value		\$66,200.00
Total Assessed Value		\$214,400.00

Parcel Numbers: 760-0046-000	Property Address: 7341 37TH PL S	Municipality: Franklin, City of
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Owner Name: GORDON, NATHAN A	Mailing Address: 7341 S 37TH PL FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: RAWSON HOMES LOT 13 BLK 5	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1214-Franklin		

Building Description

Dwelling #	760 0046 000- 1		
Year Built:	1/1/1954	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1954	Bedrooms:	2
Remodeled/Effective Age:	-68	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	No Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0046 000- 1	864	0	0	0	0	0	864

Attachment Description(s): 33-Concrete Patio	Area: 330	Attachment Value: \$1,700
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Feature Description(s): Rec Room Condition:	Area: Rec Room Area: 0	Feature Value: Rec Room Value: \$0
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Other Building Improvements

Structure Type: RG1-Detached Frame Garage	Year Built: 1/1/1964	Area: 624	Construction:	Condition: Fair	Value: \$4,700.00
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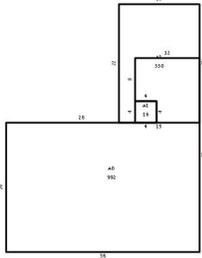
Permit / Construction History

Date of Permit: 9/1/1997 6/16/2014	Permit Number: 97-0910 1340	Permit Amount: \$1,885.00 \$1,000.00	Details of Permit: REPL FURNACE RAZE
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/14/2012		\$0.00	Invalid		Land and Improvements		
5/15/2012		\$111,000.00	Invalid		Land and Improvements		
2/1/2001		\$95,000.00	Invalid		Land and Improvements		
12/1/1988		\$10,500.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.323	Gross				\$67,400	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
14,070	0.323				\$67,400		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0046 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				864		\$111,767.04	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$111,767.04	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				0		\$0.00	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Basic Heating		\$0.00	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:							
Attachments:				330		\$1,700.00	
Adjusted Base Price						\$113,467.04	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$111,767.04	
Market Adjustment:				93%		\$215,710.39	
CDU Adjustment:				55		\$118,600.00	
Complete:				100		\$118,600.00	
Dollar Adjustments						\$0.00	
Dwelling Value						\$118,600.00	
Other Building Improvements				0		\$4,700.00	
Total Improvement Value						\$123,300.00	
Total Land Value						\$67,400.00	
Total Assessed Value						\$190,700.00	

Parcel Numbers: 760-0047-000	Property Address: 3721 RAWSON AVE W	Municipality: Franklin, City of
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Owner Name: JASINSKI, KAREN A	Mailing Address: 3721 W RAWSON AVE FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: RAWSON HOMES LOT 1 BLK 6	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1214-Franklin		

Building Description

Dwelling #	760 0047 000- 1		
Year Built:	1/1/1954	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1954	Bedrooms:	3
Remodeled/Effective Age:	-68	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	No Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0047 000- 1	992	0	0	0	0	0	992

Attachment Description(s): 11-OFP	Area: 16	Attachment Value: \$300
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Feature Description(s): Rec Room Condition:	Area: Rec Room Area: 0	Feature Value: Rec Room Value: \$0
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Other Building Improvements

Structure Type: RG1-Detached Frame Garage	Year Built: 1/1/1978	Area: 576	Construction:	Condition: Fair	Value: \$5,000.00
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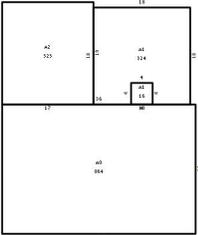
Permit / Construction History

Date of Permit: 2/8/2008	Permit Number: 245	Permit Amount: \$2,500.00	Details of Permit: EXTREMOD
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Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
8/1/1990		\$62,500.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.280	Gross				\$50,300
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
12,197	0.280			\$50,300		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Above Street	Paved	Heavy			All Public	
Valuation/Explanation						
Dwelling #			760 0047 000- 1			
Description			Area		Value Amount	
Living Area:						
First Story:			992			\$124,872.96
Second Story:			0			\$0.00
Additional Story:			0			\$0.00
Attic/Finished Net:			0			\$0.00
Half Story/Finished Net:			0			\$0.00
Base Price					\$124,872.96	
Unfinished Living Area:						
Room/Unfinished:			0			\$0.00
Unfinished Basement:			0			\$0.00
Half Story/Unfinished:						\$0.00
Structure Info, Features and Attachments:						
Heating/AC			Basic Heating			\$0.00
Plumbing			0 - Half Bath 1 - Full Bath			\$0.00
Finished Basement Living Area			0			\$0.00
Features:						
Attachments:			16			\$300.00
Adjusted Base Price					\$125,172.96	
Changes/Adjustments						
Grade Adjustment:			C 100%			\$124,872.96
Market Adjustment:			11%			\$138,608.99
CDU Adjustment:			55			\$76,200.00
Complete:			100			\$76,200.00
Dollar Adjustments						(\$200.00)
Dwelling Value					\$76,000.00	
Other Building Improvements			0			\$5,000.00
Total Improvement Value					\$81,000.00	
Total Land Value					\$50,300.00	
Total Assessed Value					\$131,300.00	

Parcel Numbers: 760-0048-000 Property Address: 7153 37TH PL S Municipality: Franklin, City of

Owner Name: RITCHEY, ALAN D & CHERYL A Mailing Address: 7153 S 37TH PL FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	RAWSON HOMES LOT 2 BLK 6	
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood:		
1214-Franklin		

Building Description

Dwelling #	760 0048 000- 1		
Year Built:	1/1/1954	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1954	Bedrooms:	3
Remodeled/Effective Age:	-68	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Good	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0048 000- 1	1,188	0	0	0	0	0	1,188

Attachment Description(s):	Area:	Attachment Value:
31-WD	323	\$3,200

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

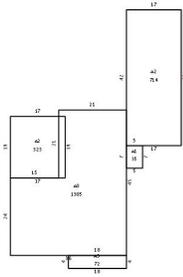
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/2019	576		Average	\$13,000.00

Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
5/1/1998	B980457	\$30,000.00	ADDN 18X18			
9/13/2019	19-2364	\$25,900.00	RAZE/NEW GAR			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
9/1/1991		\$69,900.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.244	Gross				\$61,900
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
10,629	0.244			\$61,900		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	
Valuation/Explanation						
Dwelling #		760 0048 000- 1				
Description		Area		Value Amount		
Living Area:						
First Story:		1,188				\$143,415.36
Second Story:		0				\$0.00
Additional Story:		0				\$0.00
Attic/Finished Net:		0				\$0.00
Half Story/Finished Net:		0				\$0.00
Base Price				\$143,415.36		
Unfinished Living Area:						
Room/Unfinished:		0				\$0.00
Unfinished Basement:		324				\$0.00
Half Story/Unfinished:						\$0.00
Structure Info, Features and Attachments:						
Heating/AC		Air Conditioning - Same Ducts				\$2,922.48
Plumbing		0 - Half Bath 1 - Full Bath				\$0.00
Finished Basement Living Area		0				\$0.00
Features:		4				\$2,900.00
Attachments:		323				\$3,200.00
Adjusted Base Price				\$152,437.84		
Changes/Adjustments						
Grade Adjustment:		C 100%				\$146,337.84
Market Adjustment:		75%				\$256,091.22
CDU Adjustment:		55				\$140,900.00
Complete:		100				\$140,900.00
Dollar Adjustments						(\$300.00)
Dwelling Value				\$140,600.00		

Other Building Improvements	0	\$13,000.00
Total Improvement Value		\$153,600.00
Total Land Value		\$61,900.00
Total Assessed Value		\$215,500.00

Parcel Numbers: 760-0049-000 Property Address: 7165 37TH PL S Municipality: Franklin, City of

Owner Name: MUSA, JESSICA LYNN Mailing Address: 7165 S 37TH PL FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	RAWSON HOMES BLK 6 LOT 3 & N HALF OF VAC STR ADJ ON S	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 0049 000- 1		
Year Built:	1/1/1954	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1965	Bedrooms:	3
Remodeled/Effective Age:	-57	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	No Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0049 000- 1	1,305	0	0	0	0	0	1,305

Attachment Description(s):	Area:	Attachment Value:
11-OFP	35	\$700
13-AFG	714	\$21,400
31-WD	72	\$700

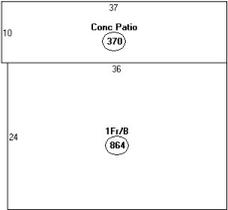
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:		Permit Amount:		Details of Permit:	
6/1/2001		01-0514		\$1,200.00		REPL ADDN+5'	
7/22/2004		2429		\$3,900.00		ABVPOOL	
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/2/2020		\$95,000.00	Valid		Land and Improvements		
1/18/2013		\$95,000.00	Valid		Land and Improvements		
12/1/1997		\$94,900.00	Valid		Land and Improvements		
10/1/2007		\$190,800.00	Invalid		Land and Improvements		
7/15/2008		\$63,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.350	Gross				\$70,200
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
15,246		0.350				\$70,200	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0049 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,305	\$153,402.75
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$153,402.75
Unfinished Living Area:		
Room/Unfinished:	110	\$2,737.90
Unfinished Basement:	0	\$0.00
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,210.30
Plumbing	0 - Half Bath 1 - Full Bath	\$0.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	821	\$22,800.00
Adjusted Base Price		\$184,750.95
Changes/Adjustments		
Grade Adjustment:	C 100%	\$159,350.95
Market Adjustment:	90%	\$302,766.81
CDU Adjustment:	55	\$166,500.00
Complete:	100	\$166,500.00
Dollar Adjustments		\$100.00
Dwelling Value		\$166,600.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$166,600.00
Total Land Value		\$70,200.00
Total Assessed Value		\$236,800.00

Parcel Numbers: 760-0050-000 Property Address: 7207 36TH ST S Municipality: Franklin, City of

Owner Name: PAWLAK, MATTHEW R Mailing Address: 7207 S 36TH ST FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	RAWSON HOMES ADDN NO 1 LOT 1 BLK 7	 <p><small>Description/Size A: 1Ft/B 864 sqft B: Conc. Patio 370 sqft</small></p>
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1214-Franklin		

Building Description

Dwelling #	760 0050 000- 1		
Year Built:	1/1/1954	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1954	Bedrooms:	3
Remodeled/Effective Age:	-68	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Good	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0050 000- 1	864	0	0	0	0	0	864

Attachment Description(s): 33-Concrete Patio	Area: 370	Attachment Value: \$1,900
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Feature Description(s): 22-Additional Fixture	Area: 1	Feature Value: \$300
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type: RG1-Detached Frame Garage	Year Built: 1/1/1955	Area: 480	Construction:	Condition: Average	Value: \$4,800.00
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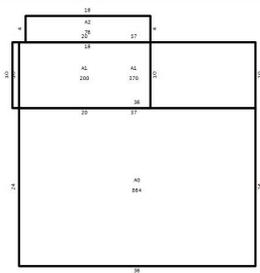
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
5/1/2000	00-0582	\$3,122.00	HTG & A/C
3/27/2019	19-0581	\$6,820.00	FUR+ACREPLAC

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/1/1990		\$67,000.00	Valid		Land and Improvements		
11/24/2020		\$217,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.252	Gross				\$62,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
10,977	0.252				\$62,800		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0050 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				864		\$111,767.04	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$111,767.04	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				864		\$23,172.48	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$2,125.44	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				370		\$1,900.00	
Adjusted Base Price						\$139,264.96	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$137,064.96	
Market Adjustment:				94%		\$265,906.02	
CDU Adjustment:				55		\$146,200.00	
Complete:				100		\$146,200.00	
Dollar Adjustments						\$200.00	
Dwelling Value						\$146,400.00	
Other Building Improvements				0		\$4,800.00	
Total Improvement Value						\$151,200.00	
Total Land Value						\$62,800.00	
Total Assessed Value						\$214,000.00	

Parcel Numbers: 760-0051-000 Property Address: 7217 36TH ST S Municipality: Franklin, City of

Owner Name: WELK, MICHAEL D Mailing Address: 7217 S 36TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	RAWSON HOMES ADDN NO 1 LOT 2 BLK 7	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	

1214-Franklin

Building Description

Dwelling #	760 0051 000- 1		
Year Built:	1/1/1956	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1956	Bedrooms:	3
Remodeled/Effective Age:	-66	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0051 000- 1	864	0	0	0	0	0	864

Attachment Description(s):	Area:	Attachment Value:
32-Canopy	200	\$2,000
33-Concrete Patio	76	\$400

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	4	\$1,200
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	432	\$2,160

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1955	440		Average	\$4,400.00

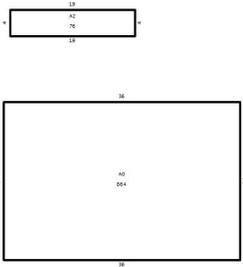
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
9/15/2003	252810	\$4,563.00	FENCE
2/4/2015	15-0215	\$6,100.00	ACREPLACE

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/14/2006		\$144,000.00	Invalid		Land and Improvements		
6/9/2003		\$148,500.00	Valid		Land and Improvements		
9/4/2001		\$123,000.00	Invalid		Land and Improvements		
6/1/1995		\$100,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.258	Gross				\$63,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,238	0.258				\$63,500		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0051 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				864		\$111,767.04	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$111,767.04	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				864		\$23,172.48	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$2,125.44	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				4		\$1,200.00	
Attachments:				276		\$2,400.00	
Adjusted Base Price						\$140,664.96	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$137,064.96	
Market Adjustment:				90%		\$260,423.42	
CDU Adjustment:				55		\$143,200.00	
Complete:				100		\$143,200.00	
Dollar Adjustments						\$0.00	
Dwelling Value						\$143,200.00	
Other Building Improvements				0		\$4,400.00	
Total Improvement Value						\$147,600.00	
Total Land Value						\$63,500.00	
Total Assessed Value						\$211,100.00	

Parcel Numbers: 760-0052-000 Property Address: 7229 36TH ST S Municipality: Franklin, City of

Owner Name: SCHEETZ, JOHN & MELODY Mailing Address: 11253 WARCLOUD AVE EL PASO, TX 79936 Land Use: Residential

	Legal Description:	Building Sketch:
	RAWSON HOMES ADDN NO 1 LOT 3 BLK 7	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 0052 000- 1		
Year Built:	1/1/1954	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1954	Bedrooms:	3
Remodeled/Effective Age:	-68	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Good	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0052 000- 1	864	0	0	0	0	0	864

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	648	\$3,240

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1955	440		Average	\$4,400.00

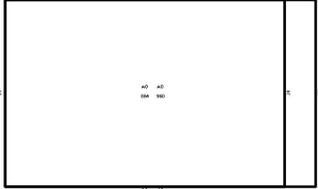
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
3/30/2012	12-0549	\$5,490.00	A/C

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
1/13/2015		\$131,100.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.258	Gross				\$63,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,238	0.258				\$63,500		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0052 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				864		\$111,767.04	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$111,767.04	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				864		\$23,172.48	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$2,125.44	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:							
Adjusted Base Price						\$137,364.96	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$137,064.96	
Market Adjustment:				69%		\$231,639.78	
CDU Adjustment:				60		\$139,000.00	
Complete:				100		\$139,000.00	
Dollar Adjustments						\$200.00	
Dwelling Value						\$139,200.00	
Other Building Improvements				0		\$4,400.00	
Total Improvement Value						\$143,600.00	
Total Land Value						\$63,500.00	
Total Assessed Value						\$207,100.00	

Parcel Numbers: 760-0053-000	Property Address: 7239 36TH ST S	Municipality: Franklin, City of
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Owner Name: RICH, TIMOTHY & HOPE	Mailing Address: 7239 S 36TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: RAWSON HOMES ADDN NO 1 LOT 4 BLK 7	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1214-Franklin		

Building Description

Dwelling #	760 0053 000- 1		
Year Built:	1/1/1956	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1956	Bedrooms:	3
Remodeled/Effective Age:	-66	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Good	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0053 000- 1	960	0	0	0	0	0	960

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1960	576		Average	\$5,800.00

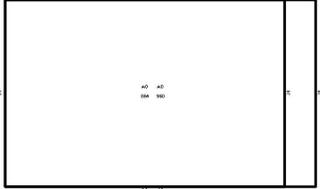
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
6/1/1994	94-0657	\$3,037.00	HTG & A/C
7/26/2017	17-1749	\$8,750.00	DRAIN TILE REPL

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/1/1989		\$63,000.00	Valid		Land and Improvements		
5/1/1999		\$108,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.258	Gross				\$63,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,238	0.258				\$63,500		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0053 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				960		\$120,844.80	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$120,844.80	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				960		\$24,825.60	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$2,361.60	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:							
Adjusted Base Price						\$148,332.00	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$148,032.00	
Market Adjustment:				59%		\$235,370.88	
CDU Adjustment:				60		\$141,200.00	
Complete:				100		\$141,200.00	
Dollar Adjustments						\$400.00	
Dwelling Value						\$141,600.00	
Other Building Improvements				0		\$5,800.00	
Total Improvement Value						\$147,400.00	
Total Land Value						\$63,500.00	
Total Assessed Value						\$210,900.00	

Parcel Numbers: 760-0054-000	Property Address: 7249 36TH ST S	Municipality: Franklin, City of
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Owner Name: STACKLE, MICHAEL V	Mailing Address: 7249 S 36TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: RAWSON HOMES ADDN NO 1 LOT 5 BLK 7	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 0054 000- 1		
Year Built:	1/1/1957	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1957	Bedrooms:	3
Remodeled/Effective Age:	-65	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Good	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0054 000- 1	864	0	0	0	0	0	864

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	644	\$3,220

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1970	576		Average	\$5,800.00

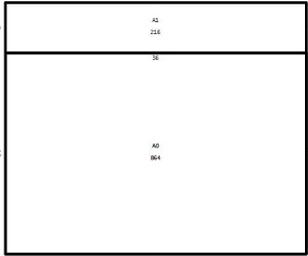
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
7/1/1994	94-0781	\$1,230.00	A/C
3/1/2010	261	\$500.00	RECROOM
1/12/2009	75	\$6,200.00	FOUNDRPR

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/26/2009		\$156,000.00	Valid		Land and Improvements		
7/23/2018		\$167,500.00	Valid		Land and Improvements		
3/1/1994		\$79,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.258	Gross				\$63,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,238	0.258				\$63,500		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0054 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				864		\$111,767.04	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$111,767.04	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				864		\$23,172.48	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$2,125.44	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:							
Adjusted Base Price						\$137,364.96	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$137,064.96	
Market Adjustment:				72%		\$235,751.73	
CDU Adjustment:				60		\$141,500.00	
Complete:				100		\$141,500.00	
Dollar Adjustments						(\$200.00)	
Dwelling Value						\$141,300.00	
Other Building Improvements				0		\$5,800.00	
Total Improvement Value						\$147,100.00	
Total Land Value						\$63,500.00	
Total Assessed Value						\$210,600.00	

Parcel Numbers: 760-0055-000	Property Address: 7261 36TH ST S	Municipality: Franklin, City of
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Owner Name: LISIECKI, THOMAS & REBECCA	Mailing Address: 7261 S 36TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: RAWSON HOMES ADDN NO 1 LOT 6 BLK 7	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 0055 000- 1		
Year Built:	1/1/1956	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1956	Bedrooms:	3
Remodeled/Effective Age:	-66	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	3
CDU/Overall Condition:	Good	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0055 000- 1	1,080	0	0	0	0	0	1,080

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1956	432		Average	\$4,300.00

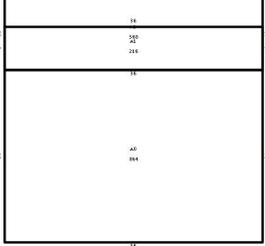
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
8/1/2018	18-1955	\$9,895.00	FENCE
2/21/2007	385	\$2,704.00	FURREPLAC

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/1/1997		\$91,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.258	Gross				\$63,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,238	0.258				\$63,500		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0055 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,080		\$132,894.00	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$132,894.00	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				864		\$23,172.48	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$2,656.80	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:							
Adjusted Base Price						\$163,904.28	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$163,604.28	
Market Adjustment:				46%		\$238,862.25	
CDU Adjustment:				60		\$143,300.00	
Complete:				100		\$143,300.00	
Dollar Adjustments						(\$100.00)	
Dwelling Value						\$143,200.00	
Other Building Improvements				0		\$4,300.00	
Total Improvement Value						\$147,500.00	
Total Land Value						\$63,500.00	
Total Assessed Value						\$211,000.00	

Parcel Numbers: 760-0056-000 Property Address: 7273 36TH ST S Municipality: Franklin, City of

Owner Name: DEIBERT, SUZANNE Mailing Address: 7273 S 36TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	RAWSON HOMES ADDN NO 1 LOT 7 BLK 7	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 0056 000- 1		
Year Built:	1/1/1957	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1957	Bedrooms:	3
Remodeled/Effective Age:	-65	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0056 000- 1	864	0	0	0	0	0	864

Attachment Description(s): 31-WD Area: 360 Attachment Value: \$3,600

Feature Description(s): 22-Additional Fixture Area: 1 Feature Value: \$300

Rec Room Condition: Rec Room Area: 0 Rec Room Value: \$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1955	440		Good	\$5,000.00

Permit / Construction History			
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
9/7/2010	1837	\$3,000.00	WDDK
4/18/2013	13-0594	\$2,450.00	A/C
5/12/2005	51739	\$1,100.00	FURREPLAC
6/1/2009	844	\$5,000.00	FOUNDRPR
11/6/2014	2711	\$4,100.00	FENCE
2/7/2019	19-0282	\$2,988.00	FURREPLAC
8/25/2017	17-2039	\$3,862.00	SHED 10X12
3/29/2010	430	\$40,000.00	DAMAGERPR

Ownership/Sales History					
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type: Sale Validation Source:
8/11/2017		\$174,000.00	Valid		Land and Improvements
10/6/2008		\$102,600.00	Invalid		Land and Improvements
1/12/2009		\$55,100.00	Invalid		Land and Improvements
6/15/2012		\$135,000.00	Valid		Land and Improvements

Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.258	Gross				\$63,500	

Acreage/Squarefoot Variables

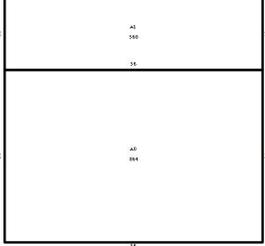
Land Data & Computations				
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
11,238	0.258			\$63,500

General Information					
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Above Street	Paved	Light			All Public

Valuation/Explanation		
Dwelling #	760 0056 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	864	\$111,767.04
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$111,767.04
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	864	\$23,172.48
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$2,125.44
Plumbing	0 - Half Bath 1 - Full Bath	\$0.00
Finished Basement Living Area	0	\$0.00
Features:	1	\$300.00
Attachments:	360	\$3,600.00
Adjusted Base Price		\$140,964.96
Changes/Adjustments		
Grade Adjustment:	C 100%	\$137,064.96
Market Adjustment:	32%	\$180,925.75
CDU Adjustment:	55	\$99,500.00
Complete:	100	\$99,500.00
Dollar Adjustments		(\$100.00)
Dwelling Value		\$99,400.00
Other Building Improvements	0	\$5,000.00
Total Improvement Value		\$104,400.00
Total Land Value		\$63,500.00
Total Assessed Value		\$167,900.00

Parcel Numbers: 760-0057-000	Property Address: 7283 36TH ST S	Municipality: Franklin, City of
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Owner Name: POLINSKI, CAROL ANN	Mailing Address: 7283 S 36TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: RAWSON HOMES ADDN NO 1 LOT 8 BLK 7	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 0057 000- 1		
Year Built:	1/1/1957	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1957	Bedrooms:	3
Remodeled/Effective Age:	-65	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Good	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0057 000- 1	864	0	0	0	0	0	864

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/2011	484		Average	\$9,700.00

Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
7/5/2002	02-0739	\$350.00	SHED 10X8'
8/30/2011	1785	\$12,000.00	DETGAR
7/14/2006	2326	\$800.00	EXTREMOD

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/3/2013		\$145,900.00	Invalid		Land and Improvements		
8/1/2000		\$72,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.258	Gross				\$63,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,238	0.258				\$63,500		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0057 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				864		\$111,767.04	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$111,767.04	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				864		\$23,172.48	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Basic Heating		\$0.00	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:							
Adjusted Base Price						\$135,239.52	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$134,939.52	
Market Adjustment:				69%		\$228,047.79	
CDU Adjustment:				60		\$136,800.00	
Complete:				100		\$136,800.00	
Dollar Adjustments						\$100.00	
Dwelling Value						\$136,900.00	
Other Building Improvements				0		\$9,700.00	
Total Improvement Value						\$146,600.00	
Total Land Value						\$63,500.00	
Total Assessed Value						\$210,100.00	

Parcel Numbers: 760-0058-000	Property Address: 7293 36TH ST S	Municipality: Franklin, City of
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Owner Name: WINSLOW, JANNETT L	Mailing Address: 7293 S 36TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: RAWSON HOMES ADDN NO 1 LOT 9 BLK 7	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 0058 000- 1		
Year Built:	1/1/1957	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1957	Bedrooms:	3
Remodeled/Effective Age:	-65	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Good	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0058 000- 1	864	0	0	0	0	0	864

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/1998	64		Average	\$200.00
RG1-Detached Frame Garage	1/1/2000	440		Average	\$6,600.00

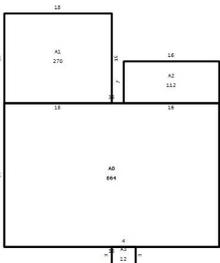
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
8/1/2000	00-0997	\$9,000.00	GARAGE 20X22
5/1/1998	98-0455	\$699.00	SHED 8X8

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.258	Gross				\$63,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,238	0.258				\$63,500		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0058 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				864			\$111,767.04
Second Story:				0			\$0.00
Additional Story:				0			\$0.00
Attic/Finished Net:				0			\$0.00
Half Story/Finished Net:				0			\$0.00
Base Price						\$111,767.04	
Unfinished Living Area:							
Room/Unfinished:				0			\$0.00
Unfinished Basement:				864			\$23,172.48
Half Story/Unfinished:							\$0.00
Structure Info, Features and Attachments:							
Heating/AC				Basic Heating			\$0.00
Plumbing				0 - Half Bath 1 - Full Bath			\$0.00
Finished Basement Living Area				0			\$0.00
Features:				1			\$300.00
Attachments:							
Adjusted Base Price						\$135,239.52	
Changes/Adjustments							
Grade Adjustment:				C 100%			\$134,939.52
Market Adjustment:				69%			\$228,047.79
CDU Adjustment:				60			\$136,800.00
Complete:				100			\$136,800.00
Dollar Adjustments							(\$100.00)
Dwelling Value						\$136,700.00	
Other Building Improvements				0			\$6,800.00
Total Improvement Value						\$143,500.00	
Total Land Value						\$63,500.00	
Total Assessed Value						\$207,000.00	

Parcel Numbers: 760-0059-000 Property Address: 7301 36TH ST S Municipality: Franklin, City of

Owner Name: WELLER, CHARLENE B Mailing Address: 7301 S 36TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	RAWSON HOMES ADDN NO 1 LOT 10 BLK 7	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 0059 000- 1		
Year Built:	1/1/1956	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1956	Bedrooms:	3
Remodeled/Effective Age:	-66	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0059 000- 1	1,134	0	0	0	0	0	1,134

Attachment Description(s):	Area:	Attachment Value:
31-WD	112	\$1,100
35-Ms/Terrace	12	\$0

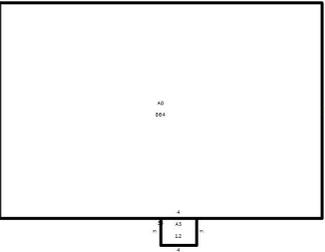
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	432	\$2,160
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	432	\$2,160

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed	1/1/1987	80		Average	\$200.00	
RG1-Detached Frame Garage	1/1/1986	528		Average	\$5,900.00	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
12/13/2001	01-1352	\$1,400.00	FIREPL (TEMCO)			
6/1/1994	94-0549	\$500.00	POOL DECK			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
7/2/2012		\$0.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.258	Gross				\$63,500
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
11,238	0.258			\$63,500		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Above Street	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	760 0059 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,134	\$138,041.82
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$138,041.82
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	864	\$23,172.48
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$2,789.64
Plumbing	0 - Half Bath 1 - Full Bath	\$0.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	124	\$1,100.00
Adjusted Base Price		\$167,703.94
Changes/Adjustments		
Grade Adjustment:	C 100%	\$164,003.94
Market Adjustment:	74%	\$285,366.86
CDU Adjustment:	55	\$157,000.00
Complete:	100	\$157,000.00
Dollar Adjustments		(\$100.00)
Dwelling Value		\$156,900.00
Other Building Improvements	0	\$6,100.00
Total Improvement Value		\$163,000.00
Total Land Value		\$63,500.00
Total Assessed Value		\$226,500.00

Parcel Numbers: 760-0060-000	Property Address: 7311 36TH ST S	Municipality: Franklin, City of
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Owner Name: EFFINGER, JUSTIN R	Mailing Address: 7311 S 36TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: RAWSON HOMES ADDN NO 1 LOT 11 BLK 7	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1214-Franklin		

Building Description

Dwelling #	760 0060 000- 1		
Year Built:	1/1/1956	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1956	Bedrooms:	3
Remodeled/Effective Age:	-66	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Good	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Very Good	Type of Fuel:	Gas
Bath Condition:	Good	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0060 000- 1	864	0	0	0	0	0	864

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	4	\$1,200
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Good	462	\$2,772

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1967	440		Good	\$5,000.00

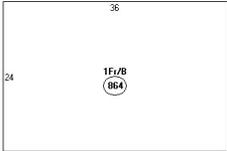
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/12/2019		\$211,000.00	Valid		Land and Improvements		
8/20/2019		\$70,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.258	Gross				\$63,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,238	0.258				\$63,500		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0060 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				864		\$111,767.04	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$111,767.04	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				864		\$23,172.48	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$2,125.44	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				4		\$1,200.00	
Attachments:							
Adjusted Base Price						\$138,264.96	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$137,064.96	
Market Adjustment:				100%		\$274,129.92	
CDU Adjustment:				60		\$164,500.00	
Complete:				100		\$164,500.00	
Dollar Adjustments						(\$100.00)	
Dwelling Value						\$164,400.00	
Other Building Improvements				0		\$5,000.00	
Total Improvement Value						\$169,400.00	
Total Land Value						\$63,500.00	
Total Assessed Value						\$232,900.00	

Parcel Numbers: 760-0061-000 Property Address: 7323 36TH ST S Municipality: Franklin, City of

Owner Name: VENECHUK, KYLE Mailing Address: 7323 S 36TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	RAWSON HOMES ADDN NO 1 LOT 12 BLK 7	
	Parcel Sketch and Site Map obtained from the County GIS	<small>Description/Size</small> <small>A: 1F/2</small> <small>864 sq ft</small>
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 0061 000- 1		
Year Built:	1/1/1958	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1958	Bedrooms:	3
Remodeled/Effective Age:	-64	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Good	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Good	Type of Fuel:	Gas
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0061 000- 1	864	0	0	0	0	0	864

Attachment Description(s): Area: Attachment Value:

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	648	\$3,240

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1965	484		Average	\$4,800.00

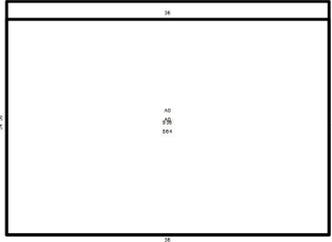
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
9/13/2021	21-0628	\$5,200.00	EGRESS

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
3/29/2007		\$180,000.00	Invalid		Land and Improvements		
10/23/2020		\$197,000.00	Valid		Land and Improvements		
6/1/1990		\$73,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.258	Gross				\$63,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,238	0.258				\$63,500		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light		6/28/2022	All Public		
Valuation/Explanation							
Dwelling #				760 0061 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				864		\$111,767.04	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$111,767.04	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				864		\$23,172.48	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$2,125.44	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$600.00	
Attachments:							
Adjusted Base Price						\$137,664.96	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$137,064.96	
Market Adjustment:				86%		\$254,940.83	
CDU Adjustment:				60		\$153,000.00	
Complete:				100		\$153,000.00	
Dollar Adjustments						\$200.00	
Dwelling Value						\$153,200.00	
Other Building Improvements				0		\$4,800.00	
Total Improvement Value						\$158,000.00	
Total Land Value						\$63,500.00	
Total Assessed Value						\$221,500.00	

Parcel Numbers: 760-0062-000	Property Address: 7333 36TH ST S	Municipality: Franklin, City of
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Owner Name: ALBERT, ROBERT M	Mailing Address: 7333 S 36TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: RAWSON HOMES ADDN NO 1 LOT 13 BLK 7	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 0062 000- 1		
Year Built:	1/1/1958	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1958	Bedrooms:	3
Remodeled/Effective Age:	-64	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Good	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0062 000- 1	936	0	0	0	0	0	936

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	384	\$1,920

Other Building Improvements

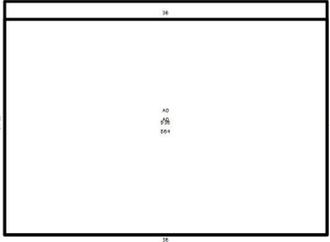
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/2013	720		Average	\$14,400.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/21/2013	13-0876	\$1,000.00	RAZING				
5/23/2013	13-0900	\$18,000.00	DETGARAGE				
1/14/2014	14-0088	\$5,900.00	ACREPLACE				
9/26/2014	14-2320	\$5,000.00	RESIDING				
9/16/2010	1919	\$2,000.00	EXTREMOD				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/1/1996		\$97,900.00	Valid		Land and Improvements		
9/1/1990		\$75,500.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.258	Gross				\$63,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,238	0.258				\$63,500		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0062 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	936	\$119,237.04
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$119,237.04
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	936	\$24,635.52
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$2,302.56
Plumbing	0 - Half Bath 1 - Full Bath	\$0.00
Finished Basement Living Area	0	\$0.00
Features:	1	\$300.00
Attachments:		
Adjusted Base Price		\$146,475.12
Changes/Adjustments		
Grade Adjustment:	C 100%	\$146,175.12
Market Adjustment:	65%	\$241,188.95
CDU Adjustment:	60	\$144,700.00
Complete:	100	\$144,700.00
Dollar Adjustments		\$0.00
Dwelling Value		\$144,700.00
Other Building Improvements	0	\$14,400.00
Total Improvement Value		\$159,100.00
Total Land Value		\$63,500.00
Total Assessed Value		\$222,600.00

Parcel Numbers: 760-0063-000	Property Address: 7345 36TH ST S	Municipality: Franklin, City of
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Owner Name: WADZINSKI, LISA A	Mailing Address: 7345 S 36TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: RAWSON HOMES ADDN NO 1 LOT 14 BLK 7	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1214-Franklin		

Building Description

Dwelling #	760 0063 000- 1		
Year Built:	1/1/1958	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1958	Bedrooms:	3
Remodeled/Effective Age:	-64	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Good	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0063 000- 1	864	0	0	0	0	0	864

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	432	\$2,160

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1958	572		Average	\$4,900.00
RS1-Frame Utility Shed	1/1/1992	120		Average	\$200.00

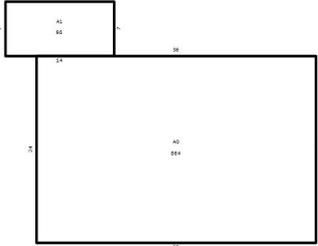
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
10/28/2010	2325	\$3,575.00	AC&FURREPLAC
7/26/2010	1528	\$2,200.00	EXTREMOD

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/1/1990		\$64,000.00	Invalid		Land and Improvements		
8/15/2003		\$162,000.00	Valid		Land and Improvements		
6/13/2013		\$155,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.258	Gross				\$63,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,238	0.258				\$63,500		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0063 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				864		\$111,767.04	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$111,767.04	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				864		\$23,172.48	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$2,125.44	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:							
Adjusted Base Price						\$137,364.96	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$137,064.96	
Market Adjustment:				70%		\$233,010.43	
CDU Adjustment:				60		\$139,800.00	
Complete:				100		\$139,800.00	
Dollar Adjustments						\$400.00	
Dwelling Value						\$140,200.00	
Other Building Improvements				0		\$5,100.00	
Total Improvement Value						\$145,300.00	
Total Land Value						\$63,500.00	
Total Assessed Value						\$208,800.00	

Parcel Numbers: 760-0067-000	Property Address: 7206 36TH ST S	Municipality: Franklin, City of
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Owner Name: PIKUS, TYLER	Mailing Address: 7206 S 36TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: RAWSON HOMES ADDN NO 1 LOT 1 BLK 8	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1214-Franklin		

Building Description

Dwelling #	760 0067 000- 1		
Year Built:	1/1/1956	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1956	Bedrooms:	3
Remodeled/Effective Age:	-66	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0067 000- 1	864	0	0	0	0	0	864

Attachment Description(s): 33-Concrete Patio	Area: 98	Attachment Value: \$500
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Feature Description(s): 22-Additional Fixture	Area: 1	Feature Value: \$300
Rec Room Condition: Average	Rec Room Area: 432	Rec Room Value: \$2,160

Other Building Improvements

Structure Type: RG1-Detached Frame Garage	Year Built: 1/1/1960	Area: 352	Construction:	Condition: Average	Value: \$3,500.00
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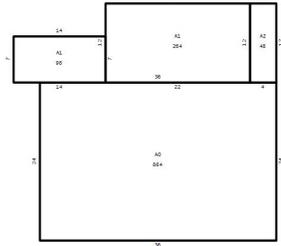
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
6/13/2019	19-1392	\$2,950.00	FOUNDRPR
7/17/2019	19-1770	\$2,790.00	FOUNDRPR

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/17/1976		\$0.00	Invalid		Land and Improvements		
8/20/2021		\$210,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.259	Gross				\$63,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,282	0.259				\$63,700		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0067 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				864		\$111,767.04	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$111,767.04	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				864		\$23,172.48	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$2,125.44	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				98		\$500.00	
Adjusted Base Price						\$137,864.96	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$137,064.96	
Market Adjustment:				89%		\$259,052.77	
CDU Adjustment:				55		\$142,500.00	
Complete:				100		\$142,500.00	
Dollar Adjustments						\$300.00	
Dwelling Value						\$142,800.00	
Other Building Improvements				0		\$3,500.00	
Total Improvement Value						\$146,300.00	
Total Land Value						\$63,700.00	
Total Assessed Value						\$210,000.00	

Parcel Numbers: 760-0068-000	Property Address: 7216 36TH ST S	Municipality: Franklin, City of
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Owner Name: EICHMAN, TODD D	Mailing Address: 7216 S 36TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: RAWSON HOMES ADDN NO 1 LOT 2 BLK 8	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 0068 000- 1		
Year Built:	1/1/1957	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1957	Bedrooms:	3
Remodeled/Effective Age:	-65	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0068 000- 1	864	0	0	0	0	0	864

Attachment Description(s):	Area:	Attachment Value:
12-EFP	264	\$7,900
11-OFP	48	\$1,000

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	352	\$1,760

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1961	440		Good	\$5,000.00

Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:

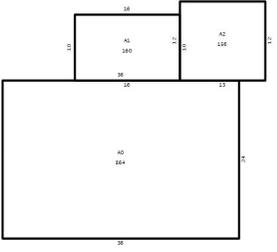
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/23/2016		\$135,000.00	Invalid		Land and Improvements		
5/22/2008		\$177,000.00	Valid		Land and Improvements		
7/1/1998		\$96,000.00	Valid		Land and Improvements		
2/1/1990		\$71,000.00	Valid		Land and Improvements		
2/1/2001		\$122,500.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreeage:	Unit of Meassure:	Influence Reason:	Influence Factor:	Dollar Adjusment:	Land Value:	
A-Residential Primary Site	0.259	Gross				\$63,700	
Acreeage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreeage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,282	0.259				\$63,700		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0068 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				864			\$111,767.04
Second Story:				0			\$0.00
Additional Story:				0			\$0.00
Attic/Finished Net:				0			\$0.00
Half Story/Finished Net:				0			\$0.00
Base Price						\$111,767.04	
Unfinished Living Area:							
Room/Unfinished:				0			\$0.00
Unfinished Basement:				864			\$23,172.48
Half Story/Unfinished:							\$0.00
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$2,125.44	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0			\$0.00
Features:				3			\$900.00
Attachments:				312			\$8,900.00
Adjusted Base Price						\$146,864.96	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$137,064.96	
Market Adjustment:				100%		\$274,129.92	
CDU Adjustment:				55		\$150,800.00	
Complete:				100		\$150,800.00	
Dollar Adjustments						\$300.00	
Dwelling Value						\$151,100.00	

Other Building Improvements	0	\$5,000.00
Total Improvement Value		\$156,100.00
Total Land Value		\$63,700.00
Total Assessed Value		\$219,800.00

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/15/2006		\$188,000.00	Invalid		Land and Improvements		
3/2/2004		\$139,900.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.259	Gross				\$63,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,282	0.259				\$63,700		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0069 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				960		\$120,844.80	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$120,844.80	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				960		\$24,825.60	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$2,361.60	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$600.00	
Attachments:				444		\$9,400.00	
Adjusted Base Price						\$162,913.00	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$152,913.00	
Market Adjustment:				93%		\$295,122.09	
CDU Adjustment:				55		\$162,300.00	
Complete:				100		\$162,300.00	
Dollar Adjustments						(\$300.00)	
Dwelling Value						\$162,000.00	
Other Building Improvements				0		\$7,900.00	
Total Improvement Value						\$169,900.00	
Total Land Value						\$63,700.00	
Total Assessed Value						\$233,600.00	

Parcel Numbers: 760-0070-000	Property Address: 7238 36TH ST S	Municipality: Franklin, City of
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Owner Name: TYLKE, RICHARD C JR	Mailing Address: 7238 S 36TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: RAWSON HOMES ADDN NO 1 LOT 4 BLK 8	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 0070 000- 1		
Year Built:	1/1/1957	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1957	Bedrooms:	3
Remodeled/Effective Age:	-65	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0070 000- 1	864	0	0	0	0	0	864

Attachment Description(s): 12-EFP	Area: 160	Attachment Value: \$4,800
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Feature Description(s): 22-Additional Fixture	Area: 1	Feature Value: \$300
Rec Room Condition: Average	Rec Room Area: 579	Rec Room Value: \$2,895

Other Building Improvements

Structure Type: RG1-Detached Frame Garage	Year Built: 1/1/1970	Area: 576	Construction:	Condition: Average	Value: \$5,800.00
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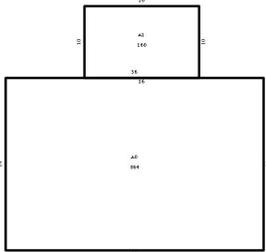
Permit / Construction History

Date of Permit: 6/8/2021	Permit Number: 21-0246	Permit Amount: \$5,137.00	Details of Permit: INTREM0D-LR WIN
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
1/22/2020		\$95,000.00	Invalid		Land and Improvements		
4/15/2002		\$108,800.00	Invalid		Land and Improvements		
1/1/1993		\$82,450.00	Valid		Land and Improvements		
4/1/2000		\$100,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.259	Gross				\$63,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,282	0.259				\$63,700		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0070 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				864		\$111,767.04	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$111,767.04	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				864		\$23,172.48	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$2,125.44	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				160		\$4,800.00	
Adjusted Base Price						\$142,164.96	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$137,064.96	
Market Adjustment:				93%		\$264,535.37	
CDU Adjustment:				55		\$145,500.00	
Complete:				100		\$145,500.00	
Dollar Adjustments						\$0.00	
Dwelling Value						\$145,500.00	
Other Building Improvements				0		\$5,800.00	
Total Improvement Value						\$151,300.00	
Total Land Value						\$63,700.00	
Total Assessed Value						\$215,000.00	

Parcel Numbers: 760-0071-000 Property Address: 7248 36TH ST S Municipality: Franklin, City of

Owner Name: ANDERSON, STEFANIE L Mailing Address: 7248 S 36TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	RAWSON HOMES ADDN NO 1 LOT 5 BLK 8	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 0071 000- 1		
Year Built:	1/1/1956	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1956	Bedrooms:	3
Remodeled/Effective Age:	-66	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Good	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0071 000- 1	864	0	0	0	0	0	864

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

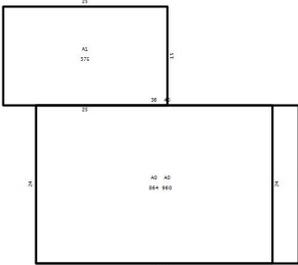
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
4/29/2004	1242	\$25,000.00	ADDTN-EXPIRED				
4/5/2011	584	\$2,000.00	AC				
8/11/2011	1663	\$300.00	SHED				
5/8/2013	13-0764	\$2,000.00	FENCE				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
3/23/2004		\$123,500.00	Valid		Land and Improvements		
1/14/2011		\$106,000.00	Valid		Land and Improvements		
9/26/2016		\$117,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.259	Gross				\$63,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
11,282	0.259			\$63,700			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0071 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	864	\$111,767.04
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$111,767.04
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	864	\$23,172.48
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$2,125.44
Plumbing	0 - Half Bath 1 - Full Bath	\$0.00
Finished Basement Living Area	0	\$0.00
Features:	1	\$300.00
Attachments:		
Adjusted Base Price		\$137,364.96
Changes/Adjustments		
Grade Adjustment:	C 100%	\$137,064.96
Market Adjustment:	55%	\$212,450.69
CDU Adjustment:	60	\$127,500.00
Complete:	100	\$127,500.00
Dollar Adjustments		(\$100.00)
Dwelling Value		\$127,400.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$127,400.00
Total Land Value		\$63,700.00
Total Assessed Value		\$191,100.00

Parcel Numbers: 760-0072-000	Property Address: 7260 36TH ST S	Municipality: Franklin, City of
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Owner Name: KNASINSKI, DAVID & JENNIFER	Mailing Address: 7260 S 36TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: RAWSON HOMES ADDN NO 1 LOT 6 BLK 8	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 0072 000- 1		
Year Built:	1/1/1957	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1957	Bedrooms:	3
Remodeled/Effective Age:	-65	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0072 000- 1	960	0	0	0	0	0	960

Attachment Description(s): 33-Concrete Patio	Area: 375	Attachment Value: \$1,900
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Feature Description(s): 22-Additional Fixture	Area: 1	Feature Value: \$300
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type: RG1-Detached Frame Garage	Year Built: 1/1/1960	Area: 572	Construction:	Condition: Average	Value: \$5,700.00
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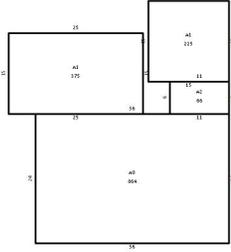
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/8/2001		\$136,500.00	Invalid		Land and Improvements		
6/1/1999		\$112,000.00	Valid		Land and Improvements		
12/1/1989		\$66,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.259	Gross				\$63,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,282	0.259				\$63,700		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0072 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				960		\$120,844.80	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$120,844.80	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				960		\$24,825.60	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$2,361.60	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				375		\$1,900.00	
Adjusted Base Price						\$150,232.00	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$148,032.00	
Market Adjustment:				69%		\$250,174.08	
CDU Adjustment:				55		\$137,600.00	
Complete:				100		\$137,600.00	
Dollar Adjustments						\$300.00	
Dwelling Value						\$137,900.00	
Other Building Improvements				0		\$5,700.00	
Total Improvement Value						\$143,600.00	
Total Land Value						\$63,700.00	
Total Assessed Value						\$207,300.00	

Parcel Numbers: 760-0073-000	Property Address: 7272 36TH ST S	Municipality: Franklin, City of
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Owner Name: BARTELAK, JEFFREY	Mailing Address: 7272 S 36TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: RAWSON HOMES ADDN NO 1 LOT 7 BLK 8	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1214-Franklin		

Building Description

Dwelling #	760 0073 000- 1		
Year Built:	1/1/1956	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1956	Bedrooms:	3
Remodeled/Effective Age:	-66	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Very Good	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0073 000- 1	930	0	0	0	0	0	930

Attachment Description(s): 33-Concrete Patio	Area: 225	Attachment Value: \$1,100
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Feature Description(s): 22-Additional Fixture	Area: 1	Feature Value: \$300
Rec Room Condition: Average	Rec Room Area: 648	Rec Room Value: \$3,240

Other Building Improvements

Structure Type: RG1-Detached Frame Garage	Year Built: 1/1/1975	Area: 484	Construction:	Condition: Average	Value: \$4,800.00
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Permit / Construction History

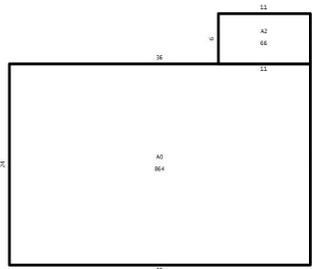
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
3/20/2002	02-0172	\$3,500.00	FURREPLAC
4/21/2016	16-0837	\$1,200.00	FENCE
7/28/2006	2525	\$1,150.00	EXTREMOD

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/15/2005		\$148,000.00	Valid		Land and Improvements		
6/23/2006		\$142,600.00	Invalid		Land and Improvements		
9/26/2013		\$140,300.00	Invalid		Land and Improvements		
1/15/2015		\$90,000.00	Invalid		Land and Improvements		
6/15/2015		\$135,000.00	Invalid		Land and Improvements		
3/31/2017		\$185,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.259	Gross				\$63,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
11,282	0.259			\$63,700			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0073 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				930		\$118,472.70	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$118,472.70	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				864		\$23,172.48	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Basic Heating		\$0.00	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				225		\$1,100.00	
Adjusted Base Price						\$143,045.18	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$141,645.18	
Market Adjustment:				135%		\$332,866.17	
CDU Adjustment:				55		\$183,100.00	
Complete:				100		\$183,100.00	
Dollar Adjustments						(\$400.00)	
Dwelling Value						\$182,700.00	

Other Building Improvements	0	\$4,800.00
Total Improvement Value		\$187,500.00
Total Land Value		\$63,700.00
Total Assessed Value		\$251,200.00

Parcel Numbers: 760-0074-000 Property Address: 7282 36TH ST S Municipality: Franklin, City of

Owner Name: HALSTEAD, DANIEL & KATELYN - REV LIV TR Mailing Address: 7282 S 36TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	RAWSON HOMES ADDN NO 1 LOT 8 BLK 8	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 0074 000- 1		
Year Built:	1/1/1956	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1956	Bedrooms:	3
Remodeled/Effective Age:	-66	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Good	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0074 000- 1	864	0	0	0	0	0	864

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	648	\$3,240

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/1994	225		Average	\$500.00
RG1-Detached Frame Garage	1/1/1956	640		Average	\$6,400.00

Permit / Construction History

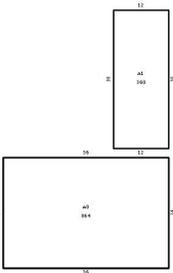
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
2/1/1996	96-0073	\$500.00	GARAGE ADDN
10/1/1994	94-1100	\$900.00	RESIDING

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/16/2021		\$185,100.00	Invalid		Land and Improvements		
2/7/2011		\$152,400.00	Invalid		Land and Improvements		
3/3/2017		\$179,000.00	Valid		Land and Improvements		
1/29/2003		\$140,000.00	Invalid		Land and Improvements		
7/1/1993		\$18,882.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.259	Gross				\$63,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,282	0.259				\$63,700		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0074 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				864		\$111,767.04	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$111,767.04	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				864		\$23,172.48	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$2,125.44	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:							
Adjusted Base Price						\$137,364.96	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$137,064.96	
Market Adjustment:				79%		\$245,346.28	
CDU Adjustment:				60		\$147,200.00	
Complete:				100		\$147,200.00	
Dollar Adjustments						(\$300.00)	
Dwelling Value						\$146,900.00	

Other Building Improvements	0	\$6,900.00
Total Improvement Value		\$153,800.00
Total Land Value		\$63,700.00
Total Assessed Value		\$217,500.00

Parcel Numbers: 760-0075-000	Property Address: 7292 36TH ST S	Municipality: Franklin, City of
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Owner Name: ERICKSON, ROGER A & COLLEEN T	Mailing Address: 7292 S 36TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: RAWSON HOMES ADDN NO 1 LOT 9 BLK 8	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 0075 000- 1		
Year Built:	1/1/1957	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1957	Bedrooms:	3
Remodeled/Effective Age:	-65	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0075 000- 1	864	0	0	0	0	0	864

Attachment Description(s): 33-Concrete Patio	Area: 360	Attachment Value: \$1,800
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Feature Description(s): 22-Additional Fixture	Area: 4	Feature Value: \$1,200
Rec Room Condition: Average	Rec Room Area: 864	Rec Room Value: \$4,320

Other Building Improvements

Structure Type: RG1-Detached Frame Garage	Year Built: 1/1/1956	Area: 528	Construction:	Condition: Good	Value: \$5,900.00
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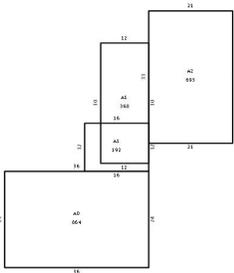
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
9/26/2018	18-2412	\$3,326.00	ACREPLACE
8/20/2013	13-1871	\$3,266.00	FURREPLAC

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.259	Gross				\$63,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,282	0.259				\$63,700		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0075 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				864		\$111,767.04	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$111,767.04	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				864		\$23,172.48	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$2,125.44	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				4		\$1,200.00	
Attachments:				360		\$1,800.00	
Adjusted Base Price						\$140,064.96	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$137,064.96	
Market Adjustment:				97%		\$270,017.97	
CDU Adjustment:				55		\$148,500.00	
Complete:				100		\$148,500.00	
Dollar Adjustments						(\$200.00)	
Dwelling Value						\$148,300.00	
Other Building Improvements				0		\$5,900.00	
Total Improvement Value						\$154,200.00	
Total Land Value						\$63,700.00	
Total Assessed Value						\$217,900.00	

Parcel Numbers: 760-0076-000 Property Address: 7300 36TH ST S Municipality: Franklin, City of

Owner Name: LETTO, KENNETH D & GRACE M Mailing Address: 7300 S 36TH ST FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	RAWSON HOMES ADDN NO 1 LOT 10 BLK 8	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1214-Franklin	

Building Description

Dwelling #	760 0076 000- 1		
Year Built:	1/1/1957	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1957	Bedrooms:	3
Remodeled/Effective Age:	-65	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Very Good	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0076 000- 1	1,056	0	0	0	0	0	1,056

Attachment Description(s): 13-AFG Area: 693 Attachment Value: \$20,800

Feature Description(s): 22-Additional Fixture Area: 1 Feature Value: \$300

Rec Room Condition: Average Rec Room Area: 100 Rec Room Value: \$500

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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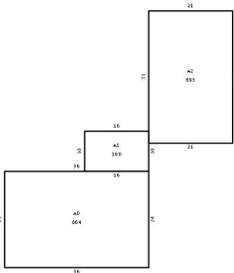
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
6/12/2009	964	\$31,000.00	ADDTN
5/18/2009	735	\$1,000.00	DEMO GARAGE

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
3/31/2004		\$112,300.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.259	Gross				\$63,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,282	0.259				\$63,700		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0076 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,056		\$129,940.80	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$129,940.80	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				864		\$23,172.48	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$2,597.76	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				693		\$20,800.00	
Adjusted Base Price						\$176,811.04	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$155,711.04	
Market Adjustment:				121%		\$344,121.40	
CDU Adjustment:				55		\$189,300.00	
Complete:				100		\$189,300.00	
Dollar Adjustments						\$100.00	
Dwelling Value						\$189,400.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$189,400.00	
Total Land Value						\$63,700.00	
Total Assessed Value						\$253,100.00	

Parcel Numbers: 760-0077-000	Property Address: 7310 36TH ST S	Municipality: Franklin, City of
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Owner Name: BENEVOGLIANTI, LUIS A	Mailing Address: 7310 S 36TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: RAWSON HOMES ADDN NO 1 LOT 11 BLK 8	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1214-Franklin		

Building Description

Dwelling #	760 0077 000- 1		
Year Built:	1/1/1957	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1957	Bedrooms:	3
Remodeled/Effective Age:	-65	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0077 000- 1	864	0	0	0	0	0	864

Attachment Description(s): 11-OFP	Area: 160	Attachment Value: \$3,200
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Feature Description(s): 22-Additional Fixture	Area: 1	Feature Value: \$300
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type: RG1-Detached Frame Garage	Year Built: 1/1/1956	Area: 240	Construction:	Condition: Fair	Value: \$1,500.00
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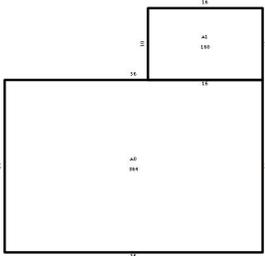
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
8/1/1995	95-0869	\$3,000.00	RESIDING
8/1/1995	95-0905	\$3,000.00	PORCH

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/13/2011		\$115,000.00	Invalid		Land and Improvements		
9/30/2011		\$95,000.00	Valid		Land and Improvements		
6/30/2021		\$176,500.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.259	Gross				\$63,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,282	0.259				\$63,700		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0077 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				864		\$111,767.04	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$111,767.04	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				864		\$23,172.48	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Basic Heating		\$0.00	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				160		\$3,200.00	
Adjusted Base Price						\$138,439.52	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$134,939.52	
Market Adjustment:				50%		\$202,409.28	
CDU Adjustment:				55		\$111,300.00	
Complete:				100		\$111,300.00	
Dollar Adjustments						\$0.00	
Dwelling Value						\$111,300.00	
Other Building Improvements				0		\$1,500.00	
Total Improvement Value						\$112,800.00	
Total Land Value						\$63,700.00	
Total Assessed Value						\$176,500.00	

Parcel Numbers: 760-0078-000 Property Address: 7322 36TH ST S Municipality: Franklin, City of

Owner Name: ADILI ZINI Mailing Address: 7322 S 36TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	RAWSON HOMES ADDN NO 1 LOT 12 BLK 8	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 0078 000- 1		
Year Built:	1/1/1956	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1956	Bedrooms:	3
Remodeled/Effective Age:	-66	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Good	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0078 000- 1	864	0	0	0	0	0	864

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1956	308		Average	\$2,600.00
RS1-Frame Utility Shed	1/1/2011	144		Average	\$900.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
4/15/2005	51270	\$600.00	EXTREMOD				
10/13/2005	53997	\$100.00	FURNREPL(NEW A/				
8/6/2013	13-1724	\$5,000.00	ROOF				
8/15/2011	1685	\$1,500.00	SHED				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/23/2019		\$135,000.00	Valid		Land and Improvements		
3/1/1983		\$57,500.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.259	Gross				\$63,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,282	0.259				\$63,700		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #	760 0078 000- 1						
Description	Area					Value Amount	
Living Area:							
First Story:	864					\$111,767.04	
Second Story:	0					\$0.00	
Additional Story:	0					\$0.00	
Attic/Finished Net:	0					\$0.00	
Half Story/Finished Net:	0					\$0.00	
Base Price						\$111,767.04	
Unfinished Living Area:							
Room/Unfinished:	0					\$0.00	
Unfinished Basement:	864					\$23,172.48	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC	Air Conditioning - Same Ducts					\$2,125.44	
Plumbing	0 - Half Bath 1 - Full Bath					\$0.00	
Finished Basement Living Area	0					\$0.00	
Features:	1					\$300.00	
Attachments:							
Adjusted Base Price						\$137,364.96	
Changes/Adjustments							
Grade Adjustment:	C 100%					\$137,064.96	
Market Adjustment:	58%					\$216,562.64	
CDU Adjustment:	60					\$129,900.00	
Complete:	100					\$129,900.00	
Dollar Adjustments						\$100.00	
Dwelling Value						\$130,000.00	

Other Building Improvements	0	\$3,500.00
Total Improvement Value		\$133,500.00
Total Land Value		\$63,700.00
Total Assessed Value		\$197,200.00

Parcel Numbers: 760-0079-000	Property Address: 7332 36TH ST S	Municipality: Franklin, City of
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Owner Name: ROHRWASSER, L D & JOYCE	Mailing Address: 7332 S 36TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: RAWSON HOMES ADDN NO 1 LOT 13 BLK 8	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 0079 000- 1		
Year Built:	1/1/1957	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1957	Bedrooms:	3
Remodeled/Effective Age:	-65	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Good	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Good	Type of Fuel:	Gas
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0079 000- 1	864	0	0	0	0	0	864

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	432	\$2,160
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	432	\$2,160

Other Building Improvements

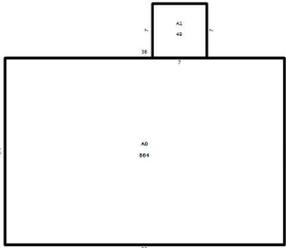
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1979	484		Average	\$4,800.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
11/25/2003	596867	\$100.00	FURREPLAC				
6/22/2011	1224	\$6,000.00	REROOF				
8/10/2017	17-1885	\$2,600.00	FURREPLAC				
4/18/2016	16-0783	\$2,200.00	ACREPLACE				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.259	Gross				\$63,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,282	0.259				\$63,700		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0079 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				864	\$111,767.04		
Second Story:				0	\$0.00		
Additional Story:				0	\$0.00		
Attic/Finished Net:				0	\$0.00		
Half Story/Finished Net:				0	\$0.00		
Base Price						\$111,767.04	
Unfinished Living Area:							
Room/Unfinished:				0	\$0.00		
Unfinished Basement:				864	\$23,172.48		
Half Story/Unfinished:					\$0.00		
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$2,125.44	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0	\$0.00		
Features:				2	\$2,300.00		
Attachments:							
Adjusted Base Price						\$139,364.96	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$137,064.96	
Market Adjustment:				83%		\$250,828.88	
CDU Adjustment:				60		\$150,500.00	
Complete:				100		\$150,500.00	
Dollar Adjustments						(\$400.00)	
Dwelling Value						\$150,100.00	

Other Building Improvements	0	\$4,800.00
Total Improvement Value		\$154,900.00
Total Land Value		\$63,700.00
Total Assessed Value		\$218,600.00

Parcel Numbers: 760-0080-000	Property Address: 7344 36TH ST S	Municipality: Franklin, City of
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Owner Name: BUCHHOLZ, DAVID	Mailing Address: 7344 S 36TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: RAWSON HOMES ADDN NO 1 LOT 14 BLK 8	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1214-Franklin		

Building Description

Dwelling #	760 0080 000- 1		
Year Built:	1/1/1957	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1957	Bedrooms:	2
Remodeled/Effective Age:	-65	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Hot Water

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0080 000- 1	864	0	0	0	0	0	864

Attachment Description(s): 31-WD	Area: 49	Attachment Value: \$500
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Feature Description(s): 22-Additional Fixture	Area: 3	Feature Value: \$900
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

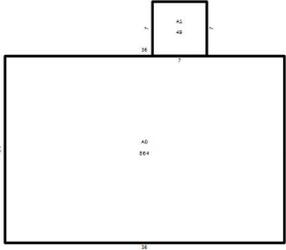
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1960	520		Average	\$5,200.00
RG1-Detached Frame Garage	1/1/1998	180		Average	\$2,700.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
9/1/2000	00-1176	\$900.00	WDDK				
9/1/2000	00-1119	\$1,000.00	EXTREMOD-RF				
10/14/2009	2039	\$3,133.00	FURREPLAC				
7/13/2006	2291	\$2,974.00	ACREPLACE				
9/1/2000	00-1120	\$2,400.00	EXTREMOD-SD				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/1/1985		\$54,500.00	Valid		Land and Improvements		
8/24/2007		\$177,000.00	Invalid		Land and Improvements		
8/1/2012		\$168,000.00	Invalid		Land and Improvements		
8/25/2015		\$128,900.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.259	Gross				\$63,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,282	0.259				\$63,700		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0080 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	864	\$111,767.04
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$111,767.04
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	864	\$23,172.48
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$2,125.44
Plumbing	0 - Half Bath 1 - Full Bath	\$0.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$900.00
Attachments:	49	\$500.00
Adjusted Base Price		\$138,464.96
Changes/Adjustments		
Grade Adjustment:	C 100%	\$137,064.96
Market Adjustment:	94%	\$265,906.02
CDU Adjustment:	55	\$146,200.00
Complete:	100	\$146,200.00
Dollar Adjustments		\$400.00
Dwelling Value		\$146,600.00
Other Building Improvements	0	\$7,900.00
Total Improvement Value		\$154,500.00
Total Land Value		\$63,700.00
Total Assessed Value		\$218,200.00

Parcel Numbers: 760-0081-000	Property Address: 7354 36TH ST S	Municipality: Franklin, City of
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Owner Name: GUETZLAFF, MARK T	Mailing Address: 7354 S 36TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: RAWSON HOMES ADDN NO 1 LOT 15 BLK 8	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 0081 000- 1		
Year Built:	1/1/1957	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1957	Bedrooms:	2
Remodeled/Effective Age:	-65	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	3
CDU/Overall Condition:	Good	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0081 000- 1	864	0	0	0	0	0	864

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	120	\$600

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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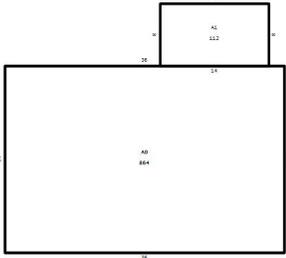
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
9/18/2006	3141	\$600.00	EXTREMOD
6/1/1996	96-0670	\$586.00	EXTREMOD-SD

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
3/30/1977		\$11,000.00	Valid		Land and Improvements		
8/31/2021		\$162,800.00	Valid		Land and Improvements		
8/31/2021		\$162,800.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.259	Gross				\$63,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,282	0.259				\$63,700		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0081 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				864	\$111,767.04		
Second Story:				0	\$0.00		
Additional Story:				0	\$0.00		
Attic/Finished Net:				0	\$0.00		
Half Story/Finished Net:				0	\$0.00		
Base Price						\$111,767.04	
Unfinished Living Area:							
Room/Unfinished:				0	\$0.00		
Unfinished Basement:				864	\$23,172.48		
Half Story/Unfinished:					\$0.00		
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$2,125.44	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0	\$0.00		
Features:				1	\$300.00		
Attachments:							
Adjusted Base Price						\$137,364.96	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$137,064.96	
Market Adjustment:				21%		\$165,848.60	
CDU Adjustment:				60		\$99,500.00	
Complete:				100		\$99,500.00	
Dollar Adjustments						(\$400.00)	
Dwelling Value						\$99,100.00	
Other Building Improvements				0	\$0.00		
Total Improvement Value						\$99,100.00	
Total Land Value						\$63,700.00	
Total Assessed Value						\$162,800.00	

Parcel Numbers: 760-0082-000 Property Address: 7366 36TH ST S Municipality: Franklin, City of

Owner Name: ALBANESE, ANNETTE M Mailing Address: 7366 S 36TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	RAWSON HOMES ADDN NO 1 LOT 16 BLK 8	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 0082 000- 1		
Year Built:	1/1/1957	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1957	Bedrooms:	3
Remodeled/Effective Age:	-65	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0082 000- 1	864	0	0	0	0	0	864

Attachment Description(s): 31-WD	Area: 112	Attachment Value: \$1,100
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Feature Description(s): 22-Additional Fixture	Area: 1	Feature Value: \$300
Rec Room Condition: Average	Rec Room Area: 432	Rec Room Value: \$2,160

Other Building Improvements

Structure Type: RG1-Detached Frame Garage	Year Built: 1/1/1979	Area: 528	Construction:	Condition: Average	Value: \$5,300.00
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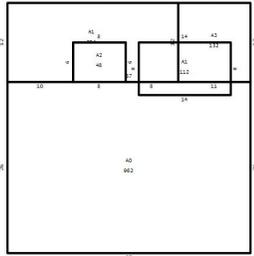
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/10/2006		\$175,500.00	Valid		Land and Improvements		
4/1/1989		\$52,000.00	Invalid		Land and Improvements		
9/15/2005		\$130,400.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.259	Gross				\$63,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,282	0.259				\$63,700		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0082 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				864		\$111,767.04	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$111,767.04	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				864		\$23,172.48	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Basic Heating		\$0.00	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				112		\$1,100.00	
Adjusted Base Price						\$136,339.52	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$134,939.52	
Market Adjustment:				96%		\$264,481.46	
CDU Adjustment:				55		\$145,500.00	
Complete:				100		\$145,500.00	
Dollar Adjustments						(\$200.00)	
Dwelling Value						\$145,300.00	
Other Building Improvements				0		\$5,300.00	
Total Improvement Value						\$150,600.00	
Total Land Value						\$63,700.00	
Total Assessed Value						\$214,300.00	

Parcel Numbers: 760-0083-000 Property Address: 7376 36TH ST S Municipality: Franklin, City of

Owner Name: MARYNIK REVOCABLE TRUST 10/7/2019 Mailing Address: 7376 S 36TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	RAWSON HOMES ADDN NO 1 LOT 17 BLK 8	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
1214-Franklin		

Building Description

Dwelling #	760 0083 000- 1		
Year Built:	1/1/1958	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1958	Bedrooms:	3
Remodeled/Effective Age:	-64	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0083 000- 1	1,010	0	0	0	0	0	1,010

Attachment Description(s):	Area:	Attachment Value:
12-EFP	264	\$7,900
33-Concrete Patio	132	\$700

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	722	\$3,610
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	722	\$3,610

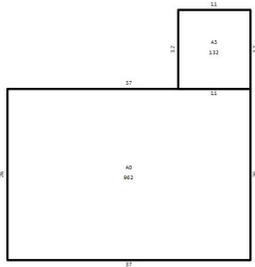
Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1958	576		Average	\$5,800.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/7/2019		\$169,500.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.259	Gross				\$63,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
11,282	0.259			\$63,700			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #	760 0083 000- 1						
Description	Area	Value Amount					
Living Area:							
First Story:	1,010	\$125,805.60					
Second Story:	0	\$0.00					
Additional Story:	0	\$0.00					
Attic/Finished Net:	0	\$0.00					
Half Story/Finished Net:	0	\$0.00					
Base Price		\$125,805.60					
Unfinished Living Area:							
Room/Unfinished:	0	\$0.00					
Unfinished Basement:	962	\$24,877.32					
Half Story/Unfinished:		\$0.00					
Structure Info, Features and Attachments:							
Heating/AC	Air Conditioning - Same Ducts	\$2,484.60					
Plumbing	0 - Half Bath 1 - Full Bath	\$0.00					
Finished Basement Living Area	0	\$0.00					
Features:	3	\$2,600.00					
Attachments:	396	\$8,600.00					
Adjusted Base Price		\$164,367.52					
Changes/Adjustments							
Grade Adjustment:	C 100%	\$153,167.52					
Market Adjustment:	97%	\$301,740.01					
CDU Adjustment:	55	\$166,000.00					
Complete:	100	\$166,000.00					
Dollar Adjustments		\$200.00					
Dwelling Value		\$166,200.00					
Other Building Improvements	0	\$5,800.00					
Total Improvement Value		\$172,000.00					
Total Land Value		\$63,700.00					
Total Assessed Value		\$235,700.00					

Parcel Numbers: 760-0084-000 Property Address: 7386 36TH ST S Municipality: Franklin, City of

Owner Name: NEU, KRISTI Mailing Address: 7386 S 36TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	RAWSON HOMES ADDN NO 1 LOT 18 BLK 8	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1214-Franklin	

Building Description

Dwelling #	760 0084 000- 1		
Year Built:	1/1/1958	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1958	Bedrooms:	3
Remodeled/Effective Age:	-64	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Good	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0084 000- 1	962	0	0	0	0	0	962

Attachment Description(s): Area: Attachment Value:

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	317	\$1,585

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1960	352		Average	\$3,000.00

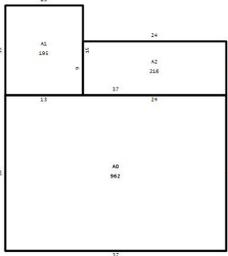
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
8/16/2016	16-2007	\$1,250.00	FOUNDRPR

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/1/1993		\$38,000.00	Invalid		Land and Improvements		
12/11/2002		\$107,900.00	Invalid		Land and Improvements		
9/1/2016		\$160,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.312	Gross				\$68,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
13,591	0.312				\$68,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0084 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				962		\$121,096.56	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$121,096.56	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				962		\$24,877.32	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$2,366.52	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:							
Adjusted Base Price						\$148,640.40	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$148,340.40	
Market Adjustment:				65%		\$244,761.66	
CDU Adjustment:				60		\$146,900.00	
Complete:				100		\$146,900.00	
Dollar Adjustments						\$100.00	
Dwelling Value						\$147,000.00	
Other Building Improvements				0		\$3,000.00	
Total Improvement Value						\$150,000.00	
Total Land Value						\$68,000.00	
Total Assessed Value						\$218,000.00	

Parcel Numbers: 760-0085-000 Property Address: 3547 MADISON BLVD W Municipality: Franklin, City of

Owner Name: MAZUR, MICHAEL Mailing Address: 3547 W MADISON BLVD FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	RAWSON HOMES ADDN NO 1 LOT 1 BLK 9	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1214-Franklin	

Building Description

Dwelling #	760 0085 000- 1		
Year Built:	1/1/1958	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1958	Bedrooms:	3
Remodeled/Effective Age:	-64	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Very Good	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0085 000- 1	962	0	0	0	0	0	962

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	195	\$1,000
33-Concrete Patio	216	\$1,100

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	481	\$2,405

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1958	576		Average	\$5,800.00

Permit / Construction History

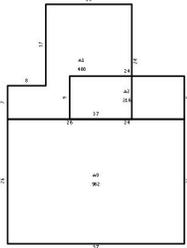
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
10/7/2013	13-2385	\$2,000.00	FURREPLAC

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/23/2020		\$235,000.00	Valid		Land and Improvements		
6/23/2015		\$183,000.00	Valid		Land and Improvements		
4/12/2007		\$181,000.00	Valid		Land and Improvements		
9/1/1991		\$83,000.00	Valid		Land and Improvements		
6/1/2001		\$137,000.00	Invalid		Land and Improvements		
3/26/2004		\$164,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.311	Gross				\$66,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
13,547	0.311				\$66,700		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0085 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				962		\$121,096.56	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$121,096.56	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				962		\$24,877.32	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$2,366.52	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				411		\$2,100.00	
Adjusted Base Price						\$150,740.40	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$148,340.40	
Market Adjustment:				121%		\$327,832.28	
CDU Adjustment:				55		\$180,300.00	
Complete:				100		\$180,300.00	
Dollar Adjustments						(\$100.00)	
Dwelling Value						\$180,200.00	

Other Building Improvements	0	\$5,800.00
Total Improvement Value		\$186,000.00
Total Land Value		\$66,700.00
Total Assessed Value		\$252,700.00

Parcel Numbers: 760-0086-000 Property Address: 3531 MADISON BLVD W Municipality: Franklin, City of

Owner Name: GASSMANN, JOSEPH & JULIANNE M Mailing Address: 3531 W MADISON BLVD FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	RAWSON HOMES ADDN NO 1 LOT 2 BLK 9	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 0086 000- 1		
Year Built:	1/1/1958	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1958	Bedrooms:	3
Remodeled/Effective Age:	-64	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Good	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0086 000- 1	1,450	0	0	0	0	0	1,450

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1958	624		Average	\$6,200.00

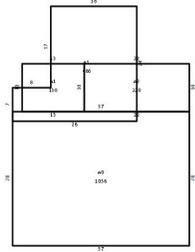
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
10/1/1997	97-1088	\$1,761.00	REPL FURNACE

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/31/2017		\$116,000.00	Invalid		Land and Improvements		
3/9/2018		\$193,000.00	Valid		Land and Improvements		
3/27/2017		\$176,300.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.310	Gross				\$67,900	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
13,504	0.310				\$67,900		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0086 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,450		\$166,866.00	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$166,866.00	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				962		\$24,877.32	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Basic Heating		\$0.00	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:							
Adjusted Base Price						\$196,924.32	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$196,624.32	
Market Adjustment:				28%		\$251,679.13	
CDU Adjustment:				60		\$151,000.00	
Complete:				100		\$151,000.00	
Dollar Adjustments						\$400.00	
Dwelling Value						\$151,400.00	
Other Building Improvements				0		\$6,200.00	
Total Improvement Value						\$157,600.00	
Total Land Value						\$67,900.00	
Total Assessed Value						\$225,500.00	

Parcel Numbers: 760-0087-000	Property Address: 3521 MADISON BLVD W	Municipality: Franklin, City of
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Owner Name: MITOV, METODI	Mailing Address: 3521 W MADISON BLVD FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: RAWSON HOMES ADDN NO 1 LOT 3 BLK 9	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 0087 000- 1		
Year Built:	1/1/1958	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1958	Bedrooms:	3
Remodeled/Effective Age:	-64	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0087 000- 1	1,166	0	0	0	0	0	1,166

Attachment Description(s): 12-EFP	Area: 220	Attachment Value: \$6,600
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Feature Description(s): 05-Metal Fireplace	Area: 1	Feature Value: \$2,000
Rec Room Condition: Average	Rec Room Area: 525	Rec Room Value: \$2,625
22-Additional Fixture	1	\$300
Rec Room Condition: Average	Rec Room Area: 525	Rec Room Value: \$2,625

Other Building Improvements

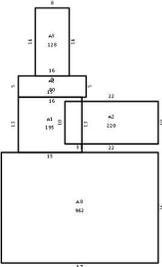
Structure Type: RG1-Detached Frame Garage	Year Built: 1/1/1958	Area: 576	Construction:	Condition: Average	Value: \$5,800.00
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
11/4/2019	19-2862	\$4,000.00	FURREPLAC				
4/12/2021	21-0110	\$410.00	ACREPLACE				
9/14/2020	20-2577	\$4,000.00	INTREMOD-BSMT				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/26/2019		\$207,000.00	Valid		Land and Improvements		
11/20/2014		\$160,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.281	Gross				\$65,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,240	0.281				\$65,300		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0087 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,166	\$140,759.52		
Second Story:				0	\$0.00		
Additional Story:				0	\$0.00		
Attic/Finished Net:				0	\$0.00		
Half Story/Finished Net:				0	\$0.00		
Base Price						\$140,759.52	
Unfinished Living Area:							
Room/Unfinished:				0	\$0.00		
Unfinished Basement:				1,036	\$26,335.12		
Half Story/Unfinished:					\$0.00		
Structure Info, Features and Attachments:							
Heating/AC				Basic Heating	\$0.00		
Plumbing				1 - Half Bath 1 - Full Bath	\$4,881.00		
Finished Basement Living Area				0	\$0.00		
Features:				2	\$2,300.00		
Attachments:				220	\$6,600.00		
Adjusted Base Price						\$180,875.64	
Changes/Adjustments							
Grade Adjustment:				C 100%	\$171,975.64		
Market Adjustment:				72%	\$295,798.10		
CDU Adjustment:				55	\$162,700.00		
Complete:				100	\$162,700.00		
Dollar Adjustments					\$0.00		
Dwelling Value						\$162,700.00	

Other Building Improvements	0	\$5,800.00
Total Improvement Value		\$168,500.00
Total Land Value		\$65,300.00
Total Assessed Value		\$233,800.00

Parcel Numbers: 760-0088-000 Property Address: 3513 MADISON BLVD W Municipality: Franklin, City of

Owner Name: CRUM, GORDON Mailing Address: 3513 W MADISON BLVD FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	RAWSON HOMES ADDN NO 1 LOT 4 BLK 9	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 0088 000- 1		
Year Built:	1/1/1960	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1960	Bedrooms:	3
Remodeled/Effective Age:	-62	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0088 000- 1	962	0	0	0	0	0	962

Attachment Description(s):	Area:	Attachment Value:
12-EFP	195	\$5,900
33-Concrete Patio	80	\$400
31-WD	128	\$1,300

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	481	\$2,405

Other Building Improvements

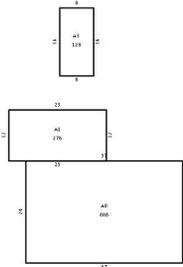
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1960	484		Average	\$4,800.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/28/2021	21-0339	\$850.00	INTREMOD				
6/28/2013	13-1297	\$150.00	FENCE				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/1/1995		\$99,000.00	Valid		Land and Improvements		
8/27/2004		\$175,000.00	Valid		Land and Improvements		
2/21/2012		\$116,000.00	Invalid		Land and Improvements		
12/11/2012		\$144,900.00	Invalid		Land and Improvements		
4/9/2018		\$178,900.00	Valid		Land and Improvements		
5/14/2021		\$233,500.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.270	Gross				\$64,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,761	0.270				\$64,600		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light		6/28/2022	All Public		

Valuation/Explanation		
Dwelling #	760 0088 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	962	\$121,096.56
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$121,096.56
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	962	\$24,877.32
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$2,366.52
Plumbing	0 - Half Bath 1 - Full Bath	\$0.00
Finished Basement Living Area	0	\$0.00
Features:	1	\$300.00
Attachments:	403	\$7,600.00
Adjusted Base Price		\$156,240.40
Changes/Adjustments		
Grade Adjustment:	C 100%	\$148,340.40
Market Adjustment:	101%	\$298,164.20
CDU Adjustment:	55	\$164,000.00
Complete:	100	\$164,000.00
Dollar Adjustments		\$100.00
Dwelling Value		\$164,100.00
Other Building Improvements	0	\$4,800.00
Total Improvement Value		\$168,900.00
Total Land Value		\$64,600.00
Total Assessed Value		\$233,500.00

Parcel Numbers: 760-0089-000 Property Address: 3505 MADISON BLVD W Municipality: Franklin, City of

Owner Name: SCHAFFER, HOWARD & LINDA Mailing Address: 3505 W MADISON BLVD FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	RAWSON HOMES ADDN NO 1 LOT 5 BLK 9	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 0089 000- 1		
Year Built:	1/1/1959	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1959	Bedrooms:	3
Remodeled/Effective Age:	-63	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0089 000- 1	888	0	0	0	0	0	888

Attachment Description(s): 33-Concrete Patio	Area: 276	Attachment Value: \$1,400
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Feature Description(s): 22-Additional Fixture	Area: 1	Feature Value: \$300
Rec Room Condition: Average	Rec Room Area: 595	Rec Room Value: \$2,975

Other Building Improvements

Structure Type: RG1-Detached Frame Garage	Year Built: 1/1/1960	Area: 576	Construction:	Condition: Average	Value: \$5,800.00
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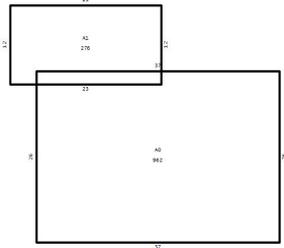
Permit / Construction History

Date of Permit: 8/1/2000	Permit Number: 00-0973	Permit Amount: \$1,500.00	Details of Permit: REMOV&REROOF
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Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
9/1/1982		\$62,900.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.265	Gross				\$64,100
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
11,543	0.265			\$64,100		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Above Street	Paved	Light			All Public	
Valuation/Explanation						
Dwelling #			760 0089 000- 1			
Description			Area		Value Amount	
Living Area:						
First Story:			888			\$114,871.68
Second Story:			0			\$0.00
Additional Story:			0			\$0.00
Attic/Finished Net:			0			\$0.00
Half Story/Finished Net:			0			\$0.00
Base Price					\$114,871.68	
Unfinished Living Area:						
Room/Unfinished:			0			\$0.00
Unfinished Basement:			888			\$23,816.16
Half Story/Unfinished:						\$0.00
Structure Info, Features and Attachments:						
Heating/AC			Air Conditioning - Same Ducts		\$2,184.48	
Plumbing			0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area			0			\$0.00
Features:			1			\$300.00
Attachments:			276			\$1,400.00
Adjusted Base Price					\$142,572.32	
Changes/Adjustments						
Grade Adjustment:			C 100%		\$140,872.32	
Market Adjustment:			85%		\$260,613.79	
CDU Adjustment:			55		\$143,300.00	
Complete:			100		\$143,300.00	
Dollar Adjustments					(\$300.00)	
Dwelling Value					\$143,000.00	
Other Building Improvements			0			\$5,800.00
Total Improvement Value					\$148,800.00	
Total Land Value					\$64,100.00	
Total Assessed Value					\$212,900.00	

Parcel Numbers: 760-0090-000	Property Address: 3506 MARQUETTE AVE W	Municipality: Franklin, City of
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Owner Name: SCULLY, TIMOTHY J & WENDY J	Mailing Address: 3506 W MARQUETTE AVE FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: RAWSON HOMES ADDN NO 1 LOT 6 BLK 9	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 0090 000- 1		
Year Built:	1/1/1958	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1958	Bedrooms:	3
Remodeled/Effective Age:	-64	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Good	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0090 000- 1	962	0	0	0	0	0	962

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	4	\$1,200
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	625	\$3,125

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1960	576		Average	\$5,800.00

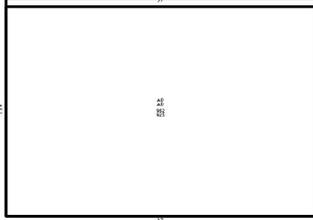
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/1/1999		\$127,400.00	Invalid		Land and Improvements		
7/1/1997		\$84,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.321	Gross				\$68,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
13,983	0.321				\$68,600		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0090 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				962		\$121,096.56	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$121,096.56	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				962		\$24,877.32	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$2,366.52	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				4		\$1,200.00	
Attachments:							
Adjusted Base Price						\$149,540.40	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$148,340.40	
Market Adjustment:				68%		\$249,211.87	
CDU Adjustment:				60		\$149,500.00	
Complete:				100		\$149,500.00	
Dollar Adjustments						(\$100.00)	
Dwelling Value						\$149,400.00	
Other Building Improvements				0		\$5,800.00	
Total Improvement Value						\$155,200.00	
Total Land Value						\$68,600.00	
Total Assessed Value						\$223,800.00	

Parcel Numbers: 760-0091-000	Property Address: 3518 MARQUETTE AVE W	Municipality: Franklin, City of
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Owner Name: WEINHOLD, EDITH S	Mailing Address: 3518 W MARQUETTE AVE FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: RAWSON HOMES ADDN NO 1 LOT 7 BLK 9	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 0091 000- 1		
Year Built:	1/1/1958	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1958	Bedrooms:	3
Remodeled/Effective Age:	-64	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Good	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Oil
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0091 000- 1	925	0	0	0	0	0	925

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	694	\$3,470

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1984	576		Average	\$6,500.00

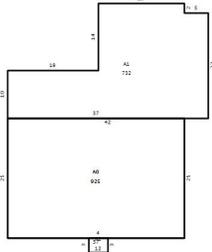
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
2/6/2006	369	\$0.00	AC

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.371	Gross				\$72,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
16,161	0.371				\$72,700		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0091 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				925		\$117,835.75	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$117,835.75	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				925		\$24,346.00	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$2,275.50	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:							
Adjusted Base Price						\$144,757.25	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$144,457.25	
Market Adjustment:				68%		\$242,688.18	
CDU Adjustment:				60		\$145,600.00	
Complete:				100		\$145,600.00	
Dollar Adjustments						\$300.00	
Dwelling Value						\$145,900.00	
Other Building Improvements				0		\$6,500.00	
Total Improvement Value						\$152,400.00	
Total Land Value						\$72,700.00	
Total Assessed Value						\$225,100.00	

Parcel Numbers: 760-0092-000 Property Address: 3522 MARQUETTE AVE W Municipality: Franklin, City of

Owner Name: KADLEC, PATRICK J Mailing Address: 3522 W MARQUETTE AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	RAWSON HOMES ADDN NO 1 LOT 8 BLK 9	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 0092 000- 1		
Year Built:	1/1/1958	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1958	Bedrooms:	3
Remodeled/Effective Age:	-64	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0092 000- 1	925	0	0	0	0	0	925

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	732	\$3,700
35-Ms/Terrace	12	\$0

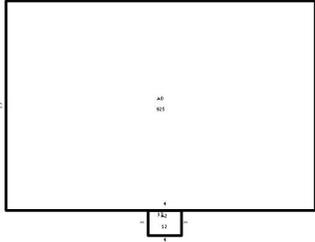
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
RG1-Detached Frame Garage	1/1/1960	624		Average	\$6,200.00	
RG1-Detached Frame Garage	1/1/1991	720		Average	\$9,000.00	
RP1-Inground Pool - Plastic Lined Pool	1/1/2002	392		Average	\$800.00	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
4/2/2002	02-0219	\$21,470.00	INGRD POOL14X28			
7/19/2012	12-1574	\$8,000.00	REROOF			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
7/1/1993		\$95,000.00	Valid		Land and Improvements	
6/1/1996		\$115,000.00	Valid		Land and Improvements	
11/14/2006		\$187,500.00	Valid		Land and Improvements	
1/30/2012		\$133,500.00	Invalid		Land and Improvements	
6/14/2012		\$124,500.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.434	Gross				\$75,900
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
18,905	0.434			\$75,900		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Above Street	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	760 0092 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	925	\$117,835.75
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$117,835.75
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	925	\$24,346.00
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$2,275.50
Plumbing	0 - Half Bath 1 - Full Bath	\$0.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	744	\$3,700.00
Adjusted Base Price		\$150,457.25
Changes/Adjustments		
Grade Adjustment:	C 100%	\$144,457.25
Market Adjustment:	72%	\$248,466.47
CDU Adjustment:	55	\$136,700.00
Complete:	100	\$136,700.00
Dollar Adjustments		(\$100.00)
Dwelling Value		\$136,600.00
Other Building Improvements	0	\$16,000.00
Total Improvement Value		\$152,600.00
Total Land Value		\$75,900.00
Total Assessed Value		\$228,500.00

Parcel Numbers: 760-0093-000 Property Address: 7464 36TH ST S Municipality: Franklin, City of

Owner Name: LAU, ELIZABETH Mailing Address: 7464 S 36TH ST FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	RAWSON HOMES ADDN NO 1 LOT 9 BLK 9	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1214-Franklin	

Building Description

Dwelling #	760 0093 000- 1		
Year Built:	1/1/1958	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1958	Bedrooms:	3
Remodeled/Effective Age:	-64	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Good	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Good	Type of Fuel:	Gas
Bath Condition:	Good	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0093 000- 1	925	0	0	0	0	0	925

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Good	463	\$2,778

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1974	528		Average	\$5,300.00

Permit / Construction History

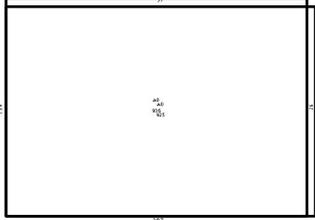
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
1/18/2005		\$161,900.00	Valid		Land and Improvements		
1/1/2001		\$102,000.00	Invalid		Land and Improvements		
1/1/2001		\$112,400.00	Invalid		Land and Improvements		
6/1/1996		\$98,000.00	Valid		Land and Improvements		
12/21/2001		\$117,000.00	Valid		Land and Improvements		
9/16/2013		\$154,000.00	Valid		Land and Improvements		
9/17/2020		\$240,126.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.244	Gross				\$61,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
10,629	0.244				\$61,500		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0093 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				925	\$117,835.75		
Second Story:				0	\$0.00		
Additional Story:				0	\$0.00		
Attic/Finished Net:				0	\$0.00		
Half Story/Finished Net:				0	\$0.00		
Base Price						\$117,835.75	
Unfinished Living Area:							
Room/Unfinished:				0	\$0.00		
Unfinished Basement:				925	\$24,346.00		
Half Story/Unfinished:					\$0.00		
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$2,275.50	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0	\$0.00		
Features:				1	\$300.00		
Attachments:							
Adjusted Base Price						\$144,757.25	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$144,457.25	
Market Adjustment:				83%		\$264,356.77	
CDU Adjustment:				60		\$158,600.00	
Complete:				100		\$158,600.00	
Dollar Adjustments						(\$100.00)	
Dwelling Value						\$158,500.00	

Other Building Improvements	0	\$5,300.00
Total Improvement Value		\$163,800.00
Total Land Value		\$61,500.00
Total Assessed Value		\$225,300.00

Parcel Numbers: 760-0094-000	Property Address: 7452 36TH ST S	Municipality: Franklin, City of
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Owner Name: GILRAY, KATHLEEN A	Mailing Address: 7452 S 36TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: RAWSON HOMES ADDN NO 1 LOT 10 BLK 9	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 0094 000- 1		
Year Built:	1/1/1959	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1959	Bedrooms:	3
Remodeled/Effective Age:	-63	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Good	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0094 000- 1	936	0	0	0	0	0	936

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	468	\$2,340

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1959	384		Average	\$3,300.00

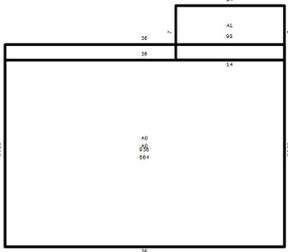
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
10/25/2001	01-1202	\$2,500.00	REMOV & REROOF

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.250	Gross				\$62,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
10,890	0.250				\$62,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0094 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				936		\$119,237.04	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$119,237.04	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				936		\$24,635.52	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Basic Heating		\$0.00	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:							
Adjusted Base Price						\$144,172.56	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$143,872.56	
Market Adjustment:				69%		\$243,144.63	
CDU Adjustment:				60		\$145,900.00	
Complete:				100		\$145,900.00	
Dollar Adjustments						\$200.00	
Dwelling Value						\$146,100.00	
Other Building Improvements				0		\$3,300.00	
Total Improvement Value						\$149,400.00	
Total Land Value						\$62,200.00	
Total Assessed Value						\$211,600.00	

Parcel Numbers: 760-0095-000	Property Address: 7442 36TH ST S	Municipality: Franklin, City of
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Owner Name: SCHNEIDER, KENNETH L & JEANNINE	Mailing Address: 7442 S 36TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: RAWSON HOMES ADDN NO 1 LOT 11 BLK 9	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 0095 000- 1		
Year Built:	1/1/1958	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1958	Bedrooms:	3
Remodeled/Effective Age:	-64	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0095 000- 1	864	0	0	0	0	0	864

Attachment Description(s): 33-Concrete Patio	Area: 98	Attachment Value: \$500
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Feature Description(s): 22-Additional Fixture	Area: 3	Feature Value: \$900
Rec Room Condition: Average	Rec Room Area: 374	Rec Room Value: \$1,870

Other Building Improvements

Structure Type: RG1-Detached Frame Garage	Year Built: 1/1/1966	Area: 572	Construction:	Condition: Average	Value: \$5,700.00
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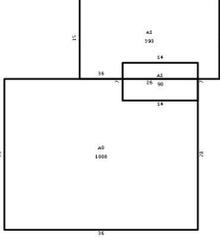
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.250	Gross				\$62,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
10,890	0.250				\$62,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0095 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				864		\$111,767.04	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$111,767.04	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				864		\$23,172.48	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$2,125.44	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				3		\$900.00	
Attachments:				98		\$500.00	
Adjusted Base Price						\$138,464.96	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$137,064.96	
Market Adjustment:				89%		\$259,052.77	
CDU Adjustment:				55		\$142,500.00	
Complete:				100		\$142,500.00	
Dollar Adjustments						\$300.00	
Dwelling Value						\$142,800.00	
Other Building Improvements				0		\$5,700.00	
Total Improvement Value						\$148,500.00	
Total Land Value						\$62,200.00	
Total Assessed Value						\$210,700.00	

Parcel Numbers: 760-0096-000 Property Address: 7430 36TH ST S Municipality: Franklin, City of

Owner Name: JAMROSE, GREGGORY & LUCIA Mailing Address: 7430 S 36TH ST FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	RAWSON HOMES ADDN NO 1 LOT 12 BLK 9	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1214-Franklin	

Building Description

Dwelling #	760 0096 000- 1		
Year Built:	1/1/1956	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1956	Bedrooms:	3
Remodeled/Effective Age:	-66	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0096 000- 1	1,008	0	0	0	0	0	1,008

Attachment Description(s): 33-Concrete Patio	Area: 390	Attachment Value: \$2,000
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Feature Description(s): 22-Additional Fixture	Area: 1	Feature Value: \$300
Rec Room Condition: Average	Rec Room Area: 468	Rec Room Value: \$2,340

Other Building Improvements

Structure Type: RG1-Detached Frame Garage	Year Built: 1/1/1956	Area: 440	Construction:	Condition: Poor	Value: \$2,800.00
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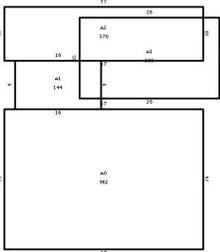
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
9/1/1998	B981085	\$2,407.00	FURREPLAC
4/1/1999	99-0402	\$1,372.00	A/C
2/1/1999	99-0103	\$3,000.00	BSMT ALTERAT

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/1/1997		\$50,000.00	Invalid		Land and Improvements		
9/1/1997		\$84,900.00	Valid		Land and Improvements		
5/1/2001		\$125,500.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.250	Gross				\$62,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
10,890	0.250				\$62,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0096 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,008		\$125,556.48	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$125,556.48	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,008		\$25,623.36	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$2,479.68	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				390		\$2,000.00	
Adjusted Base Price						\$155,959.52	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$153,659.52	
Market Adjustment:				69%		\$259,684.59	
CDU Adjustment:				55		\$142,800.00	
Complete:				100		\$142,800.00	
Dollar Adjustments						(\$100.00)	
Dwelling Value						\$142,700.00	
Other Building Improvements				0		\$2,800.00	
Total Improvement Value						\$145,500.00	
Total Land Value						\$62,200.00	
Total Assessed Value						\$207,700.00	

Parcel Numbers: 760-0097-000	Property Address: 7405 36TH ST S	Municipality: Franklin, City of
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Owner Name: ALVAREZ, RAFAEL	Mailing Address: 7405 S 36TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: RAWSON HOMES ADDN NO 1 LOT 1 BLK 10	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 0097 000- 1		
Year Built:	1/1/1958	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1958	Bedrooms:	3
Remodeled/Effective Age:	-64	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0097 000- 1	962	0	0	0	0	0	962

Attachment Description(s):	Area:	Attachment Value:
12-EFP	144	\$4,300
33-Concrete Patio	370	\$1,900

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	300	\$1,500

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1958	484		Average	\$4,800.00
RS1-Frame Utility Shed	1/1/2015	140		Average	\$800.00

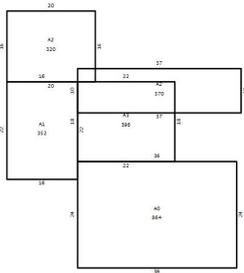
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
8/12/2015	15-1873	\$1,655.00	SHED (10 X 14)

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/17/2010		\$128,000.00	Invalid		Land and Improvements		
6/14/2010		\$103,100.00	Invalid		Land and Improvements		
11/1/1998		\$116,000.00	Valid		Land and Improvements		
7/21/2003		\$167,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.340	Gross				\$69,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
14,810	0.340				\$69,700		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #	760 0097 000- 1						
Description	Area			Value Amount			
Living Area:							
First Story:	962			\$121,096.56			
Second Story:	0			\$0.00			
Additional Story:	0			\$0.00			
Attic/Finished Net:	0			\$0.00			
Half Story/Finished Net:	0			\$0.00			
Base Price				\$121,096.56			
Unfinished Living Area:							
Room/Unfinished:	0			\$0.00			
Unfinished Basement:	962			\$24,877.32			
Half Story/Unfinished:				\$0.00			
Structure Info, Features and Attachments:							
Heating/AC	Air Conditioning - Same Ducts			\$2,366.52			
Plumbing	0 - Half Bath 1 - Full Bath			\$0.00			
Finished Basement Living Area	0			\$0.00			
Features:	1			\$300.00			
Attachments:	514			\$6,200.00			
Adjusted Base Price				\$154,840.40			
Changes/Adjustments							
Grade Adjustment:	C 100%			\$148,340.40			
Market Adjustment:	81%			\$268,496.12			
CDU Adjustment:	55			\$147,700.00			
Complete:	100			\$147,700.00			
Dollar Adjustments				\$200.00			
Dwelling Value				\$147,900.00			
Other Building Improvements	0			\$5,600.00			
Total Improvement Value				\$153,500.00			
Total Land Value				\$69,700.00			
Total Assessed Value				\$223,200.00			

Parcel Numbers: 760-0098-000 Property Address: 7417 36TH ST S Municipality: Franklin, City of

Owner Name: FARRELL, ROXANNE Mailing Address: 7417 S 36TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	RAWSON HOMES ADDN NO 1 LOT 2 BLK 10	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 0098 000- 1		
Year Built:	1/1/1958	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1958	Bedrooms:	3
Remodeled/Effective Age:	-64	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0098 000- 1	864	0	0	0	0	0	864

Attachment Description(s):	Area:	Attachment Value:
13-AFG	352	\$10,600
33-Concrete Patio	320	\$1,600
33-Concrete Patio	396	\$2,000

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	4	\$1,200
Rec Room Condition: Average	Rec Room Area: 648	Rec Room Value: \$3,240

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

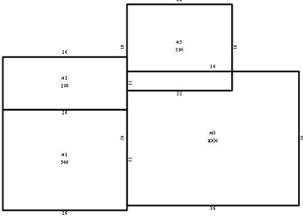
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:

Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
9/1/1989		\$66,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.283	Gross				\$66,400
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
12,327	0.283			\$66,400		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Above Street	Paved	Light			All Public	
Valuation/Explanation						
Dwelling #				760 0098 000- 1		
Description				Area		Value Amount
Living Area:						
First Story:				864		\$111,767.04
Second Story:				0		\$0.00
Additional Story:				0		\$0.00
Attic/Finished Net:				0		\$0.00
Half Story/Finished Net:				0		\$0.00
Base Price						\$111,767.04
Unfinished Living Area:						
Room/Unfinished:				0		\$0.00
Unfinished Basement:				864		\$23,172.48
Half Story/Unfinished:						\$0.00
Structure Info, Features and Attachments:						
Heating/AC				Basic Heating		\$0.00
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00
Finished Basement Living Area				0		\$0.00
Features:				4		\$1,200.00
Attachments:				1,068		\$14,200.00
Adjusted Base Price						\$150,339.52
Changes/Adjustments						
Grade Adjustment:				C 100%		\$134,939.52
Market Adjustment:				108%		\$280,674.20
CDU Adjustment:				55		\$154,400.00
Complete:				100		\$154,400.00
Dollar Adjustments						(\$400.00)
Dwelling Value						\$154,000.00
Other Building Improvements				0		\$0.00
Total Improvement Value						\$154,000.00
Total Land Value						\$66,400.00
Total Assessed Value						\$220,400.00

Parcel Numbers: 760-0099-000	Property Address: 7429 36TH ST S	Municipality: Franklin, City of
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Owner Name: KUEHN, RICHARD & BERNADETTE	Mailing Address: 7429 S 36TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: RAWSON HOMES ADDN NO 1 LOT 3 BLK 10	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 0099 000- 1		
Year Built:	1/1/1958	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1958	Bedrooms:	3
Remodeled/Effective Age:	-64	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0099 000- 1	1,008	0	0	0	0	0	1,008

Attachment Description(s):	Area:	Attachment Value:
13-AFG	546	\$16,400
12-EFP	286	\$8,600

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	504	\$2,520

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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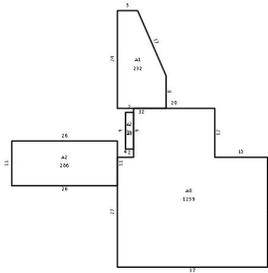
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
6/11/2007	1296	\$7,000.00	AC & FURREPLAC

Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
9/1/1986		\$64,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.283	Gross				\$66,400
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
12,327	0.283			\$66,400		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Above Street	Paved	Light			All Public	
Valuation/Explanation						
Dwelling #			760 0099 000- 1			
Description			Area		Value Amount	
Living Area:						
First Story:			1,008			\$125,556.48
Second Story:			0			\$0.00
Additional Story:			0			\$0.00
Attic/Finished Net:			0			\$0.00
Half Story/Finished Net:			0			\$0.00
Base Price					\$125,556.48	
Unfinished Living Area:						
Room/Unfinished:			0			\$0.00
Unfinished Basement:			1,008			\$25,623.36
Half Story/Unfinished:						\$0.00
Structure Info, Features and Attachments:						
Heating/AC			Air Conditioning - Same Ducts		\$2,479.68	
Plumbing			0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area			0			\$0.00
Features:			1			\$300.00
Attachments:			832			\$25,000.00
Adjusted Base Price					\$178,959.52	
Changes/Adjustments						
Grade Adjustment:			C 100%		\$153,659.52	
Market Adjustment:			93%		\$296,562.87	
CDU Adjustment:			55		\$163,100.00	
Complete:			100		\$163,100.00	
Dollar Adjustments					(\$300.00)	
Dwelling Value					\$162,800.00	
Other Building Improvements			0			\$0.00
Total Improvement Value					\$162,800.00	
Total Land Value					\$66,400.00	
Total Assessed Value					\$229,200.00	

Parcel Numbers: 760-0100-000 Property Address: 7441 36TH ST S Municipality: Franklin, City of

Owner Name: FRANECKI, JACOB D Mailing Address: 7441 S 36TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	RAWSON HOMES ADDN NO 1 LOT 4 BLK 10	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 0100 000- 1		
Year Built:	1/1/1958	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1958	Bedrooms:	3
Remodeled/Effective Age:	-64	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0100 000- 1	1,257	0	0	0	0	0	1,257

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	232	\$1,200
99-Additional Attachments	18	\$1,800

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1965	600		Average	\$6,000.00

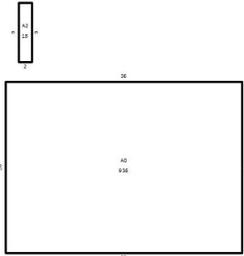
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/31/2013		\$155,000.00	Invalid		Land and Improvements		
1/1/1989		\$72,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.283	Gross				\$66,400	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,327	0.283				\$66,400		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0100 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,257		\$149,004.78	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$149,004.78	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,239		\$29,649.27	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Basic Heating		\$0.00	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				250		\$3,000.00	
Adjusted Base Price						\$181,954.05	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$178,654.05	
Market Adjustment:				48%		\$264,407.99	
CDU Adjustment:				55		\$145,400.00	
Complete:				100		\$145,400.00	
Dollar Adjustments						(\$100.00)	
Dwelling Value						\$145,300.00	
Other Building Improvements				0		\$6,000.00	
Total Improvement Value						\$151,300.00	
Total Land Value						\$66,400.00	
Total Assessed Value						\$217,700.00	

Parcel Numbers: 760-0101-000 Property Address: 7453 36TH ST S Municipality: Franklin, City of

Owner Name: TOURDOT, AMBER Mailing Address: 7453 S 36TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	RAWSON HOMES ADDN NO 1 LOT 5 BLK 10	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 0101 000- 1		
Year Built:	1/1/1959	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1959	Bedrooms:	3
Remodeled/Effective Age:	-63	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Good	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0101 000- 1	936	0	0	0	0	0	936

Attachment Description(s): Area: Attachment Value:

Feature Description(s): Area: Feature Value:

22-Additional Fixture 1 \$300

Rec Room Condition: Rec Room Area: Rec Room Value:

0 \$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

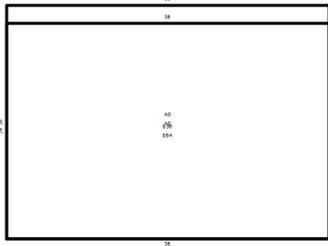
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
10/1/2021	21-0675	\$8,500.00	DETGAR 24X24

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/20/2017		\$86,000.00	Invalid		Land and Improvements		
3/23/2018		\$179,900.00	Invalid		Land and Improvements		
6/29/2018		\$173,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.283	Gross				\$66,400	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,327	0.283				\$66,400		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light		6/28/2022	All Public		
Valuation/Explanation							
Dwelling #				760 0101 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				936		\$119,237.04	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$119,237.04	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				936		\$24,635.52	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$2,302.56	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:							
Adjusted Base Price						\$146,475.12	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$146,175.12	
Market Adjustment:				56%		\$228,033.19	
CDU Adjustment:				60		\$136,800.00	
Complete:				100		\$136,800.00	
Dollar Adjustments						\$0.00	
Dwelling Value						\$136,800.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$136,800.00	
Total Land Value						\$66,400.00	
Total Assessed Value						\$203,200.00	

Parcel Numbers: 760-0102-000	Property Address: 7463 36TH ST S	Municipality: Franklin, City of
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Owner Name: SCHAUER, CASSIE M	Mailing Address: 7463 S 36TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: RAWSON HOMES ADDN NO 1 LOT 6 BLK 10	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 0102 000- 1		
Year Built:	1/1/1958	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1958	Bedrooms:	3
Remodeled/Effective Age:	-64	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Good	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0102 000- 1	864	0	0	0	0	0	864

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1958	528		Average	\$5,300.00

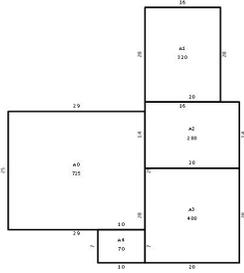
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
5/1/2000	00-0527	\$1,890.00	A/C
5/12/2016	16-1051	\$3,500.00	ROOF

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/1/1992		\$83,500.00	Valid		Land and Improvements		
12/23/2008		\$165,000.00	Valid		Land and Improvements		
5/24/2013		\$149,900.00	Valid		Land and Improvements		
11/26/2016		\$72,200.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.283	Gross				\$66,400	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,327	0.283				\$66,400		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #	760 0102 000- 1						
Description	Area			Value Amount			
Living Area:							
First Story:	864			\$111,767.04			
Second Story:	0			\$0.00			
Additional Story:	0			\$0.00			
Attic/Finished Net:	0			\$0.00			
Half Story/Finished Net:	0			\$0.00			
Base Price				\$111,767.04			
Unfinished Living Area:							
Room/Unfinished:	0			\$0.00			
Unfinished Basement:	864			\$23,172.48			
Half Story/Unfinished:				\$0.00			
Structure Info, Features and Attachments:							
Heating/AC	Air Conditioning - Same Ducts			\$2,125.44			
Plumbing	0 - Half Bath 1 - Full Bath			\$0.00			
Finished Basement Living Area	0			\$0.00			
Features:	1			\$300.00			
Attachments:							
Adjusted Base Price				\$137,364.96			
Changes/Adjustments							
Grade Adjustment:	C 100%			\$137,064.96			
Market Adjustment:	65%			\$226,157.18			
CDU Adjustment:	60			\$135,700.00			
Complete:	100			\$135,700.00			
Dollar Adjustments				\$400.00			
Dwelling Value				\$136,100.00			
Other Building Improvements	0			\$5,300.00			
Total Improvement Value				\$141,400.00			
Total Land Value				\$66,400.00			
Total Assessed Value				\$207,800.00			

Parcel Numbers: 760-0104-000 Property Address: 3734 MADISON BLVD W Municipality: Franklin, City of

Owner Name: KENT, ERIC W & KELLY A Mailing Address: 3734 W MADISON BLVD FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	TIFTON HEIGHTS BLK 1 LOT 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1213-Franklin	

Building Description

Dwelling #	760 0104 000- 1		
Year Built:	1/1/1985	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1985	Bedrooms:	3
Remodeled/Effective Age:	-37	Full Baths:	1
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0104 000- 1	1,005	725	0	0	0	0	1,730

Attachment Description(s):	Area:	Attachment Value:
31-WD	320	\$3,200
13-AFG	400	\$12,000
11-OFP	70	\$1,400

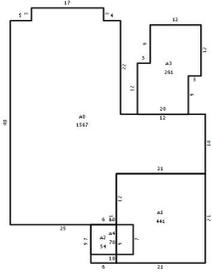
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:		
RS1-Frame Utility Shed	1/1/2020	112		Average	\$900.00		
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/24/2005	51870	\$5,400.00	FOUNDRPR				
6/5/2020	20-1386	\$15,000.00	SHED 8X14				
6/28/2013	13-1295	\$2,200.00	FOUNDRPR				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/8/2013		\$234,900.00	Valid		Land and Improvements		
2/21/2005		\$220,000.00	Valid		Land and Improvements		
3/1/1992		\$116,000.00	Valid		Land and Improvements		
7/1/2000		\$142,000.00	Valid		Land and Improvements		
5/31/2002		\$167,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.273	Gross				\$64,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
11,892	0.273			\$64,800			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0104 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,005	\$125,182.80
Second Story:	725	\$49,691.50
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$174,874.30
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	725	\$20,749.50
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,255.80
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	790	\$16,600.00
Adjusted Base Price		\$223,660.60
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$225,236.66
Market Adjustment:	83%	\$412,183.09
CDU Adjustment:	65	\$267,900.00
Complete:	100	\$267,900.00
Dollar Adjustments		(\$700.00)
Dwelling Value		\$267,200.00
Other Building Improvements	0	\$900.00
Total Improvement Value		\$268,100.00
Total Land Value		\$64,800.00
Total Assessed Value		\$332,900.00

Parcel Numbers: 760-0105-000 Property Address: 3750 MADISON BLVD W Municipality: Franklin, City of

Owner Name: BRIEN, J & DOCTA D Mailing Address: 3750 W MADISON BLVD FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	TIFTON HEIGHTS BLK 1 LOT 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1213-Franklin	

Building Description

Dwelling #	760 0105 000- 1		
Year Built:	1/1/1981	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1981	Bedrooms:	3
Remodeled/Effective Age:	-41	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0105 000- 1	1,567	0	0	0	0	0	1,567

Attachment Description(s):	Area:	Attachment Value:
13-AFG	441	\$13,200
11-OPF	54	\$1,100
31-WD	261	\$2,600

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

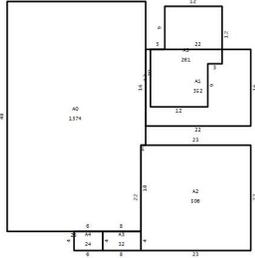
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
9/12/2006	3092	\$5,380.00	FOUNDRPR

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.269	Gross				\$63,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,718	0.269				\$63,800		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0105 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,567		\$178,089.55	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$178,089.55	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,567		\$35,053.79	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,854.82	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$600.00	
Attachments:				756		\$16,900.00	
Adjusted Base Price						\$239,379.16	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$244,067.08	
Market Adjustment:				51%		\$368,541.29	
CDU Adjustment:				65		\$239,600.00	
Complete:				100		\$239,600.00	
Dollar Adjustments						\$200.00	
Dwelling Value						\$239,800.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$239,800.00	
Total Land Value						\$63,800.00	
Total Assessed Value						\$303,600.00	

Parcel Numbers: 760-0106-000 Property Address: 7344 38TH ST S Municipality: Franklin, City of

Owner Name: WENDT, MICHAEL S Mailing Address: 7344 S 38TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	TIFTON HEIGHTS BLK 1 LOT 3	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1213-Franklin	

Building Description

Dwelling #	760 0106 000- 1		
Year Built:	1/1/1981	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1981	Bedrooms:	3
Remodeled/Effective Age:	-41	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Good	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0106 000- 1	1,374	0	0	0	0	0	1,374

Attachment Description(s):	Area:	Attachment Value:
31-WD	352	\$3,500
13-AFG	506	\$15,200
32-Canopy	32	\$300
11-OFP	24	\$500

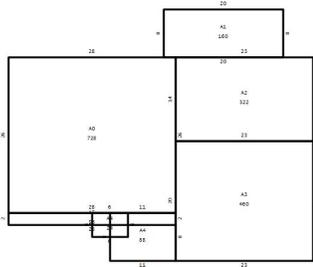
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
8/28/2013		13-1986	\$14,000.00		KITREMOD		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/9/2016		\$240,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.288	Gross				\$66,600
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
12,545		0.288				\$66,600	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0106 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,374		\$160,332.06	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$160,332.06	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,374		\$31,876.80	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,380.04	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				914		\$19,500.00	
Adjusted Base Price						\$222,269.90	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$220,516.89	
Market Adjustment:				70%		\$374,878.71	
CDU Adjustment:				65		\$243,700.00	
Complete:				100		\$243,700.00	
Dollar Adjustments						(\$100.00)	
Dwelling Value						\$243,600.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$243,600.00
Total Land Value		\$66,600.00
Total Assessed Value		\$310,200.00

Parcel Numbers: 760-0107-000 Property Address: 7332 38TH ST S Municipality: Franklin, City of

Owner Name: JANKOWSKI, ROBERT & GERALDINE Mailing Address: 7332 S 38TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	TIFTON HEIGHTS BLK 1 LOT 4	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1213-Franklin	

Building Description

Dwelling #	760 0107 000- 1		
Year Built:	1/1/1980	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1980	Bedrooms:	3
Remodeled/Effective Age:	-42	Full Baths:	1
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0107 000- 1	1,050	784	0	0	0	0	1,834

Attachment Description(s):	Area:	Attachment Value:
31-WD	160	\$1,600
13-AFG	460	\$13,800
11-OFP	88	\$1,800
99-Additional Attachments	56	\$5,600

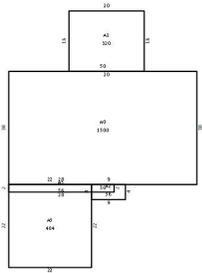
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
5/29/2020	20-1308	\$28,150.00	FOUNDRPR			
10/11/2018	18-2541	\$3,900.00	EXTREMOD			
10/11/2018	18-2542	\$3,900.00	EXTREMOD			
10/31/2002	02-1231	\$3,030.00	FNDN REPAIR			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
7/1/1987		\$82,900.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.248	Gross				\$62,300
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
10,803	0.248			\$62,300		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	760 0107 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,050	\$129,202.50
Second Story:	784	\$53,123.84
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$182,326.34
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	728	\$20,835.36
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,511.64
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	764	\$22,800.00
Adjusted Base Price		\$237,954.34
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$233,809.77
Market Adjustment:	88%	\$439,562.38
CDU Adjustment:	60	\$263,700.00
Complete:	100	\$263,700.00
Dollar Adjustments		\$700.00
Dwelling Value		\$264,400.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$264,400.00
Total Land Value		\$62,300.00
Total Assessed Value		\$326,700.00

Parcel Numbers: 760-0108-000 Property Address: 7320 38TH ST S Municipality: Franklin, City of

Owner Name: OLEKSYN, PAUL ANTON Mailing Address: 7320 S 38TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	TIFTON HEIGHTS BLK 1 LOT 5	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1213-Franklin	

Building Description

Dwelling #	760 0108 000- 1		
Year Built:	1/1/1988	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1988	Bedrooms:	3
Remodeled/Effective Age:	-34	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Good	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0108 000- 1	1,500	0	0	0	0	0	1,500

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	320	\$1,600
11-OPF	36	\$700
13-AFG	484	\$14,500

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	600	\$3,000

Other Building Improvements

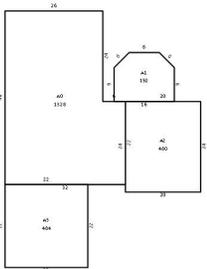
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/1/2000	00-0521	\$7,500.00	BSMT REPAIR				
12/13/2017	17-2857	\$1,750.00	FURREPLAC				
9/19/2017	17-2215	\$200.00	RAZE WDDK				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/21/2017		\$173,000.00	Invalid		Land and Improvements		
1/17/2007		\$225,000.00	Invalid		Land and Improvements		
10/1/1987		\$19,000.00	Valid		Land		
8/7/2017		\$0.00	Invalid		Land and Improvements		
12/15/2017		\$274,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.234	Gross				\$61,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
10,193	0.234			\$61,200			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0108 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,500	\$171,480.00
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$171,480.00
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,500	\$33,840.00
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,690.00
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	1	\$300.00
Attachments:	840	\$16,800.00
Adjusted Base Price		\$233,432.00
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$237,965.20
Market Adjustment:	86%	\$442,615.27
CDU Adjustment:	65	\$287,700.00
Complete:	100	\$287,700.00
Dollar Adjustments		(\$600.00)
Dwelling Value		\$287,100.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$287,100.00
Total Land Value		\$61,200.00
Total Assessed Value		\$348,300.00

Parcel Numbers: 760-0109-000 Property Address: 7308 38TH ST S Municipality: Franklin, City of

Owner Name: YANG, LINDSEY Mailing Address: 7308 S 38TH ST FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	TIFTON HEIGHTS BLK 1 LOT 6	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1213-Franklin	

Building Description

Dwelling #	760 0109 000- 1		
Year Built:	1/1/1982	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1982	Bedrooms:	3
Remodeled/Effective Age:	-40	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0109 000- 1	1,328	0	0	0	0	0	1,328

Attachment Description(s):	Area:	Attachment Value:
31-WD	192	\$1,900
13-AFG	480	\$14,400

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
6/1/1996	96-0599	\$1,000.00	DECK 16X13'				
3/5/2019	19-0417	\$1,415.00	AGPOOL				
6/15/2017	17-1367	\$15,985.00	FOUNDRPR W/EXC+				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/2/2020		\$264,900.00	Valid		Land and Improvements		
7/17/2017		\$75,000.00	Invalid		Land and Improvements		
3/26/2021		\$274,500.00	Valid		Land and Improvements		
3/1/1992		\$104,000.00	Valid		Land and Improvements		
5/1/1997		\$128,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.234	Gross				\$61,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
10,193	0.234			\$61,200			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0109 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,328	\$156,106.40
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$156,106.40
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,328	\$31,115.04
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,266.88
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	1	\$300.00
Attachments:	672	\$16,300.00
Adjusted Base Price		\$211,969.32
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$214,906.25
Market Adjustment:	53%	\$328,806.57
CDU Adjustment:	65	\$213,700.00
Complete:	100	\$213,700.00
Dollar Adjustments		(\$400.00)
Dwelling Value		\$213,300.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$213,300.00
Total Land Value		\$61,200.00
Total Assessed Value		\$274,500.00

Parcel Numbers: 760-0110-000 Property Address: 7266 38TH ST S Municipality: Franklin, City of

Owner Name: COSTA, BRIAN M & TINA Mailing Address: 7266 S 38TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	TIFTON HEIGHTS BLK 1 LOT 7	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1213-Franklin	

Building Description

Dwelling #	760 0110 000- 1		
Year Built:	1/1/1986	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1986	Bedrooms:	3
Remodeled/Effective Age:	-36	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0110 000- 1	1,530	0	0	0	0	0	1,530

Attachment Description(s):	Area:	Attachment Value:
31-WD	430	\$4,300
13-AFG	462	\$13,900
21-OMP	24	\$600

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

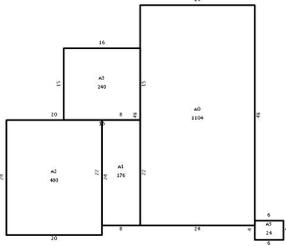
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
9/10/2014	14-2195	\$25,225.00	FNDTN REPAIR

Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
12/1/1984		\$40,000.00	Invalid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.234	Gross				\$61,200
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
10,193	0.234			\$61,200		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	
Valuation/Explanation						
Dwelling #				760 0110 000- 1		
Description				Area		Value Amount
Living Area:						
First Story:				1,530		\$174,909.60
Second Story:				0		\$0.00
Additional Story:				0		\$0.00
Attic/Finished Net:				0		\$0.00
Half Story/Finished Net:				0		\$0.00
Base Price						\$174,909.60
Unfinished Living Area:						
Room/Unfinished:				0		\$0.00
Unfinished Basement:				1,530		\$34,516.80
Half Story/Unfinished:						\$0.00
Structure Info, Features and Attachments:						
Heating/AC				Air Conditioning - Same Ducts		\$3,763.80
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00
Finished Basement Living Area				0		\$0.00
Features:				1		\$2,000.00
Attachments:				916		\$18,800.00
Adjusted Base Price						\$238,871.20
Changes/Adjustments						
Grade Adjustment:				C+ 110%		\$239,878.32
Market Adjustment:				60%		\$383,805.31
CDU Adjustment:				65		\$249,500.00
Complete:				100		\$249,500.00
Dollar Adjustments						\$500.00
Dwelling Value						\$250,000.00
Other Building Improvements				0		\$0.00
Total Improvement Value						\$250,000.00
Total Land Value						\$61,200.00
Total Assessed Value						\$311,200.00

Parcel Numbers: 760-0111-000 Property Address: 7254 38TH ST S Municipality: Franklin, City of

Owner Name: ENGLISH, RYAN & DOMINIQUE Mailing Address: 7254 S 38TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	TIFTON HEIGHTS BLK 1 LOT 8	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
1213-Franklin		

Building Description

Dwelling #	760 0111 000- 1		
Year Built:	1/1/1982	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1982	Bedrooms:	3
Remodeled/Effective Age:	-40	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0111 000- 1	1,280	0	0	0	0	0	1,280

Attachment Description(s):	Area:	Attachment Value:
13-AFG	480	\$14,400
31-WD	240	\$2,400

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

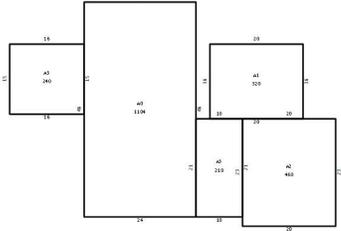
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
6/15/2006	1971	\$6,000.00	AC/FURREPLAC				
11/19/2012	2678	\$1,200.00	FENCE				
5/1/2006	1344	\$14,445.00	FOUNDRPR				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/1/1982		\$24,900.00	Valid		Land		
10/1/1995		\$125,000.00	Valid		Land and Improvements		
11/2/2012		\$172,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.234	Gross				\$61,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
10,193	0.234			\$61,200			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #	760 0111 000- 1						
Description	Area	Value Amount					
Living Area:							
First Story:	1,280	\$151,731.20					
Second Story:	0	\$0.00					
Additional Story:	0	\$0.00					
Attic/Finished Net:	0	\$0.00					
Half Story/Finished Net:	0	\$0.00					
Base Price		\$151,731.20					
Unfinished Living Area:							
Room/Unfinished:	0	\$0.00					
Unfinished Basement:	1,104	\$27,191.52					
Half Story/Unfinished:		\$0.00					
Structure Info, Features and Attachments:							
Heating/AC	Air Conditioning - Same Ducts	\$3,148.80					
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00					
Finished Basement Living Area	0	\$0.00					
Features:	2	\$2,300.00					
Attachments:	720	\$16,800.00					
Adjusted Base Price		\$206,052.52					
Changes/Adjustments							
Grade Adjustment:	C+ 110%	\$205,647.77					
Market Adjustment:	64%	\$337,262.35					
CDU Adjustment:	65	\$219,200.00					
Complete:	100	\$219,200.00					
Dollar Adjustments		\$600.00					
Dwelling Value		\$219,800.00					

Other Building Improvements	0	\$0.00
Total Improvement Value		\$219,800.00
Total Land Value		\$61,200.00
Total Assessed Value		\$281,000.00

Parcel Numbers: 760-0112-000 Property Address: 7242 38TH ST S Municipality: Franklin, City of

Owner Name: WENNINGER, RICHARD J Mailing Address: 7242 S 38TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	TIFTON HEIGHTS BLK 1 LOT 9	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1213-Franklin	

Building Description

Dwelling #	760 0112 000- 1		
Year Built:	1/1/1983	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1983	Bedrooms:	3
Remodeled/Effective Age:	-39	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0112 000- 1	1,314	0	0	0	0	0	1,314

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	320	\$1,600
13-AFG	460	\$13,800

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

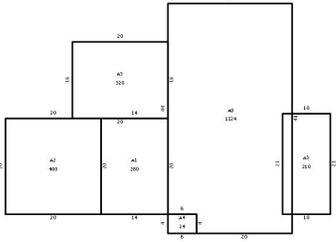
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit: 7/8/2021	Permit Number: 21-0452	Permit Amount: \$2,350.00	Details of Permit: ABV GR POOL				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
2/8/2012		\$160,000.00	Invalid		Land and Improvements		
1/25/2012		\$196,167.00	Invalid		Land and Improvements		
5/1/1994		\$115,000.00	Valid		Land and Improvements		
10/10/2005		\$212,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class: A-Residential Primary Site	Acreage: 0.234	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$61,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage: 10,193	Total Acreage: 0.234	Depth:	Act. Frontage:		Assessed Land Value: \$61,200		
General Information							
Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: All Public		
Valuation/Explanation							
Dwelling #				760 0112 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,314		\$154,460.70	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$154,460.70	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,104		\$27,191.52	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,232.44	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				780		\$15,400.00	
Adjusted Base Price						\$207,465.66	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$208,742.23	
Market Adjustment:				62%		\$338,162.41	
CDU Adjustment:				65		\$219,800.00	
Complete:				100		\$219,800.00	
Dollar Adjustments						(\$200.00)	
Dwelling Value						\$219,600.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$219,600.00
Total Land Value		\$61,200.00
Total Assessed Value		\$280,800.00

Parcel Numbers: 760-0113-000	Property Address: 7230 38TH ST S	Municipality: Franklin, City of
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Owner Name: SCHOOLER, SHANNON R	Mailing Address: 7230 S 38TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph:	Legal Description:	Building Sketch:
	TIFTON HEIGHTS BLK 1 LOT 10	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1213-Franklin	

Building Description

Dwelling #	760 0113 000- 1		
Year Built:	1/1/1982	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1982	Bedrooms:	3
Remodeled/Effective Age:	-40	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0113 000- 1	1,504	0	0	0	0	0	1,504

Attachment Description(s):	Area:	Attachment Value:
13-AFG	400	\$12,000
33-Concrete Patio	320	\$1,600
11-OFP	24	\$500

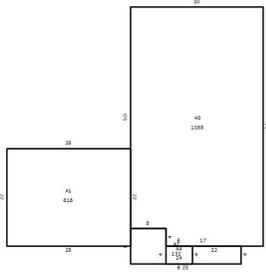
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition: Average	Rec Room Area: 450	Rec Room Value: \$2,250
22-Additional Fixture	3	\$900
Rec Room Condition: Average	Rec Room Area: 450	Rec Room Value: \$2,250

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
5/1/2001	01-0383	\$9,140.00	REMOV&REROOF			
10/16/2014	142502	\$6,500.00	FENCE			
6/30/2014	14-1490	\$25,500.00	FNDTN REPAIR			
4/12/2017	17-0710	\$6,000.00	INTREMOD - BATH			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
8/1/1990		\$112,900.00	Valid		Land and Improvements	
12/11/2018		\$254,900.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.234	Gross				\$61,200
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
10,193	0.234			\$61,200		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	760 0113 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,504	\$171,937.28
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$171,937.28
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,224	\$29,290.32
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,699.84
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$2,900.00
Attachments:	744	\$14,100.00
Adjusted Base Price		\$226,808.44
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$230,789.28
Market Adjustment:	71%	\$394,649.68
CDU Adjustment:	65	\$256,500.00
Complete:	100	\$256,500.00
Dollar Adjustments		(\$100.00)
Dwelling Value		\$256,400.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$256,400.00
Total Land Value		\$61,200.00
Total Assessed Value		\$317,600.00

Parcel Numbers: 760-0114-000 Property Address: 7218 38TH ST S Municipality: Franklin, City of

Owner Name: MARTINEZ, JOSE M & ANA D Mailing Address: 7218 S 38TH ST FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	TIFTON HEIGHTS BLK 1 LOT 11	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1213-Franklin	

Building Description

Dwelling #	760 0114 000- 1		
Year Built:	1/1/1988	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1988	Bedrooms:	3
Remodeled/Effective Age:	-34	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0114 000- 1	1,588	0	0	0	0	0	1,588

Attachment Description(s):	Area:	Attachment Value:
13-AFG	616	\$18,500
11-OFP	132	\$2,600

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	140	\$700

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

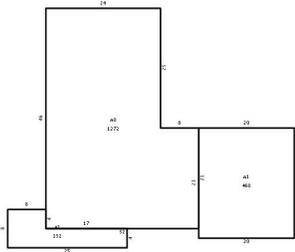
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
7/18/2014	14-1672	\$6,550.00	REROOF

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/1/1992		\$120,000.00	Valid		Land and Improvements		
10/1/1999		\$140,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.234	Gross				\$61,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
10,193	0.234				\$61,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0114 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,588		\$180,476.20	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$180,476.20	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,588		\$35,523.56	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,906.48	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				748		\$21,100.00	
Adjusted Base Price						\$248,628.24	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$249,951.06	
Market Adjustment:				42%		\$354,930.51	
CDU Adjustment:				65		\$230,700.00	
Complete:				100		\$230,700.00	
Dollar Adjustments						\$0.00	
Dwelling Value						\$230,700.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$230,700.00	
Total Land Value						\$61,200.00	
Total Assessed Value						\$291,900.00	

Parcel Numbers: 760-0115-000	Property Address: 7206 38TH ST S	Municipality: Franklin, City of
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Owner Name: WITTLIEFF, KEVIN	Mailing Address: 7206 S 38TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: TIFTON HEIGHTS BLK 1 LOT 12	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1213-Franklin	

Building Description

Dwelling #	760 0115 000- 1		
Year Built:	1/1/1982	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1982	Bedrooms:	3
Remodeled/Effective Age:	-40	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0115 000- 1	1,272	0	0	0	0	0	1,272

Attachment Description(s): 13-AFG	Area: 460	Attachment Value: \$13,800
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Feature Description(s): 22-Additional Fixture	Area: 1	Feature Value: \$300
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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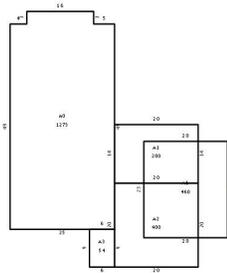
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
7/26/2006	2482	\$3,000.00	FURREPLAC
5/16/2016	16-1070	\$12,180.00	FOUNDRPR
4/22/2008	757	\$2,200.00	FENCE

Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
9/1/1994		\$117,900.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.234	Gross				\$61,200
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
10,193	0.234			\$61,200		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	
Valuation/Explanation						
Dwelling #				760 0115 000- 1		
Description				Area		Value Amount
Living Area:						
First Story:				1,272		\$150,782.88
Second Story:				0		\$0.00
Additional Story:				0		\$0.00
Attic/Finished Net:				0		\$0.00
Half Story/Finished Net:				0		\$0.00
Base Price						\$150,782.88
Unfinished Living Area:						
Room/Unfinished:				0		\$0.00
Unfinished Basement:				1,272		\$30,120.96
Half Story/Unfinished:						\$0.00
Structure Info, Features and Attachments:						
Heating/AC				Basic Heating		\$0.00
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00
Finished Basement Living Area				0		\$0.00
Features:				1		\$300.00
Attachments:				460		\$13,800.00
Adjusted Base Price						\$195,003.84
Changes/Adjustments						
Grade Adjustment:				C+ 110%		\$198,994.22
Market Adjustment:				58%		\$314,410.87
CDU Adjustment:				65		\$204,400.00
Complete:				100		\$204,400.00
Dollar Adjustments						\$400.00
Dwelling Value						\$204,800.00
Other Building Improvements				0		\$0.00
Total Improvement Value						\$204,800.00
Total Land Value						\$61,200.00
Total Assessed Value						\$266,000.00

Parcel Numbers: 760-0116-000 Property Address: 7158 38TH ST S Municipality: Franklin, City of

Owner Name: VOLZ, RACHELLE E Mailing Address: 7158 S 38TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	TIFTON HEIGHTS BLK 1 LOT 13	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1213-Franklin	

Building Description

Dwelling #	760 0116 000- 1		
Year Built:	1/1/1981	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1981	Bedrooms:	3
Remodeled/Effective Age:	-41	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0116 000- 1	1,553	0	0	0	0	0	1,553

Attachment Description(s):	Area:	Attachment Value:
13-AFG	400	\$12,000
11-OFP	54	\$1,100

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

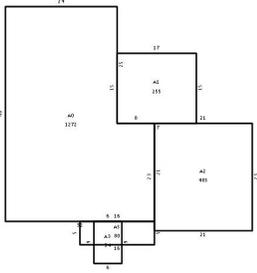
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
8/26/2003	165151	\$3,380.00	FURREPLAC				
8/2/2012	12-1727	\$6,000.00	REROOF				
5/15/2012	12-0920	\$3,240.00	FURREPLAC				
9/28/2010	2024	\$9,683.00	FIREPLACE				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/17/2002		\$159,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.234	Gross				\$61,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
10,193	0.234				\$61,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0116 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,553	\$176,498.45		
Second Story:				0	\$0.00		
Additional Story:				0	\$0.00		
Attic/Finished Net:				0	\$0.00		
Half Story/Finished Net:				0	\$0.00		
Base Price						\$176,498.45	
Unfinished Living Area:							
Room/Unfinished:				0	\$0.00		
Unfinished Basement:				1,273	\$30,144.64		
Half Story/Unfinished:					\$0.00		
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts	\$3,820.38		
Plumbing				1 - Half Bath 1 - Full Bath	\$4,881.00		
Finished Basement Living Area				0	\$0.00		
Features:				3	\$2,600.00		
Attachments:				454	\$13,100.00		
Adjusted Base Price						\$231,044.47	
Changes/Adjustments							
Grade Adjustment:				C+ 110%	\$236,878.92		
Market Adjustment:				47%	\$348,212.01		
CDU Adjustment:				65	\$226,300.00		
Complete:				100	\$226,300.00		
Dollar Adjustments					(\$200.00)		
Dwelling Value						\$226,100.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$226,100.00
Total Land Value		\$61,200.00
Total Assessed Value		\$287,300.00

Parcel Numbers: 760-0117-000 Property Address: 7146 38TH ST S Municipality: Franklin, City of

Owner Name: PALKOWSKI, DALE R Mailing Address: 7443 S QUINCY AVE OAK CREEK, WI 53154 Land Use: Residential

	Legal Description:	Building Sketch:
	TIFTON HEIGHTS BLK 1 LOT 14	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1213-Franklin	

Building Description

Dwelling #	760 0117 000- 1		
Year Built:	1/1/1982	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1982	Bedrooms:	3
Remodeled/Effective Age:	-40	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0117 000- 1	1,272	0	0	0	0	0	1,272

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	255	\$1,300
13-AFG	483	\$14,500
31-WD	80	\$800

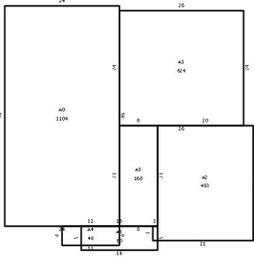
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
12/16/2013	13-2937	\$2,575.00	FURREPLAC			
7/17/2013	13-1434	\$3,190.00	ACREPLACE			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
5/1/2001		\$137,500.00	Invalid		Land and Improvements	
3/1/1985		\$70,700.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.234	Gross				\$61,200
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
10,193	0.234			\$61,200		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	760 0117 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,272	\$150,782.88
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$150,782.88
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,272	\$30,120.96
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,129.12
Plumbing	0 - Half Bath 1 - Full Bath	\$0.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$2,900.00
Attachments:	818	\$16,600.00
Adjusted Base Price		\$203,532.96
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$202,436.26
Market Adjustment:	64%	\$331,995.46
CDU Adjustment:	65	\$215,800.00
Complete:	100	\$215,800.00
Dollar Adjustments		\$300.00
Dwelling Value		\$216,100.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$216,100.00
Total Land Value		\$61,200.00
Total Assessed Value		\$277,300.00

Parcel Numbers: 760-0118-000	Property Address: 7134 38TH ST S	Municipality: Franklin, City of
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Owner Name: LIPSKI, STEVEN R & DEBORAH	Mailing Address: 7134 S 38TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: TIFTON HEIGHTS BLK 1 LOT 15	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1213-Franklin	

Building Description

Dwelling #	760 0118 000- 1		
Year Built:	1/1/1983	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1983	Bedrooms:	3
Remodeled/Effective Age:	-39	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0118 000- 1	1,272	0	0	0	0	0	1,272

Attachment Description(s):	Area:	Attachment Value:
31-WD	624	\$6,200
13-AFG	483	\$14,500
11-OFPP	48	\$1,000

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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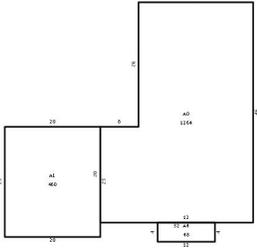
Permit / Construction History

Date of Permit: 3/10/2014	Permit Number: 14-0469	Permit Amount: \$13,000.00	Details of Permit: FNDTN REPAIR
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Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
3/1/1994		\$112,000.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.234	Gross				\$61,200
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
10,193	0.234			\$61,200		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	
Valuation/Explanation						
Dwelling #				760 0118 000- 1		
Description				Area		Value Amount
Living Area:						
First Story:				1,272		\$150,782.88
Second Story:				0		\$0.00
Additional Story:				0		\$0.00
Attic/Finished Net:				0		\$0.00
Half Story/Finished Net:				0		\$0.00
Base Price						\$150,782.88
Unfinished Living Area:						
Room/Unfinished:				0		\$0.00
Unfinished Basement:				1,104		\$27,191.52
Half Story/Unfinished:						\$0.00
Structure Info, Features and Attachments:						
Heating/AC				Air Conditioning - Same Ducts		\$3,129.12
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00
Finished Basement Living Area				0		\$0.00
Features:				2		\$600.00
Attachments:				1,155		\$21,700.00
Adjusted Base Price						\$203,403.52
Changes/Adjustments						
Grade Adjustment:				C+ 110%		\$199,213.87
Market Adjustment:				68%		\$334,679.31
CDU Adjustment:				65		\$217,500.00
Complete:				100		\$217,500.00
Dollar Adjustments						(\$300.00)
Dwelling Value						\$217,200.00
Other Building Improvements				0		\$0.00
Total Improvement Value						\$217,200.00
Total Land Value						\$61,200.00
Total Assessed Value						\$278,400.00

Parcel Numbers: 760-0119-000 Property Address: 7122 38TH ST S Municipality: Franklin, City of

Owner Name: GONZALEZ, RAMIRO & JEAN Mailing Address: 7122 S 38TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	TIFTON HEIGHTS BLK 1 LOT 16	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
1213-Franklin		

Building Description

Dwelling #	760 0119 000- 1		
Year Built:	1/1/1983	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1983	Bedrooms:	3
Remodeled/Effective Age:	-39	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0119 000- 1	1,264	0	0	0	0	0	1,264

Attachment Description(s):	Area:	Attachment Value:
13-AFG	460	\$13,800

Feature Description(s):	Area:	Feature Value:
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

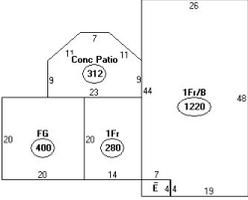
Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit: 6/6/2013	Permit Number: 13-1045	Permit Amount: \$8,946.00	Details of Permit: FUR/ACREPLAC				
Ownership/Sales History							
Date of Sale: 9/1/1982	Sale Document:	Purchase Amount: \$24,900.00	Sale Validity: Valid	Conveyance Type:	Sale Type: Land	Sale Validation Source:	
Land Breakdown							
Land Class: A-Residential Primary Site	Acreage: 0.238	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$61,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage: 10,367	Total Acreage: 0.238	Depth:	Act. Frontage:		Assessed Land Value: \$61,600		
General Information							
Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: All Public		
Valuation/Explanation							
Dwelling #				760 0119 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,264		\$149,834.56	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$149,834.56	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,264		\$29,931.52	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,109.44	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$5,800.00	
Attachments:				460		\$13,800.00	
Adjusted Base Price						\$207,356.52	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$206,532.17	
Market Adjustment:				52%		\$313,928.90	
CDU Adjustment:				65		\$204,100.00	
Complete:				100		\$204,100.00	
Dollar Adjustments						(\$600.00)	
Dwelling Value						\$203,500.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$203,500.00	
Total Land Value						\$61,600.00	
Total Assessed Value						\$265,100.00	

Parcel Numbers: 760-0120-000 Property Address: 7110 38TH ST S Municipality: Franklin, City of

Owner Name: HEISLER SR, BRUCE E Mailing Address: 7110 S 38TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	TIFTON HEIGHTS BLK 1 LOT 17	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <ul style="list-style-type: none"> A: 1Fr/B 1220 sqft B: 1Fr 280 sqft C: FG 400 sqft D: Conc Patio 312 sqft E: OFP 28 sqft
	Neighborhood:	

1213-Franklin

Building Description

Dwelling #	760 0120 000- 1		
Year Built:	1/1/1980	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1980	Bedrooms:	3
Remodeled/Effective Age:	-42	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0120 000- 1	1,500	0	0	0	0	0	1,500

Attachment Description(s):	Area:	Attachment Value:
13-AFG	400	\$12,000
33-Concrete Patio	312	\$1,600
11-OFP	28	\$600

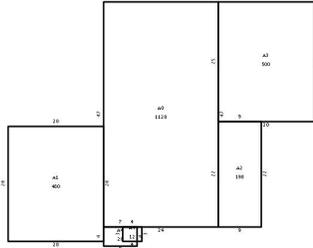
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Fair	720	\$2,880
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Fair	720	\$2,880

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed		1/1/2021	120		Average	\$1,200.00	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
10/1/2000		00-1282	\$2,765.00		REPL FURNACE		
7/16/2021		21-0492	\$3,866.00		SHED 10X12		
4/28/2015		15-0852	\$13,365.00		FOUNDRPR		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/1/1991		\$111,000.00	Valid		Land and Improvements		
1/10/2018		\$202,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.367	Gross				\$71,200
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
15,987		0.367				\$71,200	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light		6/27/2022	All Public		

Valuation/Explanation		
Dwelling #	760 0120 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,500	\$171,480.00
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$171,480.00
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,220	\$29,194.60
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,690.00
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	740	\$14,200.00
Adjusted Base Price		\$225,745.60
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$230,170.16
Market Adjustment:	44%	\$331,445.03
CDU Adjustment:	60	\$198,900.00
Complete:	100	\$198,900.00
Dollar Adjustments		(\$300.00)
Dwelling Value		\$198,600.00
Other Building Improvements	0	\$1,200.00
Total Improvement Value		\$199,800.00
Total Land Value		\$71,200.00
Total Assessed Value		\$271,000.00

Parcel Numbers: 760-0121-000 Property Address: 3800 JODI PL W Municipality: Franklin, City of

Owner Name: HETZEL, JOHN W & JULIE Mailing Address: 3800 W JODI PL FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	TIFTON HEIGHTS BLK 1 LOT 18 EXC THE N 2.26 FT FOR AVE	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1213-Franklin	

Building Description

Dwelling #	760 0121 000- 1		
Year Built:	1/1/1982	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1982	Bedrooms:	3
Remodeled/Effective Age:	-40	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0121 000- 1	1,326	0	0	0	0	0	1,326

Attachment Description(s):	Area:	Attachment Value:
13-AFG	480	\$14,400
33-Concrete Patio	500	\$2,500
35-Ms/Terrace	12	\$0

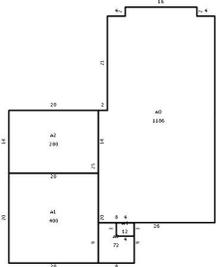
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	200	\$1,000
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	200	\$1,000

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
9/10/2001	01-1037	\$1,000.00	BSMT ALTER			
4/13/2005	51264	\$8,000.00	EXTREMOD			
11/9/2012	250893	\$7,045.00	AC&FURREPLAC			
4/16/2005	51299	\$13,300.00	INTREMOD			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
7/1/1982		\$24,900.00	Valid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.482	Gross				\$70,400
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
20,996	0.482			\$70,400		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	760 0121 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,326	\$155,871.30
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$155,871.30
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,128	\$27,782.64
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,261.96
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	992	\$16,900.00
Adjusted Base Price		\$211,296.90
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$210,976.59
Market Adjustment:	59%	\$335,452.78
CDU Adjustment:	65	\$218,000.00
Complete:	100	\$218,000.00
Dollar Adjustments		(\$500.00)
Dwelling Value		\$217,500.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$217,500.00
Total Land Value		\$70,400.00
Total Assessed Value		\$287,900.00

Parcel Numbers: 760-0122-000 Property Address: 3812 JODI PL W Municipality: Franklin, City of

Owner Name: NIGBUR, VIRGINIA - IRREVOCABLE TRUST Mailing Address: W278N8810 TWIN PINES CIR HARTLAND, WI 53029 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	TIFTON HEIGHTS BLK 1 LOT 19 EXC N 2.26 FT THEREOF FOR AVE	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1213-Franklin	

Building Description

Dwelling #	760 0122 000- 1		
Year Built:	1/1/1984	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1984	Bedrooms:	3
Remodeled/Effective Age:	-38	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0122 000- 1	1,466	0	0	0	0	0	1,466

Attachment Description(s):	Area:	Attachment Value:
13-AFG	400	\$12,000
11-OFP	72	\$1,400

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

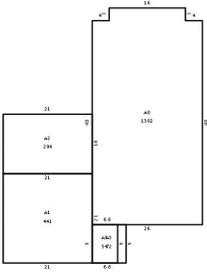
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/11/2010	771	\$1,000.00	FENCE				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/29/2015		\$181,600.00	Invalid		Land and Improvements		
9/1/1984		\$73,900.00	Valid		Land and Improvements		
8/28/2014		\$181,600.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.300	Gross				\$61,100	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
13,068	0.300				\$61,100		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0122 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,466		\$168,707.28	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$168,707.28	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,186		\$28,784.22	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,606.36	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				472		\$13,400.00	
Adjusted Base Price						\$221,678.86	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$226,576.75	
Market Adjustment:				52%		\$344,396.65	
CDU Adjustment:				65		\$223,900.00	
Complete:				100		\$223,900.00	
Dollar Adjustments						(\$300.00)	
Dwelling Value						\$223,600.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$223,600.00
Total Land Value		\$61,100.00
Total Assessed Value		\$284,700.00

Parcel Numbers: 760-0123-000 Property Address: 3824 JODI PL W Municipality: Franklin, City of

Owner Name: MCNAMARA, JON R Mailing Address: 3824 W JODI PL FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	TIFTON HEIGHTS BLK 1 LOT 20 EXC N 2.26 FT FOR AVE	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1213-Franklin	

Building Description

Dwelling #	760 0123 000- 1		
Year Built:	1/1/1981	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1981	Bedrooms:	3
Remodeled/Effective Age:	-41	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Good	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0123 000- 1	1,596	0	0	0	0	0	1,596

Attachment Description(s):	Area:	Attachment Value:
13-AFG	441	\$13,200
11-OFP	54	\$1,100

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

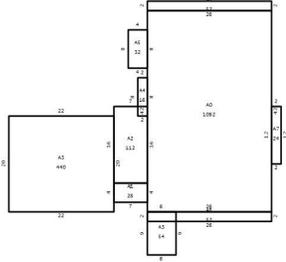
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
7/25/2006	2446	\$1,200.00	FENCE				
4/3/2014	14-0641	\$7,500.00	SIDING				
3/19/2014	14-0524	\$8,000.00	ROOF				
11/21/2014	2854	\$10,350.00	FOUNDRPR				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/1/1984		\$79,000.00	Valid		Land and Improvements		
6/1/1995		\$128,500.00	Valid		Land and Improvements		
8/30/2002		\$167,000.00	Valid		Land and Improvements		
8/13/2015		\$264,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.310	Gross				\$61,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
13,504	0.310				\$61,700		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0123 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,596	\$181,385.40
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$181,385.40
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,302	\$30,505.86
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,926.16
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	495	\$14,300.00
Adjusted Base Price		\$237,298.42
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$242,768.26
Market Adjustment:	91%	\$463,687.38
CDU Adjustment:	65	\$301,400.00
Complete:	100	\$301,400.00
Dollar Adjustments		\$200.00
Dwelling Value		\$301,600.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$301,600.00
Total Land Value		\$61,700.00
Total Assessed Value		\$363,300.00

Parcel Numbers: 760-0124-000 Property Address: 3836 JODI PL W Municipality: Franklin, City of

Owner Name: MARTINEZ, LEOPOLDO Mailing Address: 3836 W JODI PL FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	TIFTON HEIGHTS BLK 1 LOT 21 EXC THE N 2.26 FT FOR AVE	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1213-Franklin	

Building Description

Dwelling #	760 0124 000- 1		
Year Built:	1/1/1981	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1981	Bedrooms:	3
Remodeled/Effective Age:	-41	Full Baths:	2
Building Type/Style:	02-Bi-Level	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:	Average	Type of System:	Hot Water

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0124 000- 1	1,348	0	0	0	0	1,092	2,440

Attachment Description(s):	Area:	Attachment Value:
11-OFP	28	\$600
13-AFG	440	\$13,200
99-Additional Attachments	16	\$1,600
31-WD	32	\$300
99-Additional Attachments	52	\$5,200
99-Additional Attachments	24	\$2,400
99-Additional Attachments	52	\$5,200

Feature Description(s):	Area:	Feature Value:
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RP1-Inground Pool - Plastic Lined Pool	1/1/1984	612		Average	\$1,200.00

Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
2/3/2020		\$264,500.00	Valid		Land and Improvements	
12/1/1987		\$102,500.00	Valid		Land and Improvements	

Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.351	Gross				\$64,200

Acreage/Squarefoot Variables

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Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
15,290	0.351			\$64,200

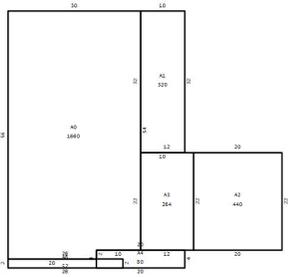
General Information

Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Above Street	Paved	Light			All Public

Valuation/Explanation		
Dwelling #	760 0124 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,348	\$158,457.40
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$158,457.40
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	0	\$0.00
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$6,002.40
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	1,092	\$29,473.08
Features:	3	\$6,100.00
Attachments:	644	\$28,500.00
Adjusted Base Price		\$235,854.88
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$221,380.37
Market Adjustment:	75%	\$387,415.64
CDU Adjustment:	65	\$251,800.00
Complete:	100	\$251,800.00
Dollar Adjustments		\$600.00
Dwelling Value		\$252,400.00
Other Building Improvements	0	\$1,200.00
Total Improvement Value		\$253,600.00
Total Land Value		\$64,200.00
Total Assessed Value		\$317,800.00

Parcel Numbers: 760-0125-000 Property Address: 7118 TIFTON DR S Municipality: Franklin, City of

Owner Name: SADOWSKI, MICHAEL P & DEENA Mailing Address: 7118 S TIFTON DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	TIFTON HEIGHTS BLK 2 LOT 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1213-Franklin	

Building Description

Dwelling #	760 0125 000- 1		
Year Built:	1/1/1980	Exterior Wall:	07-Brick
Year Remodeled:	1/1/1980	Bedrooms:	3
Remodeled/Effective Age:	-42	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0125 000- 1	1,924	0	0	0	0	0	1,924

Attachment Description(s):	Area:	Attachment Value:
31-WD	320	\$3,200
23-AMG	440	\$15,400
11-OfP	80	\$1,600

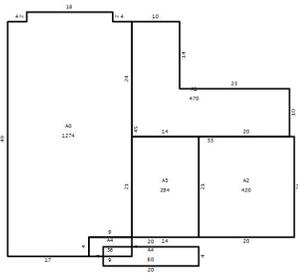
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition: Average	Rec Room Area: 568	Rec Room Value: \$2,840
03-Masonry Fireplace	1	\$5,500
Rec Room Condition: Average	Rec Room Area: 568	Rec Room Value: \$2,840

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
10/1/2000	00-1233	\$2,200.00	REPLACE A/C			
6/14/2018	18-1476	\$22,380.00	FOUNDRPR			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.317	Gross				\$68,100
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
13,809	0.317			\$68,100		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	
Valuation/Explanation						
Dwelling #	760 0125 000- 1					
Description	Area			Value Amount		
Living Area:						
First Story:	1,924			\$208,080.60		
Second Story:	0			\$0.00		
Additional Story:	0			\$0.00		
Attic/Finished Net:	0			\$0.00		
Half Story/Finished Net:	0			\$0.00		
Base Price				\$208,080.60		
Unfinished Living Area:						
Room/Unfinished:	0			\$0.00		
Unfinished Basement:	1,660			\$36,669.40		
Half Story/Unfinished:				\$0.00		
Structure Info, Features and Attachments:						
Heating/AC	Air Conditioning - Same Ducts			\$4,733.04		
Plumbing	0 - Half Bath 2 - Full Bath			\$7,322.00		
Finished Basement Living Area	0			\$0.00		
Features:	4			\$6,400.00		
Attachments:	840			\$20,200.00		
Adjusted Base Price				\$283,405.04		
Changes/Adjustments						
Grade Adjustment:	C+ 110%			\$282,485.54		
Market Adjustment:	62%			\$457,626.58		
CDU Adjustment:	60			\$274,600.00		
Complete:	100			\$274,600.00		
Dollar Adjustments				(\$200.00)		
Dwelling Value				\$274,400.00		

Other Building Improvements	0	\$0.00
Total Improvement Value		\$274,400.00
Total Land Value		\$68,100.00
Total Assessed Value		\$342,500.00

Parcel Numbers: 760-0126-000 Property Address: 7125 38TH ST S Municipality: Franklin, City of

Owner Name: SINGH, GURVINDER Mailing Address: 7125 S 38TH ST FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	TIFTON HEIGHTS BLK 2 LOT 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1213-Franklin	

Building Description

Dwelling #	760 0126 000- 1		
Year Built:	1/1/1980	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1980	Bedrooms:	3
Remodeled/Effective Age:	-42	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0126 000- 1	1,568	0	0	0	0	0	1,568

Attachment Description(s):	Area:	Attachment Value:
31-WD	470	\$4,700
13-AFG	420	\$12,600
11-OFP	36	\$700

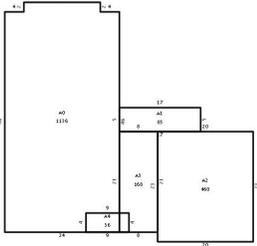
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	6	\$1,800
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	1,000	\$5,000
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	1,000	\$5,000

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
5/1/1995	95-0449	\$5,500.00	BSMT REPAIR			
11/1/1997	97-1168	\$950.00	REC ROOM			
8/20/2009	1555	\$11,592.00	EXTREMOD-R			
12/27/2019	19-3356	\$3,500.00	FURREPLAC			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
8/1/1989		\$108,000.00	Valid		Land and Improvements	
10/27/2004		\$209,500.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.298	Gross				\$65,800
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
12,981	0.298			\$65,800		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	760 0126 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,568	\$178,203.20
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$178,203.20
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,274	\$30,168.32
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,857.28
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	7	\$7,300.00
Attachments:	926	\$18,000.00
Adjusted Base Price		\$242,409.80
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$238,820.78
Market Adjustment:	74%	\$415,548.16
CDU Adjustment:	60	\$249,300.00
Complete:	100	\$249,300.00
Dollar Adjustments		(\$200.00)
Dwelling Value		\$249,100.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$249,100.00
Total Land Value		\$65,800.00
Total Assessed Value		\$314,900.00

Parcel Numbers: 760-0127-000 Property Address: 7137 38TH ST S Municipality: Franklin, City of

Owner Name: DOYLE, SHAWN & DANYEL Mailing Address: 7137 S 38TH ST FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	TIFTON HEIGHTS BLK 2 LOT 3	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1213-Franklin	

Building Description

Dwelling #	760 0127 000- 1		
Year Built:	1/1/1982	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1982	Bedrooms:	3
Remodeled/Effective Age:	-40	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0127 000- 1	1,304	0	0	0	0	0	1,304

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	85	\$400
13-AFG	460	\$13,800

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

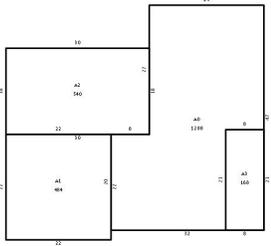
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
4/26/2021	21-0132	\$3,500.00	ACREPLACE

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/1/1986		\$69,500.00	Valid		Land and Improvements		
10/29/2004		\$199,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.254	Gross				\$62,400	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,064	0.254				\$62,400		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0127 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,304		\$153,285.20	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$153,285.20	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,136		\$27,979.68	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,207.84	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$600.00	
Attachments:				545		\$14,200.00	
Adjusted Base Price						\$204,153.72	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$208,289.09	
Market Adjustment:				59%		\$331,179.66	
CDU Adjustment:				65		\$215,300.00	
Complete:				100		\$215,300.00	
Dollar Adjustments						(\$400.00)	
Dwelling Value						\$214,900.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$214,900.00	
Total Land Value						\$62,400.00	
Total Assessed Value						\$277,300.00	

Parcel Numbers: 760-0128-000 Property Address: 7149 38TH ST S Municipality: Franklin, City of

Owner Name: KROS SHERRY REVOCABLE TRUST 5/22/2007 Mailing Address: 7149 S 38TH ST FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	TIFTON HEIGHTS BLK 2 LOT 4	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1213-Franklin	

Building Description

Dwelling #	760 0128 000- 1		
Year Built:	1/1/1982	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1982	Bedrooms:	3
Remodeled/Effective Age:	-40	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0128 000- 1	1,288	0	0	0	0	0	1,288

Attachment Description(s):	Area:	Attachment Value:
13-AFG	484	\$14,500
33-Concrete Patio	540	\$2,700

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	4	\$1,200
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

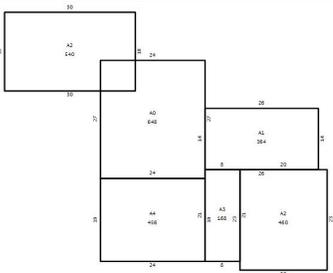
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
8/1/1994	94-0855	\$2,000.00	POOL DECK
7/11/2011	1337	\$30,000.00	FNDTN RPR

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/1/1988		\$37,100.00	Invalid		Land and Improvements		
5/22/2007		\$196,100.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.254	Gross				\$62,400	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,064	0.254				\$62,400		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0128 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,288		\$152,679.52	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$152,679.52	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,288		\$30,499.84	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,168.48	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				4		\$1,200.00	
Attachments:				1,024		\$17,200.00	
Adjusted Base Price						\$204,747.84	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$204,982.62	
Market Adjustment:				60%		\$327,972.20	
CDU Adjustment:				65		\$213,200.00	
Complete:				100		\$213,200.00	
Dollar Adjustments						(\$200.00)	
Dwelling Value						\$213,000.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$213,000.00	
Total Land Value						\$62,400.00	
Total Assessed Value						\$275,400.00	

Parcel Numbers: 760-0129-000	Property Address: 7161 38TH ST S	Municipality: Franklin, City of
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Owner Name: DEFORD, STEVEN E & DIANE M	Mailing Address: 7161 S 38TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: TIFTON HEIGHTS ADDN NO 1 BLK 2 LOT 5	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1213-Franklin	

Building Description

Dwelling #	760 0129 000- 1		
Year Built:	1/1/1982	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1982	Bedrooms:	4
Remodeled/Effective Age:	-40	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	6
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0129 000- 1	1,272	648	0	0	0	0	1,920

Attachment Description(s): 33-Concrete Patio 13-AFG	Area: 364 460	Attachment Value: \$1,800 \$13,800
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Feature Description(s): 22-Additional Fixture Rec Room Condition: Average	Area: 3 Rec Room Area: 552	Feature Value: \$900 Rec Room Value: \$2,760
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Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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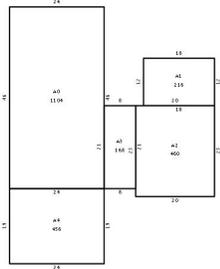
Permit / Construction History

Date of Permit: 8/11/2009 5/20/2013	Permit Number: 1480 13-0855	Permit Amount: \$8,372.00 \$6,000.00	Details of Permit: AC/FURREPLAC ROOF
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Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.254	Gross				\$62,400
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
11,064	0.254			\$62,400		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	
Valuation/Explanation						
Dwelling #				760 0129 000- 1		
Description				Area		Value Amount
Living Area:						
First Story:				1,272		\$150,782.88
Second Story:				648		\$45,528.48
Additional Story:				0		\$0.00
Attic/Finished Net:				0		\$0.00
Half Story/Finished Net:				0		\$0.00
Base Price						\$196,311.36
Unfinished Living Area:						
Room/Unfinished:				0		\$0.00
Unfinished Basement:				1,104		\$27,191.52
Half Story/Unfinished:						\$0.00
Structure Info, Features and Attachments:						
Heating/AC				Air Conditioning - Same Ducts		\$4,723.20
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00
Finished Basement Living Area				0		\$0.00
Features:				3		\$900.00
Attachments:				824		\$15,600.00
Adjusted Base Price						\$252,048.08
Changes/Adjustments						
Grade Adjustment:				C+ 110%		\$259,102.89
Market Adjustment:				69%		\$437,883.88
CDU Adjustment:				65		\$284,600.00
Complete:				100		\$284,600.00
Dollar Adjustments						(\$200.00)
Dwelling Value						\$284,400.00
Other Building Improvements				0		\$0.00
Total Improvement Value						\$284,400.00
Total Land Value						\$62,400.00
Total Assessed Value						\$346,800.00

Parcel Numbers: 760-0130-000	Property Address: 7211 38TH ST S	Municipality: Franklin, City of
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Owner Name: DANIELS, WILLIAM & MARY	Mailing Address: 7211 S 38TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: TIFTON HEIGHTS ADDN NO 1 BLK 2 LOT 6	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1213-Franklin		

Building Description

Dwelling #	760 0130 000- 1		
Year Built:	1/1/1982	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1982	Bedrooms:	3
Remodeled/Effective Age:	-40	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0130 000- 1	1,272	0	0	0	0	0	1,272

Attachment Description(s): 33-Concrete Patio 13-AFG	Area: 216 460	Attachment Value: \$1,100 \$13,800
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Feature Description(s): 22-Additional Fixture Rec Room Condition:	Area: 1 Rec Room Area: 0	Feature Value: \$300 Rec Room Value: \$0
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Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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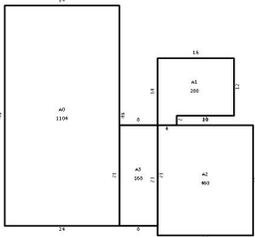
Permit / Construction History

Date of Permit: 11/8/2004	Permit Number: 3796	Permit Amount: \$0.00	Details of Permit: FUR/ACREPLACE
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.254	Gross				\$62,400	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,064	0.254				\$62,400		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0130 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,272		\$150,782.88	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$150,782.88	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,104		\$27,191.52	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,129.12	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				676		\$14,900.00	
Adjusted Base Price						\$201,184.52	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$204,582.97	
Market Adjustment:				59%		\$325,286.93	
CDU Adjustment:				65		\$211,400.00	
Complete:				100		\$211,400.00	
Dollar Adjustments						(\$200.00)	
Dwelling Value						\$211,200.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$211,200.00	
Total Land Value						\$62,400.00	
Total Assessed Value						\$273,600.00	

Parcel Numbers: 760-0131-000 Property Address: 7223 38TH ST S Municipality: Franklin, City of

Owner Name: VICHICH JOINT REVOCABLE TRUST Mailing Address: 7223 S 38TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	TIFTON HEIGHTS ADDN NO 1 BLK 2 LOT 7	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1213-Franklin	

Building Description

Dwelling #	760 0131 000- 1		
Year Built:	1/1/1982	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1982	Bedrooms:	3
Remodeled/Effective Age:	-40	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0131 000- 1	1,272	0	0	0	0	0	1,272

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	200	\$1,000
13-AFG	460	\$13,800

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/1982	120		Average	\$200.00

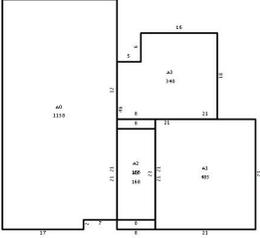
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
9/28/2020	20-2779	\$8,870.00	EXTREMOD-ROOF

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/18/2021		\$232,700.00	Invalid		Land and Improvements		
5/1/1982		\$24,900.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.254	Gross				\$62,400	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,064	0.254				\$62,400		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0131 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,272		\$150,782.88	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$150,782.88	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,104		\$27,191.52	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Basic Heating		\$0.00	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				660		\$14,800.00	
Adjusted Base Price						\$197,955.40	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$201,140.94	
Market Adjustment:				61%		\$323,836.91	
CDU Adjustment:				65		\$210,500.00	
Complete:				100		\$210,500.00	
Dollar Adjustments						(\$200.00)	
Dwelling Value						\$210,300.00	
Other Building Improvements				0		\$200.00	
Total Improvement Value						\$210,500.00	
Total Land Value						\$62,400.00	
Total Assessed Value						\$272,900.00	

Parcel Numbers: 760-0132-000 Property Address: 7235 38TH ST S Municipality: Franklin, City of

Owner Name: LATUS, PAUL G & CYNTHIA L Mailing Address: 7235 S 38TH ST FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	TIFTON HEIGHTS ADDN NO 1 BLK 2 LOT 8	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1213-Franklin	

Building Description

Dwelling #	760 0132 000- 1		
Year Built:	1/1/1982	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1982	Bedrooms:	3
Remodeled/Effective Age:	-40	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0132 000- 1	1,306	0	0	0	0	0	1,306

Attachment Description(s):	Area:	Attachment Value:
13-AFG	483	\$14,500
31-WD	348	\$3,500

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

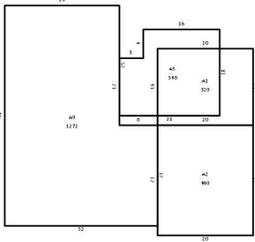
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
8/20/2014	14-2009	\$7,000.00	DECK				
7/23/2014	14-1729	\$1,250.00	AB GR POOL				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/1/1982		\$25,900.00	Valid		Land		
10/1/1998		\$140,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.294	Gross				\$67,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
12,807	0.294			\$67,200			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0132 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,306		\$153,520.30	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$153,520.30	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,138		\$28,028.94	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,212.76	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				831		\$18,000.00	
Adjusted Base Price						\$209,943.00	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$208,607.30	
Market Adjustment:				45%		\$302,480.59	
CDU Adjustment:				65		\$196,600.00	
Complete:				100		\$196,600.00	
Dollar Adjustments						\$400.00	
Dwelling Value						\$197,000.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$197,000.00
Total Land Value		\$67,200.00
Total Assessed Value		\$264,200.00

Parcel Numbers: 760-0133-000	Property Address: 7247 38TH ST S	Municipality: Franklin, City of
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Owner Name: O'BRIEN, JOEL T	Mailing Address: 7247 S 38TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: TIFTON HEIGHTS ADDN NO 1 BLK 2 LOT 9	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1213-Franklin	

Building Description

Dwelling #	760 0133 000- 1		
Year Built:	1/1/1981	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1981	Bedrooms:	3
Remodeled/Effective Age:	-41	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0133 000- 1	1,272	0	0	0	0	0	1,272

Attachment Description(s): 33-Concrete Patio 13-AFG	Area: 320 460	Attachment Value: \$1,600 \$13,800
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Feature Description(s): 22-Additional Fixture Rec Room Condition:	Area: 2 Rec Room Area: 0	Feature Value: \$600 Rec Room Value: \$0
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Other Building Improvements

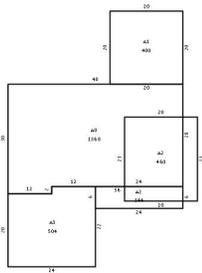
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/22/2014	14-1183	\$5,400.00	FURREPLACE				
2/14/2018	18-0275	\$2,000.00	EXTREMOD				
3/1/2018	18-0386	\$1,000.00	BATHREMOD				
5/22/2019	19-1115	\$14,500.00	WDDK-DET				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/1/1993		\$107,900.00	Valid		Land and Improvements		
1/24/2018		\$171,000.00	Valid		Land and Improvements		
6/1/2018		\$244,400.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.372	Gross				\$72,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
16,204	0.372				\$72,800		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0133 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,272	\$150,782.88
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$150,782.88
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,272	\$30,120.96
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,129.12
Plumbing	0 - Half Bath 1 - Full Bath	\$0.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$600.00
Attachments:	780	\$15,400.00
Adjusted Base Price		\$200,032.96
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$202,436.26
Market Adjustment:	59%	\$321,873.65
CDU Adjustment:	65	\$209,200.00
Complete:	100	\$209,200.00
Dollar Adjustments		(\$600.00)
Dwelling Value		\$208,600.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$208,600.00
Total Land Value		\$72,800.00
Total Assessed Value		\$281,400.00

Parcel Numbers: 760-0134-000 Property Address: 3807 MINNESOTA AVE W Municipality: Franklin, City of

Owner Name: HRANICKA, RONALD & LENORA Mailing Address: 3807 W MINNESOTA AVE FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	TIFTON HEIGHTS ADDN NO 1 BLK 3 LOT 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1213-Franklin	

Building Description

Dwelling #	760 0134 000- 1		
Year Built:	1/1/1987	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1987	Bedrooms:	3
Remodeled/Effective Age:	-35	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0134 000- 1	1,368	0	0	0	0	0	1,368

Attachment Description(s):	Area:	Attachment Value:
31-WD	400	\$4,000
11-OPF	144	\$2,900
13-AFG	504	\$15,100

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

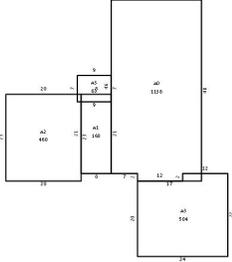
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/1988	140		Average	\$300.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
8/5/2008	1786	\$550.00	FENCE				
8/24/2016	16-2090	\$3,100.00	ACREPLACE				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/1/1997		\$129,500.00	Valid		Land and Improvements		
6/1/1986		\$17,500.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.364	Gross				\$71,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
15,856	0.364			\$71,600			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0134 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,368		\$159,631.92	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$159,631.92	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,368		\$31,737.60	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,365.28	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				1,048		\$22,000.00	
Adjusted Base Price						\$224,356.80	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$222,262.48	
Market Adjustment:				67%		\$371,178.34	
CDU Adjustment:				65		\$241,300.00	
Complete:				100		\$241,300.00	
Dollar Adjustments						(\$500.00)	
Dwelling Value						\$240,800.00	

Other Building Improvements	0	\$300.00
Total Improvement Value		\$241,100.00
Total Land Value		\$71,600.00
Total Assessed Value		\$312,700.00

Parcel Numbers: 760-0135-000 Property Address: 7325 38TH ST S Municipality: Franklin, City of

Owner Name: GHOTRA JAGGI S Mailing Address: 7325 S 38TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	TIFTON HEIGHTS ADDN NO 1 BLK 3 LOT 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1213-Franklin	

Building Description

Dwelling #	760 0135 000- 1		
Year Built:	1/1/1983	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1983	Bedrooms:	3
Remodeled/Effective Age:	-39	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0135 000- 1	1,306	0	0	0	0	0	1,306

Attachment Description(s):	Area:	Attachment Value:
13-AFG	460	\$13,800
31-WD	63	\$600

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	4	\$1,200
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	50	\$250
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	50	\$250

Other Building Improvements

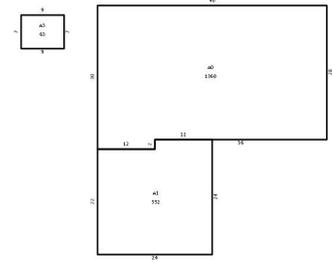
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit: 4/4/2002	Permit Number: 02-0232	Permit Amount: \$4,000.00	Details of Permit: BSMT FULL BATH				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/1/1987		\$89,000.00	Valid		Land and Improvements		
10/29/2004		\$194,900.00	Valid		Land and Improvements		
8/29/2009		\$157,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class: A-Residential Primary Site	Acreage: 0.332	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$68,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage: 14,462	Total Acreage: 0.332	Depth:	Act. Frontage:		Assessed Land Value: \$68,000		
General Information							
Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: All Public		
Valuation/Explanation							
Dwelling #				760 0135 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,306		\$153,520.30	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$153,520.30	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,138		\$28,028.94	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,212.76	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				5		\$3,200.00	
Attachments:				523		\$14,400.00	
Adjusted Base Price						\$207,243.00	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$208,607.30	
Market Adjustment:				67%		\$348,374.19	
CDU Adjustment:				65		\$226,400.00	
Complete:				100		\$226,400.00	
Dollar Adjustments						\$0.00	
Dwelling Value						\$226,400.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$226,400.00
Total Land Value		\$68,000.00
Total Assessed Value		\$294,400.00

Parcel Numbers: 760-0136-000 Property Address: 3814 MADISON BLVD W Municipality: Franklin, City of

Owner Name: ZAKSZEWSKI, JASON P & JACQUELINE M Mailing Address: 3814 S MADISON BLVD FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	TIFTON HEIGHTS ADDN NO 1 BLK 3 LOT 3	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1213-Franklin	

Building Description

Dwelling #	760 0136 000- 1		
Year Built:	1/1/1987	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1987	Bedrooms:	3
Remodeled/Effective Age:	-35	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0136 000- 1	1,368	0	0	0	0	0	1,368

Attachment Description(s): 13-AFG Area: 552 Attachment Value: \$16,600

Feature Description(s): 22-Additional Fixture Area: 1 Feature Value: \$300
 Rec Room Condition: Rec Room Area: 0 Rec Room Value: \$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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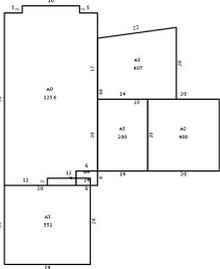
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/1/1986		\$17,000.00	Valid		Land		
10/3/2005		\$184,500.00	Invalid		Land and Improvements		
12/10/2010		\$190,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.296	Gross				\$63,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,894	0.296				\$63,700		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0136 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,368		\$159,631.92	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$159,631.92	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,368		\$31,737.60	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,365.28	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				552		\$16,600.00	
Adjusted Base Price						\$216,515.80	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$219,577.38	
Market Adjustment:				48%		\$324,974.52	
CDU Adjustment:				65		\$211,200.00	
Complete:				100		\$211,200.00	
Dollar Adjustments						(\$400.00)	
Dwelling Value						\$210,800.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$210,800.00	
Total Land Value						\$63,700.00	
Total Assessed Value						\$274,500.00	

Parcel Numbers: 760-0137-000 Property Address: 3801 MADISON BLVD W Municipality: Franklin, City of

Owner Name: PIETRUSZYNSKI, DANIEL & ODESSA - LIV TR Mailing Address: 3801 W MADISON BLVD FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	TIFTON HEIGHTS ADDN NO 1 BLK 4 LOT 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1213-Franklin	

Building Description

Dwelling #	760 0137 000- 1		
Year Built:	1/1/1982	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1982	Bedrooms:	3
Remodeled/Effective Age:	-40	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0137 000- 1	1,536	0	0	0	0	0	1,536

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	407	\$2,000
13-AFG	400	\$12,000
11-OFP	24	\$500

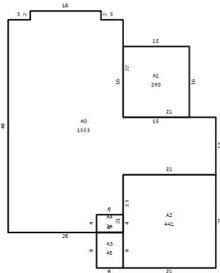
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed	1/1/2003	120		Average	\$400.00	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
7/22/2003	23437	\$1,000.00	SHED			
12/8/2006	4047	\$7,200.00	AC/FURREPLAC			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
10/9/2019		\$226,000.00	Invalid		Land and Improvements	
8/15/2019		\$226,000.00	Invalid		Land and Improvements	
7/8/2005		\$187,900.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.328	Gross				\$68,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
14,288	0.328			\$68,000		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	760 0137 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,536	\$175,595.52
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$175,595.52
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,256	\$29,742.08
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,778.56
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	831	\$14,500.00
Adjusted Base Price		\$230,797.16
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$235,396.88
Market Adjustment:	58%	\$371,927.06
CDU Adjustment:	65	\$241,800.00
Complete:	100	\$241,800.00
Dollar Adjustments		(\$700.00)
Dwelling Value		\$241,100.00
Other Building Improvements	0	\$400.00
Total Improvement Value		\$241,500.00
Total Land Value		\$68,000.00
Total Assessed Value		\$309,500.00

Parcel Numbers: 760-0138-000 Property Address: 3807 MADISON BLVD W Municipality: Franklin, City of

Owner Name: PILAK, THOMAS S Mailing Address: 3807 W MADISON BLVD FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	TIFTON HEIGHTS ADDN NO 1 BLK 4 LOT 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1213-Franklin	

Building Description

Dwelling #	760 0138 000- 1		
Year Built:	1/1/1982	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1982	Bedrooms:	3
Remodeled/Effective Age:	-40	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0138 000- 1	1,553	0	0	0	0	0	1,553

Attachment Description(s):	Area:	Attachment Value:
31-WD	240	\$2,400
13-AFG	441	\$13,200
11-OFP	48	\$1,000

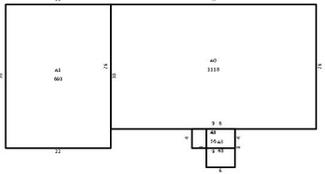
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed	1/1/2006	120		Average	\$500.00	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:		Details of Permit:		
4/11/2006	1081	\$2,000.00		SHED		
7/7/2010	1325	\$100.00		AC&FURREPLAC		
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
4/1/1982		\$25,900.00	Valid		Land	
7/1/1997		\$132,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.311	Gross				\$69,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
13,547	0.311				\$69,000	
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	760 0138 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,553	\$176,498.45
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$176,498.45
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,553	\$34,740.61
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,820.38
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	729	\$16,600.00
Adjusted Base Price		\$238,840.44
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$241,934.48
Market Adjustment:	57%	\$379,837.14
CDU Adjustment:	65	\$246,900.00
Complete:	100	\$246,900.00
Dollar Adjustments		(\$700.00)
Dwelling Value		\$246,200.00
Other Building Improvements	0	\$500.00
Total Improvement Value		\$246,700.00
Total Land Value		\$69,000.00
Total Assessed Value		\$315,700.00

Parcel Numbers: 760-0139-000 Property Address: 7374 38TH ST S Municipality: Franklin, City of

Owner Name: STASKIEWICZ, CHRISTOPHER Mailing Address: 7374 S 38TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	TIFTON HEIGHTS ADDN NO 1 BLK 5 LOT 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1213-Franklin	

Building Description

Dwelling #	760 0139 000- 1		
Year Built:	1/1/1998	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1998	Bedrooms:	4
Remodeled/Effective Age:	-24	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0139 000- 1	1,118	1,118	0	0	0	0	2,236

Attachment Description(s):	Area:	Attachment Value:
13-AFG	660	\$19,800
11-OPF	36	\$700

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

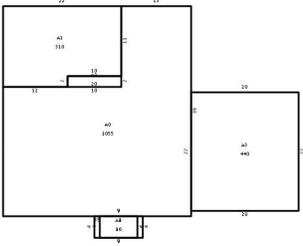
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
1/1/1998	B971237	\$95,800.00	NEW CONST				
2/1/1998	B980158	\$3,400.00	FURNACE				
10/24/2014	2585	\$9,525.00	ROOF				
11/9/2020	20-1909	\$8,492.00	FUR+ACREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.303	Gross				\$66,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
13,199	0.303				\$66,300		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0139 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,118	\$136,094.14		
Second Story:				1,118	\$71,462.56		
Additional Story:				0	\$0.00		
Attic/Finished Net:				0	\$0.00		
Half Story/Finished Net:				0	\$0.00		
Base Price						\$207,556.70	
Unfinished Living Area:							
Room/Unfinished:				0	\$0.00		
Unfinished Basement:				1,118	\$27,536.34		
Half Story/Unfinished:					\$0.00		
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$5,500.56	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0	\$0.00		
Features:				2	\$2,300.00		
Attachments:				696	\$20,500.00		
Adjusted Base Price						\$275,596.60	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$278,076.26	
Market Adjustment:				55%		\$431,018.20	
CDU Adjustment:				73		\$314,600.00	
Complete:				100		\$314,600.00	
Dollar Adjustments						\$0.00	
Dwelling Value						\$314,600.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$314,600.00
Total Land Value		\$66,300.00
Total Assessed Value		\$380,900.00

Parcel Numbers: 760-0140-000 Property Address: 3804 MINNESOTA AVE W Municipality: Franklin, City of

Owner Name: STREHLOW, ERIC C & APRIL K Mailing Address: 3804 W MINNESOTA AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	TIFTON HEIGHTS ADDN NO 2 BLK 2 LOT 10	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1213-Franklin	

Building Description

Dwelling #	760 0140 000- 1		
Year Built:	1/1/1986	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1986	Bedrooms:	3
Remodeled/Effective Age:	-36	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	B-	Room Count:	6
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Very Good	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0140 000- 1	1,075	1,055	0	0	0	0	2,130

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	310	\$1,600
13-AFG	440	\$13,200
35-Ms/Terrace	28	\$0

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

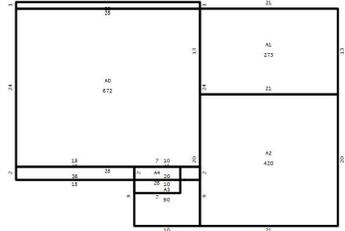
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
8/25/2011	1762	\$17,520.00	KITREMOD				
11/14/2016	16-2773	\$14,000.00	ROOF				
7/26/2014	14-1772	\$13,400.00	BATH REMOD				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/1/1985		\$20,600.00	Valid		Land		
5/26/2006		\$235,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.314	Gross				\$68,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
13,678	0.314				\$68,300		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0140 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,075	\$132,278.75		
Second Story:				1,055	\$67,931.45		
Additional Story:				0	\$0.00		
Attic/Finished Net:				0	\$0.00		
Half Story/Finished Net:				0	\$0.00		
Base Price						\$200,210.20	
Unfinished Living Area:							
Room/Unfinished:				0	\$0.00		
Unfinished Basement:				1,075	\$26,885.75		
Half Story/Unfinished:					\$0.00		
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts	\$5,239.80		
Plumbing				1 - Half Bath 2 - Full Bath	\$12,203.00		
Finished Basement Living Area				0	\$0.00		
Features:				1	\$2,000.00		
Attachments:				778	\$14,800.00		
Adjusted Base Price						\$261,338.75	
Changes/Adjustments							
Grade Adjustment:				B- 120%	\$293,446.50		
Market Adjustment:				87%	\$548,744.96		
CDU Adjustment:				65	\$356,700.00		
Complete:				100	\$356,700.00		
Dollar Adjustments					(\$700.00)		
Dwelling Value						\$356,000.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$356,000.00
Total Land Value		\$68,300.00
Total Assessed Value		\$424,300.00

Parcel Numbers: 760-0141-000 Property Address: 3816 MINNESOTA AVE W Municipality: Franklin, City of

Owner Name: GARCIA, EDUARDO Mailing Address: 3816 W. MINNESOTA AVE. FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	TIFTON HEIGHTS ADDN NO 2 BLK 2 LOT 11	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1213-Franklin	

Building Description

Dwelling #	760 0141 000- 1		
Year Built:	1/1/1985	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1985	Bedrooms:	3
Remodeled/Effective Age:	-37	Full Baths:	1
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0141 000- 1	945	756	0	0	0	0	1,701

Attachment Description(s):	Area:	Attachment Value:
11-OFP	20	\$400
99-Additional Attachments	20	\$2,000
13-AFG	420	\$12,600
11-OFP	90	\$1,800
99-Additional Attachments	28	\$2,800
99-Additional Attachments	36	\$3,600

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	670	\$3,350

Other Building Improvements

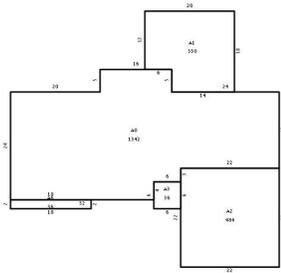
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/2011	144		Average	\$900.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
4/1/1998	B980349	\$3,000.00	BSMT ALTER				
8/21/2003	156019	\$2,327.00	ACREPLAC				
9/28/2011	2078	\$1,500.00	SHED				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
3/1/1986		\$78,500.00	Valid		Land and Improvements		
5/21/2009		\$220,000.00	Valid		Land and Improvements		
7/24/2017		\$252,400.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.253	Gross				\$62,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
11,021	0.253			\$62,500			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #	760 0141 000- 1						
Description	Area	Value Amount					
Living Area:							
First Story:	945	\$120,383.55					
Second Story:	756	\$51,226.56					
Additional Story:	0	\$0.00					
Attic/Finished Net:	0	\$0.00					
Half Story/Finished Net:	0	\$0.00					
Base Price		\$171,610.11					
Unfinished Living Area:							
Room/Unfinished:	0	\$0.00					
Unfinished Basement:	945	\$24,872.40					
Half Story/Unfinished:		\$0.00					
Structure Info, Features and Attachments:							
Heating/AC	Air Conditioning - Same Ducts	\$4,184.46					
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00					
Finished Basement Living Area	0	\$0.00					
Features:	2	\$600.00					
Attachments:	614	\$23,200.00					
Adjusted Base Price		\$229,347.97					
Changes/Adjustments							
Grade Adjustment:	C+ 110%	\$226,102.77					
Market Adjustment:	81%	\$409,246.01					
CDU Adjustment:	65	\$266,000.00					
Complete:	100	\$266,000.00					
Dollar Adjustments		(\$300.00)					
Dwelling Value		\$265,700.00					

Other Building Improvements	0	\$900.00
Total Improvement Value		\$266,600.00
Total Land Value		\$62,500.00
Total Assessed Value		\$329,100.00

Parcel Numbers: 760-0142-000	Property Address: 3828 MINNESOTA AVE W	Municipality: Franklin, City of
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Owner Name: WILSON, JOSEPH L	Mailing Address: 3828 W MINNESOTA AVE FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: TIFTON HEIGHTS ADDN NO 2 BLK 2 LOT 12	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1213-Franklin	

Building Description

Dwelling #	760 0142 000- 1		
Year Built:	1/1/1985	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1985	Bedrooms:	3
Remodeled/Effective Age:	-37	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0142 000- 1	1,672	0	0	0	0	0	1,672

Attachment Description(s):	Area:	Attachment Value:
13-AFG	484	\$14,500
11-OPF	36	\$700

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	480	\$2,400

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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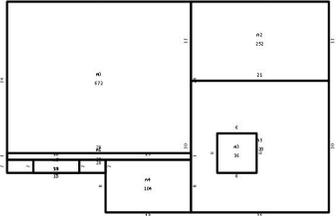
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
7/1/1994	94-0741	\$1,200.00	A/C
10/19/2017	17-2474	\$11,547.00	FOUNDRPR

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/15/2017		\$274,900.00	Invalid		Land and Improvements		
2/21/2018		\$234,000.00	Valid		Land and Improvements		
9/1/1989		\$91,500.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.234	Gross				\$61,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
10,193	0.234				\$61,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0142 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,672		\$187,899.36	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$187,899.36	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,672		\$36,934.48	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,113.12	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$600.00	
Attachments:				520		\$15,200.00	
Adjusted Base Price						\$249,627.96	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$257,210.76	
Market Adjustment:				55%		\$398,676.67	
CDU Adjustment:				65		\$259,100.00	
Complete:				100		\$259,100.00	
Dollar Adjustments						\$800.00	
Dwelling Value						\$259,900.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$259,900.00	
Total Land Value						\$61,200.00	
Total Assessed Value						\$321,100.00	

Parcel Numbers: 760-0143-000 Property Address: 7228 TIFTON DR S Municipality: Franklin, City of

Owner Name: JONES DANIEL R Mailing Address: 7228 S TIFTON DR FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	TIFTON HEIGHTS ADDN NO 2 BLK 2 LOT 13	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1213-Franklin	

Building Description

Dwelling #	760 0143 000- 1		
Year Built:	1/1/1987	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1987	Bedrooms:	3
Remodeled/Effective Age:	-35	Full Baths:	1
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0143 000- 1	938	730	0	0	0	0	1,668

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	28	\$2,800
13-AFG	420	\$12,600
11-OFP	104	\$2,100
99-Additional Attachments	14	\$1,400
99-Additional Attachments	30	\$3,000

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

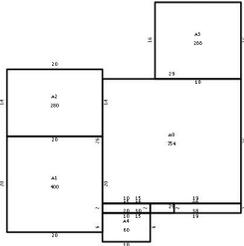
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/2011	144		Average	\$900.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
4/28/2008	817	\$100.00	RAZED				
10/10/2011	2162	\$3,500.00	SHED				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/1/1996		\$145,500.00	Valid		Land and Improvements		
5/26/2005		\$211,000.00	Valid		Land and Improvements		
7/1/1989		\$105,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.267	Gross				\$63,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,631	0.267				\$63,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0143 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				938		\$119,491.82	
Second Story:				730		\$50,034.20	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$169,526.02	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				924		\$24,319.68	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,103.28	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				596		\$21,900.00	
Adjusted Base Price						\$225,029.98	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$223,112.98	
Market Adjustment:				78%		\$397,141.10	
CDU Adjustment:				65		\$258,100.00	
Complete:				100		\$258,100.00	
Dollar Adjustments						\$100.00	
Dwelling Value						\$258,200.00	

Other Building Improvements	0	\$900.00
Total Improvement Value		\$259,100.00
Total Land Value		\$63,200.00
Total Assessed Value		\$322,300.00

Parcel Numbers: 760-0144-000	Property Address: 7216 TIFTON DR S	Municipality: Franklin, City of
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Owner Name: NUNUK, PUMDO	Mailing Address: 7216 S TIFTON DR FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: TIFTON HEIGHTS ADDN NO 2 BLK 2 LOT 14	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1213-Franklin	

Building Description

Dwelling #	760 0144 000- 1		
Year Built:	1/1/1987	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1987	Bedrooms:	3
Remodeled/Effective Age:	-35	Full Baths:	1
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0144 000- 1	1,034	812	0	0	0	0	1,846

Attachment Description(s):	Area:	Attachment Value:
11-OFP	20	\$400
99-Additional Attachments	20	\$2,000
13-AFG	400	\$12,000
31-WD	288	\$2,900
11-OFP	60	\$1,200
99-Additional Attachments	38	\$3,800

Feature Description(s): 22-Additional Fixture	Area: 2	Feature Value: \$600
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type: RS1-Frame Utility Shed	Year Built: 1/1/2018	Area: 96	Construction:	Condition: Average	Value: \$800.00
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Permit / Construction History

Date of Permit: 3/16/2018	Permit Number: 18-0463	Permit Amount: \$2,000.00	Details of Permit: SHED
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Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
10/24/2017		\$240,000.00	Valid		Land and Improvements	
5/1/1985		\$19,900.00	Valid		Land	

Land Breakdown

Land Class: A-Residential Primary Site	Acreage: 0.313	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$68,400
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Acreage/Squarefoot Variables

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Land Data & Computations

Total Square Footage: 13,634	Total Acreage: 0.313	Depth:	Act. Frontage:	Assessed Land Value: \$68,400
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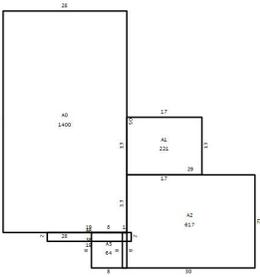
General Information

Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: All Public
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Valuation/Explanation		
Dwelling #	760 0144 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,034	\$128,795.04
Second Story:	812	\$55,151.04
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$183,946.08
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,034	\$26,284.28
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,541.16
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	826	\$22,300.00
Adjusted Base Price		\$244,552.52
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$241,617.77
Market Adjustment:	75%	\$422,831.10
CDU Adjustment:	65	\$274,800.00
Complete:	100	\$274,800.00
Dollar Adjustments		(\$300.00)
Dwelling Value		\$274,500.00
Other Building Improvements	0	\$800.00
Total Improvement Value		\$275,300.00
Total Land Value		\$68,400.00
Total Assessed Value		\$343,700.00

Parcel Numbers: 760-0145-000 Property Address: 7204 TIFTON DR S Municipality: Franklin, City of

Owner Name: SCHOMMER, RICHARD & LORI Mailing Address: 7204 S TIFTON DR FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	TIFTON HEIGHTS ADDN NO 2 BLK 2 LOT 15	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1213-Franklin	

Building Description

Dwelling #	760 0145 000- 1		
Year Built:	1/1/1985	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1985	Bedrooms:	3
Remodeled/Effective Age:	-37	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0145 000- 1	1,621	0	0	0	0	0	1,621

Attachment Description(s):	Area:	Attachment Value:
13-AFG	617	\$18,500
11-OFP	64	\$1,300

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	450	\$2,250
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	450	\$2,250

Other Building Improvements

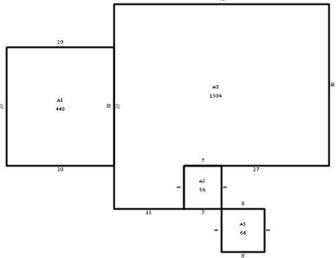
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
8/14/2008	1868	\$4,500.00	FOUNDRPR				
10/19/2018	18-2608	\$9,904.00	EXTREMOD				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/1/1985		\$20,900.00	Valid		Land		
11/20/2001		\$159,200.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.331	Gross				\$69,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
14,418	0.331				\$69,700		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0145 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,621		\$183,124.37	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$183,124.37	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,400		\$32,172.00	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Basic Heating		\$0.00	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				4		\$6,400.00	
Attachments:				681		\$19,800.00	
Adjusted Base Price						\$248,818.37	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$244,880.21	
Market Adjustment:				69%		\$413,847.55	
CDU Adjustment:				65		\$269,000.00	
Complete:				100		\$269,000.00	
Dollar Adjustments						(\$500.00)	
Dwelling Value						\$268,500.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$268,500.00
Total Land Value		\$69,700.00
Total Assessed Value		\$338,200.00

Parcel Numbers: 760-0146-000 Property Address: 7166 TIFTON DR S Municipality: Franklin, City of

Owner Name: SCHULTZ, JAMES L & LINDA M Mailing Address: 7166 S TIFTON DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	TIFTON HEIGHTS ADDN NO 2 BLK 2 LOT 16	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1213-Franklin	

Building Description

Dwelling #	760 0146 000- 1		
Year Built:	1/1/1985	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1985	Bedrooms:	3
Remodeled/Effective Age:	-37	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0146 000- 1	1,304	0	0	0	0	0	1,304

Attachment Description(s):	Area:	Attachment Value:
13-AFG	440	\$13,200
11-OPF	56	\$1,100

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

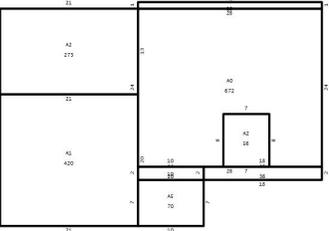
Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/1989	80		Average	\$200.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
8/14/2008	1863	\$3,500.00	FOUNDRPR				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/1/1991		\$115,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.273	Gross				\$64,900	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
11,892	0.273			\$64,900			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0146 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,304			\$153,285.20
Second Story:				0			\$0.00
Additional Story:				0			\$0.00
Attic/Finished Net:				0			\$0.00
Half Story/Finished Net:				0			\$0.00
Base Price						\$153,285.20	
Unfinished Living Area:							
Room/Unfinished:				0			\$0.00
Unfinished Basement:				1,304			\$30,552.72
Half Story/Unfinished:							\$0.00
Structure Info, Features and Attachments:							
Heating/AC				Basic Heating			\$0.00
Plumbing				1 - Half Bath 1 - Full Bath			\$4,881.00
Finished Basement Living Area				0			\$0.00
Features:				3			\$2,600.00
Attachments:				496			\$14,300.00
Adjusted Base Price						\$205,618.92	
Changes/Adjustments							
Grade Adjustment:				C+ 110%			\$207,590.81
Market Adjustment:				65%			\$342,524.84
CDU Adjustment:				65			\$222,600.00
Complete:				100			\$222,600.00
Dollar Adjustments							\$400.00
Dwelling Value						\$223,000.00	
Other Building Improvements				0			\$200.00
Total Improvement Value						\$223,200.00	
Total Land Value						\$64,900.00	
Total Assessed Value						\$288,100.00	

Parcel Numbers: 760-0147-000 Property Address: 7154 TIFTON DR S Municipality: Franklin, City of

Owner Name: KREMSEY, MARCEL & TIFFANY Mailing Address: 7154 S TIFTON DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	TIFTON HEIGHTS ADDN NO 2 BLK 2 LOT 17	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	

1213-Franklin

Building Description

Dwelling #	760 0147 000- 1		
Year Built:	1/1/1985	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1985	Bedrooms:	3
Remodeled/Effective Age:	-37	Full Baths:	1
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0147 000- 1	945	756	0	0	0	0	1,701

Attachment Description(s):	Area:	Attachment Value:
11-OFP	20	\$400
99-Additional Attachments	20	\$2,000
13-AFG	420	\$12,600
99-Additional Attachments	28	\$2,800
11-OFP	70	\$1,400
99-Additional Attachments	36	\$3,600

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

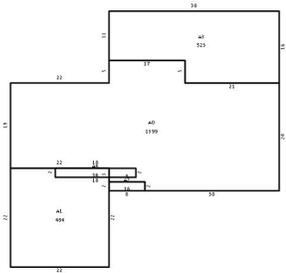
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/1988	144		Average	\$300.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
1/8/2009	32	\$7,500.00	FOUNDRPR				
5/14/2021	21-0297	\$1,800.00	ABV GR POOL				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
1/1/1986		\$77,990.00	Valid		Land and Improvements		
8/26/2016		\$220,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.267	Gross				\$64,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
11,631	0.267			\$64,600			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0147 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				945		\$120,383.55	
Second Story:				756		\$51,226.56	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$171,610.11	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				945		\$24,872.40	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,184.46	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$600.00	
Attachments:				594		\$22,800.00	
Adjusted Base Price						\$228,947.97	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$226,102.77	
Market Adjustment:				76%		\$397,940.87	
CDU Adjustment:				65		\$258,700.00	
Complete:				100		\$258,700.00	
Dollar Adjustments						(\$100.00)	
Dwelling Value						\$258,600.00	

Other Building Improvements	0	\$300.00
Total Improvement Value		\$258,900.00
Total Land Value		\$64,600.00
Total Assessed Value		\$323,500.00

Parcel Numbers: 760-0148-000 Property Address: 7142 TIFTON DR S Municipality: Franklin, City of

Owner Name: LEE, KWANG J Mailing Address: 7142 S TIFTON DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	TIFTON HEIGHTS ADDN NO 2 BLK 2 LOT 18	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1213-Franklin	

Building Description

Dwelling #	760 0148 000- 1		
Year Built:	1/1/1985	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1985	Bedrooms:	3
Remodeled/Effective Age:	-37	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0148 000- 1	1,399	0	0	0	0	0	1,399

Attachment Description(s):	Area:	Attachment Value:
13-AFG	484	\$14,500
35-Ms/Terrace	16	\$0
31-WD	523	\$5,200

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

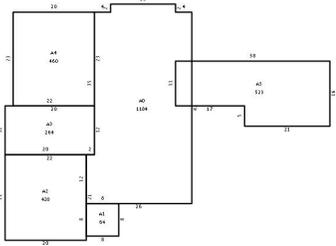
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
5/17/2019	19-1074	\$4,500.00	FUR+ACREPLAC

Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
6/1/1987		\$86,900.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.265	Gross				\$64,400
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
11,543	0.265			\$64,400		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	
Valuation/Explanation						
Dwelling #				760 0148 000- 1		
Description				Area		Value Amount
Living Area:						
First Story:				1,399		\$163,249.31
Second Story:				0		\$0.00
Additional Story:				0		\$0.00
Attic/Finished Net:				0		\$0.00
Half Story/Finished Net:				0		\$0.00
Base Price						\$163,249.31
Unfinished Living Area:						
Room/Unfinished:				0		\$0.00
Unfinished Basement:				1,399		\$32,456.80
Half Story/Unfinished:						\$0.00
Structure Info, Features and Attachments:						
Heating/AC				Air Conditioning - Same Ducts		\$3,441.54
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00
Finished Basement Living Area				0		\$0.00
Features:				2		\$600.00
Attachments:				1,023		\$19,700.00
Adjusted Base Price						\$224,328.65
Changes/Adjustments						
Grade Adjustment:				C+ 110%		\$224,431.52
Market Adjustment:				59%		\$356,846.11
CDU Adjustment:				65		\$231,900.00
Complete:				100		\$231,900.00
Dollar Adjustments						\$700.00
Dwelling Value						\$232,600.00
Other Building Improvements				0		\$0.00
Total Improvement Value						\$232,600.00
Total Land Value						\$64,400.00
Total Assessed Value						\$297,000.00

Parcel Numbers: 760-0149-000 Property Address: 7130 TIFTON DR S Municipality: Franklin, City of

Owner Name: MALMSTADT, DONALD & PEGGY Mailing Address: 7130 S TIFTON DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	TIFTON HEIGHTS ADDN NO 2 BLK 2 LOT 19	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1213-Franklin	

Building Description

Dwelling #	760 0149 000- 1		
Year Built:	1/1/1985	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1985	Bedrooms:	3
Remodeled/Effective Age:	-37	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0149 000- 1	1,448	0	0	0	0	0	1,448

Attachment Description(s):	Area:	Attachment Value:
35-Ms/Terrace	64	\$0
13-AFG	420	\$12,600
31-WD	460	\$4,600

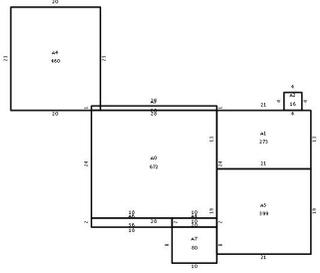
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:		
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/1/1985		\$79,900.00	Valid		Land and Improvements		
6/27/2001		\$174,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.263	Gross				\$64,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
11,456	0.263			\$64,300			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0149 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,448		\$167,721.84	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$167,721.84	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,184		\$28,735.68	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,562.08	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				3		\$2,600.00	
Attachments:				944		\$17,200.00	
Adjusted Base Price						\$224,700.60	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$225,390.66	
Market Adjustment:				63%		\$367,386.78	
CDU Adjustment:				65		\$238,800.00	
Complete:				100		\$238,800.00	
Dollar Adjustments						\$200.00	
Dwelling Value						\$239,000.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$239,000.00
Total Land Value		\$64,300.00
Total Assessed Value		\$303,300.00

Parcel Numbers: 760-0150-000 Property Address: 3826 MADISON BLVD W Municipality: Franklin, City of

Owner Name: KIBLAWI GHASSAN & ELHAM F Mailing Address: 3826 W MADISON BLVD FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	TIFTON HEIGHTS ADDN NO 2 BLK 3 LOT 4	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1213-Franklin	

Building Description

Dwelling #	760 0150 000- 1		
Year Built:	1/1/1986	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1986	Bedrooms:	3
Remodeled/Effective Age:	-36	Full Baths:	1
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0150 000- 1	945	756	0	0	0	0	1,701

Attachment Description(s):	Area:	Attachment Value:
11-OFP	20	\$400
99-Additional Attachments	20	\$2,000
35-Ms/Terrace	16	\$0
13-AFG	399	\$12,000
99-Additional Attachments	28	\$2,800
99-Additional Attachments	36	\$3,600
11-OFP	80	\$1,600

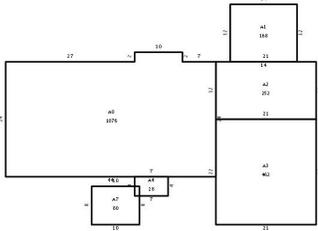
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
2/1/2001		01-0131	\$2,000.00		REMOV&REROOF		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/1/1994		\$125,000.00	Valid		Land and Improvements		
7/1/1999		\$145,500.00	Valid		Land and Improvements		
8/15/2003		\$191,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.236	Gross				\$61,300
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
10,280		0.236				\$61,300	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0150 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	945	\$120,383.55
Second Story:	756	\$51,226.56
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$171,610.11
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	945	\$24,872.40
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,184.46
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	1	\$300.00
Attachments:	599	\$22,400.00
Adjusted Base Price		\$228,247.97
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$226,102.77
Market Adjustment:	74%	\$393,418.82
CDU Adjustment:	65	\$255,700.00
Complete:	100	\$255,700.00
Dollar Adjustments		\$700.00
Dwelling Value		\$256,400.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$256,400.00
Total Land Value		\$61,300.00
Total Assessed Value		\$317,700.00

Parcel Numbers: 760-0151-000 Property Address: 3838 MADISON BLVD W Municipality: Franklin, City of

Owner Name: SEDLAR, ROBERT & JILL Mailing Address: 3838 W MADISON BLVD FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	TIFTON HEIGHTS ADDN NO 2 BLK 3 LOT 5	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1213-Franklin	

Building Description

Dwelling #	760 0151 000- 1		
Year Built:	1/1/1987	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1987	Bedrooms:	3
Remodeled/Effective Age:	-35	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0151 000- 1	1,328	0	0	0	0	0	1,328

Attachment Description(s):	Area:	Attachment Value:
31-WD	378	\$3,800
13-AFG	462	\$13,900
35-Ms/Terrace	28	\$0

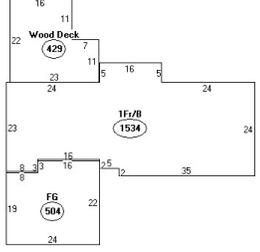
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	600	\$3,000
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	600	\$3,000

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
6/20/2003	5905	\$4,500.00	FOUNDRPR			
8/14/2013	13-1795	\$3,745.00	FURREPLAC			
8/16/2017	17-1953	\$1,000.00	STOOP & STEP RE			
3/26/2021	21-0140	\$18,748.00	DECK			
4/10/2004	963	\$2,100.00	RECROOM			
4/7/2011	609	\$1,100.00	FOUNDRPR			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
7/1/1999		\$137,500.00	Valid		Land and Improvements	
4/1/1992		\$110,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.252	Gross				\$62,300
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
10,977	0.252			\$62,300		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light		6/28/2022	All Public	

Valuation/Explanation		
Dwelling #	760 0151 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,328	\$156,106.40
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$156,106.40
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,328	\$31,115.04
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,266.88
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	868	\$17,700.00
Adjusted Base Price		\$215,369.32
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$214,906.25
Market Adjustment:	68%	\$361,042.50
CDU Adjustment:	65	\$234,700.00
Complete:	100	\$234,700.00
Dollar Adjustments		(\$400.00)
Dwelling Value		\$234,300.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$234,300.00
Total Land Value		\$62,300.00
Total Assessed Value		\$296,600.00

Parcel Numbers: 760-0152-000 Property Address: 3912 MADISON BLVD W Municipality: Franklin, City of

Owner Name: SELL, LLOYD F Mailing Address: 3912 W MADISON BLVD FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	TIFTON HEIGHTS ADDN NO 2 BLK 3 LOT 6	
	Parcel Sketch and Site Map obtained from the County GIS	<p>Descriptor/Step</p> <p>A: 1Fr/B 1524 sqft</p> <p>B: Wood Deck 429 sqft</p> <p>C: FG 504 sqft</p>
	Neighborhood:	

1213-Franklin

Building Description

Dwelling #	760 0152 000- 1		
Year Built:	1/1/1987	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1987	Bedrooms:	3
Remodeled/Effective Age:	-35	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0152 000- 1	1,534	0	0	0	0	0	1,534

Attachment Description(s):	Area:	Attachment Value:
31-WD	429	\$4,300
13-AFG	504	\$15,100

Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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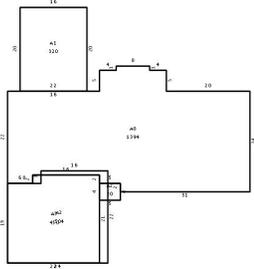
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/6/1986		\$0.00	Valid		Land and Improvements		
6/18/2018		\$252,300.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.254	Gross				\$62,400	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,064	0.254				\$62,400		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Cul-de-sac			All Public		
Valuation/Explanation							
Dwelling #				760 0152 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,534	\$175,366.88		
Second Story:				0	\$0.00		
Additional Story:				0	\$0.00		
Attic/Finished Net:				0	\$0.00		
Half Story/Finished Net:				0	\$0.00		
Base Price						\$175,366.88	
Unfinished Living Area:							
Room/Unfinished:				0	\$0.00		
Unfinished Basement:				1,534	\$34,607.04		
Half Story/Unfinished:					\$0.00		
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,773.64	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0	\$0.00		
Features:							
Attachments:				933	\$19,400.00		
Adjusted Base Price						\$238,028.56	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$240,491.42	
Market Adjustment:				59%		\$382,381.35	
CDU Adjustment:				65		\$248,500.00	
Complete:				100		\$248,500.00	
Dollar Adjustments						(\$600.00)	
Dwelling Value						\$247,900.00	
Other Building Improvements				0	\$0.00		
Total Improvement Value						\$247,900.00	
Total Land Value						\$62,400.00	
Total Assessed Value						\$310,300.00	

Parcel Numbers: 760-0153-000 Property Address: 3924 MADISON BLVD W Municipality: Franklin, City of

Owner Name: KRUPA, JOSEPH & PATTI Mailing Address: 3924 W MADISON BLVD FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	TIFTON HEIGHTS ADDN NO 2 BLK 3 LOT 7	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1213-Franklin	

Building Description

Dwelling #	760 0153 000- 1		
Year Built:	1/1/1986	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1986	Bedrooms:	3
Remodeled/Effective Age:	-36	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0153 000- 1	1,394	0	0	0	0	0	1,394

Attachment Description(s):	Area:	Attachment Value:
31-WD	320	\$3,200
35-Ms/Terrace	20	\$0
13-AFG	450	\$13,500

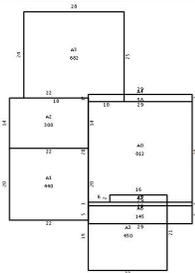
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
11/11/2013	13-2712	\$15,000.00	BATHREMOD			
10/2/2019	19-2522	\$7,000.00	FOUNDRPR			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
12/1/1985		\$20,600.00	Valid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.254	Gross				\$62,400
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
11,064	0.254			\$62,400		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	
Valuation/Explanation						
Dwelling #	760 0153 000- 1					
Description	Area			Value Amount		
Living Area:						
First Story:	1,394			\$162,665.86		
Second Story:	0			\$0.00		
Additional Story:	0			\$0.00		
Attic/Finished Net:	0			\$0.00		
Half Story/Finished Net:	0			\$0.00		
Base Price				\$162,665.86		
Unfinished Living Area:						
Room/Unfinished:	0			\$0.00		
Unfinished Basement:	1,394			\$32,340.80		
Half Story/Unfinished:				\$0.00		
Structure Info, Features and Attachments:						
Heating/AC	Air Conditioning - Same Ducts			\$3,429.24		
Plumbing	0 - Half Bath 2 - Full Bath			\$7,322.00		
Finished Basement Living Area	0			\$0.00		
Features:	2			\$2,300.00		
Attachments:	790			\$16,700.00		
Adjusted Base Price				\$224,757.90		
Changes/Adjustments						
Grade Adjustment:	C+ 110%			\$226,333.69		
Market Adjustment:	78%			\$402,873.97		
CDU Adjustment:	65			\$261,900.00		
Complete:	100			\$261,900.00		
Dollar Adjustments				\$100.00		
Dwelling Value				\$262,000.00		

Other Building Improvements	0	\$0.00
Total Improvement Value		\$262,000.00
Total Land Value		\$62,400.00
Total Assessed Value		\$324,400.00

Parcel Numbers: 760-0154-000 Property Address: 3841 MINNESOTA AVE W Municipality: Franklin, City of

Owner Name: ASSAD RAEID K Mailing Address: 3841 W MINNESOTA AVE FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	TIFTON HEIGHTS ADDN NO 2 BLK 3 LOT 8	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1213-Franklin	

Building Description

Dwelling #	760 0154 000- 1		
Year Built:	1/1/1987	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1987	Bedrooms:	3
Remodeled/Effective Age:	-35	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0154 000- 1	1,120	899	0	0	0	0	2,019

Attachment Description(s):	Area:	Attachment Value:
13-AFG	440	\$13,200
31-WD	682	\$6,800
99-Additional Attachments	58	\$5,800
99-Additional Attachments	29	\$2,900
11-OFP	145	\$2,900

Feature Description(s): 05-Metal Fireplace	Area: 1	Feature Value: \$2,000
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type: RS1-Frame Utility Shed	Year Built: 1/1/1989	Area: 140	Construction:	Condition: Average	Value: \$300.00
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
9/28/2005		\$258,000.00	Valid		Land and Improvements	
3/1/1997		\$137,000.00	Invalid		Land and Improvements	
6/1/1989		\$122,900.00	Valid		Land and Improvements	

Land Breakdown

Land Class: A-Residential Primary Site	Acreage: 0.314	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$66,900
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Acreage/Squarefoot Variables

Land Data & Computations

Total Square Footage: 13,678	Total Acreage: 0.314	Depth:	Act. Frontage:	Assessed Land Value: \$66,900
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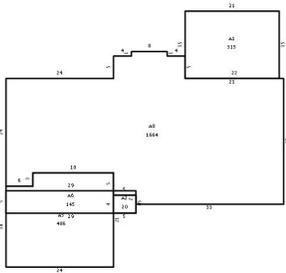
General Information

Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: All Public
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Valuation/Explanation		
Dwelling #	760 0154 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,120	\$136,337.60
Second Story:	899	\$59,765.52
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$196,103.12
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,120	\$27,585.60
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,966.74
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	1,354	\$31,600.00
Adjusted Base Price		\$274,758.46
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$264,944.31
Market Adjustment:	72%	\$455,704.21
CDU Adjustment:	65	\$296,200.00
Complete:	100	\$296,200.00
Dollar Adjustments		\$100.00
Dwelling Value		\$296,300.00
Other Building Improvements	0	\$300.00
Total Improvement Value		\$296,600.00
Total Land Value		\$66,900.00
Total Assessed Value		\$363,500.00

Parcel Numbers: 760-0155-000 Property Address: 3827 MINNESOTA AVE W Municipality: Franklin, City of

Owner Name: SKIERA, JOHN C Mailing Address: 3827 W MINNESOTA AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	TIFTON HEIGHTS ADDN NO 2 BLK 3 LOT 9	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1213-Franklin	

Building Description

Dwelling #	760 0155 000- 1		
Year Built:	1/1/1985	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1985	Bedrooms:	3
Remodeled/Effective Age:	-37	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0155 000- 1	1,664	0	0	0	0	0	1,664

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	315	\$1,600
35-Ms/Terrace	20	\$0
13-AFG	486	\$14,600

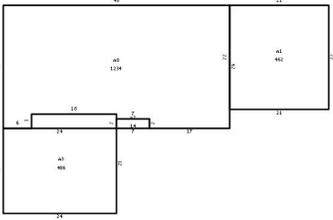
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed		1/1/1996	120		Average	\$300.00	
Permit / Construction History							
Date of Permit:		Permit Number:		Permit Amount:		Details of Permit:	
11/8/2006		1459		\$7,000.00		FOUNDRPR	
7/1/1996		96-0785		\$1,500.00		SHED 10X12'	
8/16/2016		16-2004		\$450.00		EXTREMOD ROOF	
8/16/2016		16-2003		\$3,300.00		SIDING	
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/1/1991		\$116,900.00	Valid		Land and Improvements		
9/1/1995		\$126,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.302	Gross				\$66,200
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
13,155		0.302				\$66,200	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0155 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,664	\$187,000.32
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$187,000.32
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,664	\$36,757.76
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,093.44
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	821	\$16,200.00
Adjusted Base Price		\$251,532.52
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$256,005.77
Market Adjustment:	45%	\$371,208.37
CDU Adjustment:	65	\$241,300.00
Complete:	100	\$241,300.00
Dollar Adjustments		(\$100.00)
Dwelling Value		\$241,200.00
Other Building Improvements	0	\$300.00
Total Improvement Value		\$241,500.00
Total Land Value		\$66,200.00
Total Assessed Value		\$307,700.00

Parcel Numbers: 760-0156-000	Property Address: 3813 MINNESOTA AVE W	Municipality: Franklin, City of
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Owner Name: LUPPI, CLAUDE L	Mailing Address: 3813 W MINNESOTA AVE FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: TIFTON HEIGHTS ADDN NO 2 BLK 3 LOT 10	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1213-Franklin	

Building Description

Dwelling #	760 0156 000- 1		
Year Built:	1/1/1989	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1989	Bedrooms:	3
Remodeled/Effective Age:	-33	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0156 000- 1	1,234	0	0	0	0	0	1,234

Attachment Description(s): 13-AFG 11-OFP	Area: 462 14	Attachment Value: \$13,900 \$300
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Feature Description(s): 22-Additional Fixture Rec Room Condition:	Area: 1 Rec Room Area: 0	Feature Value: \$300 Rec Room Value: \$0
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Other Building Improvements

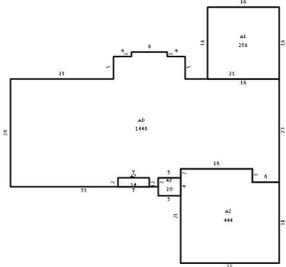
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
11/2/2017	17-2594	\$4,250.00	FOUNDRPR W/BEAM				
8/7/2019	19-2005	\$6,370.00	FOUNDRPR				
11/2/2017	17-2598	\$9,916.00	FUR+HEAT PUMP R				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/21/2021		\$239,200.00	Invalid		Land and Improvements		
4/22/2021		\$239,200.00	Invalid		Land and Improvements		
6/1/1989		\$22,000.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.334	Gross				\$69,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
14,549	0.334			\$69,300			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0156 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,234		\$147,574.06	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$147,574.06	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,234		\$29,529.62	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,035.64	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				476		\$14,200.00	
Adjusted Base Price						\$199,520.32	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$203,522.35	
Market Adjustment:				65%		\$335,811.88	
CDU Adjustment:				65		\$218,300.00	
Complete:				100		\$218,300.00	
Dollar Adjustments						(\$200.00)	
Dwelling Value						\$218,100.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$218,100.00
Total Land Value		\$69,300.00
Total Assessed Value		\$287,400.00

Parcel Numbers: 760-0158-000 Property Address: 3811 MADISON BLVD W Municipality: Franklin, City of

Owner Name: SINHDA, ROBY T Mailing Address: 3811 W MADISON BLVD FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	TIFTON HEIGHTS ADDN NO 2 BLK 4 LOT 3	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1213-Franklin	

Building Description

Dwelling #	760 0158 000- 1		
Year Built:	1/1/1985	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1985	Bedrooms:	3
Remodeled/Effective Age:	-37	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0158 000- 1	1,448	0	0	0	0	0	1,448

Attachment Description(s):	Area:	Attachment Value:
31-WD	256	\$2,600
13-AFG	444	\$13,300
35-Ms/Terrace	20	\$0

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition: Average	Rec Room Area: 700	Rec Room Value: \$3,500

Other Building Improvements

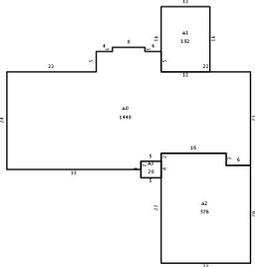
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/2007	120		Average	\$500.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/2/2007	899	\$1,500.00	SHED				
2/1/1994	94-0094	\$7,500.00	RECROOM				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/10/2011		\$104,500.00	Invalid		Land and Improvements		
3/29/2006		\$225,000.00	Valid		Land and Improvements		
6/27/2018		\$262,000.00	Valid		Land and Improvements		
4/1/1986		\$77,788.00	Valid		Land and Improvements		
4/27/2001		\$167,400.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.274	Gross				\$65,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
11,935	0.274			\$65,300			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0158 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,448	\$167,721.84
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$167,721.84
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,448	\$33,275.04
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,562.08
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$600.00
Attachments:	720	\$15,900.00
Adjusted Base Price		\$225,939.96
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$230,383.96
Market Adjustment:	61%	\$370,918.17
CDU Adjustment:	65	\$241,100.00
Complete:	100	\$241,100.00
Dollar Adjustments		\$300.00
Dwelling Value		\$241,400.00
Other Building Improvements	0	\$500.00
Total Improvement Value		\$241,900.00
Total Land Value		\$65,300.00
Total Assessed Value		\$307,200.00

Parcel Numbers: 760-0159-000 Property Address: 3823 MADISON BLVD W Municipality: Franklin, City of

Owner Name: EICKHORST, GARY & C Mailing Address: 3823 W MADISON BLVD FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	TIFTON HEIGHTS ADDN NO 2 BLK 4 LOT 4	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1213-Franklin	

Building Description

Dwelling #	760 0159 000- 1		
Year Built:	1/1/1985	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1985	Bedrooms:	3
Remodeled/Effective Age:	-37	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0159 000- 1	1,448	0	0	0	0	0	1,448

Attachment Description(s):	Area:	Attachment Value:
31-WD	192	\$1,900
13-AFG	576	\$17,300
35-Ms/Terrace	20	\$0

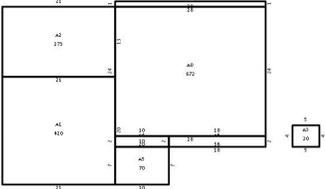
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition: Average	Rec Room Area: 900	Rec Room Value: \$4,500
05-Metal Fireplace	1	\$2,000
Rec Room Condition: Average	Rec Room Area: 900	Rec Room Value: \$4,500

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/1/1985		\$19,900.00	Valid		Land		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.234	Gross				\$61,200
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
10,193		0.234				\$61,200	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0159 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,448		\$167,721.84	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$167,721.84	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,448		\$33,275.04	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,562.08	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				3		\$2,600.00	
Attachments:				788		\$19,200.00	
Adjusted Base Price						\$233,680.96	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$233,069.06	
Market Adjustment:				69%		\$393,886.71	
CDU Adjustment:				65		\$256,000.00	
Complete:				100		\$256,000.00	
Dollar Adjustments						\$400.00	
Dwelling Value						\$256,400.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$256,400.00
Total Land Value		\$61,200.00
Total Assessed Value		\$317,600.00

Parcel Numbers: 760-0160-000 Property Address: 3835 MADISON BLVD W Municipality: Franklin, City of

Owner Name: WINK, JOSEPH JR & CAROL Mailing Address: 3835 W MADISON BLVD FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	TIFTON HEIGHTS ADDN NO 2 BLK 4 LOT 5	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1213-Franklin	

Building Description

Dwelling #	760 0160 000- 1		
Year Built:	1/1/1986	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1986	Bedrooms:	3
Remodeled/Effective Age:	-36	Full Baths:	1
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0160 000- 1	945	756	0	0	0	0	1,701

Attachment Description(s):	Area:	Attachment Value:
11-OFP	20	\$400
99-Additional Attachments	20	\$2,000
13-AFG	420	\$12,600
99-Additional Attachments	28	\$2,800
11-OFP	70	\$1,400
99-Additional Attachments	36	\$3,600

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

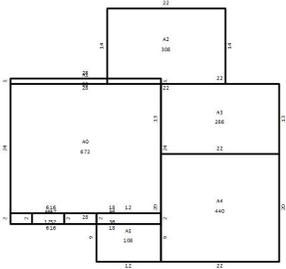
Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RP2-Prefabricated Vinyl Pool	1/1/1987	512		Average	\$0.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/1/1986		\$19,900.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.234	Gross				\$61,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
10,193	0.234			\$61,200			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0160 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				945		\$120,383.55	
Second Story:				756		\$51,226.56	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$171,610.11	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				945		\$24,872.40	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,184.46	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				594		\$22,800.00	
Adjusted Base Price						\$228,647.97	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$226,102.77	
Market Adjustment:				78%		\$402,462.93	
CDU Adjustment:				65		\$261,600.00	
Complete:				100		\$261,600.00	
Dollar Adjustments						\$500.00	
Dwelling Value						\$262,100.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$262,100.00	
Total Land Value						\$61,200.00	
Total Assessed Value						\$323,300.00	

Parcel Numbers: 760-0161-000 Property Address: 3909 MADISON BLVD W Municipality: Franklin, City of

Owner Name: GRAMZA, JEFFREY & PATRICIA Mailing Address: 3909 W MADISON BLVD FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	TIFTON HEIGHTS ADDN NO 2 BLK 4 LOT 6	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1213-Franklin	

Building Description

Dwelling #	760 0161 000- 1		
Year Built:	1/1/1988	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1988	Bedrooms:	3
Remodeled/Effective Age:	-34	Full Baths:	1
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0161 000- 1	970	732	0	0	0	0	1,702

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	28	\$2,800
31-WD	308	\$3,100
13-AFG	440	\$13,200
11-OPF	108	\$2,200
99-Additional Attachments	12	\$1,200
99-Additional Attachments	32	\$3,200

Feature Description(s): 22-Additional Fixture	Area: 1	Feature Value: \$300
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
12/6/2014	2949	\$4,000.00	FURREPLAC
1/1/1996	96-0045	\$1,900.00	REC ROOM
6/1/1995	95-0601	\$1,500.00	A/C
4/12/2012	12-0647	\$8,256.00	ABVPOOL
5/14/2020	20-1158	\$4,000.00	ACREPLACE

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
12/1/1986		\$20,600.00	Valid		Land	

Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.234	Gross				\$61,200

Acreage/Squarefoot Variables

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Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
10,193	0.234			\$61,200

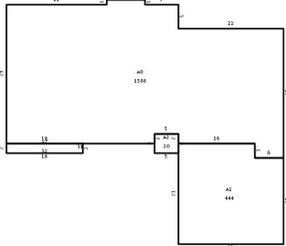
General Information

Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Light			All Public

Valuation/Explanation		
Dwelling #	760 0161 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	970	\$122,103.60
Second Story:	732	\$50,171.28
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$172,274.88
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	958	\$24,773.88
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,186.92
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	928	\$25,700.00
Adjusted Base Price		\$234,116.68
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$226,728.35
Market Adjustment:	83%	\$414,912.88
CDU Adjustment:	65	\$269,700.00
Complete:	100	\$269,700.00
Dollar Adjustments		\$200.00
Dwelling Value		\$269,900.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$269,900.00
Total Land Value		\$61,200.00
Total Assessed Value		\$331,100.00

Parcel Numbers: 760-0162-000 Property Address: 3921 MADISON BLVD W Municipality: Franklin, City of

Owner Name: WILHELM DIRK P Mailing Address: 3921 W MADISON BLVD FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	TIFTON HEIGHTS ADDN NO 2 BLK 4 LOT 7 SUBJ TO OVERLAPPIN	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1213-Franklin	

Building Description

Dwelling #	760 0162 000- 1		
Year Built:	1/1/1989	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1989	Bedrooms:	3
Remodeled/Effective Age:	-33	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0162 000- 1	1,588	0	0	0	0	0	1,588

Attachment Description(s):	Area:	Attachment Value:
13-AFG	444	\$13,300
35-Ms/Terrace	20	\$0

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

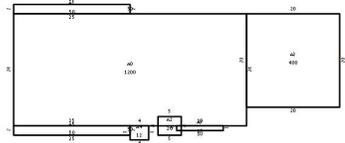
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/1995	100		Average	\$200.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
9/1/1999	99-1140	\$10,000.00	FOUNDRPR				
1/20/2006	207	\$0.00	FURREPLAC				
10/1/1999	99-1241	\$500.00	EGRESS				
3/1/1995	95-0208	\$900.00	SHED 10X10'				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/1/1990		\$107,680.00	Invalid		Land and Improvements		
10/20/2006		\$214,500.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.235	Gross				\$60,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
10,237	0.235				\$60,500		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0162 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,588	\$180,476.20		
Second Story:				0	\$0.00		
Additional Story:				0	\$0.00		
Attic/Finished Net:				0	\$0.00		
Half Story/Finished Net:				0	\$0.00		
Base Price						\$180,476.20	
Unfinished Living Area:							
Room/Unfinished:				0	\$0.00		
Unfinished Basement:				1,588	\$35,523.56		
Half Story/Unfinished:					\$0.00		
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts	\$3,906.48		
Plumbing				1 - Half Bath 2 - Full Bath	\$12,203.00		
Finished Basement Living Area				0	\$0.00		
Features:				1	\$2,000.00		
Attachments:				464	\$13,300.00		
Adjusted Base Price						\$247,409.24	
Changes/Adjustments							
Grade Adjustment:				C+ 110%	\$255,320.16		
Market Adjustment:				59%	\$405,959.06		
CDU Adjustment:				65	\$263,900.00		
Complete:				100	\$263,900.00		
Dollar Adjustments					(\$400.00)		
Dwelling Value						\$263,500.00	

Other Building Improvements	0	\$200.00
Total Improvement Value		\$263,700.00
Total Land Value		\$60,500.00
Total Assessed Value		\$324,200.00

Parcel Numbers: 760-0164-000 Property Address: 7151 TIFTON DR S Municipality: Franklin, City of

Owner Name: GONZALEZ, JOSE & SUSAN KOLBERG-REV LIV T Mailing Address: 7151 S TIFTON DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	TIFTON HEIGHTS ADDN NO 2 BLK 6 LOT 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1213-Franklin	

Building Description

Dwelling #	760 0164 000- 1		
Year Built:	1/1/1986	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1986	Bedrooms:	4
Remodeled/Effective Age:	-36	Full Baths:	2
Building Type/Style:	03-Split Level	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0164 000- 1	1,310	0	0	0	0	600	1,910

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	50	\$5,000
13-AFG	400	\$12,000
99-Additional Attachments	10	\$1,000
35-Ms/Terrace	12	\$0
99-Additional Attachments	50	\$5,000

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

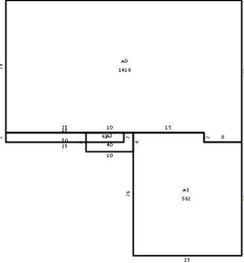
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit: 12/19/2005 4/1/1994	Permit Number: 4928 94-0358	Permit Amount: \$0.00 \$2,325.00	Details of Permit: FURREPLAC AC				
Ownership/Sales History							
Date of Sale: 1/1/1994 4/8/2020	Sale Document:	Purchase Amount: \$121,000.00 \$244,300.00	Sale Validity: Valid Invalid	Conveyance Type:	Sale Type: Land and Improvements Land and Improvements	Sale Validation Source:	
Land Breakdown							
Land Class: A-Residential Primary Site	Acreage: 0.288	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$66,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage: 12,545	Total Acreage: 0.288	Depth:	Act. Frontage:	Assessed Land Value: \$66,700			
General Information							
Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: All Public		
Valuation/Explanation							
Dwelling #				760 0164 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,310		\$153,990.50	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$153,990.50	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				600		\$18,090.00	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,698.60	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				600		\$16,194.00	
Features:				1		\$300.00	
Attachments:				522		\$23,000.00	
Adjusted Base Price						\$223,595.10	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$220,324.61	
Market Adjustment:				78%		\$392,177.81	
CDU Adjustment:				65		\$254,900.00	
Complete:				100		\$254,900.00	
Dollar Adjustments						(\$100.00)	
Dwelling Value						\$254,800.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$254,800.00
Total Land Value		\$66,700.00
Total Assessed Value		\$321,500.00

Parcel Numbers: 760-0165-000 Property Address: 7165 TIFTON DR S Municipality: Franklin, City of

Owner Name: KACZOROWSKI REVOCABLE TRUST DTD 8/6/2007 Mailing Address: 7165 S TIFTON DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	TIFTON HEIGHTS ADDN NO 2 BLK 6 LOT 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1213-Franklin	

Building Description

Dwelling #	760 0165 000- 1		
Year Built:	1/1/1985	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1985	Bedrooms:	3
Remodeled/Effective Age:	-37	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0165 000- 1	1,416	0	0	0	0	0	1,416

Attachment Description(s):	Area:	Attachment Value:
13-AFG	582	\$17,500
35-Ms/Terrace	40	\$0

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	4	\$1,200
Rec Room Condition: Average	Rec Room Area: 700	Rec Room Value: \$3,500

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/1985	120		Average	\$200.00

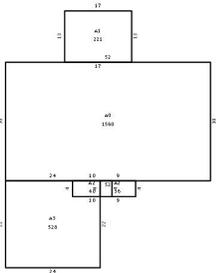
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/6/2007		\$222,800.00	Invalid		Land and Improvements		
9/1/1985		\$18,900.00	Valid		Land		
2/1/2005		\$200,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.289	Gross				\$66,400	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,589	0.289				\$66,400		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0165 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,416		\$164,015.28	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$164,015.28	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,416		\$32,539.68	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,483.36	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				4		\$1,200.00	
Attachments:				622		\$17,500.00	
Adjusted Base Price						\$226,060.32	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$228,096.35	
Market Adjustment:				68%		\$383,201.87	
CDU Adjustment:				65		\$249,100.00	
Complete:				100		\$249,100.00	
Dollar Adjustments						(\$600.00)	
Dwelling Value						\$248,500.00	
Other Building Improvements				0		\$200.00	
Total Improvement Value						\$248,700.00	
Total Land Value						\$66,400.00	
Total Assessed Value						\$315,100.00	

Parcel Numbers: 760-0166-000 Property Address: 7211 TIFTON DR S Municipality: Franklin, City of

Owner Name: DONDERO, JOHN V Mailing Address: 7211 S TIFTON DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	TIFTON HEIGHTS ADDN NO 2 BLK 6 LOT 3 SUBJ TO OVERLAPPIN	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1213-Franklin	

Building Description

Dwelling #	760 0166 000- 1		
Year Built:	1/1/1986	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1986	Bedrooms:	3
Remodeled/Effective Age:	-36	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0166 000- 1	1,560	0	0	0	0	0	1,560

Attachment Description(s):	Area:	Attachment Value:
31-WD	221	\$2,200
35-Ms/Terrace	36	\$0
13-AFG	528	\$15,800

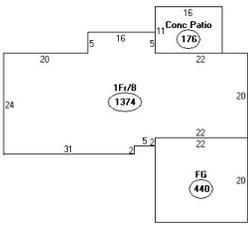
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
6/3/2008		1129	\$6,465.00		FOUNDRPR		
7/13/2009		1235	\$3,095.00		ACREPLAC		
11/18/2016		16-2829	\$3,500.00		FURREPLAC		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/2/2020		\$285,000.00	Valid		Land and Improvements		
10/30/2003		\$196,000.00	Valid		Land and Improvements		
6/1/1986		\$18,900.00	Valid		Land		
10/1/1996		\$143,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.269	Gross				\$64,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
11,718		0.269				\$64,500	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0166 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,560	\$177,294.00
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$177,294.00
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,560	\$34,897.20
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,837.60
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	785	\$18,000.00
Adjusted Base Price		\$243,650.80
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$245,685.88
Market Adjustment:	63%	\$400,467.98
CDU Adjustment:	65	\$260,300.00
Complete:	100	\$260,300.00
Dollar Adjustments		(\$700.00)
Dwelling Value		\$259,600.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$259,600.00
Total Land Value		\$64,500.00
Total Assessed Value		\$324,100.00

Parcel Numbers: 760-0167-000 Property Address: 7223 TIFTON DR S Municipality: Franklin, City of

Owner Name: PENG, BUAL Mailing Address: 7223 S TIFTON DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	TIFTON HEIGHTS ADDN NO 2 BLK 6 LOT 4	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <p>A: 1F1/B 1374 sqft</p> <p>B: Conc. Patio 176 sqft</p> <p>C: FG 440 sqft</p>
	Neighborhood:	
	1213-Franklin	

Building Description

Dwelling #	760 0167 000- 1		
Year Built:	1/1/1987	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1987	Bedrooms:	3
Remodeled/Effective Age:	-35	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0167 000- 1	1,374	0	0	0	0	0	1,374

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	176	\$900
13-AFG	440	\$13,200

Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Fair	648	\$2,592

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/2021	96		Average	\$1,000.00

Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
4/21/2020	20-0956	\$15,000.00	FOUNDRPR
6/23/2021	21-0120	\$3,993.00	SHED 8X12

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/1/1987		\$81,990.00	Valid		Land and Improvements		
6/1/1998		\$133,000.00	Valid		Land and Improvements		
10/10/2001		\$140,300.00	Invalid		Land and Improvements		
7/30/2003		\$165,000.00	Valid		Land and Improvements		
5/18/2020		\$240,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acres:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.283	Gross				\$65,100	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acres:	Depth:	Act. Frontage:		Assessed Land Value:		
12,327	0.283				\$65,100		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light		6/28/2022	All Public		
Valuation/Explanation							
Dwelling #				760 0167 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,374		\$160,332.06	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$160,332.06	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,374		\$31,876.80	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,380.04	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:							
Attachments:				616		\$14,100.00	
Adjusted Base Price						\$217,010.90	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$223,201.99	
Market Adjustment:				56%		\$348,195.10	
CDU Adjustment:				65		\$226,300.00	
Complete:				100		\$226,300.00	
Dollar Adjustments						(\$200.00)	
Dwelling Value						\$226,100.00	

Other Building Improvements	0	\$1,000.00
Total Improvement Value		\$227,100.00
Total Land Value		\$65,100.00
Total Assessed Value		\$292,200.00

Parcel Numbers: 760-0168-000	Property Address: TIFTON DR S	Municipality: Franklin, City of
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Owner Name: FOLLY, LCC	Mailing Address: 2990 UNIVERSAL ST SUITE B OSHKOSH, WI 54904	Land Use: Residential
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Property Photograph:	Legal Description: TIFTON HEIGHTS ADDN NO 2 BLK 6 OUTLOT 1 SUBJ TO	Building Sketch:
<div style="border: 1px solid black; padding: 2px; font-size: 8px;"> Descriptor/Map A: 1F B: 6sq </div>	Parcel Sketch and Site Map obtained from the County GIS Neighborhood: 1213-Franklin	

Building Description

Dwelling #	
Year Built:	Exterior Wall:
Year Remodeled:	Bedrooms:
Remodeled/Effective Age:	Full Baths:
Building Type/Style:	Half Baths:
Story:	Rough-in: 0
Grade:	Room Count:
CDU/Overall Condition:	Basement Description:
Interior Condition:	Heating:
Kitchen Condition:	Type of Fuel:
Bath Condition:	Type of System:

Square Footage / Attachments

First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
						0

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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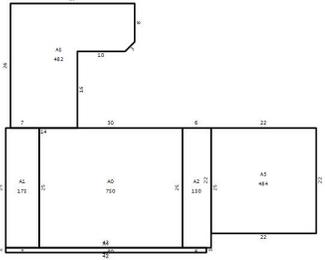
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.083	Gross				\$500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
3,615	0.083				\$500		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Extremely Heavy Traffic			All Public		
Valuation/Explanation							
Dwelling #				Area		Value Amount	
Description				Area		Value Amount	
Living Area:							
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price							
Unfinished Living Area:							
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:							
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price						\$0.00	
Changes/Adjustments							
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value							
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$500.00	
Total Assessed Value						\$500.00	

Parcel Numbers: 760-0170-000 Property Address: 4033 RAWSON AVE W Municipality: Franklin, City of

Owner Name: DANIEL, TODD S & TERINA J Mailing Address: 4033 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 1 LOT 1 EXC N 7.26 FT FOR AVE	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0170 000- 1		
Year Built:	1/1/1990	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1990	Bedrooms:	3
Remodeled/Effective Age:	-32	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0170 000- 1	1,075	792	0	0	0	0	1,867

Attachment Description(s):	Area:	Attachment Value:
13-AFG	484	\$14,500
99-Additional Attachments	42	\$4,200
31-WD	482	\$4,800

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

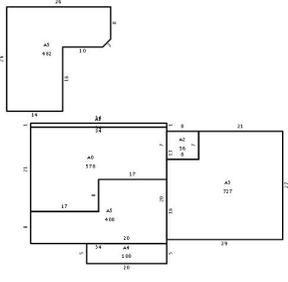
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
5/1/1999	99-0452	\$7,000.00	DECK

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/1/1995		\$131,300.00	Valid		Land and Improvements		
12/1/1992		\$119,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.317	Gross				\$54,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
13,809	0.317				\$54,700		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Heavy			All Public		
Valuation/Explanation							
Dwelling #				760 0170 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,075		\$132,278.75	
Second Story:				792		\$53,665.92	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$185,944.67	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,075		\$26,885.75	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,592.82	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				1,008		\$23,500.00	
Adjusted Base Price						\$253,426.24	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$252,588.86	
Market Adjustment:				63%		\$411,719.85	
CDU Adjustment:				65		\$267,600.00	
Complete:				100		\$267,600.00	
Dollar Adjustments						(\$700.00)	
Dwelling Value						\$266,900.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$266,900.00	
Total Land Value						\$54,700.00	
Total Assessed Value						\$321,600.00	

Parcel Numbers: 760-0171-000 Property Address: 4049 RAWSON AVE W Municipality: Franklin, City of

Owner Name: STEEN, TIMOTHY ADAM Mailing Address: 4049 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	COUNTRYSIDE ESTATES BLK 1 LOT 2 EXC N 7.26 FT FOR AVE	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0171 000- 1		
Year Built:	1/1/1990	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1990	Bedrooms:	3
Remodeled/Effective Age:	-32	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	B-	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0171 000- 1	1,042	612	0	0	0	0	1,654

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	34	\$3,400
13-AFG	727	\$21,800
11-Ofp	100	\$2,000

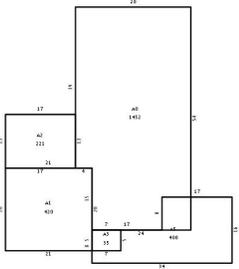
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
2/1/2000		00-0158	\$3,500.00		SFLA TO GARA		
9/15/2015		15-2181	\$6,000.00		FENCE		
1/26/2009		154	\$2,000.00		FURREPLAC		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/1/2000		\$174,700.00	Invalid		Land and Improvements		
6/9/2003		\$166,300.00	Invalid		Land and Improvements		
7/18/2003		\$165,000.00	Invalid		Land and Improvements		
3/1/2004		\$220,000.00	Invalid		Land and Improvements		
10/29/2014		\$178,500.00	Invalid		Land and Improvements		
5/19/2015		\$184,900.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.424	Gross				\$59,700
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
18,469		0.424				\$59,700	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Heavy			All Public		

Valuation/Explanation		
Dwelling #	760 0171 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,042	\$129,791.52
Second Story:	612	\$42,999.12
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$172,790.64
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,042	\$26,487.64
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,068.84
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$5,800.00
Attachments:	861	\$27,200.00
Adjusted Base Price		\$243,669.12
Changes/Adjustments		
Grade Adjustment:	B- 120%	\$252,802.94
Market Adjustment:	72%	\$434,821.06
CDU Adjustment:	65	\$282,600.00
Complete:	100	\$282,600.00
Dollar Adjustments		\$700.00
Dwelling Value		\$283,300.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$283,300.00
Total Land Value		\$59,700.00
Total Assessed Value		\$343,000.00

Parcel Numbers: 760-0172-000 Property Address: 4050 MINNESOTA AVE W Municipality: Franklin, City of

Owner Name: PUIDOKAS, FRANK A IV Mailing Address: 4050 W MINNESOTA AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 1 LOT 3	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	

1211-Franklin

Building Description

Dwelling #	760 0172 000- 1		
Year Built:	1/1/1990	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1990	Bedrooms:	4
Remodeled/Effective Age:	-32	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0172 000- 1	1,673	0	0	0	0	0	1,673

Attachment Description(s):	Area:	Attachment Value:
13-AFG	420	\$12,600
11-OFP	35	\$700

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Good	763	\$4,578

Other Building Improvements

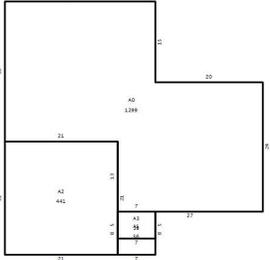
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/1/1996	96-0497	\$1,200.00	A/C				
11/28/2007	2962	\$2,720.00	FURREPLAC				
9/14/2017	17-2176	\$350.00	BMST DUCTWK				
8/2/2017	17-1831	\$21,000.00	INTREMOD-BSMT+E				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/24/2007		\$232,000.00	Valid		Land and Improvements		
3/18/2016		\$218,000.00	Valid		Land and Improvements		
6/30/2003		\$208,000.00	Valid		Land and Improvements		
8/14/2007		\$0.00	Invalid		Land and Improvements		
8/1/1996		\$135,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.344	Gross				\$70,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
14,985	0.344				\$70,600		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0172 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,673	\$188,011.74
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$188,011.74
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,452	\$33,062.04
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,115.58
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	1	\$300.00
Attachments:	455	\$13,300.00
Adjusted Base Price		\$246,111.36
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$255,762.50
Market Adjustment:	62%	\$414,335.24
CDU Adjustment:	65	\$269,300.00
Complete:	100	\$269,300.00
Dollar Adjustments		\$400.00
Dwelling Value		\$269,700.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$269,700.00
Total Land Value		\$70,600.00
Total Assessed Value		\$340,300.00

Parcel Numbers: 760-0173-000 Property Address: 4040 MINNESOTA AVE W Municipality: Franklin, City of

Owner Name: Christina Colarossi Mailing Address: 4040 West Minnesota Avenue Franklin, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 1 LOT 4	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	

1211-Franklin

Building Description

Dwelling #	760 0173 000- 1		
Year Built:	1/1/1990	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1990	Bedrooms:	3
Remodeled/Effective Age:	-32	Full Baths:	3
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0173 000- 1	1,299	0	0	0	0	0	1,299

Attachment Description(s):	Area:	Attachment Value:
11-OFP	56	\$1,100
13-AFG	441	\$13,200

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
9/14/2016		\$250,800.00	Invalid		Land and Improvements	
9/26/2014		\$250,800.00	Invalid		Land and Improvements	
11/28/2016		\$170,000.00	Invalid		Land and Improvements	
4/23/2003		\$79,000.00	Invalid		Land and Improvements	
7/1/1991		\$107,500.00	Valid		Land and Improvements	
9/14/2007		\$218,750.00	Valid		Land and Improvements	
5/31/2022	11252031	\$398,000.00	Valid	W/C D - Warrant/Condo Deed	Land and Improvements	Other

Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.417	Gross				\$71,500	

Acreage/Squarefoot Variables							

Land Data & Computations					
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:	
18,165	0.417			\$71,500	

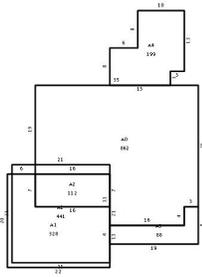
General Information					
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Light			All Public

Valuation/Explanation		
Dwelling #	760 0173 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,299	\$153,983.46
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$153,983.46
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,299	\$30,760.32
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,195.54
Plumbing	0 - Half Bath 3 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	1	\$300.00
Attachments:	497	\$14,300.00
Adjusted Base Price		\$207,420.32
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$212,102.35
Market Adjustment:	57%	\$333,000.69
CDU Adjustment:	65	\$216,500.00
Complete:	100	\$216,500.00
Dollar Adjustments		\$200.00
Dwelling Value		\$216,700.00

Other Building Improvements	0	\$0.00
Total Improvement Value		\$216,700.00
Total Land Value		\$71,500.00
Total Assessed Value		\$288,200.00

Parcel Numbers: 760-0174-000 Property Address: 4004 MINNESOTA AVE W Municipality: Franklin, City of

Owner Name: HASSAN, MOHMAD Mailing Address: 4004 W MINNESOTA AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 2 LOT 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0174 000- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0174 000- 1	950	974	0	0	0	0	1,924

Attachment Description(s):	Area:	Attachment Value:
13-AFG	112	\$3,400
13-AFG	328	\$9,800
31-WD	199	\$2,000

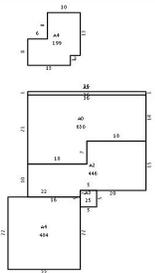
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type: RS1-Frame Utility Shed	Year Built: 1/1/2001	Area: 96	Construction:	Condition: Average	Value: \$300.00	
Permit / Construction History						
Date of Permit: 9/5/2001 4/6/2007 1/5/2018	Permit Number: 01-1005 694 18-0021	Permit Amount: \$1,600.00 \$2,400.00 \$3,650.00	Details of Permit: SHED 12X8' FENCE FURREPLAC			
Ownership/Sales History						
Date of Sale: 10/7/2016 6/1/1991	Sale Document:	Purchase Amount: \$263,000.00 \$28,900.00	Sale Validity: Valid Invalid	Conveyance Type:	Sale Type: Land and Improvements Land	Sale Validation Source:
Land Breakdown						
Land Class: A-Residential Primary Site	Acreage: 0.405	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$70,400
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage: 17,642	Total Acreage: 0.405	Depth:	Act. Frontage:	Assessed Land Value: \$70,400		
General Information						
Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: All Public	

Valuation/Explanation		
Dwelling #	760 0174 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	950	\$119,586.00
Second Story:	974	\$63,621.68
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$183,207.68
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	950	\$24,567.00
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,733.04
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	639	\$15,200.00
Adjusted Base Price		\$242,210.72
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$247,181.79
Market Adjustment:	63%	\$402,906.32
CDU Adjustment:	70	\$282,000.00
Complete:	100	\$282,000.00
Dollar Adjustments		\$500.00
Dwelling Value		\$282,500.00
Other Building Improvements	0	\$300.00
Total Improvement Value		\$282,800.00
Total Land Value		\$70,400.00
Total Assessed Value		\$353,200.00

Parcel Numbers: 760-0175-000 Property Address: 3950 MINNESOTA AVE W Municipality: Franklin, City of

Owner Name: SYED, TAJAMMUD H Mailing Address: 3950 W MINNESOTA AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	COUNTRYSIDE ESTATES BLK 2 LOT 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0175 000- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0175 000- 1	1,076	666	0	0	0	0	1,742

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	36	\$3,600
11-OPF	25	\$500
13-AFG	484	\$14,500

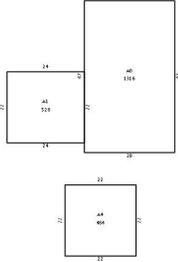
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/1/1992		\$75,000.00	Invalid		Land and Improvements		
11/11/2016		\$257,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.263	Gross				\$64,300
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
11,456		0.263				\$64,300	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0175 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,076		\$132,401.80	
Second Story:				666		\$46,107.18	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$178,508.98	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,076		\$26,910.76	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,285.32	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				545		\$18,600.00	
Adjusted Base Price						\$237,927.06	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$238,729.77	
Market Adjustment:				67%		\$398,678.71	
CDU Adjustment:				70		\$279,100.00	
Complete:				100		\$279,100.00	
Dollar Adjustments						(\$600.00)	
Dwelling Value						\$278,500.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$278,500.00
Total Land Value		\$64,300.00
Total Assessed Value		\$342,800.00

Parcel Numbers: 760-0176-000	Property Address: 3938 MINNESOTA AVE W	Municipality: Franklin, City of
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Owner Name: MINIKEL, SHAWN M	Mailing Address: 3938 W MINNESOTA AVE FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: COUNTRYSIDE ESTATES BLK 2 LOT 3	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1211-Franklin		

Building Description

Dwelling #	760 0176 000- 1		
Year Built:	1/1/1992	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1992	Bedrooms:	3
Remodeled/Effective Age:	-30	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Good	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0176 000- 1	1,316	0	0	0	0	0	1,316

Attachment Description(s): 13-AFG	Area: 528	Attachment Value: \$15,800
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Feature Description(s): 22-Additional Fixture	Area: 1	Feature Value: \$300
Rec Room Condition: Average	Rec Room Area: 460	Rec Room Value: \$2,300

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

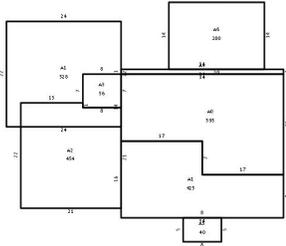
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
8/27/2014	14-2073	\$2,000.00	FURREPLACE
11/12/2019	19-2917	\$2,400.00	FOUNDRPR
8/2/2014	14-1868	\$3,000.00	BSMT FINISH

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/17/2020		\$302,000.00	Valid		Land and Improvements		
8/3/2018		\$267,000.00	Valid		Land and Improvements		
6/22/2007		\$229,800.00	Valid		Land and Improvements		
6/1/1992		\$29,900.00	Valid		Land		
8/5/2014		\$215,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.263	Gross				\$64,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,456	0.263				\$64,300		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0176 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,316		\$154,695.80	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$154,695.80	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,316		\$30,833.88	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,237.36	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				528		\$15,800.00	
Adjusted Base Price						\$209,748.04	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$213,012.84	
Market Adjustment:				79%		\$381,292.99	
CDU Adjustment:				70		\$266,900.00	
Complete:				100		\$266,900.00	
Dollar Adjustments						\$700.00	
Dwelling Value						\$267,600.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$267,600.00
Total Land Value		\$64,300.00
Total Assessed Value		\$331,900.00

Parcel Numbers: 760-0177-000 Property Address: 3926 MINNESOTA AVE W Municipality: Franklin, City of

Owner Name: VILLANUEVA, SEVERINO Mailing Address: 3926 W MINNESOTA AVE FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 2 LOT 4	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0177 000- 1		
Year Built:	1/1/1998	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1998	Bedrooms:	3
Remodeled/Effective Age:	-24	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0177 000- 1	1,076	629	0	0	0	0	1,705

Attachment Description(s):	Area:	Attachment Value:
13-AFG	454	\$13,600
99-Additional Attachments	34	\$3,400
11-OFP	40	\$800
31-WD	280	\$2,800

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	755	\$3,775
22-Additional Fixture	5	\$1,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	755	\$3,775

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
4/1/1998	98-0318	\$110,000.00	NEW CONST			
5/1/2001	01-0364	\$2,900.00	WDDK 20X14'			
6/2/2006	1778	\$18,000.00	RECROOM			
9/7/2001	01-1018	\$5,000.00	WDDK 20X14'			
5/1/1998	98-0423	\$3,200.00	AC / FURNACE			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
3/1/1998		\$34,900.00	Valid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.350	Gross				\$70,300
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
15,246	0.350			\$70,300		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	760 0177 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,076	\$132,401.80
Second Story:	629	\$44,193.54
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$176,595.34
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,020	\$25,928.40
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,194.30
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	6	\$3,500.00
Attachments:	808	\$20,600.00
Adjusted Base Price		\$238,140.04
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$235,444.04
Market Adjustment:	77%	\$416,735.96
CDU Adjustment:	73	\$304,200.00
Complete:	100	\$304,200.00
Dollar Adjustments		\$500.00
Dwelling Value		\$304,700.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$304,700.00
Total Land Value		\$70,300.00
Total Assessed Value		\$375,000.00

Parcel Numbers: 760-0178-000	Property Address: MINNESOTA AVE W	Municipality: Franklin, City of
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Owner Name: VILLANUEVA, SEVERINO	Mailing Address: 3926 W MINNESOTA AVE FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph:	Legal Description: COUNTRYSIDE ESTATES OUTLOT 1	Building Sketch:
<small>Descriptor/Map A: Fr B: Rgn</small>	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling # Year Built: Year Remodeled: Remodeled/Effective Age: Building Type/Style: Story: Grade: CDU/Overall Condition: Interior Condition: Kitchen Condition: Bath Condition:	Exterior Wall: Bedrooms: Full Baths: Half Baths: Rough-in: 0 Room Count: Basement Description: Heating: Type of Fuel: Type of System:
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Square Footage / Attachments

First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
						0

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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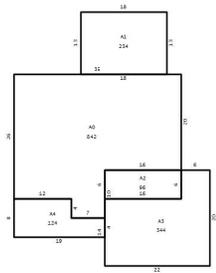
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
3/1/1998		\$1,100.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.062	Gross				\$1,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
2,701	0.062				\$1,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				Area		Value Amount	
Description				Area		Value Amount	
Living Area:							
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price							
Unfinished Living Area:							
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:							
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price						\$0.00	
Changes/Adjustments							
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value							
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$1,000.00	
Total Assessed Value						\$1,000.00	

Parcel Numbers: 760-0179-000 Property Address: 4055 MINNESOTA AVE W Municipality: Franklin, City of

Owner Name: Dareen Bleibel Mailing Address: 4055 W. Minnesota Ave. Franklin, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 3 LOT 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0179 000- 1		
Year Built:	1/1/1990	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1990	Bedrooms:	3
Remodeled/Effective Age:	-32	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	B-	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0179 000- 1	966	938	0	0	0	0	1,904

Attachment Description(s):	Area:	Attachment Value:
13-AFG	96	\$2,900
31-WD	234	\$2,300
13-AFG	344	\$10,300

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area: 224	Rec Room Value: \$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History

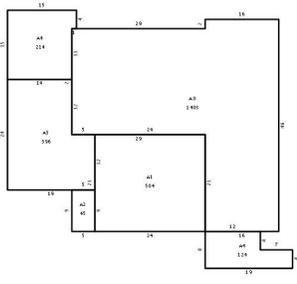
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
1/21/2016	16-0087	\$6,000.00	FURREPLAC+ACREP

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/16/2022	11284927	\$411,000.00		W/C D - Warrant/Condo Deed	Land and Improvements	Other	
9/1/1999	11284927	\$172,000.00	Valid		Land and Improvements		
1/1/1992		\$125,000.00	Valid		Land and Improvements		
5/15/2003		\$201,500.00	Valid		Land and Improvements		
3/26/2011		\$210,000.00	Invalid		Land and Improvements		
9/30/2015		\$272,500.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.288	Gross				\$65,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
12,545	0.288			\$65,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0179 000- 1			
Description				Area	Value Amount		
Living Area:							
First Story:				966	\$121,600.08		
Second Story:				938	\$61,711.02		
Additional Story:				0	\$0.00		
Attic/Finished Net:				0	\$0.00		
Half Story/Finished Net:				0	\$0.00		
Base Price					\$183,311.10		
Unfinished Living Area:							
Room/Unfinished:				0	\$0.00		
Unfinished Basement:				966	\$24,980.76		
Half Story/Unfinished:					\$0.00		
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts	\$4,683.84		
Plumbing				1 - Half Bath 2 - Full Bath	\$12,203.00		
Finished Basement Living Area				0	\$0.00		
Features:				1	\$300.00		
Attachments:				674	\$15,500.00		
Adjusted Base Price					\$240,978.70		
Changes/Adjustments							
Grade Adjustment:				B- 120%	\$270,214.44		
Market Adjustment:				73%	\$467,470.98		
CDU Adjustment:				65	\$303,900.00		
Complete:				100	\$303,900.00		
Dollar Adjustments					(\$200.00)		
Dwelling Value					\$303,700.00		

Other Building Improvements	0	\$0.00
Total Improvement Value		\$303,700.00
Total Land Value		\$65,000.00
Total Assessed Value		\$368,700.00

Parcel Numbers: 760-0180-000 Property Address: 7170 COUNTRYSIDE DR S Municipality: Franklin, City of

Owner Name: SHAHIN, REEM A Mailing Address: 7170 COUNTRYSIDE DR FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 3 LOT 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0180 000- 1		
Year Built:	1/1/1994	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1994	Bedrooms:	4
Remodeled/Effective Age:	-28	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B-	Room Count:	6
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0180 000- 1	2,013	0	0	0	0	209	2,222

Attachment Description(s):	Area:	Attachment Value:
13-AFG	504	\$15,100
11-OPF	45	\$900

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	630	\$3,150
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	630	\$3,150

Other Building Improvements

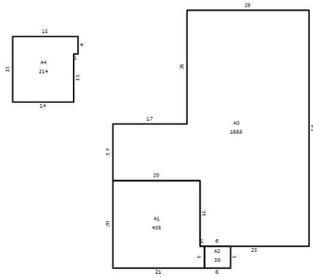
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
7/1/1994	94-0777	\$2,000.00	HTG SYSTEM				
12/2/2019	19-3108	\$2,718.00	FURREPLAC				
7/19/2006	2370	\$10,000.00	FBLA				
4/28/2020	20-1021	\$13,000.00	EXTREMOD-ROOF				
8/6/2015	15-1797	\$23,000.00	ADDN				
4/1/1996	96-0307	\$1,650.00	AC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/1/1995		\$149,000.00	Valid		Land and Improvements		
6/1/1994		\$23,500.00	Invalid		Land		
6/24/2010		\$100,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.269	Gross				\$64,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,718	0.269				\$64,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0180 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	2,013	\$218,631.93
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$218,631.93
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,194	\$28,978.38
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$5,466.12
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	209	\$5,640.91
Features:	2	\$2,300.00
Attachments:	549	\$16,000.00
Adjusted Base Price		\$284,339.34
Changes/Adjustments		
Grade Adjustment:	B- 120%	\$319,247.21
Market Adjustment:	48%	\$472,485.87
CDU Adjustment:	70	\$330,700.00
Complete:	100	\$330,700.00
Dollar Adjustments		\$900.00
Dwelling Value		\$331,600.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$331,600.00
Total Land Value		\$64,200.00
Total Assessed Value		\$395,800.00

Parcel Numbers: 760-0181-000 Property Address: 7182 COUNTRYSIDE DR S Municipality: Franklin, City of

Owner Name: DAKWAR, MOHAMMAD M Mailing Address: 7182 COUNTRYSIDE DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 3 LOT 3	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0181 000- 1		
Year Built:	1/1/1992	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1992	Bedrooms:	3
Remodeled/Effective Age:	-30	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0181 000- 1	1,688	0	0	0	0	0	1,688

Attachment Description(s):	Area:	Attachment Value:
13-AFG	405	\$12,200
11-OPF	30	\$600

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

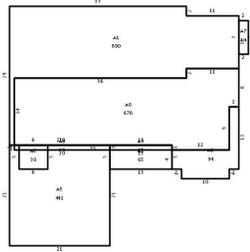
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
9/1/1999	99-1104	\$1,988.00	A/C				
2/21/2017	17-0384	\$5,875.00	FURREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/1/2000		\$165,900.00	Invalid		Land and Improvements		
6/1/1992		\$30,900.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.346	Gross				\$70,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
15,072	0.346			\$70,700			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0181 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,688		\$189,697.44	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$189,697.44	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,688		\$37,287.92	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,152.48	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				435		\$12,800.00	
Adjusted Base Price						\$253,559.84	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$262,305.82	
Market Adjustment:				46%		\$382,966.50	
CDU Adjustment:				70		\$268,100.00	
Complete:				100		\$268,100.00	
Dollar Adjustments						\$0.00	
Dwelling Value						\$268,100.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$268,100.00
Total Land Value		\$70,700.00
Total Assessed Value		\$338,800.00

Parcel Numbers: 760-0182-000 Property Address: 4150 MADISON BLVD W Municipality: Franklin, City of

Owner Name: COFFEY, JEFFREY W Mailing Address: 4150 W MADISON BLVD FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 3 LOT 4	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0182 000- 1		
Year Built:	1/1/1992	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1992	Bedrooms:	3
Remodeled/Effective Age:	-30	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0182 000- 1	1,474	709	0	0	0	0	2,183

Attachment Description(s):	Area:	Attachment Value:
11-OFP	65	\$1,300
99-Additional Attachments	13	\$1,300
13-AFG	441	\$13,200
99-Additional Attachments	20	\$2,000

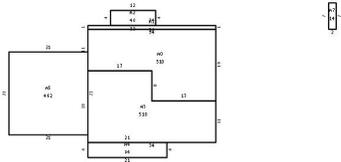
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
7/1/1995	95-0790	\$1,200.00	A/C			
8/3/2015	15-1781	\$3,000.00	ACREPLACE			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
9/1/1994		\$151,900.00	Invalid		Land and Improvements	
8/29/2007		\$248,000.00	Valid		Land and Improvements	
10/11/2013		\$235,000.00	Invalid		Land and Improvements	
12/11/2015		\$270,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.346	Gross				\$68,900
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
15,072	0.346			\$68,900		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	760 0182 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,474	\$169,627.92
Second Story:	709	\$48,594.86
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$218,222.78
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,460	\$33,244.20
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$5,370.18
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	539	\$17,800.00
Adjusted Base Price		\$289,140.16
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$295,944.18
Market Adjustment:	41%	\$417,281.29
CDU Adjustment:	70	\$292,100.00
Complete:	100	\$292,100.00
Dollar Adjustments		(\$900.00)
Dwelling Value		\$291,200.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$291,200.00
Total Land Value		\$68,900.00
Total Assessed Value		\$360,100.00

Parcel Numbers: 760-0183-000 Property Address: 4004 MADISON BLVD W Municipality: Franklin, City of

Owner Name: TAFT, PHILIP M & YOUNG CHA Mailing Address: 4004 W MADISON BLVD FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 3 LOT 5	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0183 000- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0183 000- 1	1,054	510	0	0	0	0	1,564

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	34	\$3,400
31-WD	48	\$500
11-OFP	84	\$1,700
13-AFG	462	\$13,900

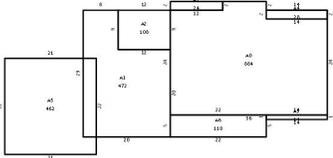
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:		
RS1-Frame Utility Shed	1/1/2019	96		Average	\$800.00		
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
9/27/2019	19-2502	\$3,172.00	SHED 8X12				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/1/1990		\$26,900.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.276	Gross				\$64,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
12,023	0.276			\$64,600			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0183 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,054		\$129,694.70	
Second Story:				510		\$36,929.10	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$166,623.80	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,020		\$25,928.40	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,847.44	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				628		\$19,500.00	
Adjusted Base Price						\$225,521.64	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$224,093.80	
Market Adjustment:				73%		\$387,682.28	
CDU Adjustment:				70		\$271,400.00	
Complete:				100		\$271,400.00	
Dollar Adjustments						(\$800.00)	
Dwelling Value						\$270,600.00	

Other Building Improvements	0	\$800.00
Total Improvement Value		\$271,400.00
Total Land Value		\$64,600.00
Total Assessed Value		\$336,000.00

Parcel Numbers: 760-0184-000 Property Address: 3978 MADISON BLVD W Municipality: Franklin, City of

Owner Name: DJORDJEVIC LJUBICA Mailing Address: 3978 W MADISON BLVD FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 3 LOT 6	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0184 000- 1		
Year Built:	1/1/1993	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1993	Bedrooms:	4
Remodeled/Effective Age:	-29	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0184 000- 1	992	950	0	0	0	0	1,942

Attachment Description(s):	Area:	Attachment Value:
13-AFG	472	\$14,200
99-Additional Attachments	24	\$2,400
99-Additional Attachments	28	\$2,800
99-Additional Attachments	14	\$1,400
11-OFP	110	\$2,200

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
6/1/1994	94-0553	\$1,650.00	A/C
4/4/2016	16-0623	\$7,000.00	ROOF

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
9/17/2005		\$274,000.00	Invalid		Land and Improvements	
1/2/2004		\$239,900.00	Valid		Land and Improvements	
7/1/1993		\$29,900.00	Valid		Land	

Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.267	Gross				\$64,000

Acreage/Squarefoot Variables

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Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
11,631	0.267			\$64,000

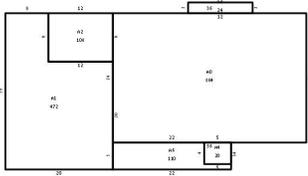
General Information

Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Light			All Public

Valuation/Explanation		
Dwelling #	760 0184 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	992	\$124,872.96
Second Story:	950	\$62,054.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$186,926.96
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	992	\$25,653.12
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,777.32
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	648	\$23,000.00
Adjusted Base Price		\$254,860.40
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$252,516.44
Market Adjustment:	62%	\$409,076.63
CDU Adjustment:	70	\$286,400.00
Complete:	100	\$286,400.00
Dollar Adjustments		\$400.00
Dwelling Value		\$286,800.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$286,800.00
Total Land Value		\$64,000.00
Total Assessed Value		\$350,800.00

Parcel Numbers: 760-0185-000 Property Address: 3966 MADISON BLVD W Municipality: Franklin, City of

Owner Name: FLYNN, DAVID J & CYNTHIA A Mailing Address: 3966 W MADISON BLVD FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 3 LOT 7	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0185 000- 1		
Year Built:	1/1/1993	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1993	Bedrooms:	3
Remodeled/Effective Age:	-29	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0185 000- 1	996	864	0	0	0	0	1,860

Attachment Description(s):	Area:	Attachment Value:
13-AFG	472	\$14,200
35-Ms/Terrace	20	\$0

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

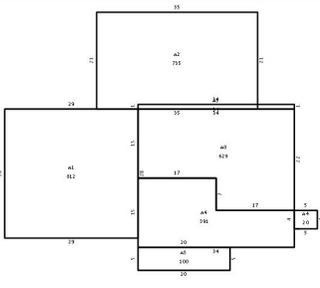
Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/1/1994		\$139,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.258	Gross				\$63,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
11,238	0.258			\$63,200			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0185 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				996	\$125,376.48		
Second Story:				864	\$57,438.72		
Additional Story:				0	\$0.00		
Attic/Finished Net:				0	\$0.00		
Half Story/Finished Net:				0	\$0.00		
Base Price						\$182,815.20	
Unfinished Living Area:							
Room/Unfinished:				0	\$0.00		
Unfinished Basement:				996	\$25,756.56		
Half Story/Unfinished:					\$0.00		
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,575.60	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0	\$0.00		
Features:				2	\$2,300.00		
Attachments:				492	\$14,200.00		
Adjusted Base Price						\$241,850.36	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$247,885.40	
Market Adjustment:				62%		\$401,574.34	
CDU Adjustment:				70		\$281,100.00	
Complete:				100		\$281,100.00	
Dollar Adjustments						(\$200.00)	
Dwelling Value						\$280,900.00	
Other Building Improvements				0	\$0.00		
Total Improvement Value						\$280,900.00	
Total Land Value						\$63,200.00	
Total Assessed Value						\$344,100.00	

Parcel Numbers: 760-0186-000 Property Address: 3954 MADISON BLVD W Municipality: Franklin, City of

Owner Name: HOSMANEK KAISER, JANE E - LIV REV TRUST Mailing Address: 3954 W MADISON BLVD FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	COUNTRYSIDE ESTATES BLK 3 LOT 8	
	Parcel Sketch and Site Map obtained from the County GIS	
Neighborhood:	1211-Franklin	

Building Description

Dwelling #	760 0186 000- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0186 000- 1	1,020	663	0	0	0	0	1,683

Attachment Description(s):	Area:	Attachment Value:
13-AFG	812	\$24,400
31-WD	735	\$7,400
99-Additional Attachments	34	\$3,400
11-OPF	100	\$2,000

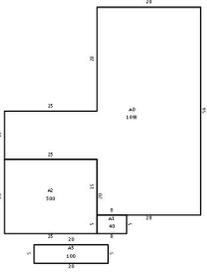
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
9/5/2014		14-2150	\$2,300.00		FURREPLACE		
12/11/2015		15-2965	\$15,000.00		LAUNDRY ALTER		
2/9/2016		16-0226	\$1,000.00		INTREMOD		
2/20/2018		18-0310	\$13,000.00		EXTREMOD		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/1/1991		\$28,900.00	Valid		Land		
1/31/2007		\$248,300.00	Invalid		Land and Improvements		
3/7/2013		\$228,000.00	Invalid		Land and Improvements		
5/30/2013		\$228,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.248	Gross				\$62,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
10,803	0.248				\$62,300		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0186 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,020	\$127,051.20
Second Story:	663	\$45,899.49
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$172,950.69
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,020	\$25,928.40
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,140.18
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	1,681	\$37,200.00
Adjusted Base Price		\$249,841.27
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$231,375.40
Market Adjustment:	81%	\$418,789.47
CDU Adjustment:	70	\$293,200.00
Complete:	100	\$293,200.00
Dollar Adjustments		(\$300.00)
Dwelling Value		\$292,900.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$292,900.00
Total Land Value		\$62,300.00
Total Assessed Value		\$355,200.00

Parcel Numbers: 760-0187-000 Property Address: 3942 MADISON BLVD W Municipality: Franklin, City of

Owner Name: KONKOL, JAMES W Mailing Address: 3942 W MADISON BLVD FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 3 LOT 9	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0187 000- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0187 000- 1	1,893	0	0	0	0	0	1,893

Attachment Description(s):	Area:	Attachment Value:
11-OFP	40	\$800
13-AFG	500	\$15,000

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

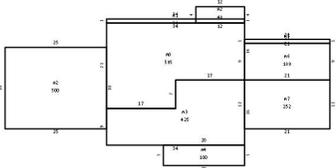
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
8/28/2014	14-2074	\$22,185.00	FNDTN REPAIR			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
4/21/2015		\$200,000.00	Valid		Land and Improvements	
6/1/1991		\$27,900.00	Invalid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.298	Gross				\$66,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
12,981	0.298			\$66,000		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	
Valuation/Explanation						
Dwelling #			760 0187 000- 1			
Description			Area		Value Amount	
Living Area:						
First Story:			1,893			\$208,286.79
Second Story:			0			\$0.00
Additional Story:			0			\$0.00
Attic/Finished Net:			0			\$0.00
Half Story/Finished Net:			0			\$0.00
Base Price					\$208,286.79	
Unfinished Living Area:						
Room/Unfinished:			0			\$0.00
Unfinished Basement:			1,893			\$41,153.82
Half Story/Unfinished:						\$0.00
Structure Info, Features and Attachments:						
Heating/AC			Air Conditioning - Same Ducts		\$4,656.78	
Plumbing			0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area			0			\$0.00
Features:			2			\$2,300.00
Attachments:			540			\$15,800.00
Adjusted Base Price					\$279,519.39	
Changes/Adjustments						
Grade Adjustment:			C+ 110%		\$287,561.33	
Market Adjustment:			41%		\$405,461.47	
CDU Adjustment:			70		\$283,800.00	
Complete:			100		\$283,800.00	
Dollar Adjustments					\$0.00	
Dwelling Value					\$283,800.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$283,800.00
Total Land Value		\$66,000.00
Total Assessed Value		\$349,800.00

Parcel Numbers: 760-0188-000	Property Address: 3917 MINNESOTA AVE W	Municipality: Franklin, City of
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Owner Name: SIMONSON, SCOTT R & CHRISTINE	Mailing Address: 3917 W MINNESOTA AVE FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: COUNTRYSIDE ESTATES BLK 3 LOT 10	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1211-Franklin		

Building Description

Dwelling #	760 0188 000- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0188 000- 1	1,020	839	0	51	0	0	1,910

Attachment Description(s):	Area:	Attachment Value:
13-AFG	189	\$5,700
13-AFG	252	\$7,600
99-Additional Attachments	34	\$3,400
31-WD	48	\$500
11-OFP	100	\$2,000
99-Additional Attachments	21	\$2,100

Feature Description(s): 22-Additional Fixture	Area: 1	Feature Value: \$300
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit: 3/14/2017	Permit Number: 17-0507	Permit Amount: \$6,025.00	Details of Permit: FOUNDRPR W/BEAM
5/8/2018	18-1136	\$8,800.00	EXTREMOD
5/28/2003	03-1432	\$30,000.00	ADDTN

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
2/1/1993		\$122,500.00	Invalid		Land and Improvements	

Land Breakdown

Land Class: A-Residential Primary Site	Acreage: 0.262	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$63,800
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Acreage/Squarefoot Variables

Land Data & Computations

Total Square Footage: 11,413	Total Acreage: 0.262	Depth:	Act. Frontage:	Assessed Land Value: \$63,800
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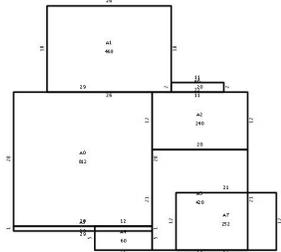
General Information

Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: All Public
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Valuation/Explanation		
Dwelling #	760 0188 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,020	\$127,051.20
Second Story:	839	\$56,984.88
Additional Story:	0	\$0.00
Attic/Finished Net:	51	\$1,562.64
Half Story/Finished Net:	0	\$0.00
Base Price		\$185,598.72
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,020	\$25,928.40
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,698.60
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	644	\$21,300.00
Adjusted Base Price		\$247,147.72
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$245,902.49
Market Adjustment:	68%	\$413,116.19
CDU Adjustment:	70	\$289,200.00
Complete:	100	\$289,200.00
Dollar Adjustments		\$0.00
Dwelling Value		\$289,200.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$289,200.00
Total Land Value		\$63,800.00
Total Assessed Value		\$353,000.00

Parcel Numbers: 760-0189-000 Property Address: 3923 MINNESOTA AVE W Municipality: Franklin, City of

Owner Name: JACOBSON, GORDON L & CATHLEEN Mailing Address: 3923 W MINNESOTA AVE FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 3 LOT 11	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0189 000- 1		
Year Built:	1/1/1993	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1993	Bedrooms:	4
Remodeled/Effective Age:	-29	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	B-	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0189 000- 1	1,074	1,081	0	0	0	0	2,155

Attachment Description(s):	Area:	Attachment Value:
31-WD	468	\$4,700
13-AFG	420	\$12,600
11-OFP	60	\$1,200
99-Additional Attachments	29	\$2,900

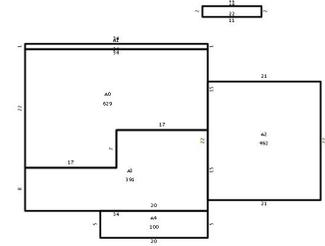
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed	1/1/1999	120		Average	\$300.00	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
5/1/1994	94-0448	\$3,000.00	DECK 27X19'			
4/1/1995	95-0322	\$1,925.00	A/C			
4/1/1999	99-0336	\$1,000.00	SHED 10X12'			
2/19/2003	03-0489	\$35,000.00	ADDTN			
10/22/2014	2562	\$2,600.00	FOUNDRPR			
10/9/2018	18-2512	\$7,085.00	FUR+ACREPLAC			
8/22/2016	16-2074	\$0.00	DRIVE APPROACH			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
5/1/1993		\$132,500.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.270	Gross				\$63,300
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
11,761	0.270			\$63,300		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	760 0189 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,074	\$132,155.70
Second Story:	1,081	\$69,605.59
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$201,761.29
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	812	\$22,216.32
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$5,301.30
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	977	\$21,400.00
Adjusted Base Price		\$265,181.91
Changes/Adjustments		
Grade Adjustment:	B- 120%	\$289,778.29
Market Adjustment:	66%	\$481,031.97
CDU Adjustment:	70	\$336,700.00
Complete:	100	\$336,700.00
Dollar Adjustments		(\$300.00)
Dwelling Value		\$336,400.00
Other Building Improvements	0	\$300.00
Total Improvement Value		\$336,700.00
Total Land Value		\$63,300.00
Total Assessed Value		\$400,000.00

Parcel Numbers: 760-0190-000 Property Address: 3931 MINNESOTA AVE W Municipality: Franklin, City of

Owner Name: LANG, SCOTT E & PAMELA A Mailing Address: 3931 W MINNESOTA AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 3 LOT 12	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0190 000- 1		
Year Built:	1/1/1990	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1990	Bedrooms:	3
Remodeled/Effective Age:	-32	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0190 000- 1	1,020	663	0	0	0	0	1,683

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	34	\$3,400
13-AFG	462	\$13,900
11-OFPP	100	\$2,000

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

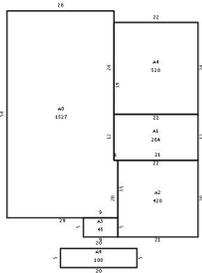
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
3/19/2018	18-0476	\$4,800.00	EXTREMOD

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/1/1990		\$25,900.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.273	Gross				\$64,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,892	0.273				\$64,500		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0190 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,020		\$127,051.20	
Second Story:				663		\$45,899.49	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$172,950.69	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,020		\$25,928.40	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Basic Heating		\$0.00	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				596		\$19,300.00	
Adjusted Base Price						\$225,801.09	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$226,821.20	
Market Adjustment:				81%		\$410,546.37	
CDU Adjustment:				65		\$266,900.00	
Complete:				100		\$266,900.00	
Dollar Adjustments						(\$300.00)	
Dwelling Value						\$266,600.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$266,600.00	
Total Land Value						\$64,500.00	
Total Assessed Value						\$331,100.00	

Parcel Numbers: 760-0191-000	Property Address: 3943 MINNESOTA AVE W	Municipality: Franklin, City of
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Owner Name: YOUSIF, FARHAD	Mailing Address: 3943 W MINNESOTA AVE FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: COUNTRYSIDE ESTATES BLK 3 LOT 13	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0191 000- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0191 000- 1	1,791	0	0	0	0	0	1,791

Attachment Description(s):	Area:	Attachment Value:
13-AFG	420	\$12,600
11-OPF	45	\$900
33-Concrete Patio	528	\$2,600

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

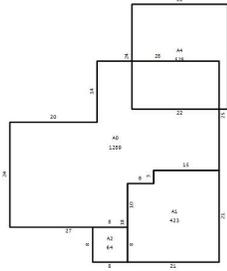
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/2010	120		Average	\$500.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
7/18/2002	02-0791	\$6,000.00	FOUNDATION REPA				
9/8/2010	1847	\$750.00	SHED				
12/4/2003	615495	\$2,315.00	FURREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/1/1991		\$28,900.00	Invalid		Land		
11/25/2009		\$210,000.00	Valid		Land and Improvements		
9/9/2020		\$271,200.00	Invalid		Land and Improvements		
11/12/2021		\$340,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.277	Gross				\$65,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:			Assessed Land Value:	
12,066	0.277					\$65,700	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0191 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,791	\$199,051.74
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$199,051.74
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,527	\$34,449.12
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,405.86
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	1	\$300.00
Attachments:	993	\$16,100.00
Adjusted Base Price		\$261,628.72
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$269,751.59
Market Adjustment:	45%	\$391,139.81
CDU Adjustment:	70	\$273,800.00
Complete:	100	\$273,800.00
Dollar Adjustments		\$0.00
Dwelling Value		\$273,800.00
Other Building Improvements	0	\$500.00
Total Improvement Value		\$274,300.00
Total Land Value		\$65,700.00
Total Assessed Value		\$340,000.00

Parcel Numbers: 760-0192-000 Property Address: 3955 MINNESOTA AVE W Municipality: Franklin, City of

Owner Name: KLATT GERALDINE M REVOC TRUST DTD2/15/06 Mailing Address: 3955 W MINNESOTA AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 3 LOT 14	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0192 000- 1		
Year Built:	1/1/1990	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1990	Bedrooms:	3
Remodeled/Effective Age:	-32	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0192 000- 1	1,289	0	0	0	0	0	1,289

Attachment Description(s):	Area:	Attachment Value:
13-AFG	423	\$12,700
11-OFP	64	\$1,300

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

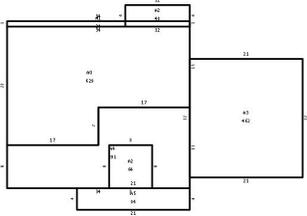
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
6/1/1994	94-0662	\$1,300.00	A/C				
6/15/2007	1347	\$2,000.00	FURREPLAC				
4/28/2008	809	\$10,550.00	FOUNDRPR				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/1/1993		\$110,000.00	Invalid		Land and Improvements		
2/15/2006		\$178,200.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.256	Gross				\$63,400	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,151	0.256				\$63,400		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0192 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,289		\$152,798.06	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$152,798.06	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,289		\$30,523.52	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,170.94	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				487		\$14,000.00	
Adjusted Base Price						\$208,114.52	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$213,195.97	
Market Adjustment:				69%		\$360,301.19	
CDU Adjustment:				65		\$234,200.00	
Complete:				100		\$234,200.00	
Dollar Adjustments						\$600.00	
Dwelling Value						\$234,800.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$234,800.00
Total Land Value		\$63,400.00
Total Assessed Value		\$298,200.00

Parcel Numbers: 760-0193-000 Property Address: 4039 MINNESOTA AVE W Municipality: Franklin, City of

Owner Name: SAVETWITH, CHRIAKIT P & MULLIK Mailing Address: 4039 W MINNESOTA AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	COUNTRYSIDE ESTATES BLK 3 LOT 15	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0193 000- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0193 000- 1	1,020	663	0	0	0	0	1,683

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	34	\$3,400
31-WD	48	\$500
13-AFG	462	\$13,900
11-OFP	84	\$1,700

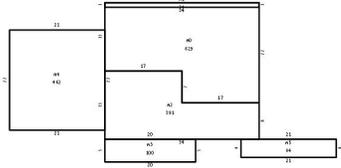
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
1/1/1991		\$25,900.00	Invalid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.323	Gross				\$67,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
14,070		0.323				\$67,300	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0193 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,020		\$127,051.20	
Second Story:				663		\$45,899.49	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$172,950.69	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,020		\$25,928.40	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,140.18	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				628		\$19,500.00	
Adjusted Base Price						\$232,141.27	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$231,375.40	
Market Adjustment:				70%		\$393,338.18	
CDU Adjustment:				70		\$275,300.00	
Complete:				100		\$275,300.00	
Dollar Adjustments						\$0.00	
Dwelling Value						\$275,300.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$275,300.00
Total Land Value		\$67,300.00
Total Assessed Value		\$342,600.00

Parcel Numbers: 760-0196-000 Property Address: 7204 COUNTRYSIDE DR S Municipality: Franklin, City of

Owner Name: MOURS, JEFFRY D Mailing Address: 7204 COUNTRYSIDE DR FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 5 LOT 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0196 000- 1		
Year Built:	1/1/1990	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1990	Bedrooms:	3
Remodeled/Effective Age:	-32	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0196 000- 1	1,020	663	0	0	0	0	1,683

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	34	\$3,400
11-OPF	100	\$2,000
13-AFG	462	\$13,900

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

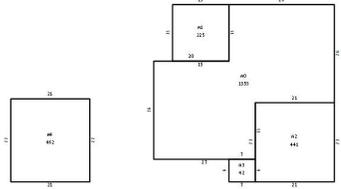
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
10/26/2010	2308	\$6,200.00	EXTREMOD

Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
9/1/1990		\$25,900.00	Valid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.319	Gross				\$68,500
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
13,896	0.319			\$68,500		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	
Valuation/Explanation						
Dwelling #				760 0196 000- 1		
Description				Area		Value Amount
Living Area:						
First Story:				1,020		\$127,051.20
Second Story:				663		\$45,899.49
Additional Story:				0		\$0.00
Attic/Finished Net:				0		\$0.00
Half Story/Finished Net:				0		\$0.00
Base Price						\$172,950.69
Unfinished Living Area:						
Room/Unfinished:				0		\$0.00
Unfinished Basement:				1,020		\$25,928.40
Half Story/Unfinished:						\$0.00
Structure Info, Features and Attachments:						
Heating/AC				Air Conditioning - Same Ducts		\$4,140.18
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00
Finished Basement Living Area				0		\$0.00
Features:				1		\$300.00
Attachments:				596		\$19,300.00
Adjusted Base Price						\$229,941.27
Changes/Adjustments						
Grade Adjustment:				C+ 110%		\$231,375.40
Market Adjustment:				79%		\$414,161.96
CDU Adjustment:				65		\$269,200.00
Complete:				100		\$269,200.00
Dollar Adjustments						(\$500.00)
Dwelling Value						\$268,700.00
Other Building Improvements				0		\$0.00
Total Improvement Value						\$268,700.00
Total Land Value						\$68,500.00
Total Assessed Value						\$337,200.00

Parcel Numbers: 760-0197-000 Property Address: 4003 MADISON BLVD W Municipality: Franklin, City of

Owner Name: LOLI, SOKOL Mailing Address: 4003 W MADISON BLVD FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 5 LOT 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0197 000- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0197 000- 1	1,353	0	0	0	0	0	1,353

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	225	\$1,100
13-AFG	441	\$13,200
11-OFP	42	\$800

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History

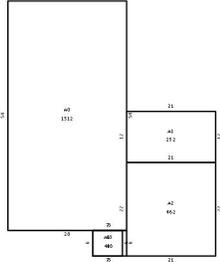
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
10/23/2019	19-2736	\$17,980.00	FOUNDRPR

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
3/14/2019		\$231,500.00	Invalid		Land and Improvements		
10/19/2004		\$162,800.00	Invalid		Land and Improvements		
2/10/2020		\$220,000.00	Valid		Land and Improvements		
7/1/2000		\$133,800.00	Invalid		Land and Improvements		
10/1/2004		\$52,200.00	Invalid		Land and Improvements		
7/1/1993		\$125,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.277	Gross				\$63,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,066	0.277				\$63,700		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0197 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,353		\$157,881.57	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$157,881.57	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,353		\$31,389.60	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,328.38	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				708		\$15,100.00	
Adjusted Base Price						\$215,321.55	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$219,913.71	
Market Adjustment:				56%		\$343,065.38	
CDU Adjustment:				70		\$240,100.00	
Complete:				100		\$240,100.00	
Dollar Adjustments						\$100.00	
Dwelling Value						\$240,200.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$240,200.00
Total Land Value		\$63,700.00
Total Assessed Value		\$303,900.00

Parcel Numbers: 760-0198-000 Property Address: 3977 MADISON BLVD W Municipality: Franklin, City of

Owner Name: KOSTUCK, SCOTT & KATIE Mailing Address: 3977 W MADISON BLVD FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 5 LOT 3	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0198 000- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0198 000- 1	1,764	0	0	0	0	0	1,764

Attachment Description(s):	Area:	Attachment Value:
13-AFG	462	\$13,900
11-OPF	48	\$1,000

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

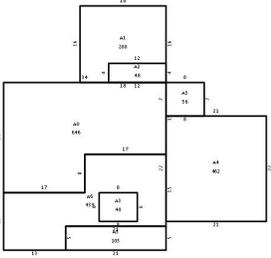
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
6/29/2006	2147	\$3,000.00	ACREPLACE				
3/18/2016	16-0451	\$4,000.00	FOUNDRPR				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/1/1992		\$122,780.00	Valid		Land and Improvements		
9/1/1995		\$152,000.00	Valid		Land and Improvements		
10/1/1997		\$152,500.00	Valid		Land and Improvements		
10/22/2012		\$232,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.302	Gross				\$68,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
13,155	0.302				\$68,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #	760 0198 000- 1						
Description	Area					Value Amount	
Living Area:							
First Story:	1,764					\$196,050.96	
Second Story:	0					\$0.00	
Additional Story:	0					\$0.00	
Attic/Finished Net:	0					\$0.00	
Half Story/Finished Net:	0					\$0.00	
Base Price	\$196,050.96						
Unfinished Living Area:							
Room/Unfinished:	0					\$0.00	
Unfinished Basement:	1,512					\$34,110.72	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC	Air Conditioning - Same Ducts					\$4,339.44	
Plumbing	0 - Half Bath 2 - Full Bath					\$7,322.00	
Finished Basement Living Area	0					\$0.00	
Features:	2					\$2,300.00	
Attachments:	510					\$14,900.00	
Adjusted Base Price	\$259,023.12						
Changes/Adjustments							
Grade Adjustment:	C+ 110%					\$266,005.43	
Market Adjustment:	47%					\$391,027.99	
CDU Adjustment:	70					\$273,700.00	
Complete:	100					\$273,700.00	
Dollar Adjustments						(\$400.00)	
Dwelling Value	\$273,300.00						

Other Building Improvements	0	\$0.00
Total Improvement Value		\$273,300.00
Total Land Value		\$68,200.00
Total Assessed Value		\$341,500.00

Parcel Numbers: 760-0199-000 Property Address: 3963 MADISON BLVD W Municipality: Franklin, City of

Owner Name: RYBAKOWICZ RANDY T & MARISELA Mailing Address: 3963 W MADISON BLVD FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 5 LOT 4	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0199 000- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0199 000- 1	1,141	646	0	0	0	0	1,787

Attachment Description(s):	Area:	Attachment Value:
31-WD	288	\$2,900
31-WD	48	\$500
13-AFG	462	\$13,900
11-OFP	105	\$2,100

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	664	\$3,320

Other Building Improvements

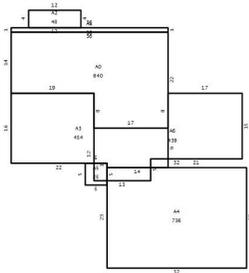
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
8/1/1996	96-0983	\$2,500.00	REC ROOM				
9/1/1996	96-1008	\$700.00	MORE REC RM				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/29/2005		\$266,000.00	Valid		Land and Improvements		
6/19/2003		\$228,500.00	Valid		Land and Improvements		
6/1/1992		\$118,000.00	Invalid		Land and Improvements		
3/1/1998		\$162,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.365	Gross				\$72,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
15,899	0.365				\$72,600		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0199 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,141		\$138,893.93	
Second Story:				646		\$45,387.96	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$184,281.89	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,085		\$27,135.85	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,396.02	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$2,000.00	
Attachments:				903		\$19,400.00	
Adjusted Base Price						\$244,535.76	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$245,449.34	
Market Adjustment:				70%		\$417,263.87	
CDU Adjustment:				70		\$292,100.00	
Complete:				100		\$292,100.00	
Dollar Adjustments						(\$700.00)	
Dwelling Value						\$291,400.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$291,400.00
Total Land Value		\$72,600.00
Total Assessed Value		\$364,000.00

Parcel Numbers: 760-0200-000 Property Address: 3957 MADISON BLVD W Municipality: Franklin, City of

Owner Name: KOPCZYNSKI, GERALD E & KATHLEE Mailing Address: 3957 W MADISON BLVD FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 5 LOT 5	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0200 000- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0200 000- 1	1,094	676	0	0	0	0	1,770

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	36	\$3,600
31-WD	48	\$500
13-AFG	736	\$22,100
11-OFP	25	\$500

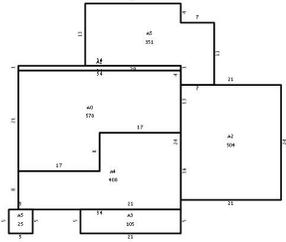
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/1/1991		\$29,900.00	Valid		Land		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.321	Gross				\$69,000
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
13,983		0.321				\$69,000	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0200 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,094		\$134,616.70	
Second Story:				676		\$46,799.48	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$181,416.18	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,094		\$27,360.94	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,354.20	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				845		\$26,700.00	
Adjusted Base Price						\$249,453.32	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$242,498.65	
Market Adjustment:				70%		\$412,247.71	
CDU Adjustment:				70		\$288,600.00	
Complete:				100		\$288,600.00	
Dollar Adjustments						(\$200.00)	
Dwelling Value						\$288,400.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$288,400.00
Total Land Value		\$69,000.00
Total Assessed Value		\$357,400.00

Parcel Numbers: 760-0201-000 Property Address: 3945 MADISON BLVD W Municipality: Franklin, City of

Owner Name: LURENZ, PAUL JR & HEIDI J Mailing Address: 3945 W MADISON BLVD FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 5 LOT 6	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0201 000- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0201 000- 1	986	612	0	0	0	0	1,598

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	34	\$3,400
13-AFG	504	\$15,100
11-OFP	105	\$2,100
31-WD	351	\$3,500

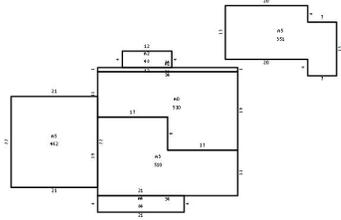
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	224	\$1,120
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	224	\$1,120

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
7/1/1998	B980807	\$1,500.00	DECK 20X14			
7/29/2014	14-1801	\$6,500.00	FNDTN REPAIR			
4/22/2013	13-0609	\$9,200.00	FOUNDRPR			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
6/1/1991		\$27,900.00	Invalid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.321	Gross				\$67,300
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
13,983	0.321			\$67,300		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	760 0201 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	986	\$124,117.68
Second Story:	612	\$42,999.12
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$167,116.80
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	986	\$25,497.96
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,931.08
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	994	\$24,100.00
Adjusted Base Price		\$230,267.84
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$224,254.62
Market Adjustment:	77%	\$396,930.68
CDU Adjustment:	70	\$277,900.00
Complete:	100	\$277,900.00
Dollar Adjustments		(\$400.00)
Dwelling Value		\$277,500.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$277,500.00
Total Land Value		\$67,300.00
Total Assessed Value		\$344,800.00

Parcel Numbers: 760-0202-000 Property Address: 3944 AMBERIDGE DR W Municipality: Franklin, City of

Owner Name: SS PROPERTY INVESTMENT LLC Mailing Address: 9354 W SPINDLE TOP CT FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 5 LOT 7	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0202 000- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0202 000- 1	1,020	544	0	0	0	0	1,564

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	34	\$3,400
31-WD	48	\$500
11-OFP	84	\$1,700
13-AFG	462	\$13,900

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

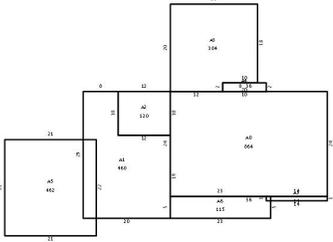
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
1/1/1991		\$25,900.00	Invalid		Land		
4/1/2019		\$264,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.339	Gross				\$69,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
14,767	0.339			\$69,300			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0202 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,020	\$127,051.20		
Second Story:				544	\$39,391.04		
Additional Story:				0	\$0.00		
Attic/Finished Net:				0	\$0.00		
Half Story/Finished Net:				0	\$0.00		
Base Price						\$166,442.24	
Unfinished Living Area:							
Room/Unfinished:				0	\$0.00		
Unfinished Basement:				1,020	\$25,928.40		
Half Story/Unfinished:					\$0.00		
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts	\$3,847.44		
Plumbing				0 - Half Bath 2 - Full Bath	\$7,322.00		
Finished Basement Living Area				0	\$0.00		
Features:				1	\$300.00		
Attachments:				628	\$19,500.00		
Adjusted Base Price						\$223,340.08	
Changes/Adjustments							
Grade Adjustment:				C+ 110%	\$223,894.09		
Market Adjustment:				69%	\$378,381.01		
CDU Adjustment:				70	\$264,900.00		
Complete:				100	\$264,900.00		
Dollar Adjustments					(\$400.00)		
Dwelling Value						\$264,500.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$264,500.00
Total Land Value		\$69,300.00
Total Assessed Value		\$333,800.00

Parcel Numbers: 760-0203-000 Property Address: 3966 AMBERIDGE DR W Municipality: Franklin, City of

Owner Name: STUTTS, WAYNE W & ELIZABETH C Mailing Address: 3966 W AMBERIDGE DR FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 5 LOT 8	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0203 000- 1		
Year Built:	1/1/1992	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1992	Bedrooms:	3
Remodeled/Effective Age:	-30	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0203 000- 1	1,004	878	0	0	0	0	1,882

Attachment Description(s):	Area:	Attachment Value:
13-AFG	460	\$13,800
31-WD	384	\$3,800
99-Additional Attachments	14	\$1,400
11-OPF	115	\$2,300

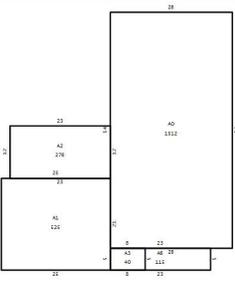
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
9/17/2018		18-2335	\$5,368.00		FOUNDRPR		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/1/1992		\$31,900.00	Valid		Land		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.320	Gross				\$69,500
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
13,939		0.320				\$69,500	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0203 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,004		\$125,058.24	
Second Story:				878		\$58,369.44	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$183,427.68	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,004		\$25,521.68	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Basic Heating		\$0.00	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				973		\$21,300.00	
Adjusted Base Price						\$244,752.36	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$243,267.60	
Market Adjustment:				67%		\$406,256.89	
CDU Adjustment:				70		\$284,400.00	
Complete:				100		\$284,400.00	
Dollar Adjustments						(\$300.00)	
Dwelling Value						\$284,100.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$284,100.00
Total Land Value		\$69,500.00
Total Assessed Value		\$353,600.00

Parcel Numbers: 760-0204-000 Property Address: 4110 AMBERIDGE DR W Municipality: Franklin, City of

Owner Name: SUMINSKI, DANIEL T & KAREN T Mailing Address: 4110 W AMBERIDGE DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 5 LOT 9	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0204 000- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Good	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0204 000- 1	1,788	0	0	0	0	0	1,788

Attachment Description(s):	Area:	Attachment Value:
13-AFG	525	\$15,800
11-OPF	40	\$800

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

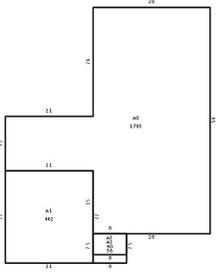
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
6/25/2012	12-1280	\$3,000.00	A/C				
5/13/2020	20-1139	\$2,000.00	KITREMOD				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/21/2001		\$188,000.00	Valid		Land and Improvements		
6/1/1991		\$30,900.00	Invalid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.401	Gross				\$71,100	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
17,468	0.401			\$71,100			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0204 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,788		\$198,718.32	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$198,718.32	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,512		\$34,110.72	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,398.48	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				565		\$16,600.00	
Adjusted Base Price						\$263,449.52	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$269,004.47	
Market Adjustment:				53%		\$411,576.84	
CDU Adjustment:				70		\$288,100.00	
Complete:				100		\$288,100.00	
Dollar Adjustments						\$800.00	
Dwelling Value						\$288,900.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$288,900.00
Total Land Value		\$71,100.00
Total Assessed Value		\$360,000.00

Parcel Numbers: 760-0205-000 Property Address: 4180 AMBERIDGE DR W Municipality: Franklin, City of

Owner Name: EVRARD, TIMOTHY C & ANGELINE M Mailing Address: 4180 W AMBERIDGE DR FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 5 LOT 10	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0205 000- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0205 000- 1	1,785	0	0	0	0	0	1,785

Attachment Description(s):	Area:	Attachment Value:
13-AFG	462	\$13,900
11-OFP	56	\$1,100

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	450	\$2,250

Other Building Improvements

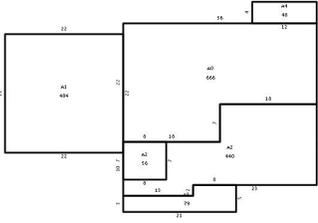
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
6/1/2000	00-0670	\$2,655.00	A/C			
5/19/2015	15-1062	\$3,288.00	FURREPLAC			
8/22/2011	1731	\$398.00	SHED			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
6/1/1991		\$30,900.00	Invalid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.310	Gross				\$68,600
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
13,504	0.310			\$68,600		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	
Valuation/Explanation						
Dwelling #			760 0205 000- 1			
Description			Area		Value Amount	
Living Area:						
First Story:			1,785			\$198,384.90
Second Story:			0			\$0.00
Additional Story:			0			\$0.00
Attic/Finished Net:			0			\$0.00
Half Story/Finished Net:			0			\$0.00
Base Price					\$198,384.90	
Unfinished Living Area:						
Room/Unfinished:			0			\$0.00
Unfinished Basement:			1,785			\$39,091.50
Half Story/Unfinished:						\$0.00
Structure Info, Features and Attachments:						
Heating/AC			Air Conditioning - Same Ducts		\$4,391.10	
Plumbing			0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area			0			\$0.00
Features:			1			\$300.00
Attachments:			518			\$15,000.00
Adjusted Base Price					\$264,489.50	
Changes/Adjustments						
Grade Adjustment:			C+ 110%		\$274,108.45	
Market Adjustment:			43%		\$391,975.08	
CDU Adjustment:			70		\$274,400.00	
Complete:			100		\$274,400.00	
Dollar Adjustments					\$300.00	
Dwelling Value					\$274,700.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$274,700.00
Total Land Value		\$68,600.00
Total Assessed Value		\$343,300.00

Parcel Numbers: 760-0206-000 Property Address: 4202 AMBERIDGE DR W Municipality: Franklin, City of

Owner Name: ECLIPSE INVESTMENTS LLC Mailing Address: 1444 NORTHLAND DR STE 200 MENDOTA HEIGHTS, MN 55120-1004 Land Use: Residential

	Legal Description:	
	COUNTRYSIDE ESTATES BLK 5 LOT 11	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0206 000- 1		
Year Built:	1/1/1992	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1992	Bedrooms:	4
Remodeled/Effective Age:	-30	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	6
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0206 000- 1	1,106	666	0	0	0	0	1,772

Attachment Description(s):	Area:	Attachment Value:
13-AFG	484	\$14,500
11-OFP	79	\$1,600
31-WD	48	\$500

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	4	\$1,200
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Good	600	\$3,600

Other Building Improvements

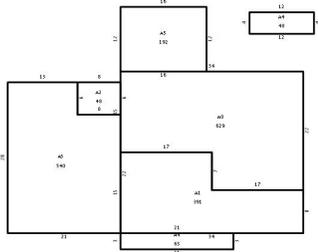
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
11/1/2003	497522	\$40,000.00	ADDTN				
9/27/2005	680204	\$5,300.00	HDCPRAMPS				
2/13/2013	13-0196	\$2,226.00	FURREPLAC				
1/7/2008	22	\$3,886.00	BATHREMOD				
2/3/2004	316	\$1,000.00	RECROOM				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/7/2003		\$209,900.00	Invalid		Land and Improvements		
7/2/2007		\$303,100.00	Invalid		Land and Improvements		
4/1/1992		\$29,900.00	Valid		Land		
6/2/2001		\$187,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.245	Gross				\$62,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
10,672	0.245				\$62,300		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0206 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,106	\$134,633.38
Second Story:	666	\$46,107.18
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$180,740.56
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,106	\$27,240.78
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,359.12
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$1,200.00
Attachments:	611	\$16,600.00
Adjusted Base Price		\$237,462.46
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$241,628.71
Market Adjustment:	72%	\$415,601.37
CDU Adjustment:	70	\$290,900.00
Complete:	100	\$290,900.00
Dollar Adjustments		\$100.00
Dwelling Value		\$291,000.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$291,000.00
Total Land Value		\$62,300.00
Total Assessed Value		\$353,300.00

Parcel Numbers: 760-0207-000 Property Address: 4236 AMBERIDGE DR W Municipality: Franklin, City of

Owner Name: CITKOWSKI, CATHY A Mailing Address: 4236 W AMBERIDGE DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 5 LOT 12	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0207 000- 1		
Year Built:	1/1/1992	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1992	Bedrooms:	3
Remodeled/Effective Age:	-30	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Good	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0207 000- 1	1,068	629	0	0	0	0	1,697

Attachment Description(s):	Area:	Attachment Value:
13-AFG	540	\$16,200
11-OFP	63	\$1,300
12-EFP	192	\$5,800

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

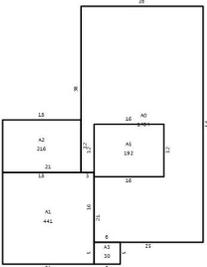
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
11/5/2008	2570	\$35,103.00	BATH/KITCHREMOD				
2/17/2020	20-0436	\$21,000.00	FOUNDRPR				
6/16/2016	16-1387	\$38,000.00	HEATED EFP				
10/14/2014	142477	\$17,386.00	SIDING				
12/9/2014	2983	\$7,729.00	AC/FURREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
2/1/1992		\$30,900.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.280	Gross				\$66,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,197	0.280				\$66,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #	760 0207 000- 1						
Description	Area					Value Amount	
Living Area:							
First Story:	1,068					\$131,417.40	
Second Story:	629					\$44,193.54	
Additional Story:	0					\$0.00	
Attic/Finished Net:	0					\$0.00	
Half Story/Finished Net:	0					\$0.00	
Base Price	\$175,610.94						
Unfinished Living Area:							
Room/Unfinished:	0					\$0.00	
Unfinished Basement:	1,068					\$26,710.68	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC	Air Conditioning - Same Ducts					\$4,174.62	
Plumbing	0 - Half Bath 2 - Full Bath					\$7,322.00	
Finished Basement Living Area	0					\$0.00	
Features:	1					\$300.00	
Attachments:	795					\$23,300.00	
Adjusted Base Price	\$237,418.24						
Changes/Adjustments							
Grade Adjustment:	C+ 110%					\$235,200.06	
Market Adjustment:	73%					\$406,896.11	
CDU Adjustment:	70					\$284,800.00	
Complete:	100					\$284,800.00	
Dollar Adjustments						(\$600.00)	
Dwelling Value	\$284,200.00						

Other Building Improvements	0	\$0.00
Total Improvement Value		\$284,200.00
Total Land Value		\$66,000.00
Total Assessed Value		\$350,200.00

Parcel Numbers: 760-0208-000 Property Address: 4272 AMBERIDGE DR W Municipality: Franklin, City of

Owner Name: WEKWERT, THOMAS C & NANCY G Mailing Address: 4272 W AMBERIDGE DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 5 LOT 13	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0208 000- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0208 000- 1	1,680	0	0	0	0	0	1,680

Attachment Description(s):	Area:	Attachment Value:
13-AFG	441	\$13,200
11-OFP	30	\$600

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

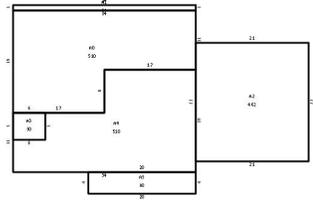
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
3/10/2020	20-0641	\$7,094.00	FOUNDRPR			
7/1/2008	1447	\$5,000.00	FOUNDRPR			
4/14/2009	554	\$10,100.00	EXTREM0D-R			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
12/1/1990		\$27,900.00	Valid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.400	Gross				\$70,800
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
17,424	0.400			\$70,800		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	
Valuation/Explanation						
Dwelling #			760 0208 000- 1			
Description			Area		Value Amount	
Living Area:						
First Story:			1,680			\$188,798.40
Second Story:			0			\$0.00
Additional Story:			0			\$0.00
Attic/Finished Net:			0			\$0.00
Half Story/Finished Net:			0			\$0.00
Base Price					\$188,798.40	
Unfinished Living Area:						
Room/Unfinished:			0			\$0.00
Unfinished Basement:			1,464			\$33,335.28
Half Story/Unfinished:						\$0.00
Structure Info, Features and Attachments:						
Heating/AC			Air Conditioning - Same Ducts		\$4,132.80	
Plumbing			0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area			0			\$0.00
Features:			1			\$300.00
Attachments:			471			\$13,800.00
Adjusted Base Price					\$247,688.48	
Changes/Adjustments						
Grade Adjustment:			C+ 110%		\$256,947.33	
Market Adjustment:			46%		\$375,143.10	
CDU Adjustment:			70		\$262,600.00	
Complete:			100		\$262,600.00	
Dollar Adjustments					(\$500.00)	
Dwelling Value					\$262,100.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$262,100.00
Total Land Value		\$70,800.00
Total Assessed Value		\$332,900.00

Parcel Numbers: 760-0209-000 Property Address: 7272 COUNTRYSIDE CT S Municipality: Franklin, City of

Owner Name: SHEIDUN, OLADIPO Mailing Address: 7272 S COUNTRYSIDE CT FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	COUNTRYSIDE ESTATES BLK 5 LOT 14	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0209 000- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0209 000- 1	1,020	544	0	0	0	0	1,564

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	34	\$3,400
13-AFG	462	\$13,900
11-Ofp	80	\$1,600

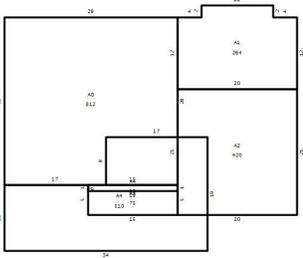
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
6/4/2015		15-1190	\$2,700.00		FOUNDRPR		
12/17/2014		3046	\$5,924.00		AC/FURREPLAC		
4/1/1997		97-0250	\$1,795.00		A/C		
12/8/2004		4071	\$697.00		FOUNDRPR		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/1/1990		\$26,900.00	Valid		Land		
12/1/1996		\$147,000.00	Valid		Land and Improvements		
10/20/2004		\$225,000.00	Valid		Land and Improvements		
5/17/2019		\$255,000.00	Valid		Land and Improvements		
5/13/2021		\$260,600.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.309	Gross				\$66,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
13,460		0.309				\$66,700	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0209 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,020	\$127,051.20
Second Story:	544	\$39,391.04
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$166,442.24
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,020	\$25,928.40
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,847.44
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	576	\$18,900.00
Adjusted Base Price		\$224,740.08
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$223,894.09
Market Adjustment:	71%	\$382,858.89
CDU Adjustment:	70	\$268,000.00
Complete:	100	\$268,000.00
Dollar Adjustments		\$600.00
Dwelling Value		\$268,600.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$268,600.00
Total Land Value		\$66,700.00
Total Assessed Value		\$335,300.00

Parcel Numbers: 760-0210-000	Property Address: 7258 COUNTRYSIDE CT S	Municipality: Franklin, City of
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Owner Name: MULABAGILI, BALAKRISHNA	Mailing Address: 7258 S COUNTRYSIDE CT FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph:	Legal Description:	Building Sketch:	
	COUNTRYSIDE ESTATES BLK 5 LOT 15		
	Parcel Sketch and Site Map obtained from the County GIS		
	Neighborhood: 1211-Franklin		

Building Description

Dwelling #	760 0210 000- 1		
Year Built:	1/1/1994	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1994	Bedrooms:	3
Remodeled/Effective Age:	-28	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0210 000- 1	1,076	827	0	0	0	0	1,903

Attachment Description(s):	Area:	Attachment Value:
13-AFG	420	\$12,600
11-OPF	75	\$1,500
99-Additional Attachments	15	\$1,500

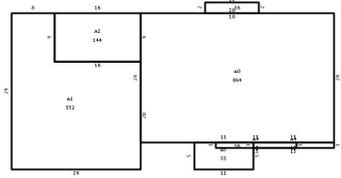
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed		1/1/2007	120		Average	\$500.00	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
6/1/1994		94-0686	\$88,000.00		NEW CONST		
4/11/2018		18-0818	\$4,691.00		ACREPLACE		
5/1/1997		97-0377	\$1,200.00		A/C		
7/11/2007		1619	\$1,400.00		SHED		
7/1/1994		94-0719	\$2,000.00		HTG SYSTEM		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/13/2012		\$218,000.00	Valid		Land and Improvements		
9/6/2019		\$285,000.00	Valid		Land and Improvements		
5/1/1995		\$141,900.00	Valid		Land and Improvements		
8/1/1994		\$33,900.00	Invalid		Land		
4/1/2000		\$180,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.282	Gross				\$64,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,284	0.282				\$64,700		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0210 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,076	\$132,401.80
Second Story:	827	\$56,169.84
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$188,571.64
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,076	\$26,910.76
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,681.38
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	510	\$15,600.00
Adjusted Base Price		\$250,266.78
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$255,603.46
Market Adjustment:	45%	\$370,625.01
CDU Adjustment:	70	\$259,400.00
Complete:	100	\$259,400.00
Dollar Adjustments		\$400.00
Dwelling Value		\$259,800.00
Other Building Improvements	0	\$500.00
Total Improvement Value		\$260,300.00
Total Land Value		\$64,700.00
Total Assessed Value		\$325,000.00

Parcel Numbers: 760-0211-000 Property Address: 7244 COUNTRYSIDE CT S Municipality: Franklin, City of

Owner Name: DEVEREAUX, DEREK M & GINA M - REV TRUST Mailing Address: 7244 S COUNTRYSIDE CT FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 5 LOT 16	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0211 000- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0211 000- 1	1,028	879	0	0	0	0	1,907

Attachment Description(s):	Area:	Attachment Value:
13-AFG	552	\$16,600
99-Additional Attachments	15	\$1,500
11-Ofp	55	\$1,100

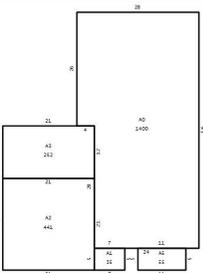
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed	1/1/2002	140		Average	\$500.00	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:		Details of Permit:		
5/13/2019	19-1004	\$8,000.00		FUR+ACREPLAC		
8/12/2002	02-0905	\$3,000.00		SHED 10X14'		
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
10/1/1991		\$32,900.00	Valid		Land	
10/29/2015		\$230,000.00	Valid		Land and Improvements	
4/27/2020		\$284,300.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.381	Gross				\$68,500
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
16,596	0.381				\$68,500	
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	760 0211 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,028	\$128,047.68
Second Story:	879	\$58,435.92
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$186,483.60
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,028	\$26,131.76
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,691.22
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	622	\$19,200.00
Adjusted Base Price		\$251,009.58
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$252,460.54
Market Adjustment:	61%	\$406,461.47
CDU Adjustment:	70	\$284,500.00
Complete:	100	\$284,500.00
Dollar Adjustments		(\$100.00)
Dwelling Value		\$284,400.00
Other Building Improvements	0	\$500.00
Total Improvement Value		\$284,900.00
Total Land Value		\$68,500.00
Total Assessed Value		\$353,400.00

Parcel Numbers: 760-0212-000 Property Address: 7236 COUNTRYSIDE CT S Municipality: Franklin, City of

Owner Name: ATKINSON, STAN & TAMMY Mailing Address: 7236 S COUNTRYSIDE CT FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 5 LOT 17	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0212 000- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0212 000- 1	1,652	0	0	0	0	0	1,652

Attachment Description(s):	Area:	Attachment Value:
11-OFP	35	\$700
13-AFG	441	\$13,200

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	4	\$1,200
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	972	\$4,860

Other Building Improvements

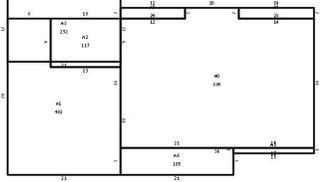
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/2001	100		Average	\$400.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
4/9/2020	20-0848	\$126,000.00	FOUNDRPR				
7/1/2001	01-0721	\$1,000.00	SHED 10X10'				
1/1/2000	00-0007	\$24,000.00	BSMT ALTERAT				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/1/1990		\$29,900.00	Valid		Land		
3/1/1998		\$155,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.302	Gross				\$66,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
13,155	0.302				\$66,300		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0212 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,652	\$185,651.76		
Second Story:				0	\$0.00		
Additional Story:				0	\$0.00		
Attic/Finished Net:				0	\$0.00		
Half Story/Finished Net:				0	\$0.00		
Base Price						\$185,651.76	
Unfinished Living Area:							
Room/Unfinished:				0	\$0.00		
Unfinished Basement:				1,400	\$32,172.00		
Half Story/Unfinished:					\$0.00		
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,063.92	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0	\$0.00		
Features:				4	\$1,200.00		
Attachments:				476	\$13,900.00		
Adjusted Base Price						\$244,309.68	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$252,130.65	
Market Adjustment:				56%		\$393,323.81	
CDU Adjustment:				70		\$275,300.00	
Complete:				100		\$275,300.00	
Dollar Adjustments						(\$100.00)	
Dwelling Value						\$275,200.00	

Other Building Improvements	0	\$400.00
Total Improvement Value		\$275,600.00
Total Land Value		\$66,300.00
Total Assessed Value		\$341,900.00

Parcel Numbers: 760-0213-000	Property Address: 7218 COUNTRYSIDE CT S	Municipality: Franklin, City of
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Owner Name: ZAGANCZYK, JOHN A & LESLIE M	Mailing Address: 7218 S COUNTRYSIDE CT FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: COUNTRYSIDE ESTATES BLK 5 LOT 18	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0213 000- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	4
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0213 000- 1	1,001	951	0	0	0	0	1,952

Attachment Description(s):	Area:	Attachment Value:
13-AFG	492	\$14,800
99-Additional Attachments	24	\$2,400
99-Additional Attachments	28	\$2,800
99-Additional Attachments	15	\$1,500
11-OFP	105	\$2,100

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/2002	144		Average	\$500.00

Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
6/1/1996	96-0612	\$1,200.00	A/C
10/9/2018	18-2507	\$5,000.00	FUR+ACREPLAC
5/11/2018	18-1158	\$10,000.00	EXTREMOD
8/12/2002	02-0904	\$3,000.00	SHED 12X12'

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
5/1/1991		\$26,900.00	Invalid		Land	

Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.325	Gross				\$67,400

Acres/Squarefoot Variables

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Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
14,157	0.325			\$67,400

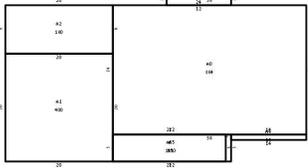
General Information

Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Light			All Public

Valuation/Explanation		
Dwelling #	760 0213 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,001	\$124,684.56
Second Story:	951	\$62,119.32
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$186,803.88
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,001	\$25,445.42
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,801.92
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	664	\$23,600.00
Adjusted Base Price		\$255,154.22
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$252,179.64
Market Adjustment:	62%	\$408,531.02
CDU Adjustment:	70	\$286,000.00
Complete:	100	\$286,000.00
Dollar Adjustments		(\$800.00)
Dwelling Value		\$285,200.00
Other Building Improvements	0	\$500.00
Total Improvement Value		\$285,700.00
Total Land Value		\$67,400.00
Total Assessed Value		\$353,100.00

Parcel Numbers: 760-0214-000 Property Address: 4319 RAWSON AVE W Municipality: Franklin, City of

Owner Name: LOZOYA, REBECA & JACOBO Mailing Address: 4319 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	COUNTRYSIDE ESTATES BLK 6 LOT 1 EXC THE N 12.18 FT FOR AVE	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0214 000- 1	Exterior Wall:	04-Alum/Vinyl
Year Built:	1/1/1998	Bedrooms:	3
Year Remodeled:	1/1/1998	Full Baths:	2
Remodeled/Effective Age:	-24	Half Baths:	1
Building Type/Style:	12-Colonial	Rough-in:	0
Story:	2.00	Room Count:	3
Grade:	C+	Basement Description:	Full Basement
CDU/Overall Condition:	Average	Heating:	Air Conditioning - Same Ducts
Interior Condition:	Same	Type of Fuel:	Gas
Kitchen Condition:	Average	Type of System:	Warm Air
Bath Condition:			

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0214 000- 1	1,068	878	0	0	0	0	1,946

Attachment Description(s):	Area:	Attachment Value:
13-AFG	400	\$12,000
99-Additional Attachments	14	\$1,400
11-OFP	110	\$2,200

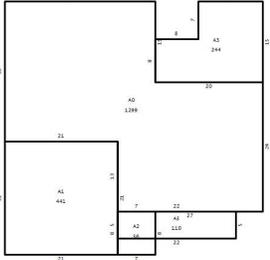
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
9/1/1998	B981083	\$3,200.00	AC / FURNACE			
8/1/1998	B981018	\$109,000.00	NEW CONST			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
6/1/1998		\$27,900.00	Valid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.275	Gross				\$52,200
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
11,979	0.275			\$52,200		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	
Valuation/Explanation						
Dwelling #	760 0214 000- 1					
Description	Area			Value Amount		
Living Area:						
First Story:	1,068			\$131,417.40		
Second Story:	878			\$58,369.44		
Additional Story:	0			\$0.00		
Attic/Finished Net:	0			\$0.00		
Half Story/Finished Net:	0			\$0.00		
Base Price				\$189,786.84		
Unfinished Living Area:						
Room/Unfinished:	0			\$0.00		
Unfinished Basement:	888			\$23,816.16		
Half Story/Unfinished:				\$0.00		
Structure Info, Features and Attachments:						
Heating/AC	Air Conditioning - Same Ducts			\$4,787.16		
Plumbing	1 - Half Bath 2 - Full Bath			\$12,203.00		
Finished Basement Living Area	0			\$0.00		
Features:	2			\$2,300.00		
Attachments:	524			\$15,600.00		
Adjusted Base Price				\$248,493.16		
Changes/Adjustments						
Grade Adjustment:	C+ 110%			\$253,652.48		
Market Adjustment:	53%			\$388,088.29		
CDU Adjustment:	73			\$283,300.00		
Complete:	100			\$283,300.00		
Dollar Adjustments				\$400.00		
Dwelling Value				\$283,700.00		

Other Building Improvements	0	\$0.00
Total Improvement Value		\$283,700.00
Total Land Value		\$52,200.00
Total Assessed Value		\$335,900.00

Parcel Numbers: 760-0215-000 Property Address: 4303 RAWSON AVE W Municipality: Franklin, City of

Owner Name: FRIEDL, JONATHAN S Mailing Address: 4303 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 6 LOT 2 EXC N 12.18 FT FOR AVE	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0215 000- 1		
Year Built:	1/1/1992	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1992	Bedrooms:	3
Remodeled/Effective Age:	-30	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0215 000- 1	1,299	0	0	0	0	0	1,299

Attachment Description(s):	Area:	Attachment Value:
13-AFG	441	\$13,200
11-OPF	56	\$1,100
31-WD	244	\$2,400

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	4	\$1,200
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Good	701	\$4,206

Other Building Improvements

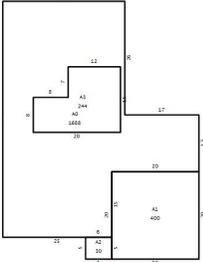
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/1/1996	96-0547	\$1,600.00	DECK 24X16				
8/23/2019	19-2196	\$0.00	FOUND REPAIR				
6/12/2007	1307	\$7,500.00	FENCE				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/1/1992		\$25,400.00	Valid		Land		
10/18/2002		\$159,900.00	Valid		Land and Improvements		
6/16/2008		\$222,300.00	Valid		Land and Improvements		
5/22/2015		\$203,500.00	Valid		Land and Improvements		
9/26/2019		\$270,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.275	Gross				\$52,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
11,979	0.275			\$52,200			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0215 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,299	\$153,983.46
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$153,983.46
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,299	\$30,760.32
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,195.54
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$1,200.00
Attachments:	741	\$16,700.00
Adjusted Base Price		\$213,161.32
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$214,787.45
Market Adjustment:	69%	\$362,990.79
CDU Adjustment:	70	\$254,100.00
Complete:	100	\$254,100.00
Dollar Adjustments		\$400.00
Dwelling Value		\$254,500.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$254,500.00
Total Land Value		\$52,200.00
Total Assessed Value		\$306,700.00

Parcel Numbers: 760-0216-000 Property Address: 4123 RAWSON AVE W Municipality: Franklin, City of

Owner Name: The Winston J. Rock & Donna J. Rock Trust Mailing Address: 1536 Hogeboom Ave Eau Claire, WI 54701 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 6 LOT 3 EXC N 8.90 FT FOR AVE	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0216 000- 1		
Year Built:	1/1/1992	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1992	Bedrooms:	3
Remodeled/Effective Age:	-30	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0216 000- 1	1,688	0	0	0	0	0	1,688

Attachment Description(s):	Area:	Attachment Value:
13-AFG	400	\$12,000
11-OPF	30	\$600

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

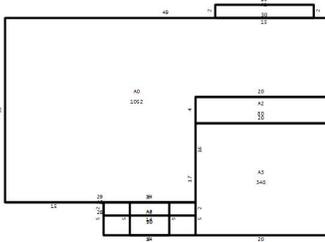
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
11/8/2011	2403	\$4,300.00	FURREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/12/2008	11217544	\$228,000.00	Valid	W/C D - Warrant/Condo Deed	Land and Improvements	Land	
7/1/1992		\$26,400.00	Valid		Land	Other	
2/11/2022		\$400,000.00	Valid		Land and Improvements	Other	
Land Breakdown							
Land Class:	Acreeage:	Unit of Meassure:	Influence Reason:	Influence Factor:	Dollar Adjusment:	Land Value:	
A-Residential Primary Site	0.322	Gross				\$54,900	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreeage:	Depth:	Act. Frontage:	Assessed Land Value:			
14,026	0.322			\$54,900			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0216 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,688		\$189,697.44	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$189,697.44	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,688		\$37,287.92	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,152.48	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				430		\$12,600.00	
Adjusted Base Price						\$253,359.84	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$262,305.82	
Market Adjustment:				40%		\$367,228.15	
CDU Adjustment:				70		\$257,100.00	
Complete:				100		\$257,100.00	
Dollar Adjustments						\$400.00	
Dwelling Value						\$257,500.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$257,500.00
Total Land Value		\$54,900.00
Total Assessed Value		\$312,400.00

Parcel Numbers: 760-0217-000 Property Address: 7101 COUNTRYSIDE DR S Municipality: Franklin, City of

Owner Name: PHONISAY, SOMPHETH Mailing Address: 7101 S COUNTRYSIDE DR FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 6 LOT 4 EXC N 8.90 FT FOR AVE	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0217 000- 1		
Year Built:	1/1/1992	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1992	Bedrooms:	4
Remodeled/Effective Age:	-30	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0217 000- 1	1,082	1,160	0	0	0	0	2,242

Attachment Description(s):	Area:	Attachment Value:
13-AFG	80	\$2,400
13-AFG	340	\$10,200
11-OFP	70	\$1,400
99-Additional Attachments	28	\$2,800

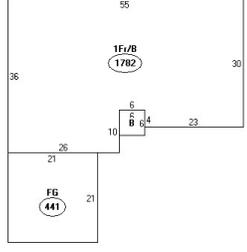
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
1/1/1994		\$146,900.00	Valid		Land and Improvements	
11/14/2014		\$100,000.00	Invalid		Land and Improvements	
11/18/2020		\$290,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.322	Gross				\$54,900
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
14,026	0.322			\$54,900		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	760 0217 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,082	\$133,140.10
Second Story:	1,160	\$73,787.60
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$206,927.70
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,082	\$27,060.82
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$5,515.32
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	518	\$16,800.00
Adjusted Base Price		\$270,806.84
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$276,877.52
Market Adjustment:	47%	\$407,009.96
CDU Adjustment:	70	\$284,900.00
Complete:	100	\$284,900.00
Dollar Adjustments		(\$900.00)
Dwelling Value		\$284,000.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$284,000.00
Total Land Value		\$54,900.00
Total Assessed Value		\$338,900.00

Parcel Numbers: 760-0218-000 Property Address: 4102 MINNESOTA CT W Municipality: Franklin, City of

Owner Name: KELLER, DALE A & PATRICIA A Mailing Address: 4102 W MINNESOTA CT FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 6 LOT 5	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Usage</small></p> <p>A: 1F1/B 1782 sqft</p> <p>B: OFP 36 sqft</p> <p>C: FG 441 sqft</p>
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0218 000- 1		
Year Built:	1/1/1992	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1992	Bedrooms:	3
Remodeled/Effective Age:	-30	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0218 000- 1	1,782	0	0	0	0	0	1,782

Attachment Description(s):	Area:	Attachment Value:
11-OFP	36	\$700
13-AFG	441	\$13,200

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

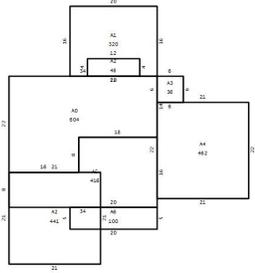
Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
6/1/1994	94-0663	\$1,500.00	A/C				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/1/1993		\$137,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.344	Gross				\$70,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
14,985	0.344			\$70,600			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0218 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,782		\$198,051.48	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$198,051.48	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,782		\$39,025.80	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,383.72	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				477		\$13,900.00	
Adjusted Base Price						\$269,864.00	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$279,030.40	
Market Adjustment:				44%		\$401,803.78	
CDU Adjustment:				70		\$281,300.00	
Complete:				100		\$281,300.00	
Dollar Adjustments						(\$800.00)	
Dwelling Value						\$280,500.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$280,500.00	
Total Land Value						\$70,600.00	
Total Assessed Value						\$351,100.00	

Parcel Numbers: 760-0219-000 Property Address: 4118 MINNESOTA CT W Municipality: Franklin, City of

Owner Name: SIDDIQIE, SHAHAN Mailing Address: 4118 W MINNESOTA CT FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 6 LOT 6	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0219 000- 1		
Year Built:	1/1/1990	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1990	Bedrooms:	3
Remodeled/Effective Age:	-32	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0219 000- 1	1,056	604	0	0	0	0	1,660

Attachment Description(s):	Area:	Attachment Value:
31-WD	320	\$3,200
31-WD	48	\$500
13-AFG	462	\$13,900
11-OFP	100	\$2,000

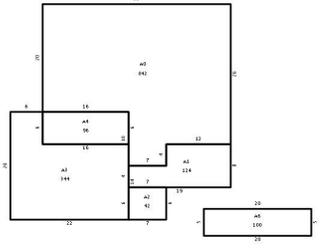
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	750	\$3,750
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	750	\$3,750

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:		Permit Amount:		Details of Permit:	
4/13/2006		1117		\$5,000.00		RECROOM	
7/13/2011		1394		\$3,700.00		KITREMOD	
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/24/2015		\$258,500.00	Valid		Land and Improvements		
4/11/2014		\$228,200.00	Invalid		Land and Improvements		
12/1/1990		\$114,815.00	Valid		Land and Improvements		
4/25/2005		\$227,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.293	Gross				\$66,800
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
12,763		0.293				\$66,800	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0219 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,056	\$129,940.80
Second Story:	604	\$42,437.04
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$172,377.84
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,056	\$26,410.56
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,083.60
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	930	\$19,600.00
Adjusted Base Price		\$232,094.00
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$231,213.40
Market Adjustment:	89%	\$436,993.33
CDU Adjustment:	65	\$284,000.00
Complete:	100	\$284,000.00
Dollar Adjustments		\$500.00
Dwelling Value		\$284,500.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$284,500.00
Total Land Value		\$66,800.00
Total Assessed Value		\$351,300.00

Parcel Numbers: 760-0220-000 Property Address: 4202 MINNESOTA CT W Municipality: Franklin, City of

Owner Name: MODLINSKI, GREGORY J & JULIE A Mailing Address: 4202 W MINNESOTA CT FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 6 LOT 7	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0220 000- 1		
Year Built:	1/1/1990	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1990	Bedrooms:	3
Remodeled/Effective Age:	-32	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0220 000- 1	966	938	0	0	0	0	1,904

Attachment Description(s):	Area:	Attachment Value:
13-AFG	96	\$2,900
11-OPF	42	\$800
13-AFG	344	\$10,300

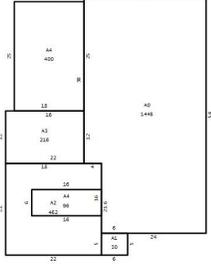
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/1/1991		\$122,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.293	Gross				\$66,800
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
12,763		0.293				\$66,800	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0220 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				966		\$121,600.08	
Second Story:				938		\$61,711.02	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$183,311.10	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				966		\$24,980.76	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,683.84	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				482		\$14,000.00	
Adjusted Base Price						\$241,478.70	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$247,696.57	
Market Adjustment:				72%		\$426,038.10	
CDU Adjustment:				65		\$276,900.00	
Complete:				100		\$276,900.00	
Dollar Adjustments						\$300.00	
Dwelling Value						\$277,200.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$277,200.00
Total Land Value		\$66,800.00
Total Assessed Value		\$344,000.00

Parcel Numbers: 760-0221-000 Property Address: 4220 MINNESOTA CT W Municipality: Franklin, City of

Owner Name: TRAYNOR, RYAN J & CHRISTINA L Mailing Address: 4220 W MINNESOTA CT FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 6 LOT 8	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	

1211-Franklin

Building Description

Dwelling #	760 0221 000- 1		
Year Built:	1/1/1990	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1990	Bedrooms:	3
Remodeled/Effective Age:	-32	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0221 000- 1	1,664	0	0	0	0	0	1,664

Attachment Description(s):	Area:	Attachment Value:
11-OFP	30	\$600
13-AFG	462	\$13,900
31-WD	400	\$4,000

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

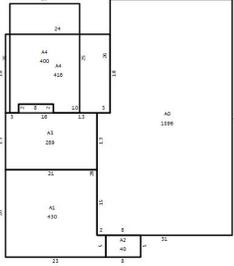
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/1/1991		\$114,000.00	Invalid		Land and Improvements		
4/23/2003		\$92,600.00	Invalid		Land and Improvements		
6/22/2018		\$258,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.293	Gross				\$66,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,763	0.293				\$66,800		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0221 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,664		\$187,000.32	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$187,000.32	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,448		\$33,275.04	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,093.44	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				892		\$18,500.00	
Adjusted Base Price						\$250,490.80	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$254,859.88	
Market Adjustment:				59%		\$405,227.21	
CDU Adjustment:				65		\$263,400.00	
Complete:				100		\$263,400.00	
Dollar Adjustments						\$400.00	
Dwelling Value						\$263,800.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$263,800.00	
Total Land Value						\$66,800.00	
Total Assessed Value						\$330,600.00	

Parcel Numbers: 760-0222-000 Property Address: 4232 MINNESOTA CT W Municipality: Franklin, City of

Owner Name: PETTKE, MARK & COURTNEY Mailing Address: 4232 W MINNESOTA CT FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 6 LOT 9	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0222 000- 1		
Year Built:	1/1/1997	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1997	Bedrooms:	3
Remodeled/Effective Age:	-25	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Very Good	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0222 000- 1	1,885	0	0	0	0	0	1,885

Attachment Description(s):	Area:	Attachment Value:
13-AFG	430	\$12,900
11-OPF	40	\$800
33-Concrete Patio	416	\$2,100

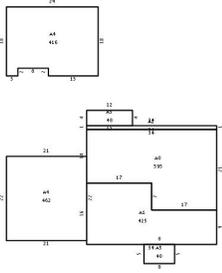
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Good	195	\$1,170
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Good	195	\$1,170

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:		Permit Amount:		Details of Permit:	
12/1/1996		96-1328		\$3,200.00		HTG & A/C	
11/29/2001		01-1295		\$150.00		ADD GARAGE SERV	
11/28/2017		17-2740		\$5,000.00		FUR/ACREPLAC	
1/22/2018		18-0140		\$4,000.00		INTREMOD	
12/1/1996		96-1315		\$105,000.00		NEW CONST	
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/19/2017		\$191,534.00	Invalid		Land and Improvements		
2/6/2017		\$251,000.00	Invalid		Land and Improvements		
12/22/2017		\$295,000.00	Valid		Land and Improvements		
7/26/2001		\$199,000.00	Valid		Land and Improvements		
1/28/2003		\$203,200.00	Invalid		Land and Improvements		
10/1/1996		\$30,900.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.282	Gross				\$66,100	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,284	0.282				\$66,100		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0222 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,885	\$207,406.55
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$207,406.55
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,596	\$35,702.52
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,637.10
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	886	\$15,800.00
Adjusted Base Price		\$273,168.17
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$280,574.99
Market Adjustment:	71%	\$479,783.23
CDU Adjustment:	72	\$345,400.00
Complete:	100	\$345,400.00
Dollar Adjustments		\$800.00
Dwelling Value		\$346,200.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$346,200.00
Total Land Value		\$66,100.00
Total Assessed Value		\$412,300.00

Parcel Numbers: 760-0223-000 Property Address: 4300 MINNESOTA CT W Municipality: Franklin, City of

Owner Name: RINALDI, MICHAEL J Mailing Address: 4300 W MINNESOTA CT FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	COUNTRYSIDE ESTATES BLK 6 LOT 10	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0223 000- 1		
Year Built:	1/1/1993	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1993	Bedrooms:	3
Remodeled/Effective Age:	-29	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0223 000- 1	1,020	629	0	0	0	0	1,649

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	34	\$3,400
31-WD	48	\$500
13-AFG	462	\$13,900
11-OFP	40	\$800

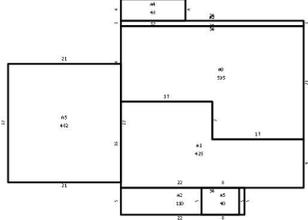
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/1/1992		\$32,900.00	Valid		Land		
2/22/2002		\$188,000.00	Valid		Land and Improvements		
7/24/2009		\$117,500.00	Invalid		Land and Improvements		
10/2/2014		\$111,300.00	Invalid		Land and Improvements		
4/1/2021		\$317,500.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.314	Gross				\$68,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
13,678	0.314				\$68,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Cul-de-sac			All Public		

Valuation/Explanation		
Dwelling #	760 0223 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,020	\$127,051.20
Second Story:	629	\$44,193.54
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$171,244.74
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,020	\$25,928.40
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,056.54
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	584	\$18,600.00
Adjusted Base Price		\$229,451.68
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$229,406.85
Market Adjustment:	55%	\$355,580.61
CDU Adjustment:	70	\$248,900.00
Complete:	100	\$248,900.00
Dollar Adjustments		\$400.00
Dwelling Value		\$249,300.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$249,300.00
Total Land Value		\$68,200.00
Total Assessed Value		\$317,500.00

Parcel Numbers: 760-0224-000 Property Address: 4304 MINNESOTA CT W Municipality: Franklin, City of

Owner Name: LETHLEAN, TIMOTHY W & JENNIFER M Mailing Address: 4304 W MINNESOTA CT FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 6 LOT 11	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0224 000- 1		
Year Built:	1/1/1994	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1994	Bedrooms:	3
Remodeled/Effective Age:	-28	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0224 000- 1	1,020	629	0	0	0	0	1,649

Attachment Description(s):	Area:	Attachment Value:
11-OFP	110	\$2,200
99-Additional Attachments	34	\$3,400
31-WD	48	\$500
13-AFG	462	\$13,900

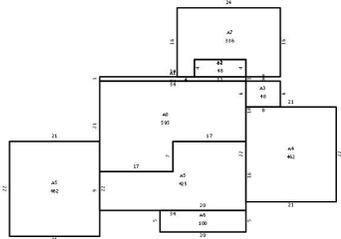
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
4/1/1994		94-0291	\$50,000.00		NEW CONST		
6/1/1994		94-0597	\$2,000.00		HTG SYSTEM		
1/13/2020		20-0117	\$16,000.00		EXTREMOD-ROOF		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/1/1994		\$136,900.00	Valid		Land and Improvements		
4/30/2007		\$277,000.00	Valid		Land and Improvements		
10/20/2004		\$208,000.00	Invalid		Land and Improvements		
8/12/2004		\$184,993.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.401	Gross				\$73,200
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
17,468		0.401				\$73,200	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Cul-de-sac			All Public		

Valuation/Explanation		
Dwelling #	760 0224 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,020	\$127,051.20
Second Story:	629	\$44,193.54
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$171,244.74
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,020	\$25,928.40
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,056.54
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	654	\$20,000.00
Adjusted Base Price		\$230,851.68
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$229,406.85
Market Adjustment:	74%	\$399,167.92
CDU Adjustment:	70	\$279,400.00
Complete:	100	\$279,400.00
Dollar Adjustments		(\$600.00)
Dwelling Value		\$278,800.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$278,800.00
Total Land Value		\$73,200.00
Total Assessed Value		\$352,000.00

Parcel Numbers: 760-0225-000	Property Address: 4309 MINNESOTA CT W	Municipality: Franklin, City of
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Owner Name: BAKKE, WILLIAM D	Mailing Address: 4309 W MINNESOTA CT FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: COUNTRYSIDE ESTATES BLK 6 LOT 12	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0225 000- 1		
Year Built:	1/1/1993	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1993	Bedrooms:	3
Remodeled/Effective Age:	-29	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0225 000- 1	1,068	629	0	0	0	0	1,697

Attachment Description(s):	Area:	Attachment Value:
31-WD	48	\$500
99-Additional Attachments	34	\$3,400
13-AFG	462	\$13,900
11-OPF	100	\$2,000
31-WD	336	\$3,400

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/2009	192		Average	\$900.00

Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
8/1/1996	96-0962	\$3,500.00	DECK/GAZEBO
7/1/2009	1100	\$3,500.00	SHED
8/16/2016	16-2010	\$10,896.00	EXTREMOD ROOF
6/17/2019	19-1426	\$11,385.00	FUR+ACREPLAC

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
1/1/1994		\$133,050.00	Valid		Land and Improvements	

Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.356	Gross				\$69,500

Acres/Squarefoot Variables

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Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
15,507	0.356			\$69,500

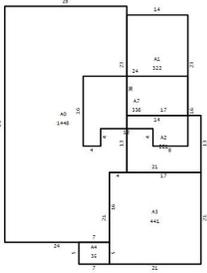
General Information

Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Cul-de-sac			All Public

Valuation/Explanation		
Dwelling #	760 0225 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,068	\$131,417.40
Second Story:	629	\$44,193.54
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$175,610.94
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,020	\$25,928.40
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,174.62
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	980	\$23,200.00
Adjusted Base Price		\$238,535.96
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$234,339.56
Market Adjustment:	74%	\$407,750.83
CDU Adjustment:	70	\$285,400.00
Complete:	100	\$285,400.00
Dollar Adjustments		\$400.00
Dwelling Value		\$285,800.00
Other Building Improvements	0	\$900.00
Total Improvement Value		\$286,700.00
Total Land Value		\$69,500.00
Total Assessed Value		\$356,200.00

Parcel Numbers: 760-0226-000 Property Address: 4303 MINNESOTA CT W Municipality: Franklin, City of

Owner Name: LINDEMEYER, MICHAEL R Mailing Address: 4303 W MINNESOTA CT FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 6 LOT 13	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0226 000- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0226 000- 1	1,669	0	0	0	0	0	1,669

Attachment Description(s):	Area:	Attachment Value:
31-WD	322	\$3,200
13-AFG	441	\$13,200
11-OFP	35	\$700

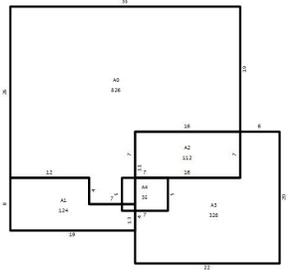
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
6/1/1996	96-0589	\$1,640.00	A/C			
1/10/2005	50090	\$3,500.00	FOUNDRPR			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
10/1/1991		\$32,900.00	Valid		Land	
2/1/2001		\$163,000.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.319	Gross				\$65,900
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
13,896	0.319			\$65,900		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Cul-de-sac			All Public	

Valuation/Explanation		
Dwelling #	760 0226 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,669	\$187,562.22
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$187,562.22
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,669	\$36,868.21
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,105.74
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	798	\$17,100.00
Adjusted Base Price		\$255,258.17
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$259,443.99
Market Adjustment:	48%	\$383,977.10
CDU Adjustment:	70	\$268,800.00
Complete:	100	\$268,800.00
Dollar Adjustments		\$600.00
Dwelling Value		\$269,400.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$269,400.00
Total Land Value		\$65,900.00
Total Assessed Value		\$335,300.00

Parcel Numbers: 760-0227-000 Property Address: 4239 MINNESOTA CT W Municipality: Franklin, City of

Owner Name: HUTCHINSON, JAMES A & BRENDA L - LIV TRU Mailing Address: 4239 W MINNESOTA CT FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 6 LOT 14	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0227 000- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0227 000- 1	950	1,154	0	0	0	0	2,104

Attachment Description(s):	Area:	Attachment Value:
13-AFG	328	\$9,800
13-AFG	112	\$3,400

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

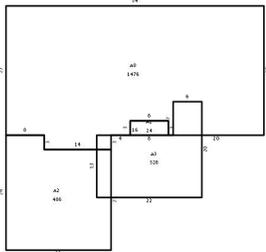
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
7/17/2004	2322	\$2,890.00	FOUNDRPR				
6/17/2019	19-1425	\$4,431.00	ACREPLACE				
11/16/2010	2505	\$3,559.00	FURREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/1/1991		\$31,900.00	Valid		Land		
3/12/2007		\$253,200.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.282	Gross				\$65,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,284	0.282				\$65,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Cul-de-sac			All Public		
Valuation/Explanation							
Dwelling #				760 0227 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				950		\$119,586.00	
Second Story:				1,154		\$73,405.94	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$192,991.94	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				950		\$24,567.00	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$5,175.84	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				440		\$13,200.00	
Adjusted Base Price						\$250,437.78	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$258,431.56	
Market Adjustment:				57%		\$405,737.55	
CDU Adjustment:				70		\$284,000.00	
Complete:				100		\$284,000.00	
Dollar Adjustments						\$700.00	
Dwelling Value						\$284,700.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$284,700.00
Total Land Value		\$65,000.00
Total Assessed Value		\$349,700.00

Parcel Numbers: 760-0228-000 Property Address: 4221 MINNESOTA CT W Municipality: Franklin, City of

Owner Name: CLAUD, ERWIN R & BARBARA A Mailing Address: 4221 W MINNESOTA CT FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 6 LOT 15	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0228 000- 1		
Year Built:	1/1/1990	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1990	Bedrooms:	3
Remodeled/Effective Age:	-32	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0228 000- 1	1,476	0	0	0	0	0	1,476

Attachment Description(s):	Area:	Attachment Value:
11-OFP	24	\$500
13-AFG	486	\$14,600

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

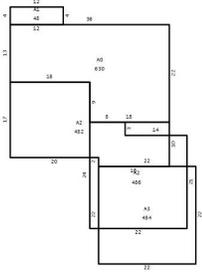
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
7/1/1995	95-0742	\$7,040.00	BSMT REPAIR				
10/15/2009	2048	\$3,324.00	FURREPLAC				
9/7/2016	16-2225	\$15,000.00	SIDING				
7/20/2016	16-1722	\$3,411.00	ACREPLACE				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/1/1991		\$117,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.263	Gross				\$63,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,456	0.263				\$63,500		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0228 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,476	\$169,858.08		
Second Story:				0	\$0.00		
Additional Story:				0	\$0.00		
Attic/Finished Net:				0	\$0.00		
Half Story/Finished Net:				0	\$0.00		
Base Price						\$169,858.08	
Unfinished Living Area:							
Room/Unfinished:				0	\$0.00		
Unfinished Basement:				1,476	\$33,608.52		
Half Story/Unfinished:					\$0.00		
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,630.96	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0	\$0.00		
Features:				2	\$2,300.00		
Attachments:				510	\$15,100.00		
Adjusted Base Price						\$231,819.56	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$235,861.52	
Market Adjustment:				65%		\$389,171.50	
CDU Adjustment:				65		\$253,000.00	
Complete:				100		\$253,000.00	
Dollar Adjustments						\$600.00	
Dwelling Value						\$253,600.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$253,600.00
Total Land Value		\$63,500.00
Total Assessed Value		\$317,100.00

Parcel Numbers: 760-0229-000 Property Address: 4203 MINNESOTA CT W Municipality: Franklin, City of

Owner Name: PATEL, ARVIND N Mailing Address: 4203 W MINNESOTA CT FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 6 LOT 16	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0229 000- 1		
Year Built:	1/1/1992	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1992	Bedrooms:	3
Remodeled/Effective Age:	-30	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0229 000- 1	1,112	630	0	0	0	0	1,742

Attachment Description(s):	Area:	Attachment Value:
31-WD	48	\$500
13-AFG	484	\$14,500

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

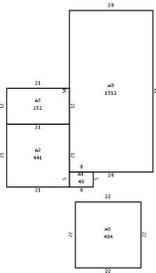
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
9/12/2008	2136	\$2,906.00	AC/FURREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
3/1/1994		\$138,000.00	Valid		Land and Improvements		
6/22/2001		\$170,000.00	Valid		Land and Improvements		
12/20/2002		\$190,000.00	Valid		Land and Improvements		
12/30/2003		\$200,000.00	Valid		Land and Improvements		
10/28/2004		\$229,000.00	Valid		Land and Improvements		
11/9/2017		\$261,200.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.257	Gross				\$63,100	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,195	0.257				\$63,100		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0229 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,112	\$135,363.76
Second Story:	630	\$44,263.80
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$179,627.56
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,112	\$27,388.56
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,285.32
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	532	\$15,000.00
Adjusted Base Price		\$235,923.44
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$240,485.78
Market Adjustment:	67%	\$401,611.26
CDU Adjustment:	70	\$281,100.00
Complete:	100	\$281,100.00
Dollar Adjustments		(\$300.00)
Dwelling Value		\$280,800.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$280,800.00
Total Land Value		\$63,100.00
Total Assessed Value		\$343,900.00

Parcel Numbers: 760-0230-000 Property Address: 4119 MINNESOTA CT W Municipality: Franklin, City of

Owner Name: WAGNER, EDWARD J & CHRISTINA M Mailing Address: 4119 W MINNESOTA CT FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 6 LOT 17	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0230 000- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0230 000- 1	1,764	0	0	0	0	0	1,764

Attachment Description(s):	Area:	Attachment Value:
11-OFP	40	\$800
13-AFG	441	\$13,200

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

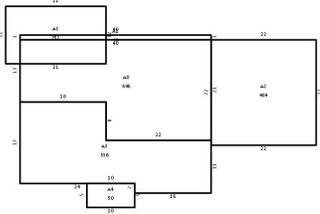
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/2019	80		Average	\$600.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
2/28/2003	03-0511	\$2,950.00	FOUNDRPR				
3/6/2017	17-0465	\$3,750.00	FURREPLAC				
10/23/2017	17-2496	\$15,000.00	RE-ROOF W/TO				
8/29/2018	18-2178	\$2,500.00	SHED				
6/13/2011	1120	\$2,750.00	AC RPL				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/12/2016		\$230,000.00	Valid		Land and Improvements		
2/18/2003		\$187,000.00	Valid		Land and Improvements		
4/1/1991		\$25,900.00	Invalid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.267	Gross				\$64,100	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:			Assessed Land Value:	
11,631	0.267					\$64,100	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0230 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,764	\$196,050.96
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$196,050.96
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,512	\$34,110.72
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,339.44
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	1	\$2,000.00
Attachments:	481	\$14,000.00
Adjusted Base Price		\$257,823.12
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$266,005.43
Market Adjustment:	46%	\$388,367.93
CDU Adjustment:	70	\$271,900.00
Complete:	100	\$271,900.00
Dollar Adjustments		(\$200.00)
Dwelling Value		\$271,700.00
Other Building Improvements	0	\$600.00
Total Improvement Value		\$272,300.00
Total Land Value		\$64,100.00
Total Assessed Value		\$336,400.00

Parcel Numbers: 760-0231-000 Property Address: 4103 MINNESOTA CT W Municipality: Franklin, City of

Owner Name: DAUSMAN, LISA M Mailing Address: 4103 W MINNESOTA AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	COUNTRYSIDE ESTATES BLK 6 LOT 18	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0231 000- 1		
Year Built:	1/1/1991	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0231 000- 1	1,232	736	0	0	0	0	1,968

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	40	\$4,000
13-AFG	484	\$14,500
11-OFPP	50	\$1,000

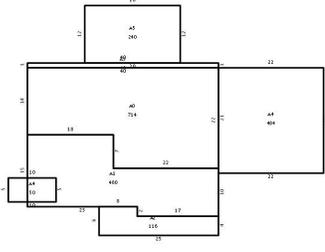
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	480	\$2,400
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	480	\$2,400

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
5/1/1997	97-0345	\$1,915.00	A/C			
6/20/2007	1396	\$8,784.00	AC/FURREPLAC			
10/25/2016	16-2594	\$11,970.00	ROOF			
7/1/2000	00-0781	\$3,000.00	PATIO DOOR			
4/16/2005	51298	\$4,000.00	RECROOM			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
3/1/1993		\$29,900.00	Invalid		Land	
5/27/2020		\$292,300.00	Invalid		Land and Improvements	
4/1/1997		\$147,900.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.254	Gross				\$62,500
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
11,064	0.254			\$62,500		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	760 0231 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,232	\$147,334.88
Second Story:	736	\$50,445.44
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$197,780.32
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,232	\$29,481.76
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,841.28
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	574	\$19,500.00
Adjusted Base Price		\$266,106.36
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$268,737.00
Market Adjustment:	63%	\$438,041.30
CDU Adjustment:	70	\$306,600.00
Complete:	100	\$306,600.00
Dollar Adjustments		(\$900.00)
Dwelling Value		\$305,700.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$305,700.00
Total Land Value		\$62,500.00
Total Assessed Value		\$368,200.00

Parcel Numbers: 760-0232-000 Property Address: 7177 COUNTRYSIDE DR S Municipality: Franklin, City of

Owner Name: MILLER, STEVEN & MARY Mailing Address: 7177 COUNTRYSIDE DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 6 LOT 19	
	Parcel Sketch and Site Map obtained from the County GIS	
Neighborhood:	1211-Franklin	

Building Description

Dwelling #	760 0232 000- 1		
Year Built:	1/1/1996	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1996	Bedrooms:	3
Remodeled/Effective Age:	-26	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0232 000- 1	1,194	754	0	0	0	0	1,948

Attachment Description(s):	Area:	Attachment Value:
11-OFP	116	\$2,300
99-Additional Attachments	40	\$4,000
13-AFG	484	\$14,500
33-Concrete Patio	240	\$1,200

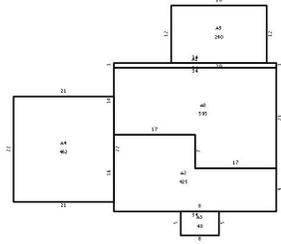
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
3/1/1996	96-0156	\$3,200.00	HTG & A/C			
2/1/1996	96-0091	\$90,000.00	NEW CONST			
10/9/2018	18-2503	\$5,500.00	FUR+ACREPLAC			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
6/1/1997		\$143,900.00	Invalid		Land and Improvements	
10/1/1998		\$162,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.238	Gross				\$60,700
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
10,367	0.238			\$60,700		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	760 0232 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,194	\$144,139.68
Second Story:	754	\$51,091.04
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$195,230.72
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,194	\$28,978.38
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,792.08
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	880	\$22,000.00
Adjusted Base Price		\$265,504.18
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$265,324.60
Market Adjustment:	62%	\$429,825.85
CDU Adjustment:	71	\$305,200.00
Complete:	100	\$305,200.00
Dollar Adjustments		\$400.00
Dwelling Value		\$305,600.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$305,600.00
Total Land Value		\$60,700.00
Total Assessed Value		\$366,300.00

Parcel Numbers: 760-0233-000 Property Address: 4204 MADISON BLVD W Municipality: Franklin, City of

Owner Name: SCHNEIDER, DRUSCILLA Mailing Address: 4204 W MADISON BLVD FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 6 LOT 20	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0233 000- 1		
Year Built:	1/1/1995	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1995	Bedrooms:	3
Remodeled/Effective Age:	-27	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0233 000- 1	1,020	629	0	0	0	0	1,649

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	34	\$3,400
11-OFP	40	\$800
13-AFG	462	\$13,900

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

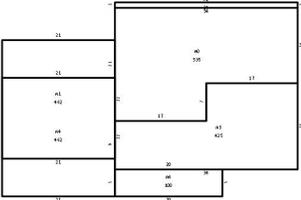
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
2/1/1995	95-0102	\$2,000.00	HTG SYSTEM				
10/18/2018	18-2600	\$21,000.00	EXTREMOD				
10/18/2018	18-2598	\$9,300.00	EXTREMOD				
7/17/2019	19-1769	\$5,006.00	FENCE				
10/29/2018	18-2693	\$3,425.00	ACREPLACE				
2/1/1995	95-0084	\$80,000.00	NEW CONST				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/3/2014		\$231,000.00	Valid		Land and Improvements		
12/1/1994		\$31,900.00	Valid		Land		
5/30/2006		\$242,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.267	Gross				\$63,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,631	0.267				\$63,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0233 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,020	\$127,051.20
Second Story:	629	\$44,193.54
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$171,244.74
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,020	\$25,928.40
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,056.54
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	1	\$300.00
Attachments:	536	\$18,100.00
Adjusted Base Price		\$226,951.68
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$229,406.85
Market Adjustment:	71%	\$392,285.71
CDU Adjustment:	70	\$274,600.00
Complete:	100	\$274,600.00
Dollar Adjustments		(\$800.00)
Dwelling Value		\$273,800.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$273,800.00
Total Land Value		\$63,000.00
Total Assessed Value		\$336,800.00

Parcel Numbers: 760-0234-000 Property Address: 4216 MADISON BLVD W Municipality: Franklin, City of

Owner Name: MEDLOCK, CHRISTOPHER D & ERIKA R Mailing Address: 4216 W MADISON BLVD FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 6 LOT 21	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0234 000- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0234 000- 1	1,020	629	0	0	0	0	1,649

Attachment Description(s):	Area:	Attachment Value:
13-AFG	462	\$13,900
99-Additional Attachments	34	\$3,400
11-Ofp	100	\$2,000

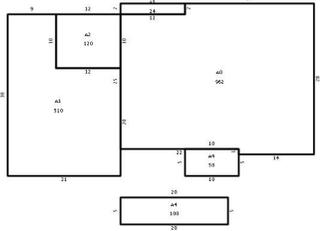
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Good	800	\$4,800
22-Additional Fixture	7	\$2,100
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Good	800	\$4,800

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed		1/1/2017	80		Average	\$600.00	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
10/3/2017		17-2322	\$2,632.00		SHED 10X8		
7/13/2020		20-1798	\$5,368.00		EXTREMOD-ROOF		
5/27/2008		1038	\$25,000.00		RECROOM		
9/8/2009		1679	\$1,500.00		EXTREMOD-R		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/1/1991		\$26,900.00	Valid		Land		
5/1/1999		\$162,900.00	Valid		Land and Improvements		
9/30/2011		\$238,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.267	Gross				\$63,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
11,631		0.267				\$63,200	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0234 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,020	\$127,051.20
Second Story:	629	\$44,193.54
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$171,244.74
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,020	\$25,928.40
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,056.54
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	8	\$4,100.00
Attachments:	596	\$19,300.00
Adjusted Base Price		\$231,951.68
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$229,406.85
Market Adjustment:	83%	\$419,814.53
CDU Adjustment:	70	\$293,900.00
Complete:	100	\$293,900.00
Dollar Adjustments		(\$100.00)
Dwelling Value		\$293,800.00
Other Building Improvements	0	\$600.00
Total Improvement Value		\$294,400.00
Total Land Value		\$63,200.00
Total Assessed Value		\$357,600.00

Parcel Numbers: 760-0235-000 Property Address: 4228 MADISON BLVD W Municipality: Franklin, City of

Owner Name: KENNEDY, JOHN G & JEANNE A Mailing Address: 4228 W MADISON BLVD FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	COUNTRYSIDE ESTATES BLK 6 LOT 22	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0235 000- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	4
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0235 000- 1	1,082	986	0	0	0	0	2,068

Attachment Description(s):	Area:	Attachment Value:
13-AFG	510	\$15,300
99-Additional Attachments	24	\$2,400
11-OFP	50	\$1,000

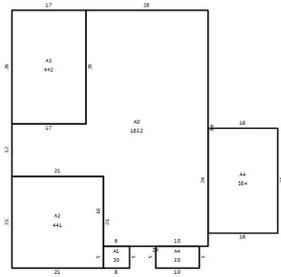
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition: Average	Rec Room Area: 700	Rec Room Value: \$3,500
22-Additional Fixture	3	\$900
Rec Room Condition: Average	Rec Room Area: 700	Rec Room Value: \$3,500

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
9/25/2008	2214	\$150.00	BATHREMOD			
9/8/2008	2071	\$33,000.00	RECRM			
3/28/2013	13-0424	\$7,000.00	ROOF			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
9/1/1993		\$150,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.263	Gross				\$63,500
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
11,456	0.263			\$63,500		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	760 0235 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,082	\$133,140.10
Second Story:	986	\$64,405.52
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$197,545.62
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,082	\$27,060.82
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$5,087.28
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$2,900.00
Attachments:	584	\$18,700.00
Adjusted Base Price		\$263,496.72
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$266,086.39
Market Adjustment:	63%	\$433,720.82
CDU Adjustment:	70	\$303,600.00
Complete:	100	\$303,600.00
Dollar Adjustments		\$600.00
Dwelling Value		\$304,200.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$304,200.00
Total Land Value		\$63,500.00
Total Assessed Value		\$367,700.00

Parcel Numbers: 760-0236-000 Property Address: 4236 MADISON BLVD W Municipality: Franklin, City of

Owner Name: TOBIN, MICHAEL F & JILL S Mailing Address: 4236 W MADISON BLVD FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 6 LOT 23	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0236 000- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0236 000- 1	1,652	0	0	0	0	0	1,652

Attachment Description(s):	Area:	Attachment Value:
11-OFP	30	\$600
13-AFG	441	\$13,200
33-Concrete Patio	442	\$2,200
13-AFG	384	\$11,500

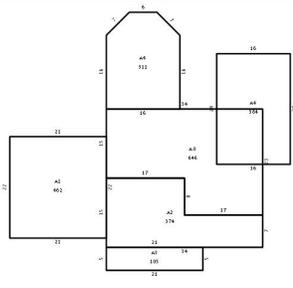
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed	1/1/1996	120		Average	\$300.00	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
7/1/1996	96-0869	\$600.00	SHED 10X12			
8/1/2001	01-0871	\$17,000.00	GARAGE ADDN			
4/1/1994	94-0285	\$1,425.00	A/C			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
7/1/1993		\$130,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.242	Gross				\$62,200
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
10,542	0.242			\$62,200		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	760 0236 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,652	\$185,651.76
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$185,651.76
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,652	\$36,492.68
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,063.92
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	1,297	\$27,500.00
Adjusted Base Price		\$263,330.36
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$256,883.40
Market Adjustment:	54%	\$395,600.43
CDU Adjustment:	70	\$276,900.00
Complete:	100	\$276,900.00
Dollar Adjustments		(\$700.00)
Dwelling Value		\$276,200.00
Other Building Improvements	0	\$300.00
Total Improvement Value		\$276,500.00
Total Land Value		\$62,200.00
Total Assessed Value		\$338,700.00

Parcel Numbers: 760-0237-000 Property Address: 4302 MADISON BLVD W Municipality: Franklin, City of

Owner Name: AVERY, SARA R Mailing Address: 4302 W MADISON BLVD FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 6 LOT 24	
	Parcel Sketch and Site Map obtained from the County GIS	
Neighborhood:	1211-Franklin	

Building Description

Dwelling #	760 0237 000- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0237 000- 1	1,020	646	0	0	0	0	1,666

Attachment Description(s):	Area:	Attachment Value:
13-AFG	462	\$13,900
11-OPF	105	\$2,100
31-WD	311	\$3,100

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

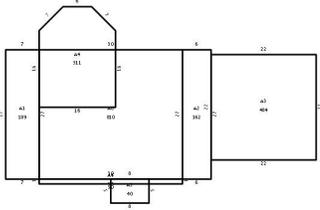
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
10/1/1998	B981204	\$5,000.00	DECK 22X16'				
12/6/2010	2651	\$3,588.00	FURREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/31/2020		\$320,000.00	Valid		Land and Improvements		
5/15/2007		\$5,000.00	Invalid		Land and Improvements		
4/1/1998		\$143,000.00	Valid		Land and Improvements		
5/1/1991		\$28,900.00	Invalid		Land		
5/30/2006		\$240,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.242	Gross				\$62,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
10,542	0.242			\$62,200			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0237 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,020	\$127,051.20
Second Story:	646	\$45,387.96
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$172,439.16
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,020	\$25,928.40
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,098.36
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	1	\$2,000.00
Attachments:	878	\$19,100.00
Adjusted Base Price		\$230,887.92
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$230,766.71
Market Adjustment:	71%	\$394,611.08
CDU Adjustment:	70	\$276,200.00
Complete:	100	\$276,200.00
Dollar Adjustments		(\$700.00)
Dwelling Value		\$275,500.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$275,500.00
Total Land Value		\$62,200.00
Total Assessed Value		\$337,700.00

Parcel Numbers: 760-0238-000	Property Address: 7310 TIFTON DR S	Municipality: Franklin, City of
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Owner Name: KHAN, ATIQ M	Mailing Address: 7310 S TIFTON DR FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph:	Legal Description:	Building Sketch:	
	COUNTRYSIDE ESTATES BLK 7 LOT 1		
	Parcel Sketch and Site Map obtained from the County GIS		
	Neighborhood: 1211-Franklin		

Building Description

Dwelling #	760 0238 000- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0238 000- 1	1,161	840	0	0	0	0	2,001

Attachment Description(s):	Area:	Attachment Value:
13-AFG	484	\$14,500
99-Additional Attachments	30	\$3,000
35-Ms/Terrace	40	\$0

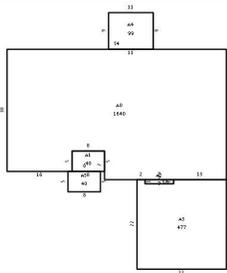
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit: 7/1/1994		Permit Number: 94-0805		Permit Amount: \$2,267.00		Details of Permit: A/C	
Ownership/Sales History							
Date of Sale: 6/1/1991	Sale Document:	Purchase Amount: \$31,900.00	Sale Validity: Invalid	Conveyance Type:	Sale Type: Land	Sale Validation Source:	
Land Breakdown							
Land Class: A-Residential Primary Site		Acreage: 0.407	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$74,700
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage: 17,729		Total Acreage: 0.407	Depth:	Act. Frontage:		Assessed Land Value: \$74,700	
General Information							
Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: All Public		
Valuation/Explanation							
Dwelling #				760 0238 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,161		\$140,155.92	
Second Story:				840		\$57,052.80	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$197,208.72	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,161		\$28,177.47	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,922.46	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				554		\$17,500.00	
Adjusted Base Price						\$262,311.65	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$266,762.82	
Market Adjustment:				55%		\$413,482.36	
CDU Adjustment:				70		\$289,400.00	
Complete:				100		\$289,400.00	
Dollar Adjustments						(\$800.00)	
Dwelling Value						\$288,600.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$288,600.00
Total Land Value		\$74,700.00
Total Assessed Value		\$363,300.00

Parcel Numbers: 760-0239-000 Property Address: 7322 TIFTON DR S Municipality: Franklin, City of

Owner Name: SMITH, CORINNE M Mailing Address: 7322 S TIFTON DR FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 7 LOT 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0239 000- 1		
Year Built:	1/1/1995	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1995	Bedrooms:	3
Remodeled/Effective Age:	-27	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0239 000- 1	1,647	0	0	0	0	0	1,647

Attachment Description(s):	Area:	Attachment Value:
11-OFP	40	\$800
13-AFG	477	\$14,300
31-WD	99	\$1,000

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	968	\$4,840
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	968	\$4,840

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed	1/1/2013	80		Average	\$500.00	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
1/21/2011	143	\$100.00	BSMT ALT			
7/13/2016	16-1667	\$6,547.00	FURREPLAC+ACREP			
6/20/2017	17-1395	\$4,379.00	FENCE			
7/10/2017	17-1584	\$9,450.00	RE-ROOF W/TO			
5/21/2018	18-1252	\$5,900.00	ABVPOOL			
5/18/2018	18-1241	\$5,900.00	RECROOM			
7/12/2018	18-1740	\$850.00	INTREMOD-DCTWK			
4/1/1995	95-0310	\$2,000.00	HTG SYSTEM			
6/13/2013	13-1127	\$1,939.00	SHED			
7/1/1997	97-0576	\$1,200.00	A/C			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
5/24/2013		\$220,000.00	Valid		Land and Improvements	
7/12/2021		\$385,000.00	Valid		Land and Improvements	
1/28/2011		\$225,000.00	Valid		Land and Improvements	
10/1/2000		\$180,000.00	Valid		Land and Improvements	
6/1/1997		\$145,900.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.348	Gross				\$70,800
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
15,159	0.348			\$70,800		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	760 0239 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,647	\$186,061.59
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$186,061.59
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,640	\$36,391.60
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,051.62
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	616	\$16,100.00
Adjusted Base Price		\$252,226.81
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$257,209.49
Market Adjustment:	74%	\$447,544.51
CDU Adjustment:	70	\$313,300.00
Complete:	100	\$313,300.00
Dollar Adjustments		\$400.00
Dwelling Value		\$313,700.00
Other Building Improvements	0	\$500.00
Total Improvement Value		\$314,200.00
Total Land Value		\$70,800.00
Total Assessed Value		\$385,000.00

Parcel Numbers: 760-0240-000	Property Address: MADISON BLVD W (REAR)	Municipality: Franklin, City of
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Owner Name: WILHELM DIRK P	Mailing Address: 3921 W MADISON BLVD FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph:	Legal Description: COUNTRYSIDE ESTATES BLK 7 OUTLOT 1	Building Sketch:
<small>Descriptor/Map A: 1F B: 0.00</small>	Parcel Sketch and Site Map obtained from the County GIS Neighborhood: 1211-Franklin	

Building Description

Dwelling #	
Year Built:	Exterior Wall:
Year Remodeled:	Bedrooms:
Remodeled/Effective Age:	Full Baths:
Building Type/Style:	Half Baths:
Story:	Rough-in: 0
Grade:	Room Count:
CDU/Overall Condition:	Basement Description:
Interior Condition:	Heating:
Kitchen Condition:	Type of Fuel:
Bath Condition:	Type of System:

Square Footage / Attachments

First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished: 0
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Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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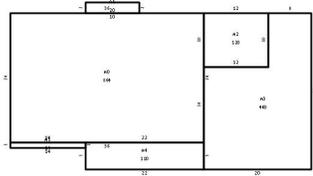
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/20/2006		\$500.00	Valid		Land		
6/1/1999		\$24,400.00	Invalid		Land		
5/24/2002		\$500.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.019	Gross				\$500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
828	0.019				\$500		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #							
Description				Area			Value Amount
Living Area:							
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price							
Unfinished Living Area:							
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:							
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price						\$0.00	
Changes/Adjustments							
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value							
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$500.00	
Total Assessed Value						\$500.00	

Parcel Numbers: 760-0242-000 Property Address: 4273 AMBERIDGE DR W Municipality: Franklin, City of

Owner Name: TURDO, GREGORY R Mailing Address: 4273 W AMBERIDGE DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	COUNTRYSIDE ESTATES BLK 8 LOT 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0242 000- 1		
Year Built:	1/1/1992	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1992	Bedrooms:	3
Remodeled/Effective Age:	-30	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0242 000- 1	1,004	878	0	0	0	0	1,882

Attachment Description(s):	Area:	Attachment Value:
13-AFG	460	\$13,800
11-OPF	110	\$2,200
99-Additional Attachments	14	\$1,400

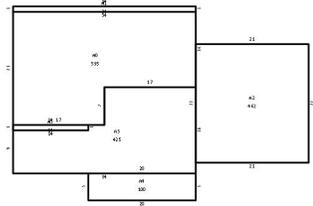
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
3/7/2019		19-0436	\$6,750.00		EXTREMOD		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/1/1991		\$30,900.00	Valid		Land		
7/31/2001		\$177,500.00	Invalid		Land and Improvements		
8/1/1995		\$168,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.287	Gross				\$65,300
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
12,502		0.287				\$65,300	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0242 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,004	\$125,058.24
Second Story:	878	\$58,369.44
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$183,427.68
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,004	\$25,521.68
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,629.72
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	584	\$17,400.00
Adjusted Base Price		\$245,482.08
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$248,360.29
Market Adjustment:	62%	\$402,343.67
CDU Adjustment:	70	\$281,600.00
Complete:	100	\$281,600.00
Dollar Adjustments		\$0.00
Dwelling Value		\$281,600.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$281,600.00
Total Land Value		\$65,300.00
Total Assessed Value		\$346,900.00

Parcel Numbers: 760-0243-000 Property Address: 4227 AMBERIDGE DR W Municipality: Franklin, City of

Owner Name: NEILSON, DOUGLAS & RAQUEL N Mailing Address: 4227 W AMBERIDGE DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 8 LOT 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0243 000- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0243 000- 1	1,020	629	0	0	0	0	1,649

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	34	\$3,400
13-AFG	462	\$13,900
11-Ofp	100	\$2,000

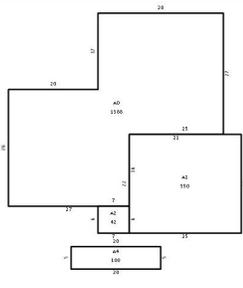
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/1/1991		\$28,900.00	Valid		Land		
10/1/1997		\$157,000.00	Valid		Land and Improvements		
6/17/2006		\$248,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.240	Gross				\$61,800
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
10,454		0.240				\$61,800	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0243 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,020	\$127,051.20
Second Story:	629	\$44,193.54
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$171,244.74
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,020	\$25,928.40
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,056.54
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	596	\$19,300.00
Adjusted Base Price		\$230,151.68
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$229,406.85
Market Adjustment:	70%	\$389,991.64
CDU Adjustment:	70	\$273,000.00
Complete:	100	\$273,000.00
Dollar Adjustments		(\$200.00)
Dwelling Value		\$272,800.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$272,800.00
Total Land Value		\$61,800.00
Total Assessed Value		\$334,600.00

Parcel Numbers: 760-0244-000 Property Address: 4195 AMBERIDGE DR W Municipality: Franklin, City of

Owner Name: KUBISZEWSKI, THOMAS & KAREN Mailing Address: 4195 W AMBERIDGE DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 8 LOT 3	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0244 000- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0244 000- 1	1,388	0	0	0	0	0	1,388

Attachment Description(s):	Area:	Attachment Value:
13-AFG	550	\$16,500
11-OFP	42	\$800

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/1992	144		Average	\$300.00

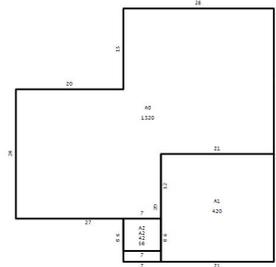
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:

Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
3/1/1991		\$26,900.00	Invalid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.251	Gross				\$62,900
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
10,934	0.251			\$62,900		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	
Valuation/Explanation						
Dwelling #			760 0244 000- 1			
Description			Area		Value Amount	
Living Area:						
First Story:			1,388			\$161,965.72
Second Story:			0			\$0.00
Additional Story:			0			\$0.00
Attic/Finished Net:			0			\$0.00
Half Story/Finished Net:			0			\$0.00
Base Price					\$161,965.72	
Unfinished Living Area:						
Room/Unfinished:			0			\$0.00
Unfinished Basement:			1,388			\$32,201.60
Half Story/Unfinished:						\$0.00
Structure Info, Features and Attachments:						
Heating/AC			Air Conditioning - Same Ducts		\$3,414.48	
Plumbing			0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area			0			\$0.00
Features:			1			\$300.00
Attachments:			592			\$17,300.00
Adjusted Base Price					\$222,503.80	
Changes/Adjustments						
Grade Adjustment:			C+ 110%		\$225,394.18	
Market Adjustment:			57%		\$353,868.86	
CDU Adjustment:			70		\$247,700.00	
Complete:			100		\$247,700.00	
Dollar Adjustments					\$0.00	
Dwelling Value					\$247,700.00	
Other Building Improvements			0			\$300.00
Total Improvement Value					\$248,000.00	
Total Land Value					\$62,900.00	
Total Assessed Value					\$310,900.00	

Parcel Numbers: 760-0245-000 Property Address: 4177 AMBERIDGE DR W Municipality: Franklin, City of

Owner Name: KARDELL, STEVEN R Mailing Address: 4177 W AMBERIDGE DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 8 LOT 4	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0245 000- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0245 000- 1	1,320	0	0	0	0	0	1,320

Attachment Description(s):	Area:	Attachment Value:
13-AFG	420	\$12,600
11-OFP	56	\$1,100

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History			
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
7/1/1996	96-0775	\$1,375.00	A/C
3/10/2008	428	\$3,163.00	FURREPLAC
9/18/2010	1931	\$2,977.00	ACREPLACE
10/10/2018	18-2533	\$1,550.00	FOUNDRPR
2/13/2017	17-0343	\$4,950.00	FOUNDRPR

Ownership/Sales History					
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type: Sale Validation Source:
8/8/2013		\$193,500.00	Valid		Land and Improvements
11/20/2020		\$285,000.00	Valid		Land and Improvements
2/1/1996		\$118,500.00	Valid		Land and Improvements
7/1/1991		\$28,900.00	Valid		Land
11/9/2005		\$215,000.00	Valid		Land and Improvements

Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.245	Gross				\$62,500	

Acreage/Squarefoot Variables

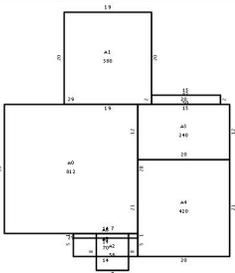
Land Data & Computations					
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:	
10,672	0.245			\$62,500	

General Information					
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Light			All Public

Valuation/Explanation		
Dwelling #	760 0245 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,320	\$155,166.00
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$155,166.00
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,320	\$30,927.60
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,247.20
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	1	\$300.00
Attachments:	476	\$13,700.00
Adjusted Base Price		\$210,662.80
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$216,329.08
Market Adjustment:	57%	\$339,636.66
CDU Adjustment:	70	\$237,700.00
Complete:	100	\$237,700.00
Dollar Adjustments		\$200.00
Dwelling Value		\$237,900.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$237,900.00
Total Land Value		\$62,500.00
Total Assessed Value		\$300,400.00

Parcel Numbers: 760-0246-000 Property Address: 4107 AMBERIDGE DR W Municipality: Franklin, City of

Owner Name: HAPKA, CODY L Mailing Address: 4107 W AMBERIDGE DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 8 LOT 5	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0246 000- 1		
Year Built:	1/1/1992	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1992	Bedrooms:	3
Remodeled/Effective Age:	-30	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0246 000- 1	1,082	826	0	0	0	0	1,908

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	380	\$1,900
13-AFG	420	\$12,600
11-OFP	70	\$1,400
99-Additional Attachments	14	\$1,400

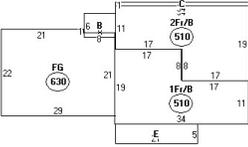
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition: Average	Rec Room Area: 300	Rec Room Value: \$1,500
05-Metal Fireplace	1	\$2,000
Rec Room Condition: Average	Rec Room Area: 300	Rec Room Value: \$1,500

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed		1/1/2006	120		Average	\$500.00	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
7/1/1994		94-0753	\$1,100.00		EGRESS		
10/23/2006		3597	\$2,500.00		SHED		
11/8/2019		19-2897	\$10,400.00		FUR+ACREPLAC		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/1/1992		\$124,870.00	Valid		Land and Improvements		
6/1/1995		\$154,900.00	Valid		Land and Improvements		
12/1/1999		\$174,500.00	Valid		Land and Improvements		
7/20/2009		\$149,000.00	Invalid		Land and Improvements		
8/25/2009		\$240,000.00	Valid		Land and Improvements		
3/12/2012		\$224,000.00	Valid		Land and Improvements		
3/6/2017		\$265,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.267	Gross				\$64,100
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
11,631		0.267				\$64,100	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0246 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,082	\$133,140.10
Second Story:	826	\$56,101.92
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$189,242.02
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	842	\$23,037.12
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,693.68
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	884	\$17,300.00
Adjusted Base Price		\$248,775.82
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$252,093.40
Market Adjustment:	62%	\$408,391.31
CDU Adjustment:	70	\$285,900.00
Complete:	100	\$285,900.00
Dollar Adjustments		\$300.00
Dwelling Value		\$286,200.00
Other Building Improvements	0	\$500.00
Total Improvement Value		\$286,700.00
Total Land Value		\$64,100.00
Total Assessed Value		\$350,800.00

Parcel Numbers: 760-0247-000 Property Address: 3953 AMBERIDGE DR W Municipality: Franklin, City of

Owner Name: PENDZICH III, WALTER A Mailing Address: 3953 W AMBERIDGE DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 8 LOT 6	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <ul style="list-style-type: none"> A: 2Fr/B 510 sqft B: 1Fr 48 sqft C: FGH 34 sqft D: 1Fr/B 510 sqft E: OFP 105 sqft F: FG 630 sqft
	Neighborhood:	

1211-Franklin

Building Description

Dwelling #	760 0247 000- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0247 000- 1	1,068	544	0	0	0	0	1,612

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	34	\$3,400
11-OFP	105	\$2,100
13-AFG	630	\$18,900

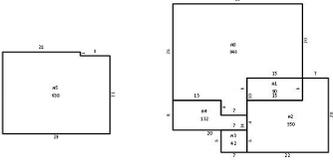
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed	1/1/2021	140		Average	\$1,400.00	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:		Details of Permit:		
9/9/2008	2090	\$7,000.00		EXTREMOD		
4/13/2021	21-0199	\$6,500.00		SHED 10X14		
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
3/2/2007		\$249,900.00	Valid		Land and Improvements	
2/1/1991		\$26,900.00	Invalid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.300	Gross				\$66,100
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
13,068	0.300				\$66,100	
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light		6/28/2022	All Public	

Valuation/Explanation		
Dwelling #	760 0247 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,068	\$131,417.40
Second Story:	544	\$39,391.04
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$170,808.44
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,020	\$25,928.40
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,965.52
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	769	\$24,400.00
Adjusted Base Price		\$234,724.36
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$228,826.80
Market Adjustment:	72%	\$393,582.09
CDU Adjustment:	70	\$275,500.00
Complete:	100	\$275,500.00
Dollar Adjustments		\$0.00
Dwelling Value		\$275,500.00
Other Building Improvements	0	\$1,400.00
Total Improvement Value		\$276,900.00
Total Land Value		\$66,100.00
Total Assessed Value		\$343,000.00

Parcel Numbers: 760-0248-000 Property Address: 4305 MADISON BLVD W Municipality: Franklin, City of

Owner Name: DIXIT DINESH & MEENA Mailing Address: 4305 W MADISON BLVD FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 9 LOT 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0248 000- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0248 000- 1	980	938	0	0	0	0	1,918

Attachment Description(s):	Area:	Attachment Value:
13-AFG	90	\$2,700
13-AFG	350	\$10,500
11-0FP	42	\$800

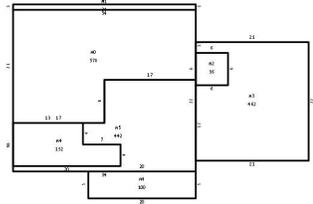
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed		1/1/1997	96		Average	\$200.00	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
4/1/1997		97-0273	\$1,422.00		SHED 12X8'		
5/8/2015		15-0956	\$8,305.00		ACREPLACE		
10/17/2014		142523	\$4,095.00		FURREPLAC		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/1/1991		\$29,900.00	Valid		Land		
4/1/1999		\$167,000.00	Valid		Land and Improvements		
3/11/2005		\$229,500.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.272	Gross				\$65,000
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
11,848		0.272				\$65,000	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0248 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	980	\$123,362.40
Second Story:	938	\$61,711.02
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$185,073.42
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	980	\$25,342.80
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,718.28
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	482	\$14,000.00
Adjusted Base Price		\$243,637.50
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$250,071.25
Market Adjustment:	58%	\$395,112.58
CDU Adjustment:	70	\$276,600.00
Complete:	100	\$276,600.00
Dollar Adjustments		\$400.00
Dwelling Value		\$277,000.00
Other Building Improvements	0	\$200.00
Total Improvement Value		\$277,200.00
Total Land Value		\$65,000.00
Total Assessed Value		\$342,200.00

Parcel Numbers: 760-0249-000 Property Address: 4239 MADISON BLVD W Municipality: Franklin, City of

Owner Name: CLEMENS, FRANCES C Mailing Address: 4239 W MADISON BLVD FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	COUNTRYSIDE ESTATES BLK 9 LOT 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0249 000- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0249 000- 1	1,056	612	0	0	0	0	1,668

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	34	\$3,400
13-AFG	462	\$13,900
11-OFP	100	\$2,000

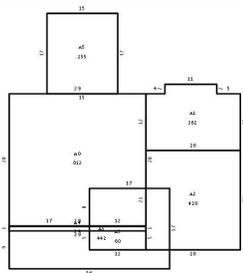
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
6/26/2020	20-1649	\$7,720.00	EXTREMOD-ROOF			
10/19/2006	3538	\$1,600.00	FURREPLAC			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
9/17/2004		\$105,000.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.233	Gross				\$61,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
10,149	0.233			\$61,000		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	
Valuation/Explanation						
Dwelling #	760 0249 000- 1					
Description	Area			Value Amount		
Living Area:						
First Story:	1,056			\$129,940.80		
Second Story:	612			\$42,999.12		
Additional Story:	0			\$0.00		
Attic/Finished Net:	0			\$0.00		
Half Story/Finished Net:	0			\$0.00		
Base Price				\$172,939.92		
Unfinished Living Area:						
Room/Unfinished:	0			\$0.00		
Unfinished Basement:	1,020			\$25,928.40		
Half Story/Unfinished:				\$0.00		
Structure Info, Features and Attachments:						
Heating/AC	Air Conditioning - Same Ducts			\$4,103.28		
Plumbing	0 - Half Bath 2 - Full Bath			\$7,322.00		
Finished Basement Living Area	0			\$0.00		
Features:	2			\$2,300.00		
Attachments:	596			\$19,300.00		
Adjusted Base Price				\$231,893.60		
Changes/Adjustments						
Grade Adjustment:	C+ 110%			\$231,322.96		
Market Adjustment:	69%			\$390,935.80		
CDU Adjustment:	70			\$273,700.00		
Complete:	100			\$273,700.00		
Dollar Adjustments				\$600.00		
Dwelling Value				\$274,300.00		

Other Building Improvements	0	\$0.00
Total Improvement Value		\$274,300.00
Total Land Value		\$61,000.00
Total Assessed Value		\$335,300.00

Parcel Numbers: 760-0250-000 Property Address: 4225 MADISON BLVD W Municipality: Franklin, City of

Owner Name: QABAJA, HEBA Mailing Address: 4225 W MADISON BLVD FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 9 LOT 3	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0250 000- 1		
Year Built:	1/1/1993	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1993	Bedrooms:	3
Remodeled/Effective Age:	-29	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0250 000- 1	1,074	841	0	0	0	0	1,915

Attachment Description(s):	Area:	Attachment Value:
13-AFG	420	\$12,600
11-OPF	60	\$1,200
99-Additional Attachments	29	\$2,900
31-WD	255	\$2,600

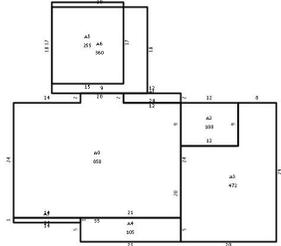
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed		1/1/2006	100		Average	\$500.00	
Permit / Construction History							
Date of Permit:		Permit Number:		Permit Amount:		Details of Permit:	
5/30/2003		03-1435		\$6,000.00		WDDK	
6/1/1994		94-0613		\$1,773.00		AC	
12/21/2005		4997		\$1,695.00		SHED	
7/3/2007		1536		\$7,000.00		FENCE	
7/16/2014		14-1651		\$6,800.00		REROOF	
3/5/2019		19-0418		\$5,000.00		FOUNDRPR	
12/16/2015		15-3001		\$10,000.00		FOUND REPAIR	
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/1/1994		\$133,900.00	Invalid		Land and Improvements		
3/11/2014		\$230,000.00	Invalid		Land and Improvements		
5/16/2016		\$285,000.00	Valid		Land and Improvements		
5/31/2019		\$290,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.279	Gross				\$66,100
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
12,153		0.279				\$66,100	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0250 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,074	\$132,155.70
Second Story:	841	\$57,120.72
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$189,276.42
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	812	\$22,216.32
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,710.90
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	764	\$19,300.00
Adjusted Base Price		\$250,006.64
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$251,247.30
Market Adjustment:	64%	\$412,045.58
CDU Adjustment:	70	\$288,400.00
Complete:	100	\$288,400.00
Dollar Adjustments		(\$700.00)
Dwelling Value		\$287,700.00
Other Building Improvements	0	\$500.00
Total Improvement Value		\$288,200.00
Total Land Value		\$66,100.00
Total Assessed Value		\$354,300.00

Parcel Numbers: 760-0251-000 Property Address: 4213 MADISON BLVD W Municipality: Franklin, City of

Owner Name: FARINA, MICHAEL H Mailing Address: 4213 W MADISON BLVD FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 9 LOT 4	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0251 000- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	4
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Very Good	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0251 000- 1	990	872	0	0	0	0	1,862

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	24	\$2,400
13-AFG	472	\$14,200
11-OFP	105	\$2,100
99-Additional Attachments	14	\$1,400
31-WD	360	\$3,600

Feature Description(s): 05-Metal Fireplace	Area: 1	Feature Value: \$2,000
Rec Room Condition: Average	Rec Room Area: 375	Rec Room Value: \$1,875
22-Additional Fixture	1	\$300
Rec Room Condition: Average	Rec Room Area: 375	Rec Room Value: \$1,875

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
4/1/2019	19-0618	\$5,500.00	FENCE
9/28/2018	18-2430	\$1,400.00	FURREPLAC
11/1/2011	2354	\$925.00	FENCE
3/1/1995	95-0181	\$2,500.00	DECK 20X20'
6/14/2018	18-1481	\$10,000.00	RECROOM
6/26/2018	18-1608	\$2,400.00	ACREPLACE
8/10/2018	18-2018	\$6,000.00	EXTREMOD

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
7/1/1993		\$146,300.00	Valid		Land and Improvements	
4/1/1998		\$159,900.00	Valid		Land and Improvements	
4/24/2018		\$249,900.00	Invalid		Land and Improvements	
5/29/2018		\$250,000.00	Invalid		Land and Improvements	
9/7/2018		\$369,900.00	Valid		Land and Improvements	

Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.318	Gross				\$65,500

Acreage/Squarefoot Variables

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Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
13,852	0.318			\$65,500

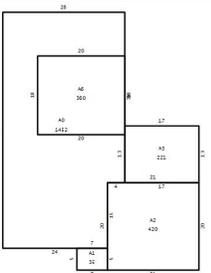
General Information

Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Light			All Public

Valuation/Explanation		
Dwelling #	760 0251 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	990	\$124,621.20
Second Story:	872	\$57,970.56
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$182,591.76
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	966	\$24,980.76
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,580.52
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	975	\$23,700.00
Adjusted Base Price		\$250,356.04
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$246,791.64
Market Adjustment:	101%	\$496,051.20
CDU Adjustment:	70	\$347,200.00
Complete:	100	\$347,200.00
Dollar Adjustments		(\$500.00)
Dwelling Value		\$346,700.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$346,700.00
Total Land Value		\$65,500.00
Total Assessed Value		\$412,200.00

Parcel Numbers: 760-0252-000	Property Address: 7227 COUNTRYSIDE DR S	Municipality: Franklin, City of
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Owner Name: SINGH, LAKHWINDER	Mailing Address: 7227 S COUNTRYSIDE DR FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: COUNTRYSIDE ESTATES BLK 9 LOT 5	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0252 000- 1		
Year Built:	1/1/1993	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1993	Bedrooms:	3
Remodeled/Effective Age:	-29	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0252 000- 1	1,673	0	0	0	0	0	1,673

Attachment Description(s):	Area:	Attachment Value:
11-OFP	35	\$700
13-AFG	420	\$12,600

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

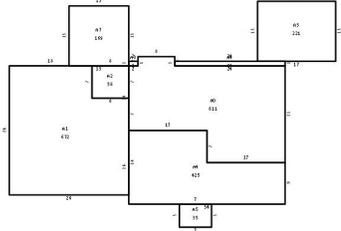
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/31/2005		\$136,000.00	Valid		Land and Improvements		
7/3/2002		\$184,900.00	Valid		Land and Improvements		
12/1/1992		\$30,900.00	Valid		Land		
12/1/1996		\$136,000.00	Valid		Land and Improvements		
5/1/2000		\$136,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.249	Gross				\$65,900	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
10,846	0.249				\$65,900		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0252 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,673		\$188,011.74	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$188,011.74	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,452		\$33,062.04	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,115.58	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				455		\$13,300.00	
Adjusted Base Price						\$246,111.36	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$255,762.50	
Market Adjustment:				47%		\$375,970.87	
CDU Adjustment:				70		\$263,200.00	
Complete:				100		\$263,200.00	
Dollar Adjustments						\$700.00	
Dwelling Value						\$263,900.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$263,900.00
Total Land Value		\$65,900.00
Total Assessed Value		\$329,800.00

Parcel Numbers: 760-0253-000 Property Address: 7257 COUNTRYSIDE DR S Municipality: Franklin, City of

Owner Name: MALA, MIKEL R & JESSICA M Mailing Address: 7257 S COUNTRYSIDE DR FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 9 LOT 6	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0253 000- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0253 000- 1	1,092	637	0	0	0	0	1,729

Attachment Description(s):	Area:	Attachment Value:
13-AFG	672	\$20,200
99-Additional Attachments	2	\$200
11-OFP	35	\$700
99-Additional Attachments	24	\$2,400
11-OFP	169	\$3,400

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	224	\$1,120

Other Building Improvements

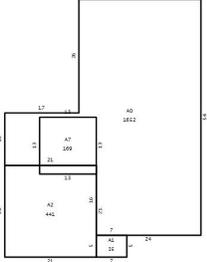
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
7/1/1994	94-0769	\$1,000.00	REC ROOM				
6/1/1995	95-0610	\$500.00	PATIO ROOF				
11/30/2015	15-2855	\$3,800.00	FURREPLAC				
3/8/2010	291	\$3,910.00	FOUNDRPR				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/29/2017		\$280,000.00	Valid		Land and Improvements		
7/19/2012		\$242,000.00	Valid		Land and Improvements		
3/28/2008		\$225,000.00	Valid		Land and Improvements		
2/1/1991		\$28,900.00	Invalid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.394	Gross				\$70,400	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:			Assessed Land Value:	
17,163	0.394					\$70,400	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0253 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,092	\$134,370.60
Second Story:	637	\$44,755.62
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$179,126.22
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,036	\$26,335.12
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,253.34
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	1	\$300.00
Attachments:	902	\$26,900.00
Adjusted Base Price		\$244,236.68
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$238,740.35
Market Adjustment:	70%	\$405,858.59
CDU Adjustment:	70	\$284,100.00
Complete:	100	\$284,100.00
Dollar Adjustments		(\$700.00)
Dwelling Value		\$283,400.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$283,400.00
Total Land Value		\$70,400.00
Total Assessed Value		\$353,800.00

Parcel Numbers: 760-0254-000 Property Address: 7283 COUNTRYSIDE DR S Municipality: Franklin, City of

Owner Name: ORTIZ, BENJAMIN Mailing Address: 7283 S COUNTRYSIDE DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 9 LOT 7	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0254 000- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0254 000- 1	1,652	0	0	0	0	0	1,652

Attachment Description(s):	Area:	Attachment Value:
11-OFP	35	\$700
13-AFG	441	\$13,200

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

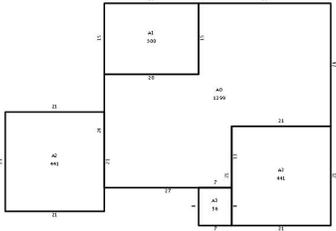
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/1996	144		Average	\$500.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
8/1/1996	96-0923	\$100.00	SHED 12X12'				
6/1/1999	99-0709	\$2,799.00	REPLACE A/C				
8/25/2011	1768	\$10,000.00	FNDTNRPR				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/1/1991		\$29,900.00	Valid		Land		
5/12/2017		\$246,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.419	Gross				\$71,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
18,252	0.419				\$71,700		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0254 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,652	\$185,651.76		
Second Story:				0	\$0.00		
Additional Story:				0	\$0.00		
Attic/Finished Net:				0	\$0.00		
Half Story/Finished Net:				0	\$0.00		
Base Price						\$185,651.76	
Unfinished Living Area:							
Room/Unfinished:				0	\$0.00		
Unfinished Basement:				1,652	\$36,492.68		
Half Story/Unfinished:					\$0.00		
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,063.92	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0	\$0.00		
Features:				2	\$2,300.00		
Attachments:				476	\$13,900.00		
Adjusted Base Price						\$247,289.36	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$254,198.30	
Market Adjustment:				46%		\$371,129.51	
CDU Adjustment:				70		\$259,800.00	
Complete:				100		\$259,800.00	
Dollar Adjustments						(\$500.00)	
Dwelling Value						\$259,300.00	

Other Building Improvements	0	\$500.00
Total Improvement Value		\$259,800.00
Total Land Value		\$71,700.00
Total Assessed Value		\$331,500.00

Parcel Numbers: 760-0255-000 Property Address: 7287 COUNTRYSIDE DR S Municipality: Franklin, City of

Owner Name: MILANOWSKI, THOMAS J & MARY BE Mailing Address: 7287 COUNTRYSIDE DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 9 LOT 8	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0255 000- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0255 000- 1	1,299	0	0	0	0	0	1,299

Attachment Description(s):	Area:	Attachment Value:
31-WD	300	\$3,000
13-AFG	441	\$13,200
11-OFP	56	\$1,100

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	500	\$2,500

Other Building Improvements

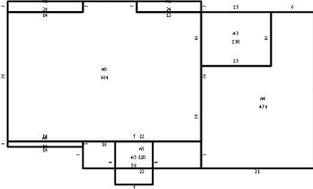
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/1996	144		Average	\$500.00

Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
9/1/1996	96-1113	\$1,200.00	SHED 12X12'			
2/1/2000	00-0103	\$3,000.00	BSMT ALTERAT			
1/1/2000	00-0057	\$10,658.00	FIREPLACE			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
6/1/1991		\$28,900.00	Invalid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.311	Gross				\$64,600
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
13,547	0.311			\$64,600		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	
Valuation/Explanation						
Dwelling #			760 0255 000- 1			
Description			Area		Value Amount	
Living Area:						
First Story:			1,299	\$153,983.46		
Second Story:			0	\$0.00		
Additional Story:			0	\$0.00		
Attic/Finished Net:			0	\$0.00		
Half Story/Finished Net:			0	\$0.00		
Base Price					\$153,983.46	
Unfinished Living Area:						
Room/Unfinished:			0	\$0.00		
Unfinished Basement:			1,299	\$30,760.32		
Half Story/Unfinished:				\$0.00		
Structure Info, Features and Attachments:						
Heating/AC			Basic Heating	\$0.00		
Plumbing			0 - Half Bath 2 - Full Bath	\$7,322.00		
Finished Basement Living Area			0	\$0.00		
Features:			1	\$300.00		
Attachments:			797	\$17,300.00		
Adjusted Base Price					\$209,665.78	
Changes/Adjustments						
Grade Adjustment:			C+ 110%	\$211,272.36		
Market Adjustment:			66%	\$350,712.11		
CDU Adjustment:			70	\$245,500.00		
Complete:			100	\$245,500.00		
Dollar Adjustments				(\$600.00)		
Dwelling Value					\$244,900.00	

Other Building Improvements	0	\$500.00
Total Improvement Value		\$245,400.00
Total Land Value		\$64,600.00
Total Assessed Value		\$310,000.00

Parcel Numbers: 760-0256-000 Property Address: 7291 COUNTRYSIDE DR S Municipality: Franklin, City of

Owner Name: FREUND, KARL G & MARIE A Mailing Address: 7291 COUNTRYSIDE DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	COUNTRYSIDE ESTATES BLK 9 LOT 9	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0256 000- 1		
Year Built:	1/1/1992	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1992	Bedrooms:	4
Remodeled/Effective Age:	-30	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0256 000- 1	1,014	950	0	0	0	0	1,964

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	28	\$2,800
99-Additional Attachments	24	\$2,400
13-AFG	479	\$14,400
11-OFP	110	\$2,200
99-Additional Attachments	14	\$1,400

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

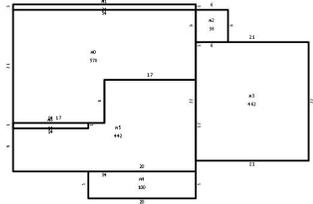
Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
6/6/2018	18-1386	\$14,000.00	EXTREMOD				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/1/1992		\$30,900.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.268	Gross				\$64,100	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
11,674	0.268			\$64,100			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #	760 0256 000- 1						
Description	Area					Value Amount	
Living Area:							
First Story:	1,014					\$126,303.84	
Second Story:	950					\$62,054.00	
Additional Story:	0					\$0.00	
Attic/Finished Net:	0					\$0.00	
Half Story/Finished Net:	0					\$0.00	
Base Price	\$188,357.84						
Unfinished Living Area:							
Room/Unfinished:	0					\$0.00	
Unfinished Basement:	1,014					\$25,775.88	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC	Air Conditioning - Same Ducts					\$4,831.44	
Plumbing	1 - Half Bath 2 - Full Bath					\$12,203.00	
Finished Basement Living Area	0					\$0.00	
Features:	1					\$300.00	
Attachments:	655					\$23,200.00	
Adjusted Base Price	\$254,668.16						
Changes/Adjustments							
Grade Adjustment:	C+ 110%					\$254,284.98	
Market Adjustment:	58%					\$401,770.26	
CDU Adjustment:	70					\$281,200.00	
Complete:	100					\$281,200.00	
Dollar Adjustments						\$500.00	
Dwelling Value	\$281,700.00						
Other Building Improvements	0					\$0.00	
Total Improvement Value	\$281,700.00						
Total Land Value	\$64,100.00						
Total Assessed Value	\$345,800.00						

Parcel Numbers: 760-0257-000 Property Address: 7297 COUNTRYSIDE DR S Municipality: Franklin, City of

Owner Name: RITTERSHAUS, JAMES P & MARY CA Mailing Address: 7297 COUNTRYSIDE DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	COUNTRYSIDE ESTATES BLK 9 LOT 10	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0257 000- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0257 000- 1	1,056	612	0	0	0	0	1,668

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	34	\$3,400
13-AFG	462	\$13,900
11-OFP	100	\$2,000

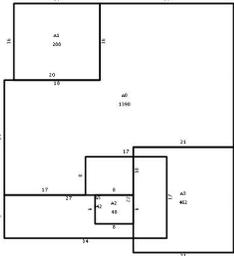
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
3/22/2013	13-0395	\$13,000.00	FOUNDRPR			
8/11/2015	15-1853	\$6,650.00	ACREPLACE (+ FU)			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.265	Gross				\$63,900
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
11,543	0.265			\$63,900		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	
Valuation/Explanation						
Dwelling #	760 0257 000- 1					
Description	Area			Value Amount		
Living Area:						
First Story:	1,056			\$129,940.80		
Second Story:	612			\$42,999.12		
Additional Story:	0			\$0.00		
Attic/Finished Net:	0			\$0.00		
Half Story/Finished Net:	0			\$0.00		
Base Price				\$172,939.92		
Unfinished Living Area:						
Room/Unfinished:	0			\$0.00		
Unfinished Basement:	1,056			\$26,410.56		
Half Story/Unfinished:				\$0.00		
Structure Info, Features and Attachments:						
Heating/AC	Air Conditioning - Same Ducts			\$4,103.28		
Plumbing	0 - Half Bath 2 - Full Bath			\$7,322.00		
Finished Basement Living Area	0			\$0.00		
Features:	2			\$2,300.00		
Attachments:	596			\$19,300.00		
Adjusted Base Price				\$232,375.76		
Changes/Adjustments						
Grade Adjustment:	C+ 110%			\$231,853.34		
Market Adjustment:	69%			\$391,832.14		
CDU Adjustment:	70			\$274,300.00		
Complete:	100			\$274,300.00		
Dollar Adjustments				\$200.00		
Dwelling Value				\$274,500.00		

Other Building Improvements	0	\$0.00
Total Improvement Value		\$274,500.00
Total Land Value		\$63,900.00
Total Assessed Value		\$338,400.00

Parcel Numbers: 760-0258-000 Property Address: 7303 COUNTRYSIDE DR S Municipality: Franklin, City of

Owner Name: WILLIAMS, TED A - REV LIV TRUST 2019 Mailing Address: 7303 S COUNTRYSIDE DR FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES BLK 9 LOT 11	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0258 000- 1		
Year Built:	1/1/1993	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1993	Bedrooms:	3
Remodeled/Effective Age:	-29	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0258 000- 1	1,390	0	0	0	0	0	1,390

Attachment Description(s):	Area:	Attachment Value:
31-WD	288	\$2,900
11-OPF	48	\$1,000
13-AFG	462	\$13,900

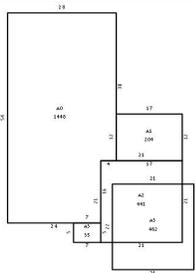
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
5/1/1995		95-0434	\$800.00		DECK		
8/1/1995		95-0924	\$1,721.00		A/C		
3/23/2018		18-0543	\$10,000.00		EXTREMOD		
7/5/2018		18-1666	\$10,375.00		FUR+ACREPLAC		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/1/1994		\$125,900.00	Valid		Land and Improvements		
10/30/2019		\$235,800.00	Invalid		Land and Improvements		
10/30/2019		\$250,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.244	Gross				\$61,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
10,629		0.244				\$61,800	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0258 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,390	\$162,199.10
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$162,199.10
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,390	\$32,248.00
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,419.40
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	798	\$17,800.00
Adjusted Base Price		\$225,288.50
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$225,707.35
Market Adjustment:	61%	\$363,388.83
CDU Adjustment:	70	\$254,400.00
Complete:	100	\$254,400.00
Dollar Adjustments		\$0.00
Dwelling Value		\$254,400.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$254,400.00
Total Land Value		\$61,800.00
Total Assessed Value		\$316,200.00

Parcel Numbers: 760-0259-000	Property Address: 7309 COUNTRYSIDE DR S	Municipality: Franklin, City of
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Owner Name: GRANT, MATTHEW & SHANNON	Mailing Address: 7309 S COUNTRYSIDE DR FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: COUNTRYSIDE ESTATES BLK 9 LOT 12	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0259 000- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0259 000- 1	1,652	0	0	0	0	0	1,652

Attachment Description(s):	Area:	Attachment Value:
13-AFG	441	\$13,200
11-OPF	35	\$700

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History			
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
7/9/2005	52531	\$3,420.00	FOUNDRPR
3/22/2018	18-506	\$8,400.00	EXTREMOD
3/22/2018	18-0507	\$13,000.00	EXTREMOD
6/11/2018	18-1427	\$4,112.00	ACREPLACE
9/14/2005	600581	\$2,870.00	FENCE

Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
4/29/2004		\$215,000.00	Valid		Land and Improvements	
8/1/1993		\$125,900.00	Valid		Land and Improvements	
6/21/2005		\$223,500.00	Valid		Land and Improvements	
6/21/2005		\$223,500.00	Valid		Land and Improvements	

Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.244	Gross				\$61,800	

Acreage/Squarefoot Variables							

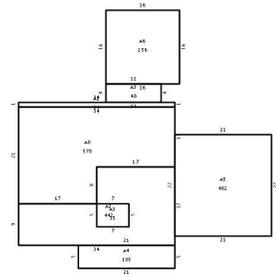
Land Data & Computations					
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:	
10,629	0.244			\$61,800	

General Information					
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Light			All Public

Valuation/Explanation		
Dwelling #	760 0259 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,652	\$185,651.76
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$185,651.76
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,448	\$33,275.04
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,063.92
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	476	\$13,900.00
Adjusted Base Price		\$246,512.72
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$253,343.99
Market Adjustment:	49%	\$377,482.55
CDU Adjustment:	70	\$264,200.00
Complete:	100	\$264,200.00
Dollar Adjustments		(\$100.00)
Dwelling Value		\$264,100.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$264,100.00
Total Land Value		\$61,800.00
Total Assessed Value		\$325,900.00

Parcel Numbers: 760-0260-000 Property Address: 7186 MADISON CT S Municipality: Franklin, City of

Owner Name: NIEDZIEJKO MARK D & KRISTIN M Mailing Address: 7186 MADISON CT FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 6 LOT 25	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	

1211-Franklin

Building Description

Dwelling #	760 0260 000- 1		
Year Built:	1/1/1997	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1997	Bedrooms:	3
Remodeled/Effective Age:	-25	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0260 000- 1	1,020	612	0	0	0	0	1,632

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	34	\$3,400
31-WD	48	\$500
11-OFP	105	\$2,100
13-AFG	462	\$13,900
31-WD	256	\$2,600

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Good	700	\$4,200

Other Building Improvements

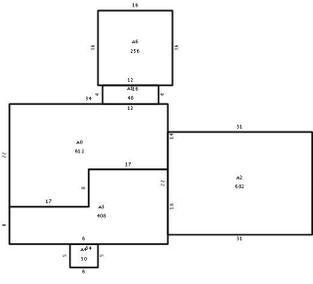
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
1/1/1997	97-0014	\$2,000.00	HTG SYSTEM				
1/1/1997	97-0004	\$84,900.00	NEW DWLG				
5/1/2000	00-0495	\$1,000.00	DECK 16X16'				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/30/2007		\$240,000.00	Valid		Land and Improvements		
10/1/1996		\$31,200.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.370	Gross				\$70,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
16,117	0.370				\$70,300		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0260 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,020		\$127,051.20	
Second Story:				612		\$42,999.12	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$170,050.32	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,020		\$25,928.40	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,014.72	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				905		\$22,500.00	
Adjusted Base Price						\$230,115.44	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$228,046.98	
Market Adjustment:				76%		\$401,362.69	
CDU Adjustment:				72		\$289,000.00	
Complete:				100		\$289,000.00	
Dollar Adjustments						\$500.00	
Dwelling Value						\$289,500.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$289,500.00
Total Land Value		\$70,300.00
Total Assessed Value		\$359,800.00

Parcel Numbers: 760-0261-000 Property Address: 7164 MADISON CT S Municipality: Franklin, City of

Owner Name: RAZA, SYED KAZIM Mailing Address: 7164 S MADISON CT FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 6 LOT 26	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0261 000- 1		
Year Built:	1/1/1992	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1992	Bedrooms:	3
Remodeled/Effective Age:	-30	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0261 000- 1	1,020	612	0	0	0	0	1,632

Attachment Description(s):	Area:	Attachment Value:
31-WD	48	\$500
13-AFG	682	\$20,500
11-OFP	30	\$600

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	360	\$1,800

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History

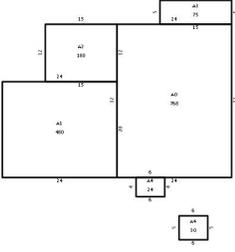
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
1/6/2011	33	\$17,995.00	RESIDING

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/2/2016		\$270,000.00	Invalid		Land and Improvements		
5/29/2014		\$225,000.00	Valid		Land and Improvements		
8/28/2002		\$180,000.00	Invalid		Land and Improvements		
7/1/1992		\$32,900.00	Valid		Land		
4/1/1998		\$148,000.00	Valid		Land and Improvements		
6/1/2000		\$169,500.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.482	Gross				\$74,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
20,996	0.482			\$74,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0261 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,020		\$127,051.20	
Second Story:				612		\$42,999.12	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$170,050.32	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,020		\$25,928.40	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,014.72	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				760		\$21,600.00	
Adjusted Base Price						\$229,215.44	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$228,046.98	
Market Adjustment:				75%		\$399,082.22	
CDU Adjustment:				70		\$279,400.00	
Complete:				100		\$279,400.00	
Dollar Adjustments						\$200.00	
Dwelling Value						\$279,600.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$279,600.00
Total Land Value		\$74,000.00
Total Assessed Value		\$353,600.00

Parcel Numbers: 760-0262-000 Property Address: 7132 MADISON CT S Municipality: Franklin, City of

Owner Name: Syeda Imran Mailing Address: 7132 Madison Ct. Franklin, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 6 LOT 27	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0262 000- 1		
Year Built:	1/1/1996	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1996	Bedrooms:	3
Remodeled/Effective Age:	-26	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0262 000- 1	948	768	0	0	0	0	1,716

Attachment Description(s):	Area:	Attachment Value:
13-AFG	480	\$14,400
31-WD	75	\$800
11-OFP	24	\$500

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History

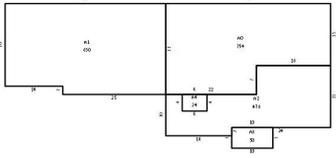
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
11/1/1996	96-1294	\$95,000.00	NEW CONST

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/26/2022	11270790	\$280,500.00		QCD - Quit Claim Deed	Land and Improvements	Other	
6/1/1997	11270790	\$137,000.00	Invalid		Land and Improvements		
4/1/2000		\$139,000.00	Invalid		Land and Improvements		
3/1/2001		\$168,000.00	Invalid		Land and Improvements		
10/17/2005		\$254,900.00	Valid		Land and Improvements		
1/17/2009		\$204,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.450	Gross				\$72,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
19,602	0.450				\$72,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0262 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				948		\$120,765.72	
Second Story:				768		\$52,039.68	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$172,805.40	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				948		\$24,951.36	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,221.36	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				579		\$15,700.00	
Adjusted Base Price						\$225,300.12	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$230,230.13	
Market Adjustment:				66%		\$382,182.02	
CDU Adjustment:				71		\$271,300.00	
Complete:				100		\$271,300.00	
Dollar Adjustments						(\$700.00)	
Dwelling Value						\$270,600.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$270,600.00
Total Land Value		\$72,200.00
Total Assessed Value		\$342,800.00

Parcel Numbers: 760-0263-000 Property Address: 7131 MADISON CT S Municipality: Franklin, City of

Owner Name: INGEBRIGTSON, DANIEL & JANICE Mailing Address: 7131 MADISON CT FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 6 LOT 28	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0263 000- 1		
Year Built:	1/1/1992	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1992	Bedrooms:	3
Remodeled/Effective Age:	-30	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0263 000- 1	1,232	754	0	0	0	0	1,986

Attachment Description(s):	Area:	Attachment Value:
13-AFG	830	\$24,900
11-OPF	50	\$1,000

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

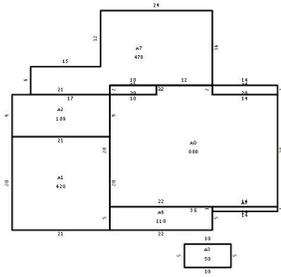
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
1/1/1999	99-0050	\$15,000.00	GARAGE ADDN				
12/11/2018	18-3096	\$3,600.00	FURREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/20/2001		\$104,000.00	Invalid		Land and Improvements		
5/1/1994		\$160,000.00	Valid		Land and Improvements		
2/27/2003		\$227,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.431	Gross				\$75,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
18,774	0.431				\$75,500		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Cul-de-sac			All Public		
Valuation/Explanation							
Dwelling #				760 0263 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,232		\$147,334.88	
Second Story:				754		\$51,091.04	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$198,425.92	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,232		\$29,481.76	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,885.56	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				880		\$25,900.00	
Adjusted Base Price						\$273,196.24	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$269,495.86	
Market Adjustment:				67%		\$450,058.09	
CDU Adjustment:				70		\$315,000.00	
Complete:				100		\$315,000.00	
Dollar Adjustments						(\$400.00)	
Dwelling Value						\$314,600.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$314,600.00
Total Land Value		\$75,500.00
Total Assessed Value		\$390,100.00

Parcel Numbers: 760-0264-000 Property Address: 7165 MADISON CT S Municipality: Franklin, City of

Owner Name: GRAETZ JEFFREY W & GINA M Mailing Address: 7165 MADISON CT FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 6 LOT 29	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0264 000- 1		
Year Built:	1/1/1992	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1992	Bedrooms:	4
Remodeled/Effective Age:	-30	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0264 000- 1	1,077	950	0	0	0	0	2,027

Attachment Description(s):	Area:	Attachment Value:
31-WD	20	\$200
99-Additional Attachments	20	\$2,000
13-AFG	420	\$12,600
99-Additional Attachments	28	\$2,800
99-Additional Attachments	14	\$1,400
11-OFP	110	\$2,200
31-WD	478	\$4,800

Feature Description(s): 05-Metal Fireplace	Area: 1	Feature Value: \$2,000
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type: RS1-Frame Utility Shed	Year Built: 1/1/2003	Area: 140	Construction:	Condition: Average	Value: \$500.00
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Permit / Construction History

Date of Permit: 6/25/2003	Permit Number: 1975	Permit Amount: \$2,300.00	Details of Permit: ACCESSORY STRUC
9/17/2004	3094	\$8,700.00	WDDK
9/17/2004	3093	\$2,000.00	EXTREMOD

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
1/2/2006		\$277,500.00	Valid		Land and Improvements	
6/12/2002		\$201,500.00	Valid		Land and Improvements	
1/2/2006		\$277,500.00	Valid		Land and Improvements	
12/1/1992		\$141,745.00	Valid		Land	
9/1/1999		\$186,000.00	Valid		Land and Improvements	

Land Breakdown

Land Class: A-Residential Primary Site	Acreage: 0.382	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$72,200
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Acreage/Squarefoot Variables

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Land Data & Computations

Total Square Footage: 16,640	Total Acreage: 0.382	Depth:	Act. Frontage:	Assessed Land Value: \$72,200
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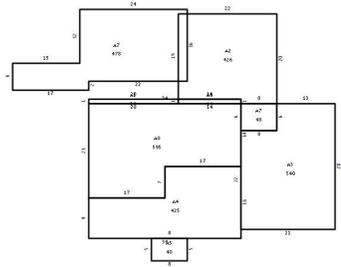
General Information

Topography: Level	Street/Road: Paved	Fronting Traffic: Cul-de-sac	Inspected By:	Inspected On:	Utilities: All Public
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Valuation/Explanation		
Dwelling #	760 0264 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,077	\$132,524.85
Second Story:	950	\$62,054.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$194,578.85
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,077	\$26,935.77
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,986.42
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	1,090	\$26,000.00
Adjusted Base Price		\$267,004.04
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$262,574.44
Market Adjustment:	61%	\$422,744.86
CDU Adjustment:	70	\$295,900.00
Complete:	100	\$295,900.00
Dollar Adjustments		\$0.00
Dwelling Value		\$295,900.00
Other Building Improvements	0	\$500.00
Total Improvement Value		\$296,400.00
Total Land Value		\$72,200.00
Total Assessed Value		\$368,600.00

Parcel Numbers: 760-0265-000 Property Address: 7187 HILLENDALE DR S Municipality: Franklin, City of

Owner Name: HIPPERT, ROY A Mailing Address: 7187 S HILLENDALE DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 6 LOT 30	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	

1211-Franklin

Building Description

Dwelling #	760 0265 000- 1		
Year Built:	1/1/1993	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1993	Bedrooms:	3
Remodeled/Effective Age:	-29	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0265 000- 1	1,068	629	0	0	0	0	1,697

Attachment Description(s):	Area:	Attachment Value:
12-EFP	14	\$400
99-Additional Attachments	14	\$1,400
99-Additional Attachments	20	\$2,000
12-EFP	426	\$12,800
13-AFG	540	\$16,200
11-OFP	40	\$800

Feature Description(s): 22-Additional Fixture	Area: 1	Feature Value: \$300
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit: 4/22/2008	Permit Number: 759	Permit Amount: \$60,000.00	Details of Permit: ADDTN
6/30/2008	1418	\$19,400.00	POOL/SPA

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
4/1/1993		\$31,900.00	Valid		Land	

Land Breakdown

Land Class: A-Residential Primary Site	Acreage: 0.376	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$71,700
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Acreage/Squarefoot Variables

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Land Data & Computations

Total Square Footage: 16,379	Total Acreage: 0.376	Depth:	Act. Frontage:	Assessed Land Value: \$71,700
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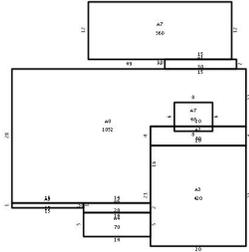
General Information

Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: All Public
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Valuation/Explanation		
Dwelling #	760 0265 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,068	\$131,417.40
Second Story:	629	\$44,193.54
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$175,610.94
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,020	\$25,928.40
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,174.62
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	1,054	\$33,600.00
Adjusted Base Price		\$248,935.96
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$234,339.56
Market Adjustment:	80%	\$421,811.20
CDU Adjustment:	70	\$295,300.00
Complete:	100	\$295,300.00
Dollar Adjustments		\$200.00
Dwelling Value		\$295,500.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$295,500.00
Total Land Value		\$71,700.00
Total Assessed Value		\$367,200.00

Parcel Numbers: 760-0266-000 Property Address: 7209 HILLENDALE DR S Municipality: Franklin, City of

Owner Name: RISTIC, GORAN & VESNA Mailing Address: 7209 S HILLENDALE DR FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 6 LOT 31	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0266 000- 1		
Year Built:	1/1/1992	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1992	Bedrooms:	4
Remodeled/Effective Age:	-30	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0266 000- 1	1,082	1,175	0	0	0	676	2,933

Attachment Description(s):	Area:	Attachment Value:
13-AFG	80	\$2,400
13-AFG	420	\$12,600
11-OFP	70	\$1,400
99-Additional Attachments	15	\$1,500
99-Additional Attachments	28	\$2,800
31-WD	360	\$3,600

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/1996	64		Average	\$200.00

Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
7/1/1996	96-0871	\$1,000.00	SHED 8X8'
9/1/1997	97-0833	\$6,000.00	WDDK 12X30'
6/30/2010	1273	\$5,600.00	WDDK
5/20/2009	765	\$900.00	POOL HTR

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
8/1/1993		\$149,900.00	Valid		Land and Improvements	
11/29/2001		\$224,000.00	Invalid		Land and Improvements	

Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.341	Gross				\$71,200

Acreage/Squarefoot Variables

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Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
14,854	0.341			\$71,200

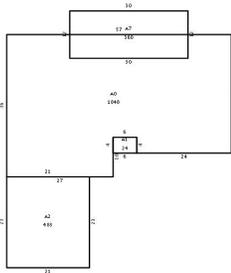
General Information

Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Light			All Public

Valuation/Explanation		
Dwelling #	760 0266 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,082	\$133,140.10
Second Story:	1,175	\$74,741.75
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$207,881.85
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	406	\$14,027.30
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$7,215.18
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	676	\$18,245.24
Features:	2	\$2,300.00
Attachments:	973	\$24,300.00
Adjusted Base Price		\$286,172.57
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$285,529.83
Market Adjustment:	63%	\$465,413.62
CDU Adjustment:	70	\$325,800.00
Complete:	100	\$325,800.00
Dollar Adjustments		\$300.00
Dwelling Value		\$326,100.00
Other Building Improvements	0	\$200.00
Total Improvement Value		\$326,300.00
Total Land Value		\$71,200.00
Total Assessed Value		\$397,500.00

Parcel Numbers: 760-0267-000 Property Address: 7227 HILLENDALE DR S Municipality: Franklin, City of

Owner Name: LORINO, JEFFREY T JR & NICOLE M - REV TR Mailing Address: 7227 S HILLENDALE DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 6 LOT 32	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0267 000- 1		
Year Built:	1/1/1993	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1993	Bedrooms:	3
Remodeled/Effective Age:	-29	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0267 000- 1	1,848	0	0	0	0	0	1,848

Attachment Description(s):	Area:	Attachment Value:
11-OFP	24	\$500
13-AFG	483	\$14,500

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

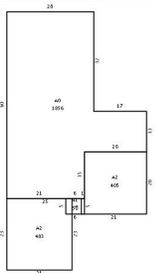
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
11/9/2016	16-2740	\$11,587.00	FURREPLAC+ACREP				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/5/2014		\$256,100.00	Valid		Land and Improvements		
3/25/2002		\$194,000.00	Valid		Land and Improvements		
5/1/1993		\$33,900.00	Valid		Land		
12/18/2020		\$297,600.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.308	Gross				\$67,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
13,416	0.308				\$67,800		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0267 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,848		\$204,462.72	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$204,462.72	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,848		\$40,323.36	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,546.08	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				507		\$15,000.00	
Adjusted Base Price						\$278,835.16	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$287,688.68	
Market Adjustment:				43%		\$411,394.81	
CDU Adjustment:				70		\$288,000.00	
Complete:				100		\$288,000.00	
Dollar Adjustments						(\$400.00)	
Dwelling Value						\$287,600.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$287,600.00
Total Land Value		\$67,800.00
Total Assessed Value		\$355,400.00

Parcel Numbers: 760-0268-000 Property Address: 7245 HILLENDALE DR S Municipality: Franklin, City of

Owner Name: FILLNER, DAVID A & SUSAN L Mailing Address: 7245 S HILLENDALE DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 6 LOT 33	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0268 000- 1		
Year Built:	1/1/1992	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1992	Bedrooms:	3
Remodeled/Effective Age:	-30	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0268 000- 1	1,856	0	0	0	0	0	1,856

Attachment Description(s):	Area:	Attachment Value:
11-OFP	30	\$600
13-AFG	405	\$12,200

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

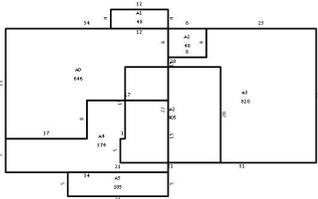
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
5/18/2004	1474	\$7,500.00	FOUNDRPR			
2/22/2019	19-0365	\$3,750.00	FURREPLAC			
7/11/2008	1545	\$10,800.00	FOUNDRPR			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
10/1/1991		\$29,900.00	Valid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.263	Gross				\$64,300
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
11,456	0.263			\$64,300		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	
Valuation/Explanation						
Dwelling #			760 0268 000- 1			
Description			Area		Value Amount	
Living Area:						
First Story:			1,856			\$204,215.68
Second Story:			0			\$0.00
Additional Story:			0			\$0.00
Attic/Finished Net:			0			\$0.00
Half Story/Finished Net:			0			\$0.00
Base Price					\$204,215.68	
Unfinished Living Area:						
Room/Unfinished:			0			\$0.00
Unfinished Basement:			1,856			\$40,349.44
Half Story/Unfinished:						\$0.00
Structure Info, Features and Attachments:						
Heating/AC			Air Conditioning - Same Ducts		\$4,565.76	
Plumbing			0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area			0			\$0.00
Features:			3			\$900.00
Attachments:			435			\$12,800.00
Adjusted Base Price					\$270,152.88	
Changes/Adjustments						
Grade Adjustment:			C+ 110%		\$282,098.17	
Market Adjustment:			40%		\$394,937.44	
CDU Adjustment:			70		\$276,500.00	
Complete:			100		\$276,500.00	
Dollar Adjustments					\$800.00	
Dwelling Value					\$277,300.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$277,300.00
Total Land Value		\$64,300.00
Total Assessed Value		\$341,600.00

Parcel Numbers: 760-0269-000 Property Address: 7263 HILLENDALE DR S Municipality: Franklin, City of

Owner Name: TOBIN, WILLIAM C & TAMMY A Mailing Address: 7263 S HILLENDALE DR FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 6 LOT 34	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0269 000- 1		
Year Built:	1/1/1992	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1992	Bedrooms:	3
Remodeled/Effective Age:	-30	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0269 000- 1	1,068	646	0	0	0	0	1,714

Attachment Description(s):	Area:	Attachment Value:
31-WD	48	\$500
13-AFG	820	\$24,600
11-OFP	105	\$2,100

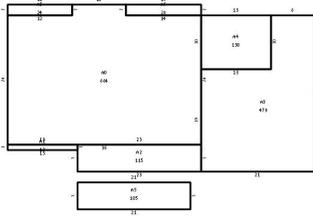
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed	1/1/1999	120		Average	\$300.00	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
7/1/1999	99-0837	\$1,589.00	SHED 10X12'			
12/26/2012	2865	\$4,400.00	FURREPLACE			
7/15/2019	19-1736	\$14,600.00	EXTREMOD			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
3/1/1992		\$31,900.00	Valid		Land	
6/14/2005		\$250,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.263	Gross				\$64,300
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
11,456	0.263			\$64,300		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	760 0269 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,068	\$131,417.40
Second Story:	646	\$45,387.96
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$176,805.36
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,020	\$25,928.40
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,216.44
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	973	\$27,200.00
Adjusted Base Price		\$243,772.20
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$235,699.42
Market Adjustment:	76%	\$414,830.98
CDU Adjustment:	70	\$290,400.00
Complete:	100	\$290,400.00
Dollar Adjustments		\$0.00
Dwelling Value		\$290,400.00
Other Building Improvements	0	\$300.00
Total Improvement Value		\$290,700.00
Total Land Value		\$64,300.00
Total Assessed Value		\$355,000.00

Parcel Numbers: 760-0270-000	Property Address: 7281 HILLENDALE DR S	Municipality: Franklin, City of
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Owner Name: SZYMANSKI, JAMES A II	Mailing Address: 7281 S HILLENDALE DR FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: COUNTRYSIDE ESTATES ADDN NO 1 BLK 6 LOT 35	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1211-Franklin		

Building Description

Dwelling #	760 0270 000- 1		
Year Built:	1/1/1992	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1992	Bedrooms:	4
Remodeled/Effective Age:	-30	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0270 000- 1	1,014	949	0	0	0	0	1,963

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	13	\$1,300
11-OFP	115	\$2,300
13-AFG	479	\$14,400
99-Additional Attachments	24	\$2,400
99-Additional Attachments	28	\$2,800

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/1999	120		Average	\$300.00

Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
1/1/1994	94-0025	\$1,200.00	HTG SYSTEM
9/1/1999	99-1224	\$2,300.00	SHED 10X12'

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
7/1/1996		\$164,900.00	Valid		Land and Improvements	
12/1/2005		\$264,800.00	Valid		Land and Improvements	
2/1/1994		\$153,900.00	Valid		Land and Improvements	

Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.263	Gross				\$64,300

Acreage/Squarefoot Variables

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Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
11,456	0.263			\$64,300

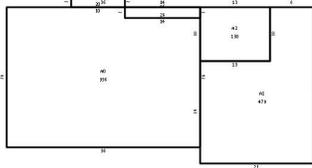
General Information

Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Light			All Public

Valuation/Explanation		
Dwelling #	760 0270 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,014	\$126,303.84
Second Story:	949	\$62,434.71
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$188,738.55
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,014	\$25,775.88
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,828.98
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	659	\$23,200.00
Adjusted Base Price		\$257,046.41
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$254,701.05
Market Adjustment:	61%	\$410,068.69
CDU Adjustment:	70	\$287,000.00
Complete:	100	\$287,000.00
Dollar Adjustments		\$200.00
Dwelling Value		\$287,200.00
Other Building Improvements	0	\$300.00
Total Improvement Value		\$287,500.00
Total Land Value		\$64,300.00
Total Assessed Value		\$351,800.00

Parcel Numbers: 760-0271-000 Property Address: 7299 HILLENDALE DR S Municipality: Franklin, City of

Owner Name: TRINDADE, ROBERT & LORI A - REV TRUST Mailing Address: 7299 S HILLENDALE DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 6 LOT 36	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0271 000- 1		
Year Built:	1/1/1992	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1992	Bedrooms:	3
Remodeled/Effective Age:	-30	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0271 000- 1	1,086	936	0	0	0	0	2,022

Attachment Description(s):	Area:	Attachment Value:
13-AFG	479	\$14,400

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

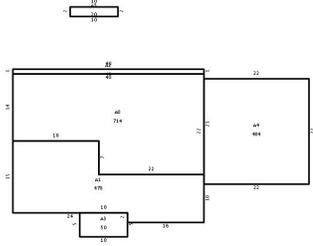
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
9/1/1997	97-0826	\$2,160.00	A/C				
7/10/2018	18-1718	\$3,400.00	FENCE				
9/9/2011	1907	\$2,700.00	FURNRPL				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/1/1991		\$29,900.00	Valid		Land		
5/24/2002		\$208,000.00	Valid		Land and Improvements		
11/1/2016		\$260,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.263	Gross				\$64,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,456	0.263				\$64,300		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #	760 0271 000- 1						
Description	Area					Value Amount	
Living Area:							
First Story:	1,086					\$133,632.30	
Second Story:	936					\$61,579.44	
Additional Story:	0					\$0.00	
Attic/Finished Net:	0					\$0.00	
Half Story/Finished Net:	0					\$0.00	
Base Price	\$195,211.74						
Unfinished Living Area:							
Room/Unfinished:	0					\$0.00	
Unfinished Basement:	1,086					\$27,160.86	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC	Air Conditioning - Same Ducts					\$4,974.12	
Plumbing	1 - Half Bath 2 - Full Bath					\$12,203.00	
Finished Basement Living Area	0					\$0.00	
Features:	2					\$2,300.00	
Attachments:	479					\$14,400.00	
Adjusted Base Price	\$256,249.72						
Changes/Adjustments							
Grade Adjustment:	C+ 110%					\$263,504.69	
Market Adjustment:	57%					\$413,702.37	
CDU Adjustment:	70					\$289,600.00	
Complete:	100					\$289,600.00	
Dollar Adjustments						(\$100.00)	
Dwelling Value	\$289,500.00						

Other Building Improvements	0	\$0.00
Total Improvement Value		\$289,500.00
Total Land Value		\$64,300.00
Total Assessed Value		\$353,800.00

Parcel Numbers: 760-0272-000 Property Address: 7313 HILLENDALE DR S Municipality: Franklin, City of

Owner Name: SINGH. DEVINDER Mailing Address: 7313 S HILLENDALE DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 6 LOT 37	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	

1211-Franklin

Building Description

Dwelling #	760 0272 000- 1		
Year Built:	1/1/1994	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1994	Bedrooms:	3
Remodeled/Effective Age:	-28	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0272 000- 1	1,192	754	0	0	0	0	1,946

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	40	\$4,000
11-OPF	50	\$1,000
13-AFG	484	\$14,500

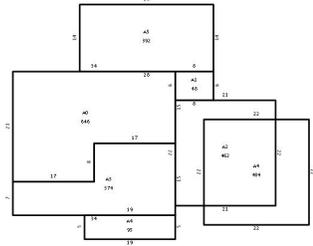
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
9/1/1994		9409	\$98,000.00		NEW CONST		
10/1/1994		94-1101	\$3,200.00		HTG & A/C		
4/27/2017		17-0863	\$11,150.00		RE-ROOF W/TO		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/30/2019		\$275,000.00	Valid		Land and Improvements		
10/31/2006		\$213,000.00	Valid		Land and Improvements		
9/14/2006		\$170,000.00	Invalid		Land and Improvements		
8/1/1994		\$33,900.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.263	Gross				\$64,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
11,456		0.263				\$64,300	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0272 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,192	\$143,898.24
Second Story:	754	\$51,091.04
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$194,989.28
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,192	\$28,929.84
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,787.16
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	574	\$19,500.00
Adjusted Base Price		\$262,709.28
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$265,000.21
Market Adjustment:	62%	\$429,300.34
CDU Adjustment:	70	\$300,500.00
Complete:	100	\$300,500.00
Dollar Adjustments		\$800.00
Dwelling Value		\$301,300.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$301,300.00
Total Land Value		\$64,300.00
Total Assessed Value		\$365,600.00

Parcel Numbers: 760-0273-000 Property Address: 7327 HILLENDALE DR S Municipality: Franklin, City of

Owner Name: MAKAREWICZ, JACOB Mailing Address: 7327 S HILLENDALE DR FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 6 LOT 38	
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood:		
1211-Franklin		

Building Description

Dwelling #	760 0273 000- 1		
Year Built:	1/1/1992	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1992	Bedrooms:	3
Remodeled/Effective Age:	-30	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0273 000- 1	1,068	646	0	0	0	0	1,714

Attachment Description(s):	Area:	Attachment Value:
13-AFG	462	\$13,900
11-OPF	95	\$1,900
12-EFP	392	\$11,800

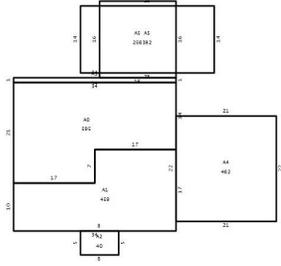
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
5/1/1999		99-0464	\$2,290.00		A/C		
7/24/2018		18-1874	\$5,000.00		EXTREMOD		
9/1/2005		539951	\$30,000.00		ADDTN		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/1/1992		\$31,900.00	Valid		Land		
8/1/1998		\$144,900.00	Valid		Land and Improvements		
11/13/2020		\$345,000.00	Valid		Land and Improvements		
6/1/2001		\$164,600.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.263	Gross				\$64,300
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
11,456		0.263				\$64,300	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0273 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,068	\$131,417.40
Second Story:	646	\$45,387.96
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$176,805.36
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,020	\$25,928.40
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,216.44
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	949	\$27,600.00
Adjusted Base Price		\$244,472.20
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$235,699.42
Market Adjustment:	77%	\$417,187.97
CDU Adjustment:	70	\$292,000.00
Complete:	100	\$292,000.00
Dollar Adjustments		\$700.00
Dwelling Value		\$292,700.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$292,700.00
Total Land Value		\$64,300.00
Total Assessed Value		\$357,000.00

Parcel Numbers: 760-0274-000 Property Address: 7341 HILLENDALE DR S Municipality: Franklin, City of

Owner Name: HILL, ROBERT A & MARY BETH Mailing Address: 7341 S HILLENDALE DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 6 LOT 39	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0274 000- 1		
Year Built:	1/1/1995	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1995	Bedrooms:	3
Remodeled/Effective Age:	-27	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0274 000- 1	1,054	629	0	0	0	0	1,683

Attachment Description(s):	Area:	Attachment Value:
11-OFP	40	\$800
99-Additional Attachments	34	\$3,400
13-AFG	462	\$13,900
33-Concrete Patio	256	\$1,300

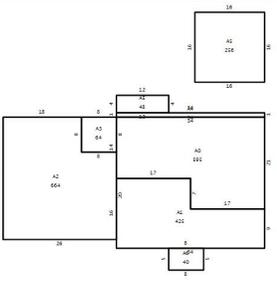
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed	1/1/2001	100		Average	\$400.00	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
6/1/1995	95-0648	\$2,000.00	HTG SYSTEM			
6/1/1995	95-0630	\$90,000.00	NEW CONST			
9/7/2001	01-1022	\$750.00	SHED 10X10'			
6/1/1996	96-0610	\$1,200.00	A/C			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
7/1/1998		\$157,900.00	Valid		Land and Improvements	
6/1/1995		\$33,900.00	Valid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.310	Gross				\$67,900
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
13,504	0.310			\$67,900		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	760 0274 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,054	\$129,694.70
Second Story:	629	\$44,193.54
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$173,888.24
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,054	\$26,360.54
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,140.18
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	792	\$19,400.00
Adjusted Base Price		\$233,410.96
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$232,882.06
Market Adjustment:	70%	\$395,899.50
CDU Adjustment:	70	\$277,100.00
Complete:	100	\$277,100.00
Dollar Adjustments		(\$400.00)
Dwelling Value		\$276,700.00
Other Building Improvements	0	\$400.00
Total Improvement Value		\$277,100.00
Total Land Value		\$67,900.00
Total Assessed Value		\$345,000.00

Parcel Numbers: 760-0275-000 Property Address: 7338 TIFTON DR S Municipality: Franklin, City of

Owner Name: MARRARI, BRENT P Mailing Address: 7338 S TIFTON DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 7 LOT 3	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0275 000- 1		
Year Built:	1/1/1996	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1996	Bedrooms:	3
Remodeled/Effective Age:	-26	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0275 000- 1	1,084	629	0	0	0	584	2,297

Attachment Description(s):	Area:	Attachment Value:
13-AFG	664	\$19,900
99-Additional Attachments	34	\$3,400
31-WD	48	\$500
11-OPF	40	\$800

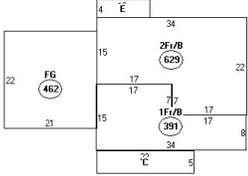
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
2/1/1996		96-0114	\$88,000.00		NEW CONST		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/13/2003		\$225,000.00	Valid		Land and Improvements		
9/14/2012		\$235,000.00	Valid		Land and Improvements		
9/1/1997		\$144,900.00	Valid		Land and Improvements		
4/23/2001		\$187,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.252	Gross				\$62,800
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
10,977		0.252				\$62,800	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0275 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,084	\$133,386.20
Second Story:	629	\$44,193.54
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$177,579.74
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	436	\$15,063.80
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$5,650.62
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	584	\$15,762.16
Features:	2	\$2,300.00
Attachments:	786	\$24,600.00
Adjusted Base Price		\$248,278.32
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$243,516.15
Market Adjustment:	79%	\$435,893.91
CDU Adjustment:	71	\$309,500.00
Complete:	100	\$309,500.00
Dollar Adjustments		\$100.00
Dwelling Value		\$309,600.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$309,600.00
Total Land Value		\$62,800.00
Total Assessed Value		\$372,400.00

Parcel Numbers: 760-0276-000 Property Address: 7356 TIFTON DR S Municipality: Franklin, City of

Owner Name: CHALLENGER, PHILLIP C Mailing Address: 7356 S TIFTON DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 7 LOT 4	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	

1211-Franklin

Building Description

Dwelling #	760 0276 000- 1		
Year Built:	1/1/1995	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1995	Bedrooms:	4
Remodeled/Effective Age:	-27	Full Baths:	3
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	8
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Good	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0276 000- 1	1,020	629	0	0	0	617	2,266

Attachment Description(s):	Area:	Attachment Value:
11-OFP	110	\$2,200
13-AFG	462	\$13,900
31-WD	48	\$500

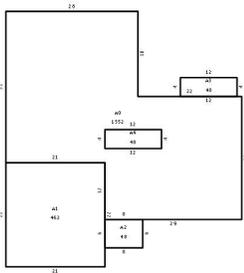
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	2	\$4,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
9/1/1995		95-1098	\$74,000.00		NEW CONST		
9/1/1995		95-1081	\$2,000.00		HTG SYSTEM		
11/1/1999		99-1352	\$2,000.00		DECK STAIRS		
11/9/2004		3818	\$2,000.00		FP		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/1/1995		\$31,900.00	Valid		Land		
6/14/2002		\$189,900.00	Valid		Land and Improvements		
7/24/2015		\$270,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.234	Gross				\$61,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
10,193		0.234				\$61,200	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0276 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,020	\$127,051.20
Second Story:	629	\$44,193.54
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$171,244.74
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	403	\$13,923.65
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$5,574.36
Plumbing	0 - Half Bath 3 - Full Bath	\$14,644.00
Finished Basement Living Area	617	\$16,652.83
Features:	3	\$4,300.00
Attachments:	620	\$16,600.00
Adjusted Base Price		\$242,939.58
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$244,243.54
Market Adjustment:	98%	\$483,602.21
CDU Adjustment:	70	\$338,500.00
Complete:	100	\$338,500.00
Dollar Adjustments		\$600.00
Dwelling Value		\$339,100.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$339,100.00
Total Land Value		\$61,200.00
Total Assessed Value		\$400,300.00

Parcel Numbers: 760-0277-000 Property Address: 7374 TIFTON DR S Municipality: Franklin, City of

Owner Name: KENYON, PATRICK D Mailing Address: 7374 S TIFTON DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 7 LOT 5	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0277 000- 1		
Year Built:	1/1/1996	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1996	Bedrooms:	3
Remodeled/Effective Age:	-26	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	6
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0277 000- 1	1,552	0	0	0	0	0	1,552

Attachment Description(s):	Area:	Attachment Value:
13-AFG	462	\$13,900
11-OPF	48	\$1,000
31-WD	48	\$500

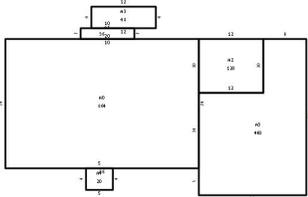
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition: Average	Rec Room Area: 572	Rec Room Value: \$2,860
22-Additional Fixture	1	\$300
Rec Room Condition: Average	Rec Room Area: 572	Rec Room Value: \$2,860

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
3/1/1996		96-0125	\$84,000.00		NEW CONST		
4/1/1996		96-0239	\$2,000.00		HTG		
1/7/2004		43	\$3,000.00		RECROOM		
6/10/2004		1787	\$1,500.00		FP		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
1/1/1994		\$31,900.00	Valid		Land		
5/1/1997		\$133,900.00	Valid		Land and Improvements		
5/1/2001		\$180,100.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.234	Gross				\$61,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
10,193		0.234				\$61,200	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0277 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,552	\$176,384.80
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$176,384.80
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,552	\$34,718.24
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,817.92
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	558	\$15,400.00
Adjusted Base Price		\$239,942.96
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$244,467.26
Market Adjustment:	58%	\$386,258.26
CDU Adjustment:	71	\$274,200.00
Complete:	100	\$274,200.00
Dollar Adjustments		(\$600.00)
Dwelling Value		\$273,600.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$273,600.00
Total Land Value		\$61,200.00
Total Assessed Value		\$334,800.00

Parcel Numbers: 760-0278-000	Property Address: 7392 TIFTON DR S	Municipality: Franklin, City of
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Owner Name: ANDERSEN, MARK S & LORI A	Mailing Address: 7392 S TIFTON DR FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: COUNTRYSIDE ESTATES ADDN NO 1 BLK 7 LOT 6	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0278 000- 1		
Year Built:	1/1/1994	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1994	Bedrooms:	3
Remodeled/Effective Age:	-28	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0278 000- 1	1,004	864	0	0	0	0	1,868

Attachment Description(s): 13-AFG 35-Ms/Terrace	Area: 460 20	Attachment Value: \$13,800 \$0
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Feature Description(s): 22-Additional Fixture Rec Room Condition: 05-Metal Fireplace Rec Room Condition:	Area: 1 Rec Room Area: 0 1 Rec Room Area: 0	Feature Value: \$300 Rec Room Value: \$0 \$2,000 Rec Room Value: \$0
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Other Building Improvements

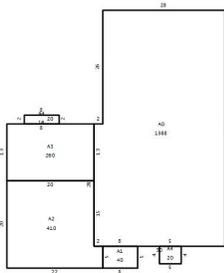
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
2/1/1994	94-0085	\$70,000.00	NEW CONST				
3/1/1994	94-0177	\$3,162.00	HTG SYSTEM				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
1/1/1994		\$32,900.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.276	Gross				\$64,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
12,023	0.276			\$64,600			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0278 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,004			\$125,058.24
Second Story:				864			\$57,438.72
Additional Story:				0			\$0.00
Attic/Finished Net:				0			\$0.00
Half Story/Finished Net:				0			\$0.00
Base Price						\$182,496.96	
Unfinished Living Area:							
Room/Unfinished:				0			\$0.00
Unfinished Basement:				1,004			\$25,521.68
Half Story/Unfinished:							\$0.00
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,595.28	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0			\$0.00
Features:				2			\$2,300.00
Attachments:				480			\$13,800.00
Adjusted Base Price						\$240,916.92	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$247,298.61	
Market Adjustment:				64%		\$405,569.72	
CDU Adjustment:				70		\$283,900.00	
Complete:				100		\$283,900.00	
Dollar Adjustments						(\$800.00)	
Dwelling Value						\$283,100.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$283,100.00
Total Land Value		\$64,600.00
Total Assessed Value		\$347,700.00

Parcel Numbers: 760-0279-000 Property Address: 3970 HEATHERIDGE DR W Municipality: Franklin, City of

Owner Name: MAHMOUD SHAHNAZ A Mailing Address: 3970 HEATHERIDGE DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 7 LOT 7	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0279 000- 1		
Year Built:	1/1/1993	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1993	Bedrooms:	3
Remodeled/Effective Age:	-29	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0279 000- 1	1,844	0	0	0	0	0	1,844

Attachment Description(s):	Area:	Attachment Value:
11-OFP	40	\$800
13-AFG	410	\$12,300

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

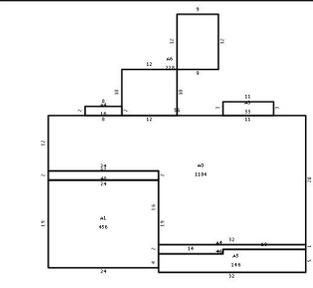
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
4/1/1994	94-0325	\$1,300.00	A/C				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
3/1/2001		\$175,000.00	Invalid		Land and Improvements		
5/1/1994		\$142,100.00	Valid		Land and Improvements		
8/11/2003		\$210,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.289	Gross				\$66,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
12,589	0.289			\$66,700			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0279 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,844		\$204,020.16	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$204,020.16	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,568		\$35,076.16	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,536.24	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				450		\$13,100.00	
Adjusted Base Price						\$266,354.56	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$276,050.02	
Market Adjustment:				45%		\$400,272.52	
CDU Adjustment:				70		\$280,200.00	
Complete:				100		\$280,200.00	
Dollar Adjustments						\$200.00	
Dwelling Value						\$280,400.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$280,400.00
Total Land Value		\$66,700.00
Total Assessed Value		\$347,100.00

Parcel Numbers: 760-0280-000 Property Address: 3946 HEATHERIDGE DR W Municipality: Franklin, City of

Owner Name: TALEB, BASEM & NIHAD Mailing Address: 3946 W HEATHERIDGE DR FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 7 LOT 8	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0280 000- 1		
Year Built:	1/1/1996	Exterior Wall:	07-Brick
Year Remodeled:	1/1/1996	Bedrooms:	4
Remodeled/Effective Age:	-26	Full Baths:	3
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0280 000- 1	1,217	1,278	0	0	0	0	2,495

Attachment Description(s):	Area:	Attachment Value:
11-OFP	46	\$900
23-AMG	48	\$1,700
99-Additional Attachments	46	\$4,600
23-AMG	456	\$16,000
11-OFP	146	\$2,900
31-WD	228	\$2,300

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	1,117	\$5,585
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	1,117	\$5,585

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/2001	120		Average	\$400.00

Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
9/1/1996	96-1036	\$170,000.00	NEW CONST
10/1/1997	97-0959	\$1,500.00	WDDK 16X20'
7/1/2001	01-0788	\$1,700.00	SHED 12X10'
1/2/2003	03-0096	\$4,000.00	RECROOM

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
8/1/1996		\$32,900.00	Valid		Land	

Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.351	Gross				\$71,800

Acres/Squarefoot Variables

Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
15,290	0.351			\$71,800

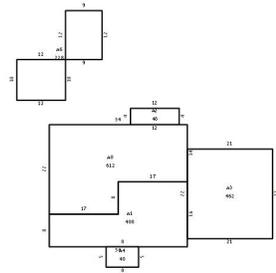
General Information

Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Light			All Public

Valuation/Explanation		
Dwelling #	760 0280 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,217	\$167,398.35
Second Story:	1,278	\$102,648.96
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$270,047.31
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,217	\$29,122.81
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$6,137.70
Plumbing	1 - Half Bath 3 - Full Bath	\$19,525.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$6,400.00
Attachments:	970	\$28,400.00
Adjusted Base Price		\$359,632.82
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$357,316.10
Market Adjustment:	49%	\$532,400.99
CDU Adjustment:	71	\$378,000.00
Complete:	100	\$378,000.00
Dollar Adjustments		(\$1,200.00)
Dwelling Value		\$376,800.00
Other Building Improvements	0	\$400.00
Total Improvement Value		\$377,200.00
Total Land Value		\$71,800.00
Total Assessed Value		\$449,000.00

Parcel Numbers: 760-0281-000 Property Address: 3922 HEATHERIDGE DR W Municipality: Franklin, City of

Owner Name: GALUSHA, LAURA A Mailing Address: 3922 W HEATHERIDGE DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 7 LOT 9	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0281 000- 1		
Year Built:	1/1/1997	Exterior Wall:	07-Brick
Year Remodeled:	1/1/1997	Bedrooms:	3
Remodeled/Effective Age:	-25	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0281 000- 1	1,020	612	0	0	0	0	1,632

Attachment Description(s):	Area:	Attachment Value:
31-WD	48	\$500
13-AFG	462	\$13,900
11-OFP	40	\$800

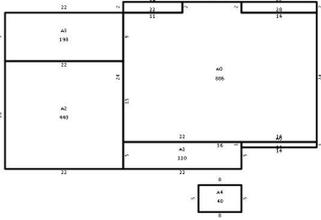
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition: Average	Rec Room Area: 500	Rec Room Value: \$2,500
03-Masonry Fireplace	1	\$5,500
Rec Room Condition: Average	Rec Room Area: 500	Rec Room Value: \$2,500

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed		1/1/2000	120		Average	\$300.00	
Permit / Construction History							
Date of Permit:		Permit Number:		Permit Amount:		Details of Permit:	
4/1/1997		97-0164		\$125,000.00		NEW DWLG	
5/1/2000		00-0524		\$1,600.00		SHED 10X12'	
9/7/2007		2143		\$1,000.00		DUCTWORK	
6/15/2007		1343		\$26,000.00		BSMT REMOD	
4/1/1997		97-0197		\$3,200.00		HTG & A/C	
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
3/1/1997		\$35,900.00	Valid		Land		
6/8/2010		\$251,600.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.404	Gross				\$74,600
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
17,598		0.404				\$74,600	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0281 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,020	\$146,829.00
Second Story:	612	\$57,270.96
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$204,099.96
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,020	\$25,928.40
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,014.72
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$5,800.00
Attachments:	550	\$15,200.00
Adjusted Base Price		\$262,365.08
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$265,501.59
Market Adjustment:	50%	\$398,252.38
CDU Adjustment:	72	\$286,700.00
Complete:	100	\$286,700.00
Dollar Adjustments		\$900.00
Dwelling Value		\$287,600.00
Other Building Improvements	0	\$300.00
Total Improvement Value		\$287,900.00
Total Land Value		\$74,600.00
Total Assessed Value		\$362,500.00

Parcel Numbers: 760-0282-000	Property Address: 7355 39TH CT S	Municipality: Franklin, City of
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Owner Name: ZGANJAR, TOM & JOY	Mailing Address: 7355 S 39TH CT FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: COUNTRYSIDE ESTATES ADDN NO 1 BLK 7 LOT 10	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0282 000- 1		
Year Built:	1/1/1995	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1995	Bedrooms:	4
Remodeled/Effective Age:	-27	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0282 000- 1	1,084	950	0	0	0	0	2,034

Attachment Description(s):	Area:	Attachment Value:
11-OFP	110	\$2,200
13-AFG	440	\$13,200
99-Additional Attachments	22	\$2,200
99-Additional Attachments	28	\$2,800
99-Additional Attachments	14	\$1,400

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/2001	120		Average	\$400.00

Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
12/1/1994	94-1272	\$94,000.00	NEW CONST
8/11/2015	15-1850	\$7,000.00	ACREPLACE (+FUR
8/18/2015	15-1924	\$0.00	ELECTRIC FOR AC
1/1/1995	95-0029	\$3,200.00	HTG & A/C
7/1/2001	01-0789	\$1,700.00	SHED 12X10'

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
9/19/2018		\$285,000.00	Valid		Land and Improvements	
7/18/2018		\$319,000.00	Invalid		Land and Improvements	
3/3/2006		\$263,000.00	Valid		Land and Improvements	
11/1/1994		\$34,900.00	Valid		Land	

Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.358	Gross				\$71,400

Acreage/Squarefoot Variables

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Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
15,594	0.358			\$71,400

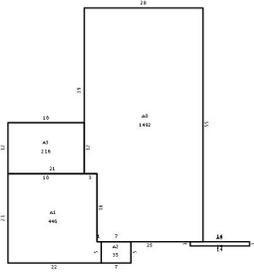
General Information

Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Light			All Public

Valuation/Explanation		
Dwelling #	760 0282 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,084	\$133,386.20
Second Story:	950	\$62,054.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$195,440.20
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,084	\$27,110.84
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$5,003.64
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	614	\$21,800.00
Adjusted Base Price		\$263,857.68
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$263,733.45
Market Adjustment:	63%	\$429,885.52
CDU Adjustment:	70	\$300,900.00
Complete:	100	\$300,900.00
Dollar Adjustments		\$800.00
Dwelling Value		\$301,700.00
Other Building Improvements	0	\$400.00
Total Improvement Value		\$302,100.00
Total Land Value		\$71,400.00
Total Assessed Value		\$373,500.00

Parcel Numbers: 760-0283-000 Property Address: 7358 39TH CT S Municipality: Franklin, City of

Owner Name: ALRMAOW, AHMED S ASAF Mailing Address: 7358 S 39TH CT FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 7 LOT 11	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0283 000- 1		
Year Built:	1/1/1996	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1996	Bedrooms:	3
Remodeled/Effective Age:	-26	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0283 000- 1	1,708	0	0	0	0	0	1,708

Attachment Description(s):	Area:	Attachment Value:
13-AFG	446	\$13,400
11-OPF	35	\$700

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

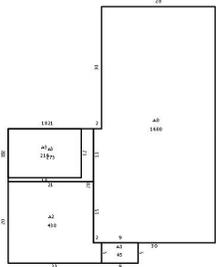
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/2014	144		Average	\$900.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
6/1/1996	96-0649	\$85,000.00	NEW CONST				
5/29/2020	20-1307	\$4,000.00	FOUNDRPR				
4/1/1997	97-0245	\$1,615.00	A/C				
7/23/2014	14-1718	\$2,800.00	SHED				
4/17/2017	17-0746	\$1,700.00	RE-ROOF				
6/1/1996	96-0668	\$3,000.00	HTG				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/1/1996		\$33,900.00	Valid		Land		
3/21/2011		\$230,000.00	Valid		Land and Improvements		
6/15/2012		\$226,000.00	Valid		Land and Improvements		
6/12/2020		\$315,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.387	Gross				\$67,900	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
16,858	0.387				\$67,900		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0283 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,708	\$190,732.36
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$190,732.36
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,492	\$33,972.84
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,201.68
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	481	\$14,100.00
Adjusted Base Price		\$252,628.88
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$259,851.77
Market Adjustment:	51%	\$392,376.17
CDU Adjustment:	71	\$278,600.00
Complete:	100	\$278,600.00
Dollar Adjustments		(\$100.00)
Dwelling Value		\$278,500.00
Other Building Improvements	0	\$900.00
Total Improvement Value		\$279,400.00
Total Land Value		\$67,900.00
Total Assessed Value		\$347,300.00

Parcel Numbers: 760-0284-000 Property Address: 7360 39TH CT S Municipality: Franklin, City of

Owner Name: AFFELDT LIVING TRUST DTD 5/9/13 Mailing Address: 7360 S 39TH CT FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 7 LOT 12	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0284 000- 1		
Year Built:	1/1/1994	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1994	Bedrooms:	3
Remodeled/Effective Age:	-28	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0284 000- 1	1,953	0	0	0	0	0	1,953

Attachment Description(s):	Area:	Attachment Value:
11-OFP	45	\$900
13-AFG	430	\$12,900

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History			
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
3/18/2020	20-0705	\$3,717.00	FENCE RPR
9/1/1999	99-1155	\$6,649.00	FIREPLACE
10/23/2009	2116	\$8,000.00	FOUNDRPR
1/1/1994	94-0012	\$3,966.00	HTG & A/C

Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
9/1/2000		\$184,000.00	Valid		Land and Improvements	
3/31/2003		\$201,500.00	Valid		Land and Improvements	
12/14/2001		\$185,000.00	Valid		Land and Improvements	
11/1/1993		\$36,900.00	Valid		Land	
3/18/2010		\$246,000.00	Valid		Land and Improvements	
2/1/1998		\$150,000.00	Invalid		Land and Improvements	
5/9/2013		\$236,600.00	Invalid		Land and Improvements	

Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.463	Gross				\$73,100	

Acreage/Squarefoot Variables

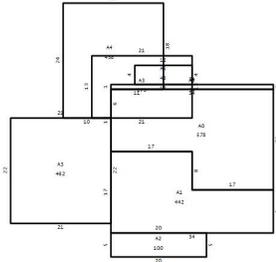
Land Data & Computations				
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
20,168	0.463			\$73,100

General Information					
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Cul-de-sac			All Public

Valuation/Explanation		
Dwelling #	760 0284 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,953	\$212,896.53
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$212,896.53
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,680	\$37,111.20
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,804.38
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	475	\$13,800.00
Adjusted Base Price		\$275,793.11
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$285,662.42
Market Adjustment:	43%	\$408,497.26
CDU Adjustment:	70	\$285,900.00
Complete:	100	\$285,900.00
Dollar Adjustments		\$100.00
Dwelling Value		\$286,000.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$286,000.00
Total Land Value		\$73,100.00
Total Assessed Value		\$359,100.00

Parcel Numbers: 760-0285-000 Property Address: 7362 39TH CT S Municipality: Franklin, City of

Owner Name: FISCHER, RAYMOND C & ANNETTE M Mailing Address: 7362 S 39TH CT FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 7 LOT 13	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0285 000- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	2
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0285 000- 1	1,020	612	0	0	0	0	1,632

Attachment Description(s):	Area:	Attachment Value:
11-OFP	100	\$2,000
13-AFG	462	\$13,900
31-WD	438	\$4,400
31-WD	48	\$500
99-Additional Attachments	34	\$3,400

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
6/1/2000		\$172,500.00	Valid		Land and Improvements	
11/1/1993		\$145,000.00	Valid		Land and Improvements	
7/1/1997		\$159,500.00	Valid		Land and Improvements	
1/19/2007		\$240,000.00	Valid		Land and Improvements	
3/29/2013		\$238,000.00	Valid		Land and Improvements	
10/15/2009		\$243,000.00	Valid		Land and Improvements	

Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.271	Gross				\$64,000

Acreage/Squarefoot Variables

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Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
11,805	0.271			\$64,000

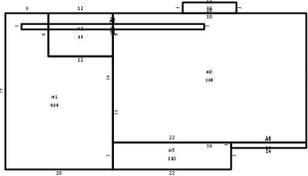
General Information

Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Light			All Public

Valuation/Explanation		
Dwelling #	760 0285 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,020	\$127,051.20
Second Story:	612	\$42,999.12
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$170,050.32
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,020	\$25,928.40
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,014.72
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	1,082	\$24,200.00
Adjusted Base Price		\$234,115.44
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$228,046.98
Market Adjustment:	75%	\$399,082.22
CDU Adjustment:	70	\$279,400.00
Complete:	100	\$279,400.00
Dollar Adjustments		(\$500.00)
Dwelling Value		\$278,900.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$278,900.00
Total Land Value		\$64,000.00
Total Assessed Value		\$342,900.00

Parcel Numbers: 760-0286-000 Property Address: 7382 39TH CT S Municipality: Franklin, City of

Owner Name: KAROW, TODD & SUSAN Mailing Address: 7382 S 39TH CT FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 7 LOT 14	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0286 000- 1		
Year Built:	1/1/1996	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1996	Bedrooms:	3
Remodeled/Effective Age:	-26	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0286 000- 1	980	878	0	0	0	0	1,858

Attachment Description(s):	Area:	Attachment Value:
13-AFG	484	\$14,500
99-Additional Attachments	14	\$1,400
11-OFP	110	\$2,200

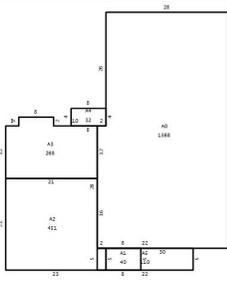
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
6/1/1996	96-0608	\$2,000.00	HTG			
5/1/1996	96-0524	\$87,000.00	NEW CONST			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
5/1/1996		\$31,900.00	Valid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.299	Gross				\$66,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
13,024	0.299			\$66,000		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	
Valuation/Explanation						
Dwelling #	760 0286 000- 1					
Description	Area				Value Amount	
Living Area:						
First Story:	980				\$123,362.40	
Second Story:	878				\$58,369.44	
Additional Story:	0				\$0.00	
Attic/Finished Net:	0				\$0.00	
Half Story/Finished Net:	0				\$0.00	
Base Price						\$181,731.84
Unfinished Living Area:						
Room/Unfinished:	0				\$0.00	
Unfinished Basement:	884				\$23,708.88	
Half Story/Unfinished:					\$0.00	
Structure Info, Features and Attachments:						
Heating/AC	Air Conditioning - Same Ducts				\$4,570.68	
Plumbing	1 - Half Bath 2 - Full Bath				\$12,203.00	
Finished Basement Living Area	0				\$0.00	
Features:	2				\$2,300.00	
Attachments:	608				\$18,100.00	
Adjusted Base Price						\$242,614.40
Changes/Adjustments						
Grade Adjustment:	C+ 110%				\$244,435.84	
Market Adjustment:	66%				\$405,763.49	
CDU Adjustment:	71				\$288,100.00	
Complete:	100				\$288,100.00	
Dollar Adjustments					(\$300.00)	
Dwelling Value						\$287,800.00

Other Building Improvements	0	\$0.00
Total Improvement Value		\$287,800.00
Total Land Value		\$66,000.00
Total Assessed Value		\$353,800.00

Parcel Numbers: 760-0287-000 Property Address: 7388 39TH CT S Municipality: Franklin, City of

Owner Name: GARDNER MICHAEL & CHRISTINE Mailing Address: 7388 S 39TH CT FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 7 LOT 15	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0287 000- 1		
Year Built:	1/1/1994	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1994	Bedrooms:	3
Remodeled/Effective Age:	-28	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0287 000- 1	1,836	0	0	0	0	0	1,836

Attachment Description(s):	Area:	Attachment Value:
11-OFP	40	\$800
13-AFG	451	\$13,500
35-Ms/Terrace	32	\$0

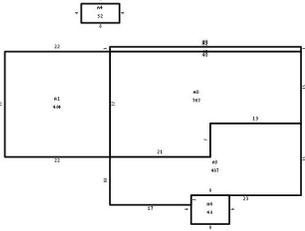
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed		1/1/2004	120		Average	\$400.00	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
6/1/1994		94-0650	\$84,900.00		NEW CONST		
7/1/1994		94-0718	\$2,000.00		HTG SYSTEM		
10/7/2003		352886	\$1,100.00		SHED		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/1/1994		\$36,900.00	Valid		Land		
7/31/2008		\$265,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.338	Gross				\$69,600
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
14,723		0.338				\$69,600	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Cul-de-sac			All Public		

Valuation/Explanation		
Dwelling #	760 0287 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,836	\$203,135.04
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$203,135.04
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,568	\$35,076.16
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,516.56
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	523	\$14,300.00
Adjusted Base Price		\$266,649.76
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$275,054.74
Market Adjustment:	47%	\$404,330.46
CDU Adjustment:	70	\$283,000.00
Complete:	100	\$283,000.00
Dollar Adjustments		\$700.00
Dwelling Value		\$283,700.00
Other Building Improvements	0	\$400.00
Total Improvement Value		\$284,100.00
Total Land Value		\$69,600.00
Total Assessed Value		\$353,700.00

Parcel Numbers: 760-0288-000 Property Address: 7396 39TH CT S Municipality: Franklin, City of

Owner Name: URSCHLER, CARL AND CANAN Mailing Address: 7396 S 39TH CT FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 7 LOT 16	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0288 000- 1		
Year Built:	1/1/1992	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1992	Bedrooms:	3
Remodeled/Effective Age:	-30	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0288 000- 1	1,234	787	0	0	0	0	2,021

Attachment Description(s):	Area:	Attachment Value:
13-AFG	484	\$14,500
99-Additional Attachments	40	\$4,000
11-Ofp	48	\$1,000

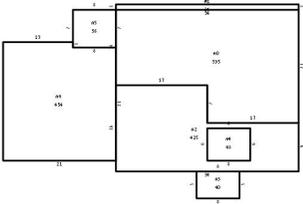
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
5/1/2001	01-0444	\$1,200.00	A/C			
9/9/2013	13-2086	\$8,540.00	ROOF			
10/26/2010	2303	\$3,300.00	FURREPLAC			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
1/1/1993		\$30,900.00	Valid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.287	Gross				\$65,300
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
12,502	0.287			\$65,300		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Cul-de-sac			All Public	

Valuation/Explanation		
Dwelling #	760 0288 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,234	\$147,574.06
Second Story:	787	\$53,327.12
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$200,901.18
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,234	\$29,529.62
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,971.66
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	572	\$19,500.00
Adjusted Base Price		\$269,405.46
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$272,366.01
Market Adjustment:	60%	\$435,785.61
CDU Adjustment:	70	\$305,000.00
Complete:	100	\$305,000.00
Dollar Adjustments		\$500.00
Dwelling Value		\$305,500.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$305,500.00
Total Land Value		\$65,300.00
Total Assessed Value		\$370,800.00

Parcel Numbers: 760-0289-000 Property Address: 7391 38TH ST S Municipality: Franklin, City of

Owner Name: STARCEVICH, WM F & CHRISTINE M - REV TR Mailing Address: 7391 S 38TH ST FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 7 LOT 17	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0289 000- 1		
Year Built:	1/1/1994	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1994	Bedrooms:	3
Remodeled/Effective Age:	-28	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0289 000- 1	1,076	629	0	0	0	0	1,705

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	34	\$3,400
11-OPF	40	\$800
13-AFG	454	\$13,600

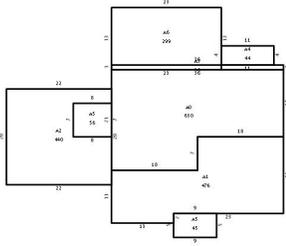
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	760	\$3,800
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	760	\$3,800

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:		Details of Permit:			
9/1/1994	94-0942	\$2,000.00		HTG SYSTEM			
8/1/1995	95-0939	\$1,903.00		A/C			
8/8/2007	1878	\$2,200.00		ACREPLACE			
12/6/2003	622069	\$5,000.00		RECROOM			
9/1/1994	94-0975	\$96,000.00		NEW CONST			
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/13/2019		\$266,700.00	Invalid		Land and Improvements		
8/1/1994		\$32,900.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.287	Gross				\$65,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,502	0.287				\$65,300		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0289 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,076	\$132,401.80
Second Story:	629	\$44,193.54
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$176,595.34
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,020	\$25,928.40
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,194.30
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	528	\$17,800.00
Adjusted Base Price		\$234,140.04
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$235,444.04
Market Adjustment:	75%	\$412,027.08
CDU Adjustment:	70	\$288,400.00
Complete:	100	\$288,400.00
Dollar Adjustments		\$300.00
Dwelling Value		\$288,700.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$288,700.00
Total Land Value		\$65,300.00
Total Assessed Value		\$354,000.00

Parcel Numbers: 760-0290-000 Property Address: 7377 38TH ST S Municipality: Franklin, City of

Owner Name: FORD, MICHAEL J & HOLLY R Mailing Address: 7377 S 38TH ST FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 7 LOT 18	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0290 000- 1		
Year Built:	1/1/1993	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1993	Bedrooms:	3
Remodeled/Effective Age:	-29	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0290 000- 1	1,106	666	0	0	0	0	1,772

Attachment Description(s):	Area:	Attachment Value:
13-AFG	440	\$13,200
99-Additional Attachments	36	\$3,600
31-WD	44	\$400
11-OFP	45	\$900
31-WD	299	\$3,000

Feature Description(s): 05-Metal Fireplace	Area: 1	Feature Value: \$2,000
Rec Room Condition: Average	Rec Room Area: 672	Rec Room Value: \$3,360
22-Additional Fixture	4	\$1,200
Rec Room Condition: Average	Rec Room Area: 672	Rec Room Value: \$3,360

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit: 5/24/2017	Permit Number: 17-1160	Permit Amount: \$4,500.00	Details of Permit: ACREPLAC
10/24/2016	16-2590	\$4,300.00	FURREPLAC

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
3/1/2012		\$232,500.00	Valid		Land and Improvements	
11/1/1993		\$133,975.00	Valid		Land and Improvements	
12/12/2011		\$240,000.00	Invalid		Land and Improvements	
7/2/2018		\$305,000.00	Valid		Land and Improvements	

Land Breakdown

Land Class: A-Residential Primary Site	Acreage: 0.335	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$69,200
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Acreage/Squarefoot Variables

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Land Data & Computations

Total Square Footage: 14,593	Total Acreage: 0.335	Depth:	Act. Frontage:	Assessed Land Value: \$69,200
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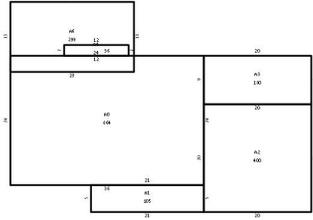
General Information

Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: All Public
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Valuation/Explanation		
Dwelling #	760 0290 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,106	\$134,633.38
Second Story:	666	\$46,107.18
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$180,740.56
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,106	\$27,240.78
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,359.12
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	5	\$3,200.00
Attachments:	864	\$21,100.00
Adjusted Base Price		\$243,962.46
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$241,628.71
Market Adjustment:	76%	\$425,266.52
CDU Adjustment:	70	\$297,700.00
Complete:	100	\$297,700.00
Dollar Adjustments		\$800.00
Dwelling Value		\$298,500.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$298,500.00
Total Land Value		\$69,200.00
Total Assessed Value		\$367,700.00

Parcel Numbers: 760-0291-000 Property Address: 7339 TIFTON DR S Municipality: Franklin, City of

Owner Name: YAROS, MICHAEL J Mailing Address: 7339 S TIFTON DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 8 LOT 7	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0291 000- 1		
Year Built:	1/1/1994	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1994	Bedrooms:	3
Remodeled/Effective Age:	-28	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0291 000- 1	1,068	864	0	0	0	0	1,932

Attachment Description(s):	Area:	Attachment Value:
11-OFP	105	\$2,100
13-AFG	400	\$12,000

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

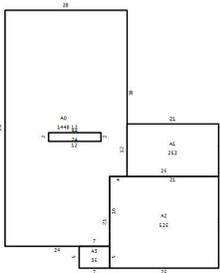
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
3/1/1994	94-0148	\$3,141.00	HTG SYSTEM				
6/24/2013	13-1238	\$3,550.00	AC				
8/25/2016	16-2107	\$1,605.00	FOUNDRPR				
10/12/2017	17-2416	\$7,995.00	RE-ROOF W/TO				
1/5/2010	9	\$4,485.00	FURREPLAC				
2/1/1994	94-0070	\$70,000.00	NEW CONST				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
1/1/1994		\$18,400.00	Valid		Land		
3/1/1998		\$160,000.00	Valid		Land and Improvements		
4/1/2000		\$183,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.260	Gross				\$63,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,326	0.260				\$63,600		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0291 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,068	\$131,417.40
Second Story:	864	\$57,438.72
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$188,856.12
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	888	\$23,816.16
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,752.72
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	505	\$14,100.00
Adjusted Base Price		\$246,028.00
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$252,590.80
Market Adjustment:	62%	\$409,197.10
CDU Adjustment:	70	\$286,400.00
Complete:	100	\$286,400.00
Dollar Adjustments		\$400.00
Dwelling Value		\$286,800.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$286,800.00
Total Land Value		\$63,600.00
Total Assessed Value		\$350,400.00

Parcel Numbers: 760-0292-000 Property Address: 7357 TIFTON DR S Municipality: Franklin, City of

Owner Name: YOUNG, GERALD A & CAROL A Mailing Address: 7357 S TIFTON DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 8 LOT 8	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0292 000- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0292 000- 1	1,700	0	0	0	0	0	1,700

Attachment Description(s):	Area:	Attachment Value:
13-AFG	525	\$15,800
11-OPF	35	\$700

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

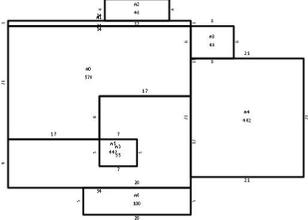
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/1/1991		\$26,900.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.234	Gross				\$61,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
10,193	0.234				\$61,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0292 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,700		\$189,839.00	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$189,839.00	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,700		\$37,400.00	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,182.00	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				560		\$16,500.00	
Adjusted Base Price						\$255,543.00	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$262,617.30	
Market Adjustment:				44%		\$378,168.91	
CDU Adjustment:				70		\$264,700.00	
Complete:				100		\$264,700.00	
Dollar Adjustments						\$600.00	
Dwelling Value						\$265,300.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$265,300.00	
Total Land Value						\$61,200.00	
Total Assessed Value						\$326,500.00	

Parcel Numbers: 760-0293-000 Property Address: 7375 TIFTON DR S Municipality: Franklin, City of

Owner Name: ALKHAFAJI, ADNAN Mailing Address: 7375 S TIFTON DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 8 LOT 9	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0293 000- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0293 000- 1	1,068	612	0	0	0	0	1,680

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	34	\$3,400
31-WD	48	\$500
13-AFG	462	\$13,900
11-OPF	100	\$2,000

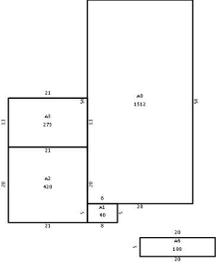
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:		
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
9/15/2020	20-2616	\$7,000.00	FUR+ACREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/1/1993		\$128,500.00	Valid		Land and Improvements		
12/1/2000		\$175,000.00	Valid		Land and Improvements		
8/21/2020		\$319,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.234	Gross				\$61,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
10,193	0.234				\$61,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0293 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,068	\$131,417.40
Second Story:	612	\$42,999.12
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$174,416.52
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,020	\$25,928.40
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,132.80
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	644	\$19,800.00
Adjusted Base Price		\$233,899.72
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$232,979.69
Market Adjustment:	69%	\$393,735.68
CDU Adjustment:	70	\$275,600.00
Complete:	100	\$275,600.00
Dollar Adjustments		\$100.00
Dwelling Value		\$275,700.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$275,700.00
Total Land Value		\$61,200.00
Total Assessed Value		\$336,900.00

Parcel Numbers: 760-0294-000 Property Address: 7393 TIFTON DR S Municipality: Franklin, City of

Owner Name: DOLKIEWICZ, JEFFREY & LAURA Mailing Address: 7393 S TIFTON DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 8 LOT 10	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
1211-Franklin		

Building Description

Dwelling #	760 0294 000- 1		
Year Built:	1/1/1992	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1992	Bedrooms:	3
Remodeled/Effective Age:	-30	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0294 000- 1	1,785	0	0	0	0	0	1,785

Attachment Description(s):	Area:	Attachment Value:
11-OFP	40	\$800
13-AFG	420	\$12,600

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	1,210	\$6,050
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	1,210	\$6,050

Other Building Improvements

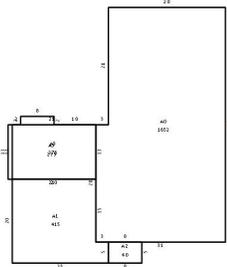
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
12/2/2003	613303	\$4,000.00	RECROOM				
11/14/2016	16-2774	\$11,875.00	ROOF				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/1/1993		\$128,000.00	Invalid		Land and Improvements		
12/15/2003		\$222,000.00	Valid		Land and Improvements		
9/16/2016		\$249,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.276	Gross				\$64,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,023	0.276				\$64,600		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0294 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,785	\$198,384.90		
Second Story:				0	\$0.00		
Additional Story:				0	\$0.00		
Attic/Finished Net:				0	\$0.00		
Half Story/Finished Net:				0	\$0.00		
Base Price						\$198,384.90	
Unfinished Living Area:							
Room/Unfinished:				0	\$0.00		
Unfinished Basement:				1,512	\$34,110.72		
Half Story/Unfinished:					\$0.00		
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,391.10	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0	\$0.00		
Features:				3	\$2,600.00		
Attachments:				460	\$13,400.00		
Adjusted Base Price						\$260,208.72	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$268,629.59	
Market Adjustment:				54%		\$413,689.57	
CDU Adjustment:				70		\$289,600.00	
Complete:				100		\$289,600.00	
Dollar Adjustments						(\$300.00)	
Dwelling Value						\$289,300.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$289,300.00
Total Land Value		\$64,600.00
Total Assessed Value		\$353,900.00

Parcel Numbers: 760-0295-000 Property Address: 7394 HEATHERIDGE CT S Municipality: Franklin, City of

Owner Name: KELLY, DOUG J Mailing Address: 7394 S HEATHERIDGE CT FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 8 LOT 11	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0295 000- 1		
Year Built:	1/1/1996	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1996	Bedrooms:	3
Remodeled/Effective Age:	-26	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0295 000- 1	1,928	0	0	0	0	0	1,928

Attachment Description(s):	Area:	Attachment Value:
13-AFG	415	\$12,500
11-OPF	40	\$800

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

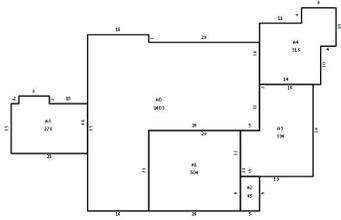
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
8/1/1996	96-0971	\$140,000.00	NEW CONST				
7/2/2003	2102	\$1,500.00	ACCESSORY STRUC				
9/1/1996	96-1049	\$3,200.00	HTG & A/C				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/1/1996		\$31,900.00	Valid		Land		
9/17/2002		\$199,700.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.295	Gross				\$64,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,850	0.295				\$64,800		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0295 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,928		\$211,270.24	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$211,270.24	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,652		\$36,492.68	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,742.88	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				455		\$13,300.00	
Adjusted Base Price						\$275,427.80	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$285,810.58	
Market Adjustment:				44%		\$411,567.24	
CDU Adjustment:				71		\$292,200.00	
Complete:				100		\$292,200.00	
Dollar Adjustments						\$500.00	
Dwelling Value						\$292,700.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$292,700.00
Total Land Value		\$64,800.00
Total Assessed Value		\$357,500.00

Parcel Numbers: 760-0296-000 Property Address: 7378 HEATHERIDGE CT S Municipality: Franklin, City of

Owner Name: SCHOFIELD, GERALD & ELLEN Mailing Address: 7378 S HEATHERIDGE CT FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 8 LOT 12	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0296 000- 1		
Year Built:	1/1/1995	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1995	Bedrooms:	3
Remodeled/Effective Age:	-27	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0296 000- 1	1,799	0	0	0	0	0	1,799

Attachment Description(s):	Area:	Attachment Value:
13-AFG	504	\$15,100
11-OPF	45	\$900
31-WD	316	\$3,200

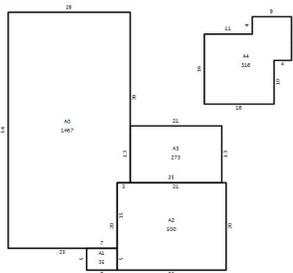
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
9/1/1995	95-1107	\$2,000.00	HTG SYSTEM			
10/1/1995	95-1231	\$94,000.00	NEW CONST			
3/1/1996	96-0168	\$4,200.00	DECK 20X20'			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
8/1/1995		\$35,900.00	Valid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.287	Gross				\$65,300
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
12,502	0.287			\$65,300		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	760 0296 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,799	\$199,940.86
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$199,940.86
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,403	\$32,240.94
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,425.54
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	865	\$19,200.00
Adjusted Base Price		\$265,429.34
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$268,322.27
Market Adjustment:	50%	\$402,483.41
CDU Adjustment:	70	\$281,700.00
Complete:	100	\$281,700.00
Dollar Adjustments		\$300.00
Dwelling Value		\$282,000.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$282,000.00
Total Land Value		\$65,300.00
Total Assessed Value		\$347,300.00

Parcel Numbers: 760-0297-000 Property Address: 7356 HEATHERIDGE CT S Municipality: Franklin, City of

Owner Name: Lisa Jome Mailing Address: 7356 S Heatheridge Court Franklin, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 8 LOT 13	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	

1211-Franklin

Building Description

Dwelling #	760 0297 000- 1		
Year Built:	1/1/1992	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1992	Bedrooms:	3
Remodeled/Effective Age:	-30	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0297 000- 1	1,740	0	0	0	0	0	1,740

Attachment Description(s):	Area:	Attachment Value:
11-OFP	35	\$700
13-AFG	500	\$15,000

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

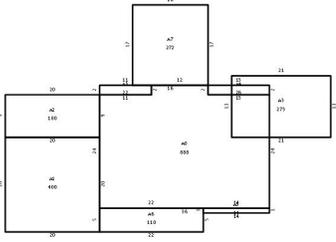
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
7/1/1996	96-0795	\$6,380.00	BSMT REPAIR				
3/29/2018	18-0708	\$8,700.00	EXTREMOD				
9/28/2011	2081	\$3,200.00	FURN/AC RPL				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/7/2017		\$249,000.00	Invalid		Land and Improvements		
9/1/1992		\$34,900.00	Valid		Land		
8/3/2012		\$230,000.00	Invalid		Land and Improvements		
2/22/2013		\$223,500.00	Valid		Land and Improvements		
7/1/2022	11262141 11262141	\$366,500.00	Valid	O - Other	Land and Improvements	Other	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.338	Gross				\$69,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
14,723	0.338				\$69,600		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Cul-de-sac			All Public		

Valuation/Explanation		
Dwelling #	760 0297 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,740	\$194,305.80
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$194,305.80
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,467	\$33,403.59
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,280.40
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	535	\$15,700.00
Adjusted Base Price		\$257,311.79
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$263,242.97
Market Adjustment:	49%	\$392,232.02
CDU Adjustment:	70	\$274,600.00
Complete:	100	\$274,600.00
Dollar Adjustments		(\$100.00)
Dwelling Value		\$274,500.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$274,500.00
Total Land Value		\$69,600.00
Total Assessed Value		\$344,100.00

Parcel Numbers: 760-0298-000 Property Address: 7338 HEATHERIDGE CT S Municipality: Franklin, City of

Owner Name: KATTOUM, AHMAD DAWOD Mailing Address: 7338 S HEATHERIDGE CT FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 8 LOT 14	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0298 000- 1		
Year Built:	1/1/1994	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1994	Bedrooms:	4
Remodeled/Effective Age:	-28	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0298 000- 1	1,068	950	0	0	0	0	2,018

Attachment Description(s):	Area:	Attachment Value:
13-AFG	400	\$12,000
99-Additional Attachments	22	\$2,200
99-Additional Attachments	26	\$2,600
99-Additional Attachments	14	\$1,400
11-OFP	110	\$2,200
31-WD	272	\$2,700

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/2005	120		Average	\$400.00

Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
5/1/1994	94-0497	\$72,500.00	NEW CONST
6/1/1994	94-0659	\$2,000.00	HTG SYSTEM
11/22/2005	54569	\$1,500.00	SHED 10X12' (WD
5/1/1995	95-0366	\$4,022.00	DECK

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
6/10/2021		\$300,000.00	Valid		Land and Improvements	
1/9/2004		\$240,000.00	Valid		Land and Improvements	
4/1/1994		\$35,900.00	Valid		Land	
1/7/2002		\$130,000.00	Invalid		Land and Improvements	

Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.344	Gross				\$68,800

Acreage/Squarefoot Variables

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Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
14,985	0.344			\$68,800

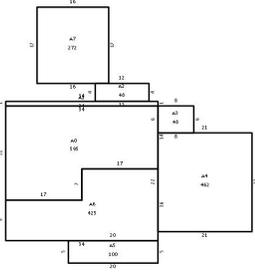
General Information

Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Cul-de-sac			All Public

Valuation/Explanation		
Dwelling #	760 0298 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,068	\$131,417.40
Second Story:	950	\$62,054.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$193,471.40
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	888	\$23,816.16
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,964.28
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	844	\$23,100.00
Adjusted Base Price		\$259,854.84
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$257,900.32
Market Adjustment:	28%	\$330,112.42
CDU Adjustment:	70	\$231,100.00
Complete:	100	\$231,100.00
Dollar Adjustments		(\$300.00)
Dwelling Value		\$230,800.00
Other Building Improvements	0	\$400.00
Total Improvement Value		\$231,200.00
Total Land Value		\$68,800.00
Total Assessed Value		\$300,000.00

Parcel Numbers: 760-0299-000 Property Address: 7339 HEATHERIDGE CT S Municipality: Franklin, City of

Owner Name: GAFFNY, DANIEL R Mailing Address: 7339 S HEATHERIDGE CT FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 8 LOT 15	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	

1211-Franklin

Building Description

Dwelling #	760 0299 000- 1		
Year Built:	1/1/1993	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1993	Bedrooms:	3
Remodeled/Effective Age:	-29	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0299 000- 1	1,068	629	0	0	0	0	1,697

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	34	\$3,400
31-WD	48	\$500
13-AFG	462	\$13,900
11-OPF	100	\$2,000

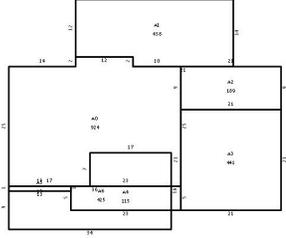
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements								
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:			
Permit / Construction History								
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:					
Ownership/Sales History								
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:		
1/1/1994		\$133,900.00	Valid		Land and Improvements			
6/4/2018		\$120,000.00	Invalid		Land and Improvements			
Land Breakdown								
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:		
A-Residential Primary Site	0.371	Gross				\$71,800		
Acreage/Squarefoot Variables								
Land Data & Computations								
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:				
16,161	0.371			\$71,800				
General Information								
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:			
Level	Paved	Light			All Public			
Valuation/Explanation								
Dwelling #				760 0299 000- 1				
Description				Area		Value Amount		
Living Area:								
First Story:				1,068		\$131,417.40		
Second Story:				629		\$44,193.54		
Additional Story:				0		\$0.00		
Attic/Finished Net:				0		\$0.00		
Half Story/Finished Net:				0		\$0.00		
Base Price						\$175,610.94		
Unfinished Living Area:								
Room/Unfinished:				0		\$0.00		
Unfinished Basement:				1,020		\$25,928.40		
Half Story/Unfinished:						\$0.00		
Structure Info, Features and Attachments:								
Heating/AC				Basic Heating		\$0.00		
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00		
Finished Basement Living Area				0		\$0.00		
Features:				2		\$2,300.00		
Attachments:				644		\$19,800.00		
Adjusted Base Price						\$230,961.34		
Changes/Adjustments								
Grade Adjustment:				C+ 110%		\$229,747.47		
Market Adjustment:				73%		\$397,463.13		
CDU Adjustment:				70		\$278,200.00		
Complete:				100		\$278,200.00		
Dollar Adjustments						\$300.00		
Dwelling Value						\$278,500.00		

Other Building Improvements	0	\$0.00
Total Improvement Value		\$278,500.00
Total Land Value		\$71,800.00
Total Assessed Value		\$350,300.00

Parcel Numbers: 760-0300-000 Property Address: 7357 HEATHERIDGE CT S Municipality: Franklin, City of

Owner Name: SCHULTZ RICHARD D & EVA M Mailing Address: 7357 S HEATHERIDGE CT FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 8 LOT 16	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0300 000- 1		
Year Built:	1/1/1992	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1992	Bedrooms:	3
Remodeled/Effective Age:	-30	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0300 000- 1	1,113	937	0	0	0	0	2,050

Attachment Description(s):	Area:	Attachment Value:
31-WD	438	\$4,400
13-AFG	441	\$13,200
11-OFP	115	\$2,300
99-Additional Attachments	13	\$1,300

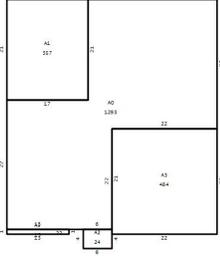
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	250	\$1,250
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	250	\$1,250

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed	1/1/2008	144		Average	\$600.00	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:		Details of Permit:		
9/30/2008	2243	\$2,597.00		SHED		
7/1/1999	99-0791	\$1,500.00		RECROOM		
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
3/1/1993		\$137,900.00	Invalid		Land and Improvements	
5/14/2004		\$240,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.350	Gross				\$70,200
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
15,246	0.350				\$70,200	
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	760 0300 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,113	\$135,485.49
Second Story:	937	\$61,645.23
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$197,130.72
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	924	\$24,319.68
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$5,043.00
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	1,007	\$21,200.00
Adjusted Base Price		\$262,196.40
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$262,566.04
Market Adjustment:	65%	\$433,233.97
CDU Adjustment:	70	\$303,300.00
Complete:	100	\$303,300.00
Dollar Adjustments		(\$700.00)
Dwelling Value		\$302,600.00
Other Building Improvements	0	\$600.00
Total Improvement Value		\$303,200.00
Total Land Value		\$70,200.00
Total Assessed Value		\$373,400.00

Parcel Numbers: 760-0301-000 Property Address: 7377 HEATHERIDGE CT S Municipality: Franklin, City of

Owner Name: GOLEMBIEWSKI, AARON J & MAUREEN - REV TR Mailing Address: 7377 S HEATHERIDGE CT FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 8 LOT 17	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
1211-Franklin		

Building Description

Dwelling #	760 0301 000- 1		
Year Built:	1/1/1996	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1996	Bedrooms:	3
Remodeled/Effective Age:	-26	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0301 000- 1	1,293	0	0	0	0	0	1,293

Attachment Description(s):	Area:	Attachment Value:
31-WD	357	\$3,600
11-OPF	24	\$500
13-AFG	484	\$14,500

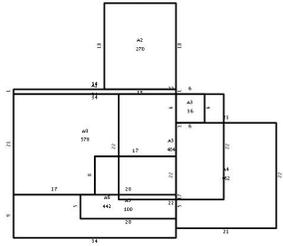
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	820	\$4,100
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	820	\$4,100

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:		Details of Permit:			
7/1/1996	96-0842	\$77,000.00		NEW CONST			
11/7/2002	02-1261	\$7,000.00		BSMT ALTER			
7/22/2013	13-1521	\$3,400.00		ABVPOOL			
7/30/2012	12-1692	\$5,860.00		AC&FURREPLAC			
10/1/1998	B981194	\$3,000.00		DECK ADDN			
7/1/1996	96-0745	\$3,200.00		HTG & A/C			
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/1/1996		\$33,900.00	Valid		Land		
3/9/2021		\$282,900.00	Invalid		Land and Improvements		
3/17/2003		\$189,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.321	Gross				\$69,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
13,983	0.321				\$69,600		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0301 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,293	\$153,272.22
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$153,272.22
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,293	\$30,618.24
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,180.78
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	865	\$18,600.00
Adjusted Base Price		\$215,293.24
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$213,832.56
Market Adjustment:	73%	\$369,930.34
CDU Adjustment:	71	\$262,700.00
Complete:	100	\$262,700.00
Dollar Adjustments		(\$600.00)
Dwelling Value		\$262,100.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$262,100.00
Total Land Value		\$69,600.00
Total Assessed Value		\$331,700.00

Parcel Numbers: 760-0302-000 Property Address: 7395 HEATHERIDGE CT S Municipality: Franklin, City of

Owner Name: DANOWSKI, DANIEL R & DEBRA L Mailing Address: 7395 HEATHERIDGE CT FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 8 LOT 18	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0302 000- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0302 000- 1	1,056	612	0	0	0	0	1,668

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	34	\$3,400
31-WD	270	\$2,700
13-AFG	462	\$13,900
11-OPF	100	\$2,000

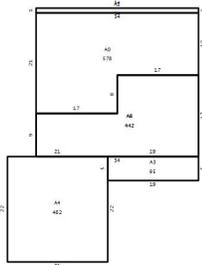
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
4/14/2006	1153	\$5,300.00	AC/FURREPLAC			
5/31/2016	16-1211	\$10,000.00	ATT DECK			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
8/1/1991		\$33,900.00	Valid		Land	
9/23/2005		\$267,900.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.289	Gross				\$65,400
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
12,589	0.289			\$65,400		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	760 0302 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,056	\$129,940.80
Second Story:	612	\$42,999.12
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$172,939.92
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,020	\$25,928.40
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,103.28
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	866	\$22,000.00
Adjusted Base Price		\$234,593.60
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$231,322.96
Market Adjustment:	71%	\$395,562.26
CDU Adjustment:	70	\$276,900.00
Complete:	100	\$276,900.00
Dollar Adjustments		\$500.00
Dwelling Value		\$277,400.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$277,400.00
Total Land Value		\$65,400.00
Total Assessed Value		\$342,800.00

Parcel Numbers: 760-0303-000 Property Address: 4068 HEATHERIDGE DR W Municipality: Franklin, City of

Owner Name: WILKOWSKI, GREGORY V & ANNA C Mailing Address: 4068 W HEATHERIDGE DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 8 LOT 19	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	

1211-Franklin

Building Description

Dwelling #	760 0303 000- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0303 000- 1	1,020	612	0	0	0	0	1,632

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	34	\$3,400
11-OFP	95	\$1,900
13-AFG	462	\$13,900

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

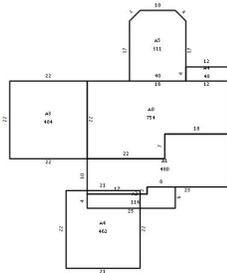
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:		Permit Number:		Permit Amount:		Details of Permit:	
4/17/2018		18-0863		\$4,920.00		FOUNDRPR	
11/17/2010		2517		\$2,000.00		FURREPLAC	
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:		Sale Type:	Sale Validation Source:
8/1/1991		\$26,900.00	Valid			Land	
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.229	Gross				\$60,500
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:		Depth:		Assessed Land Value:	
9,975		0.229				\$60,500	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:		Inspected On:	Utilities:	
Level	Paved	Light				All Public	
Valuation/Explanation							
Dwelling #				760 0303 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,020		\$127,051.20	
Second Story:				612		\$42,999.12	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$170,050.32	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,020		\$25,928.40	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,014.72	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				591		\$19,200.00	
Adjusted Base Price						\$226,815.44	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$228,046.98	
Market Adjustment:				67%		\$380,838.46	
CDU Adjustment:				70		\$266,600.00	
Complete:				100		\$266,600.00	
Dollar Adjustments						\$500.00	
Dwelling Value						\$267,100.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$267,100.00
Total Land Value		\$60,500.00
Total Assessed Value		\$327,600.00

Parcel Numbers: 760-0304-000 Property Address: 7398 COUNTRYSIDE DR S Municipality: Franklin, City of

Owner Name: ACKER JAMES J JR & MELISSA L Mailing Address: 7398 S COUNTRYSIDE DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 8 LOT 20	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0304 000- 1		
Year Built:	1/1/1997	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1997	Bedrooms:	3
Remodeled/Effective Age:	-25	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0304 000- 1	1,234	754	0	97	0	0	2,085

Attachment Description(s):	Area:	Attachment Value:
13-AFG	484	\$14,500
11-OPF	116	\$2,300
31-WD	48	\$500
31-WD	311	\$3,100

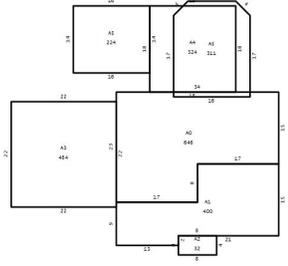
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
9/1/1997	97-0909	\$3,200.00	HTG & A/C			
9/1/1997	97-0872	\$125,000.00	NEW DWLG			
7/1/1999	99-0825	\$1,600.00	DECK 20X16'			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
8/3/2007		\$279,000.00	Valid		Land and Improvements	
7/1/1997		\$33,900.00	Valid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.278	Gross				\$64,800
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
12,110	0.278			\$64,800		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	760 0304 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,234	\$147,574.06
Second Story:	754	\$51,091.04
Additional Story:	0	\$0.00
Attic/Finished Net:	97	\$2,972.08
Half Story/Finished Net:	0	\$0.00
Base Price		\$201,637.18
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,234	\$29,529.62
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$5,129.10
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	959	\$20,400.00
Adjusted Base Price		\$271,198.90
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$273,348.79
Market Adjustment:	54%	\$420,957.14
CDU Adjustment:	72	\$303,100.00
Complete:	100	\$303,100.00
Dollar Adjustments		\$300.00
Dwelling Value		\$303,400.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$303,400.00
Total Land Value		\$64,800.00
Total Assessed Value		\$368,200.00

Parcel Numbers: 760-0305-000	Property Address: 7380 COUNTRYSIDE DR S	Municipality: Franklin, City of
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Owner Name: SINGH, SURJIT	Mailing Address: 7380 S COUNTRYSIDE DR FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: COUNTRYSIDE ESTATES ADDN NO 1 BLK 8 LOT 21	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1211-Franklin		

Building Description

Dwelling #	760 0305 000- 1		
Year Built:	1/1/1992	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1992	Bedrooms:	3
Remodeled/Effective Age:	-30	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0305 000- 1	1,046	646	0	0	0	0	1,692

Attachment Description(s):	Area:	Attachment Value:
11-OFP	32	\$600
13-AFG	484	\$14,500
33-Concrete Patio	324	\$1,600
31-WD	224	\$2,200

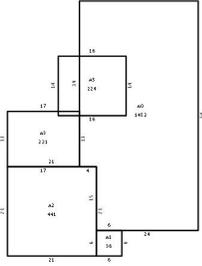
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
4/1/1995		95-0335	\$1,600.00		DECK		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/1/1991		\$26,900.00	Valid		Land		
2/1/1999		\$158,900.00	Valid		Land and Improvements		
7/13/2010		\$212,500.00	Valid		Land and Improvements		
6/25/2018		\$265,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.238	Gross				\$61,400
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
10,367		0.238				\$61,400	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0305 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,046	\$130,289.76
Second Story:	646	\$45,387.96
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$175,677.72
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,046	\$26,589.32
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,162.32
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	1,064	\$18,900.00
Adjusted Base Price		\$234,951.36
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$235,126.50
Market Adjustment:	70%	\$399,715.04
CDU Adjustment:	70	\$279,800.00
Complete:	100	\$279,800.00
Dollar Adjustments		(\$400.00)
Dwelling Value		\$279,400.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$279,400.00
Total Land Value		\$61,400.00
Total Assessed Value		\$340,800.00

Parcel Numbers: 760-0306-000 Property Address: 7362 COUNTRYSIDE DR S Municipality: Franklin, City of

Owner Name: BROWN, BRIAN T & SARA M Mailing Address: 7362 S COUNTRYSIDE DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 8 LOT 22	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0306 000- 1		
Year Built:	1/1/1992	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1992	Bedrooms:	3
Remodeled/Effective Age:	-30	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Very Good	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0306 000- 1	1,673	0	0	0	0	0	1,673

Attachment Description(s):	Area:	Attachment Value:
11-OFP	36	\$700
13-AFG	441	\$13,200

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

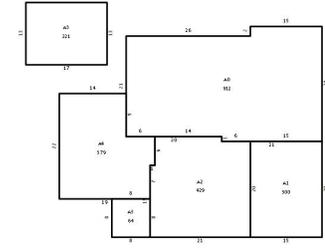
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
7/1/1994	94-0700	\$1,425.00	A/C				
10/1/2018	18-2450	\$2,500.00	FENCE				
8/12/2016	16-1983	\$5,000.00	FOUNDRPR				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/9/2016		\$166,000.00	Invalid		Land and Improvements		
7/1/1992		\$29,900.00	Valid		Land		
12/1/1996		\$142,000.00	Valid		Land and Improvements		
7/1/2003		\$187,900.00	Valid		Land and Improvements		
9/7/2016		\$270,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.244	Gross				\$61,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
10,629	0.244			\$61,800			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0306 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,673	\$188,011.74
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$188,011.74
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,452	\$33,062.04
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,115.58
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	1	\$300.00
Attachments:	477	\$13,900.00
Adjusted Base Price		\$246,711.36
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$255,762.50
Market Adjustment:	64%	\$419,450.49
CDU Adjustment:	70	\$293,600.00
Complete:	100	\$293,600.00
Dollar Adjustments		(\$800.00)
Dwelling Value		\$292,800.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$292,800.00
Total Land Value		\$61,800.00
Total Assessed Value		\$354,600.00

Parcel Numbers: 760-0307-000 Property Address: 7344 COUNTRYSIDE DR S Municipality: Franklin, City of

Owner Name: BAYON, MARCY L Mailing Address: 7344 S COUNTRYSIDE DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 8 LOT 23	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	

1211-Franklin

Building Description

Dwelling #	760 0307 000- 1		
Year Built:	1/1/1992	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1992	Bedrooms:	3
Remodeled/Effective Age:	-30	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0307 000- 1	1,591	0	0	0	0	0	1,591

Attachment Description(s):	Area:	Attachment Value:
13-AFG	429	\$12,900
11-OFP	64	\$1,300

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

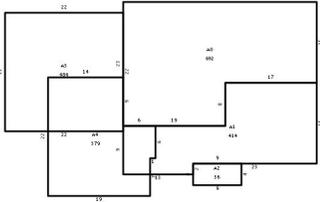
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
8/18/2017	17-1980	\$3,000.00	RE-ROOF W/TO				
7/14/2015	15-1583	\$5,300.00	ACREPLACE				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/1/1999		\$130,100.00	Invalid		Land and Improvements		
10/1/1992		\$123,900.00	Valid		Land and Improvements		
5/15/2012		\$195,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.244	Gross				\$61,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
10,629	0.244				\$61,800		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0307 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,591		\$180,817.15	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$180,817.15	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				912		\$24,003.84	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,913.86	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				493		\$14,200.00	
Adjusted Base Price						\$232,556.85	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$237,662.54	
Market Adjustment:				57%		\$373,130.18	
CDU Adjustment:				70		\$261,200.00	
Complete:				100		\$261,200.00	
Dollar Adjustments						\$300.00	
Dwelling Value						\$261,500.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$261,500.00
Total Land Value		\$61,800.00
Total Assessed Value		\$323,300.00

Parcel Numbers: 760-0308-000 Property Address: 7326 COUNTRYSIDE DR S Municipality: Franklin, City of

Owner Name: MINKEL, DANIEL T Mailing Address: 1231 E DONGES BAY CT BAYSIDE, WI 53217 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 8 LOT 24	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0308 000- 1		
Year Built:	1/1/1992	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1992	Bedrooms:	3
Remodeled/Effective Age:	-30	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0308 000- 1	1,106	692	0	0	0	0	1,798

Attachment Description(s):	Area:	Attachment Value:
11-OFP	36	\$700
13-AFG	484	\$14,500

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

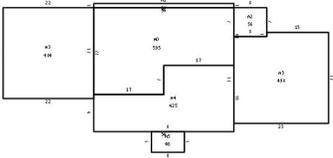
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/2008	120		Average	\$500.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
7/1/1994	94-0763	\$1,600.00	A/C				
7/23/2008	1663	\$4,500.00	SHED				
11/11/2014	2756	\$3,282.00	FURREPLAC				
4/15/2010	553	\$3,600.00	FOUNDRPR				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
1/10/2019		\$266,000.00	Invalid		Land and Improvements		
8/17/2006		\$255,000.00	Valid		Land and Improvements		
1/17/2019		\$263,000.00	Valid		Land and Improvements		
10/1/1991		\$26,900.00	Valid		Land		
5/1/1998		\$148,500.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.244	Gross				\$61,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
10,629	0.244				\$61,800		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0308 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,106	\$134,633.38
Second Story:	692	\$47,907.16
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$182,540.54
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,106	\$27,240.78
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,423.08
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	520	\$15,200.00
Adjusted Base Price		\$239,026.40
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$243,679.04
Market Adjustment:	67%	\$406,944.00
CDU Adjustment:	70	\$284,900.00
Complete:	100	\$284,900.00
Dollar Adjustments		(\$600.00)
Dwelling Value		\$284,300.00
Other Building Improvements	0	\$500.00
Total Improvement Value		\$284,800.00
Total Land Value		\$61,800.00
Total Assessed Value		\$346,600.00

Parcel Numbers: 760-0309-000	Property Address: 7327 COUNTRYSIDE DR S	Municipality: Franklin, City of
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Owner Name: LANDREMAN, JAY	Mailing Address: 7327 S COUNTRYSIDE DR FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: COUNTRYSIDE ESTATES ADDN NO 1 BLK 9 LOT 13	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0309 000- 1		
Year Built:	1/1/1996	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1996	Bedrooms:	3
Remodeled/Effective Age:	-26	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0309 000- 1	1,076	629	0	0	0	0	1,705

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	34	\$3,400
13-AFG	498	\$14,900
11-Ofp	40	\$800

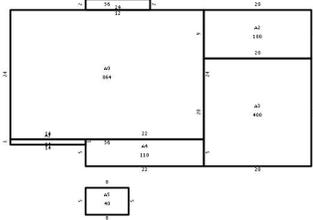
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
5/1/1996		96-0409	\$79,000.00		NEW CONST		
5/18/2015		15-1032	\$9,000.00		EXTREMOD		
7/13/2017		17-1637	\$2,000.00		FENCE		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/1/1996		\$29,900.00	Valid		Land		
3/31/2008		\$238,000.00	Valid		Land and Improvements		
4/30/2010		\$230,000.00	Valid		Land and Improvements		
7/27/2016		\$264,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.244	Gross				\$61,800
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
10,629		0.244				\$61,800	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0309 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,076	\$132,401.80
Second Story:	629	\$44,193.54
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$176,595.34
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,020	\$25,928.40
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,194.30
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	572	\$19,100.00
Adjusted Base Price		\$235,440.04
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$235,444.04
Market Adjustment:	70%	\$400,254.88
CDU Adjustment:	71	\$284,200.00
Complete:	100	\$284,200.00
Dollar Adjustments		\$800.00
Dwelling Value		\$285,000.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$285,000.00
Total Land Value		\$61,800.00
Total Assessed Value		\$346,800.00

Parcel Numbers: 760-0310-000	Property Address: 7345 COUNTRYSIDE DR S	Municipality: Franklin, City of
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Owner Name: BRUCE, DANIEL P & KELLY J	Mailing Address: 7345 S COUNTRYSIDE DR FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: COUNTRYSIDE ESTATES ADDN NO 1 BLK 9 LOT 14	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1211-Franklin		

Building Description

Dwelling #	760 0310 000- 1		
Year Built:	1/1/1996	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1996	Bedrooms:	3
Remodeled/Effective Age:	-26	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0310 000- 1	1,068	878	0	0	0	0	1,946

Attachment Description(s):	Area:	Attachment Value:
13-AFG	400	\$12,000
11-OPF	110	\$2,200
99-Additional Attachments	14	\$1,400

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

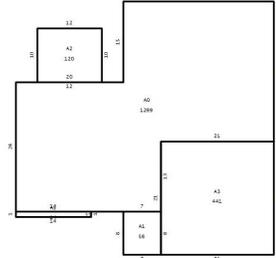
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
12/1/1995	95-1411	\$90,000.00	NEW CONST				
1/1/1996	96-0016	\$3,200.00	HTG & A/C				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/6/2017		\$267,000.00	Valid		Land and Improvements		
3/12/2004		\$230,000.00	Valid		Land and Improvements		
11/1/1995		\$30,400.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.244	Gross				\$61,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
10,629	0.244				\$61,800		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0310 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,068		\$131,417.40	
Second Story:				878		\$58,369.44	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$189,786.84	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				888		\$23,816.16	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,787.16	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$600.00	
Attachments:				524		\$15,600.00	
Adjusted Base Price						\$246,793.16	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$253,652.48	
Market Adjustment:				60%		\$405,843.96	
CDU Adjustment:				71		\$288,100.00	
Complete:				100		\$288,100.00	
Dollar Adjustments						(\$100.00)	
Dwelling Value						\$288,000.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$288,000.00
Total Land Value		\$61,800.00
Total Assessed Value		\$349,800.00

Parcel Numbers: 760-0311-000	Property Address: 7363 COUNTRYSIDE DR S	Municipality: Franklin, City of
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Owner Name: DEVRIES, JACOB K	Mailing Address: 7363 S COUNTRYSIDE DR FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: COUNTRYSIDE ESTATES ADDN NO 1 BLK 9 LOT 15	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1211-Franklin		

Building Description

Dwelling #	760 0311 000- 1		
Year Built:	1/1/1992	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1992	Bedrooms:	3
Remodeled/Effective Age:	-30	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0311 000- 1	1,299	0	0	0	0	0	1,299

Attachment Description(s):	Area:	Attachment Value:
11-OFP	56	\$1,100
31-WD	120	\$1,200
13-AFG	441	\$13,200

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	465	\$2,325

Other Building Improvements

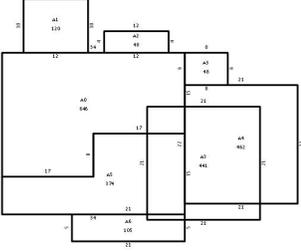
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/2004	120		Average	\$400.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
9/1/1996	96-1022	\$1,000.00	REC ROOM				
4/1/1999	99-0286	\$1,500.00	A/C				
9/20/2004	3117	\$1,800.00	SHED				
8/9/2005	413211	\$2,699.00	ABVPOOL				
9/1/1998	B981100	\$4,000.00	FENCE				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/1/1991		\$26,900.00	Valid		Land		
10/1/1995		\$115,000.00	Valid		Land and Improvements		
9/12/1998		\$146,000.00	Valid		Land and Improvements		
4/29/2011		\$199,500.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.244	Gross				\$61,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:			Assessed Land Value:	
10,629	0.244					\$61,800	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0311 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,299	\$153,983.46
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$153,983.46
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,299	\$30,760.32
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,195.54
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	1	\$300.00
Attachments:	617	\$15,500.00
Adjusted Base Price		\$211,061.32
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$214,787.45
Market Adjustment:	63%	\$350,103.55
CDU Adjustment:	70	\$245,100.00
Complete:	100	\$245,100.00
Dollar Adjustments		\$200.00
Dwelling Value		\$245,300.00
Other Building Improvements	0	\$400.00
Total Improvement Value		\$245,700.00
Total Land Value		\$61,800.00
Total Assessed Value		\$307,500.00

Parcel Numbers: 760-0312-000 Property Address: 7381 COUNTRYSIDE DR S Municipality: Franklin, City of

Owner Name: RUSH, JOHN Mailing Address: 7381 S COUNTRYSIDE DR FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 9 LOT 16	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0312 000- 1		
Year Built:	1/1/1992	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1992	Bedrooms:	3
Remodeled/Effective Age:	-30	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0312 000- 1	1,068	646	0	0	0	0	1,714

Attachment Description(s):	Area:	Attachment Value:
31-WD	120	\$1,200
31-WD	48	\$500
13-AFG	462	\$13,900
11-OFP	105	\$2,100

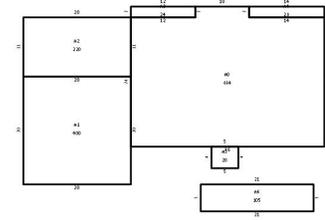
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed		1/1/2012	144		Average	\$900.00	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
5/7/2012		12-0857	\$2,500.00		SHED		
8/8/2013		13-1744	\$10,000.00		ROOF		
4/23/2021		21-0127	\$7,000.00		FURREPLAC		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/1/1998		\$167,900.00	Valid		Land and Improvements		
4/28/2011		\$220,000.00	Valid		Land and Improvements		
11/1/1991		\$28,900.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.244	Gross				\$61,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
10,629	0.244				\$61,800		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0312 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,068	\$131,417.40
Second Story:	646	\$45,387.96
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$176,805.36
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,020	\$25,928.40
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,216.44
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	735	\$17,700.00
Adjusted Base Price		\$234,272.20
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$235,699.42
Market Adjustment:	71%	\$403,046.01
CDU Adjustment:	70	\$282,100.00
Complete:	100	\$282,100.00
Dollar Adjustments		(\$500.00)
Dwelling Value		\$281,600.00
Other Building Improvements	0	\$900.00
Total Improvement Value		\$282,500.00
Total Land Value		\$61,800.00
Total Assessed Value		\$344,300.00

Parcel Numbers: 760-0313-000 Property Address: 7399 COUNTRYSIDE DR S Municipality: Franklin, City of

Owner Name: VILLEGAS, MARK A Mailing Address: 7399 S COUNTRYSIDE DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 9 LOT 17	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0313 000- 1		
Year Built:	1/1/1995	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1995	Bedrooms:	4
Remodeled/Effective Age:	-27	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0313 000- 1	1,104	936	0	0	0	0	2,040

Attachment Description(s):	Area:	Attachment Value:
13-AFG	400	\$12,000
99-Additional Attachments	24	\$2,400
99-Additional Attachments	28	\$2,800
35-Ms/Terrace	20	\$0

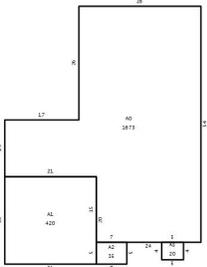
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
7/1/1995	95-0721	\$93,000.00	NEW CONST			
9/21/2018	18-2375	\$9,000.00	EXTREMOD			
7/1/1995	95-0789	\$2,000.00	HTG SYSTEM			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
4/5/2021		\$378,000.00	Valid		Land and Improvements	
6/1/1995		\$32,900.00	Valid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.284	Gross				\$65,200
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
12,371	0.284			\$65,200		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	760 0313 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,104	\$134,389.92
Second Story:	936	\$61,579.44
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$195,969.36
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	884	\$23,708.88
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$5,018.40
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	472	\$17,200.00
Adjusted Base Price		\$256,399.64
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$260,589.60
Market Adjustment:	71%	\$445,608.22
CDU Adjustment:	70	\$311,900.00
Complete:	100	\$311,900.00
Dollar Adjustments		\$900.00
Dwelling Value		\$312,800.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$312,800.00
Total Land Value		\$65,200.00
Total Assessed Value		\$378,000.00

Parcel Numbers: 760-0314-000 Property Address: 7396 HILLENDALE DR S Municipality: Franklin, City of

Owner Name: PELZEK, ROBERT B Mailing Address: 7396 S HILLENDALE DR FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 9 LOT 18	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0314 000- 1		
Year Built:	1/1/1993	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1993	Bedrooms:	3
Remodeled/Effective Age:	-29	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0314 000- 1	1,673	0	0	0	0	0	1,673

Attachment Description(s):	Area:	Attachment Value:
13-AFG	420	\$12,600
11-OPF	35	\$700

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

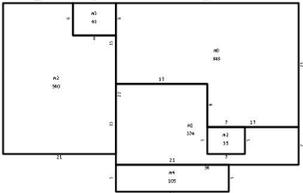
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
9/24/2018	18-2391	\$3,000.00	ACREPLACE				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/1/1993		\$33,900.00	Valid		Land		
5/1/2016		\$225,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.308	Gross				\$66,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
13,416	0.308			\$66,500			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0314 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,673		\$188,011.74	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$188,011.74	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,673		\$36,956.57	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,115.58	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				455		\$13,300.00	
Adjusted Base Price						\$249,564.89	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$257,361.38	
Market Adjustment:				46%		\$375,747.61	
CDU Adjustment:				70		\$263,000.00	
Complete:				100		\$263,000.00	
Dollar Adjustments						(\$100.00)	
Dwelling Value						\$262,900.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$262,900.00
Total Land Value		\$66,500.00
Total Assessed Value		\$329,400.00

Parcel Numbers: 760-0315-000	Property Address: 7382 HILLENDALE DR S	Municipality: Franklin, City of
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Owner Name: LITWIN, LAYNE L & CLAIRE L - REV LIV TRU	Mailing Address: 7382 S HILLENDALE DR FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: COUNTRYSIDE ESTATES ADDN NO 1 BLK 9 LOT 19	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0315 000- 1		
Year Built:	1/1/1992	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1992	Bedrooms:	3
Remodeled/Effective Age:	-30	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0315 000- 1	1,068	646	0	0	0	0	1,714

Attachment Description(s):	Area:	Attachment Value:
13-AFG	540	\$16,200
11-OPF	105	\$2,100

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

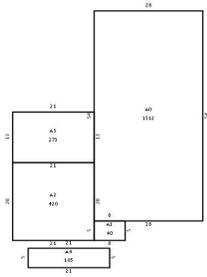
Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/1/1992		\$26,900.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.247	Gross				\$62,100	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
10,759	0.247			\$62,100			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0315 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,068		\$131,417.40	
Second Story:				646		\$45,387.96	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$176,805.36	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,020		\$25,928.40	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,216.44	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				645		\$18,300.00	
Adjusted Base Price						\$234,872.20	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$235,699.42	
Market Adjustment:				70%		\$400,689.01	
CDU Adjustment:				70		\$280,500.00	
Complete:				100		\$280,500.00	
Dollar Adjustments						\$400.00	
Dwelling Value						\$280,900.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$280,900.00	
Total Land Value						\$62,100.00	
Total Assessed Value						\$343,000.00	

Parcel Numbers: 760-0316-000 Property Address: 7368 HILLENDALE DR S Municipality: Franklin, City of

Owner Name: COUTURE TROY A & LAURA L Mailing Address: 7368 S HILLENDALE DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 9 LOT 20	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0316 000- 1		
Year Built:	1/1/1992	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1992	Bedrooms:	3
Remodeled/Effective Age:	-30	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0316 000- 1	1,785	0	0	0	0	0	1,785

Attachment Description(s):	Area:	Attachment Value:
11-OFP	40	\$800
13-AFG	420	\$12,600

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

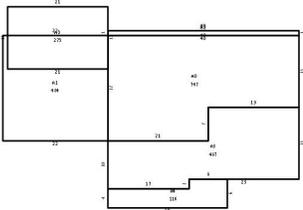
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/16/2007		\$255,300.00	Valid		Land and Improvements		
1/1/1992		\$30,000.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.247	Gross				\$62,100	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
10,759	0.247			\$62,100			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0316 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,785		\$198,384.90	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$198,384.90	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,512		\$34,110.72	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,391.10	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				460		\$13,400.00	
Adjusted Base Price						\$259,908.72	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$268,629.59	
Market Adjustment:				46%		\$392,199.20	
CDU Adjustment:				70		\$274,500.00	
Complete:				100		\$274,500.00	
Dollar Adjustments						\$0.00	
Dwelling Value						\$274,500.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$274,500.00
Total Land Value		\$62,100.00
Total Assessed Value		\$336,600.00

Parcel Numbers: 760-0317-000 Property Address: 7354 HILLENDALE DR S Municipality: Franklin, City of

Owner Name: JAMALEDDIN, ADHEM Mailing Address: 8163 S 47TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 9 LOT 21	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0317 000- 1		
Year Built:	1/1/1992	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1992	Bedrooms:	3
Remodeled/Effective Age:	-30	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0317 000- 1	1,234	787	0	0	0	0	2,021

Attachment Description(s):	Area:	Attachment Value:
13-AFG	484	\$14,500
99-Additional Attachments	40	\$4,000
11-Ofp	116	\$2,300

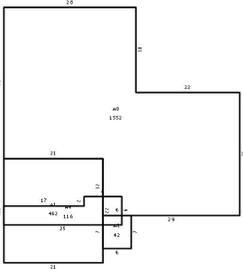
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit: 4/1/1994		Permit Number: 94-0357		Permit Amount: \$2,507.00		Details of Permit: A/C	
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/1/1992		\$30,900.00	Valid		Land		
1/25/2019		\$227,150.00	Valid		Land and Improvements		
Land Breakdown							
Land Class: A-Residential Primary Site		Acreage: 0.247	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$62,100
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage: 10,759		Total Acreage: 0.247	Depth:	Act. Frontage:		Assessed Land Value: \$62,100	
General Information							
Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: All Public		
Valuation/Explanation							
Dwelling #				760 0317 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,234		\$147,574.06	
Second Story:				787		\$53,327.12	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$200,901.18	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,234		\$29,529.62	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,971.66	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				640		\$20,800.00	
Adjusted Base Price						\$270,705.46	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$272,366.01	
Market Adjustment:				55%		\$422,167.31	
CDU Adjustment:				70		\$295,500.00	
Complete:				100		\$295,500.00	
Dollar Adjustments						(\$200.00)	
Dwelling Value						\$295,300.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$295,300.00
Total Land Value		\$62,100.00
Total Assessed Value		\$357,400.00

Parcel Numbers: 760-0318-000 Property Address: 7346 HILLENDALE DR S Municipality: Franklin, City of

Owner Name: CROSS, E MICHAEL & MARGARET Mailing Address: 7346 S HILLENDALE DR FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 9 LOT 22	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0318 000- 1		
Year Built:	1/1/1996	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1996	Bedrooms:	3
Remodeled/Effective Age:	-26	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0318 000- 1	1,552	0	0	0	0	0	1,552

Attachment Description(s):	Area:	Attachment Value:
13-AFG	462	\$13,900
11-OFP	42	\$800

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

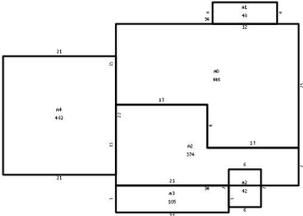
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
6/1/1996	96-0669	\$3,200.00	HTG & A/C			
8/10/2020	20-2132	\$9,000.00	FUR+ACREPLAC			
6/1/1996	96-0647	\$85,000.00	NEW CONST			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
5/1/1996		\$29,900.00	Valid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.247	Gross				\$62,100
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
10,759	0.247			\$62,100		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	
Valuation/Explanation						
Dwelling #			760 0318 000- 1			
Description			Area		Value Amount	
Living Area:						
First Story:			1,552		\$176,384.80	
Second Story:			0		\$0.00	
Additional Story:			0		\$0.00	
Attic/Finished Net:			0		\$0.00	
Half Story/Finished Net:			0		\$0.00	
Base Price					\$176,384.80	
Unfinished Living Area:						
Room/Unfinished:			0		\$0.00	
Unfinished Basement:			1,552		\$34,718.24	
Half Story/Unfinished:					\$0.00	
Structure Info, Features and Attachments:						
Heating/AC			Air Conditioning - Same Ducts		\$3,817.92	
Plumbing			0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area			0		\$0.00	
Features:			1		\$300.00	
Attachments:			504		\$14,700.00	
Adjusted Base Price					\$237,242.96	
Changes/Adjustments						
Grade Adjustment:			C+ 110%		\$244,467.26	
Market Adjustment:			51%		\$369,145.56	
CDU Adjustment:			71		\$262,100.00	
Complete:			100		\$262,100.00	
Dollar Adjustments					\$0.00	
Dwelling Value					\$262,100.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$262,100.00
Total Land Value		\$62,100.00
Total Assessed Value		\$324,200.00

Parcel Numbers: 760-0319-000 Property Address: 7340 HILLENDALE DR S Municipality: Franklin, City of

Owner Name: DANECKI, EDWARD W JR Mailing Address: 7340 S HILLENDALE DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 9 LOT 23	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0319 000- 1		
Year Built:	1/1/1992	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1992	Bedrooms:	3
Remodeled/Effective Age:	-30	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0319 000- 1	1,020	646	0	0	0	0	1,666

Attachment Description(s):	Area:	Attachment Value:
31-WD	48	\$500
11-OPF	105	\$2,100
13-AFG	462	\$13,900

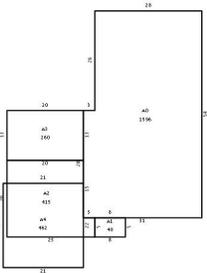
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
2/25/2020		20-0526	\$4,000.00		FURREPLAC		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/1/1997		\$142,000.00	Valid		Land and Improvements		
1/29/2003		\$175,000.00	Invalid		Land and Improvements		
10/1/1992		\$116,575.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.247	Gross				\$62,100
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
10,759		0.247				\$62,100	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0319 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,020	\$127,051.20
Second Story:	646	\$45,387.96
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$172,439.16
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,020	\$25,928.40
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,098.36
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	615	\$16,500.00
Adjusted Base Price		\$228,587.92
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$230,766.71
Market Adjustment:	71%	\$394,611.08
CDU Adjustment:	70	\$276,200.00
Complete:	100	\$276,200.00
Dollar Adjustments		(\$300.00)
Dwelling Value		\$275,900.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$275,900.00
Total Land Value		\$62,100.00
Total Assessed Value		\$338,000.00

Parcel Numbers: 760-0320-000 Property Address: 7326 HILLENDALE DR S Municipality: Franklin, City of

Owner Name: JOHN C FIEL Mailing Address: 7326 S. HILLENDALE DRIVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 9 LOT 24	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0320 000- 1		
Year Built:	1/1/1995	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1995	Bedrooms:	3
Remodeled/Effective Age:	-27	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0320 000- 1	1,856	0	0	0	0	0	1,856

Attachment Description(s):	Area:	Attachment Value:
11-OFP	40	\$800
13-AFG	415	\$12,500

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

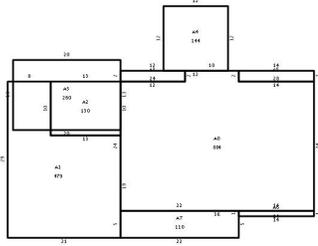
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
6/1/1995	95-0531	\$2,000.00	HTG SYSTEM				
6/1/1995	95-0487	\$97,000.00	NEW CONST				
3/23/2012	12-0479	\$7,800.00	A/C				
5/6/2013	13-0737	\$1,900.00	FENCE				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/15/2003		\$185,600.00	Invalid		Land and Improvements		
6/30/2005		\$255,000.00	Valid		Land and Improvements		
5/1/1995		\$32,900.00	Valid		Land		
4/28/2022	11242374	\$316,000.00	Invalid	O - Other	Land and Improvements	Other	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.247	Gross				\$62,100	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
10,759	0.247				\$62,100		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0320 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,856	\$204,215.68
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$204,215.68
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,596	\$35,702.52
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,565.76
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	1	\$300.00
Attachments:	455	\$13,300.00
Adjusted Base Price		\$265,405.96
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$276,986.56
Market Adjustment:	44%	\$398,860.64
CDU Adjustment:	70	\$279,200.00
Complete:	100	\$279,200.00
Dollar Adjustments		\$500.00
Dwelling Value		\$279,700.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$279,700.00
Total Land Value		\$62,100.00
Total Assessed Value		\$341,800.00

Parcel Numbers: 760-0321-000 Property Address: 7312 HILLENDALE DR S Municipality: Franklin, City of

Owner Name: GOSSETT, PAUL W Mailing Address: 7312 S HILLENDALE DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 9 LOT 25	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0321 000- 1		
Year Built:	1/1/1992	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1992	Bedrooms:	4
Remodeled/Effective Age:	-30	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0321 000- 1	1,014	950	0	0	0	0	1,964

Attachment Description(s):	Area:	Attachment Value:
13-AFG	479	\$14,400
99-Additional Attachments	24	\$2,400
31-WD	144	\$1,400
99-Additional Attachments	28	\$2,800
99-Additional Attachments	14	\$1,400
11-OFP	110	\$2,200

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
2/8/2012	12-0214	\$2,950.00	FURREPLAC
7/3/2019	19-1613	\$270.00	FENCE
6/4/2012	12-1083	\$2,100.00	ACREPLACE

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
3/23/2015		\$242,000.00	Valid		Land and Improvements	
8/1/1993		\$138,000.00	Valid		Land and Improvements	
3/1/1998		\$169,000.00	Valid		Land and Improvements	

Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.257	Gross				\$62,800

Acreage/Squarefoot Variables

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Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
11,195	0.257			\$62,800

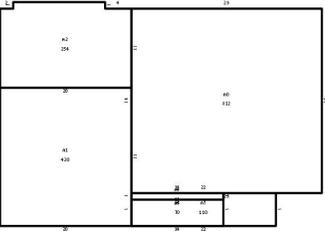
General Information

Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Light			All Public

Valuation/Explanation		
Dwelling #	760 0321 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,014	\$126,303.84
Second Story:	950	\$62,054.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$188,357.84
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,014	\$25,775.88
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,831.44
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	799	\$24,600.00
Adjusted Base Price		\$258,068.16
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$254,284.98
Market Adjustment:	60%	\$406,855.96
CDU Adjustment:	70	\$284,800.00
Complete:	100	\$284,800.00
Dollar Adjustments		(\$200.00)
Dwelling Value		\$284,600.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$284,600.00
Total Land Value		\$62,800.00
Total Assessed Value		\$347,400.00

Parcel Numbers: 760-0322-000 Property Address: 7290 HILLENDALE DR S Municipality: Franklin, City of

Owner Name: PITTMAN, DALE P & MARY J Mailing Address: 7290 S HILLENDALE DR FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 9 LOT 26	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0322 000- 1		
Year Built:	1/1/1992	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1992	Bedrooms:	3
Remodeled/Effective Age:	-30	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0322 000- 1	1,066	826	0	0	0	0	1,892

Attachment Description(s):	Area:	Attachment Value:
13-AFG	420	\$12,600
11-OPF	70	\$1,400
99-Additional Attachments	14	\$1,400

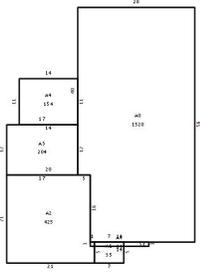
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:		
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/25/2010	904	\$1,800.00	FURREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/1/1992		\$31,900.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.276	Gross				\$65,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,023	0.276				\$65,300		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0322 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,066		\$131,171.30	
Second Story:				826		\$56,101.92	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$187,273.22	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				812		\$22,216.32	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,654.32	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				504		\$15,400.00	
Adjusted Base Price						\$244,046.86	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$248,981.55	
Market Adjustment:				61%		\$400,860.29	
CDU Adjustment:				70		\$280,600.00	
Complete:				100		\$280,600.00	
Dollar Adjustments						\$600.00	
Dwelling Value						\$281,200.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$281,200.00
Total Land Value		\$65,300.00
Total Assessed Value		\$346,500.00

Parcel Numbers: 760-0323-000 Property Address: 7272 HILLENDALE DR S Municipality: Franklin, City of

Owner Name: PLASZKIEWICZ, KAREN Mailing Address: 7272 S HILLENDALE DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 9 LOT 27	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0323 000- 1		
Year Built:	1/1/1992	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1992	Bedrooms:	3
Remodeled/Effective Age:	-30	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0323 000- 1	1,724	0	0	0	0	0	1,724

Attachment Description(s):	Area:	Attachment Value:
11-OFP	35	\$700
13-AFG	425	\$12,800
12-EFP	154	\$4,600

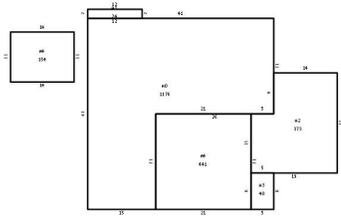
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed	1/1/1999	96		Average	\$200.00	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
5/1/1999	99-0510	\$1,300.00	SHED 8X12'			
5/24/2013	13-0907	\$30,000.00	ADDN			
5/20/2014	14-1076	\$8,650.00	FNNTN REPAIR			
5/14/2018	18-1187	\$3,400.00	ACREPLACE			
1/3/2013	13-0014	\$3,450.00	FURREPLAC			
11/1/1999	99-1430	\$3,116.00	GAS FIREPLAC			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
6/1/1992		\$33,500.00	Valid		Land	
4/7/2021		\$289,000.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.300	Gross				\$67,700
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
13,068	0.300			\$67,700		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	760 0323 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,724	\$192,519.08
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$192,519.08
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,520	\$34,291.20
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,241.04
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	614	\$18,100.00
Adjusted Base Price		\$258,773.32
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$262,210.65
Market Adjustment:	51%	\$395,938.09
CDU Adjustment:	70	\$277,200.00
Complete:	100	\$277,200.00
Dollar Adjustments		(\$800.00)
Dwelling Value		\$276,400.00
Other Building Improvements	0	\$200.00
Total Improvement Value		\$276,600.00
Total Land Value		\$67,700.00
Total Assessed Value		\$344,300.00

Parcel Numbers: 760-0324-000 Property Address: 7254 HILLENDALE DR S Municipality: Franklin, City of

Owner Name: STAGGE, CHRISTINE A Mailing Address: 7254 S HILLENDALE DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 9 LOT 28	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0324 000- 1		
Year Built:	1/1/1994	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1994	Bedrooms:	3
Remodeled/Effective Age:	-28	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0324 000- 1	1,573	0	0	0	0	0	1,573

Attachment Description(s):	Area:	Attachment Value:
11-OFP	40	\$800
13-AFG	441	\$13,200

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

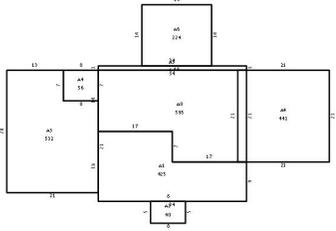
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/2000	96		Average	\$200.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
4/1/1994	94-0232	\$2,000.00	HTG SYSTEM				
11/10/2020	20-3259	\$2,500.00	FP				
3/1/1994	94-0122	\$85,000.00	NEW CONST				
5/1/2000	00-0498	\$1,465.00	SHED 8X12'				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
3/1/1994		\$33,500.00	Valid		Land		
6/14/2007		\$220,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.318	Gross				\$69,100	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
13,852	0.318				\$69,100		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0324 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,573		\$178,771.45	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$178,771.45	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,176		\$28,541.52	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,869.58	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$2,000.00	
Attachments:				481		\$14,000.00	
Adjusted Base Price						\$234,504.55	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$240,355.01	
Market Adjustment:				56%		\$374,953.81	
CDU Adjustment:				70		\$262,500.00	
Complete:				100		\$262,500.00	
Dollar Adjustments						\$500.00	
Dwelling Value						\$263,000.00	

Other Building Improvements	0	\$200.00
Total Improvement Value		\$263,200.00
Total Land Value		\$69,100.00
Total Assessed Value		\$332,300.00

Parcel Numbers: 760-0325-000 Property Address: 7236 HILLENDALE DR S Municipality: Franklin, City of

Owner Name: VANDOSKE REVOCABLE LIVING TRUST Mailing Address: 7236 S HILLENDALE DR FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 9 LOT 29	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0325 000- 1		
Year Built:	1/1/1996	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1996	Bedrooms:	3
Remodeled/Effective Age:	-26	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0325 000- 1	1,076	629	0	0	0	0	1,705

Attachment Description(s):	Area:	Attachment Value:
11-OFP	40	\$800
13-AFG	532	\$16,000
99-Additional Attachments	34	\$3,400
31-WD	224	\$2,200

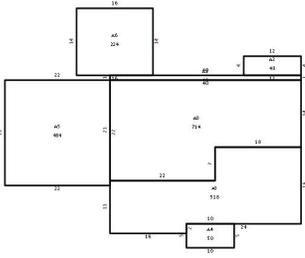
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed		1/1/2002	120		Average	\$400.00	
Permit / Construction History							
Date of Permit:		Permit Number:		Permit Amount:		Details of Permit:	
6/1/1996		96-0606		\$2,000.00		HTG	
5/31/2002		02-0535		\$2,000.00		SHED 10X12'	
5/1/1996		96-0540		\$85,000.00		NEW CONST	
4/1/1997		97-0256		\$700.00		WDDK 14X16'	
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/12/2004		\$200,000.00	Invalid		Land and Improvements		
6/1/1996		\$32,900.00	Valid		Land		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.340	Gross				\$70,500
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
14,810		0.340				\$70,500	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0325 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,076	\$132,401.80
Second Story:	629	\$44,193.54
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$176,595.34
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,020	\$25,928.40
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,194.30
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	830	\$22,400.00
Adjusted Base Price		\$238,740.04
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$235,444.04
Market Adjustment:	73%	\$407,318.20
CDU Adjustment:	71	\$289,200.00
Complete:	100	\$289,200.00
Dollar Adjustments		\$300.00
Dwelling Value		\$289,500.00
Other Building Improvements	0	\$400.00
Total Improvement Value		\$289,900.00
Total Land Value		\$70,500.00
Total Assessed Value		\$360,400.00

Parcel Numbers: 760-0326-000 Property Address: 7218 HILLENDALE DR S Municipality: Franklin, City of

Owner Name: NOLTNER, COREY R & MICHELE E Mailing Address: 7218 S HILLENDALE DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 9 LOT 30	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0326 000- 1		
Year Built:	1/1/1993	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1993	Bedrooms:	3
Remodeled/Effective Age:	-29	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0326 000- 1	1,232	754	0	0	0	0	1,986

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	40	\$4,000
31-WD	48	\$500
11-OFP	50	\$1,000
13-AFG	484	\$14,500

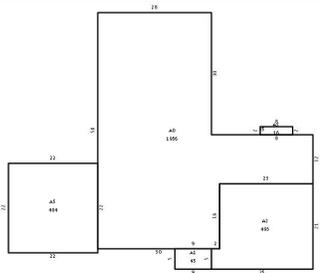
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
5/12/2006		1531	\$0.00		FENCE		
12/10/2013		13-2907	\$7,235.00		FOUNDRPR		
8/1/1997		97-0762	\$1,500.00		SHED 12X16'		
10/19/2010		2221	\$19,999.00		RESIDING		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/1/1993		\$143,900.00	Valid		Land and Improvements		
5/1/1998		\$165,000.00	Valid		Land and Improvements		
2/21/2002		\$183,600.00	Invalid		Land and Improvements		
8/10/2018		\$302,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.324	Gross				\$65,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
14,113	0.324				\$65,600		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0326 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,232	\$147,334.88
Second Story:	754	\$51,091.04
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$198,425.92
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,232	\$29,481.76
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,885.56
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	622	\$20,000.00
Adjusted Base Price		\$267,296.24
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$269,495.86
Market Adjustment:	62%	\$436,583.30
CDU Adjustment:	70	\$305,600.00
Complete:	100	\$305,600.00
Dollar Adjustments		\$400.00
Dwelling Value		\$306,000.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$306,000.00
Total Land Value		\$65,600.00
Total Assessed Value		\$371,600.00

Parcel Numbers: 760-0327-000 Property Address: 7192 HILLENDALE DR S Municipality: Franklin, City of

Owner Name: VERGES JAMES D & JILL M Mailing Address: 7192 S HILLENDALE DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 9 LOT 31	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0327 000- 1		
Year Built:	1/1/1994	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1994	Bedrooms:	3
Remodeled/Effective Age:	-28	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0327 000- 1	1,972	0	0	0	0	0	1,972

Attachment Description(s):	Area:	Attachment Value:
11-OFP	45	\$900
13-AFG	493	\$14,800

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

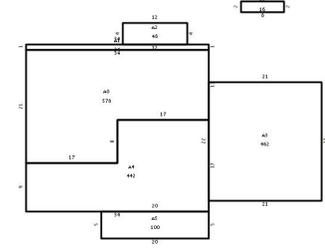
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
3/13/2002	02-0154	\$3,200.00	RECROOM				
4/12/2006	1115	\$4,000.00	FENCE				
1/1/1994	94-0011	\$3,966.00	HTG & A/C				
8/25/2003	160768	\$6,800.00	FP				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/29/2008		\$272,000.00	Valid		Land and Improvements		
11/1/1993		\$32,900.00	Valid		Land		
3/1/2001		\$190,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.287	Gross				\$66,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,502	0.287				\$66,300		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0327 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,972	\$214,967.72
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$214,967.72
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,956	\$42,190.92
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,851.12
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	538	\$15,700.00
Adjusted Base Price		\$287,331.76
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$296,264.94
Market Adjustment:	42%	\$420,696.21
CDU Adjustment:	70	\$294,500.00
Complete:	100	\$294,500.00
Dollar Adjustments		\$100.00
Dwelling Value		\$294,600.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$294,600.00
Total Land Value		\$66,300.00
Total Assessed Value		\$360,900.00

Parcel Numbers: 760-0328-000 Property Address: 7390 38TH ST S Municipality: Franklin, City of

Owner Name: RUPP, PATRICK & ELAINE Mailing Address: 7390 S 38TH ST FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 10 LOT 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0328 000- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0328 000- 1	1,020	612	0	0	0	0	1,632

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	34	\$3,400
31-WD	48	\$500
13-AFG	462	\$13,900
11-OFP	100	\$2,000

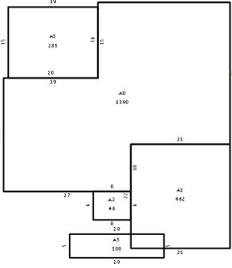
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed	1/1/2002	144		Average	\$500.00	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
2/5/2019	19-0270	\$15,650.00	FOUNDRPR			
7/1/2002	02-0723	\$1,600.00	SHED 12X12'			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
5/1/1992		\$120,700.00	Valid		Land and Improvements	
6/1/1996		\$146,500.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.248	Gross				\$62,900
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
10,803	0.248			\$62,900		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	760 0328 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,020	\$127,051.20
Second Story:	612	\$42,999.12
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$170,050.32
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,020	\$25,928.40
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,014.72
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	644	\$19,800.00
Adjusted Base Price		\$229,415.44
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$228,046.98
Market Adjustment:	71%	\$389,960.34
CDU Adjustment:	70	\$273,000.00
Complete:	100	\$273,000.00
Dollar Adjustments		\$300.00
Dwelling Value		\$273,300.00
Other Building Improvements	0	\$500.00
Total Improvement Value		\$273,800.00
Total Land Value		\$62,900.00
Total Assessed Value		\$336,700.00

Parcel Numbers: 760-0329-000 Property Address: 7408 38TH ST S Municipality: Franklin, City of

Owner Name: MCINTYRE-KELLY, LAURA ANN Mailing Address: 7408 S 38TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 10 LOT 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0329 000- 1		
Year Built:	1/1/1992	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1992	Bedrooms:	3
Remodeled/Effective Age:	-30	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0329 000- 1	1,390	0	0	0	0	0	1,390

Attachment Description(s):	Area:	Attachment Value:
13-AFG	462	\$13,900
11-OPF	48	\$1,000
31-WD	285	\$2,900

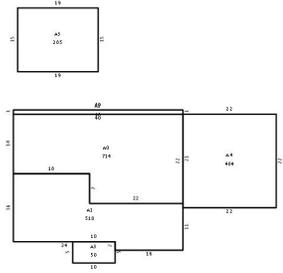
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
4/1/1995	95-0255	\$1,913.00	A/C			
9/1/1995	95-1052	\$1,400.00	DECK			
5/10/2017	17-1010	\$11,252.00	RE-ROOF GAR			
11/30/2016	16-2895	\$8,000.00	ROOF			
7/8/2016	16-1632	\$3,750.00	ACREPLACE			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
8/24/2011		\$190,000.00	Valid		Land and Improvements	
12/1/1992		\$114,900.00	Valid		Land and Improvements	
10/29/2001		\$152,200.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.237	Gross				\$61,500
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
10,324	0.237			\$61,500		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	760 0329 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,390	\$162,199.10
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$162,199.10
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,390	\$32,248.00
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,419.40
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	795	\$17,800.00
Adjusted Base Price		\$225,288.50
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$225,707.35
Market Adjustment:	60%	\$361,131.76
CDU Adjustment:	70	\$252,800.00
Complete:	100	\$252,800.00
Dollar Adjustments		\$300.00
Dwelling Value		\$253,100.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$253,100.00
Total Land Value		\$61,500.00
Total Assessed Value		\$314,600.00

Parcel Numbers: 760-0330-000 Property Address: 7416 38TH ST S Municipality: Franklin, City of

Owner Name: GILANYI, KAREN M Mailing Address: 7416 S 38TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 10 LOT 3	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	

1211-Franklin

Building Description

Dwelling #	760 0330 000- 1		
Year Built:	1/1/1993	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1993	Bedrooms:	3
Remodeled/Effective Age:	-29	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0330 000- 1	1,232	764	0	0	0	0	1,996

Attachment Description(s):	Area:	Attachment Value:
11-OFP	40	\$800
99-Additional Attachments	50	\$5,000
13-AFG	484	\$14,500

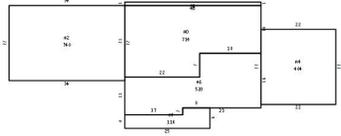
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
6/1/1994		94-0584	\$2,250.00		A/C		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/1/1993		\$30,900.00	Valid		Land		
8/2/2021		\$346,500.00	Invalid		Land and Improvements		
2/18/2011		\$244,500.00	Invalid		Land and Improvements		
12/14/2012		\$200,000.00	Valid		Land and Improvements		
8/24/2018		\$267,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.237	Gross				\$61,500
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
10,324		0.237				\$61,500	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0330 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,232	\$147,334.88
Second Story:	764	\$51,768.64
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$199,103.52
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,232	\$29,481.76
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,910.16
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	574	\$20,300.00
Adjusted Base Price		\$268,298.44
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$270,268.28
Market Adjustment:	62%	\$437,834.62
CDU Adjustment:	70	\$306,500.00
Complete:	100	\$306,500.00
Dollar Adjustments		(\$700.00)
Dwelling Value		\$305,800.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$305,800.00
Total Land Value		\$61,500.00
Total Assessed Value		\$367,300.00

Parcel Numbers: 760-0331-000 Property Address: 3983 HEATHERIDGE DR W Municipality: Franklin, City of

Owner Name: PETERSON, JEFFREY M & MICHELLE L Mailing Address: 3983 W HEATHERIDGE DR FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 11 LOT 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0331 000- 1		
Year Built:	1/1/1993	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1993	Bedrooms:	3
Remodeled/Effective Age:	-29	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0331 000- 1	1,234	754	0	0	0	0	1,988

Attachment Description(s):	Area:	Attachment Value:
13-AFG	748	\$22,400
99-Additional Attachments	40	\$4,000
11-OFP	116	\$2,300

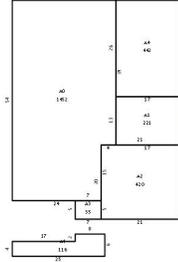
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
7/14/2015		15-1580	\$5,600.00		ACREPLACE		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/1/2000		\$208,500.00	Valid		Land and Improvements		
7/8/2008		\$255,000.00	Valid		Land and Improvements		
5/1/1993		\$32,900.00	Valid		Land		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.311	Gross				\$68,100
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
13,547		0.311				\$68,100	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0331 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,234	\$147,574.06
Second Story:	754	\$51,091.04
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$198,665.10
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,234	\$29,529.62
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,890.48
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	904	\$28,700.00
Adjusted Base Price		\$276,288.20
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$269,817.02
Market Adjustment:	66%	\$447,896.25
CDU Adjustment:	70	\$313,500.00
Complete:	100	\$313,500.00
Dollar Adjustments		\$800.00
Dwelling Value		\$314,300.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$314,300.00
Total Land Value		\$68,100.00
Total Assessed Value		\$382,400.00

Parcel Numbers: 760-0332-000	Property Address: 3965 HEATHERIDGE DR W	Municipality: Franklin, City of
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Owner Name: MOHR WILLIAM L	Mailing Address: 3965 W HEATHERIDGE DR FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: COUNTRYSIDE ESTATES ADDN NO 1 BLK 11 LOT 2	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0332 000- 1		
Year Built:	1/1/1993	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1993	Bedrooms:	3
Remodeled/Effective Age:	-29	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0332 000- 1	1,673	0	0	0	0	0	1,673

Attachment Description(s):	Area:	Attachment Value:
13-AFG	420	\$12,600
11-OPF	35	\$700
33-Concrete Patio	442	\$2,200

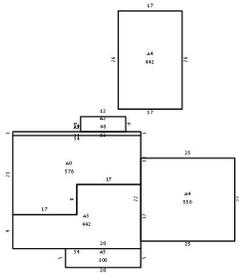
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition: Average	Rec Room Area: 500	Rec Room Value: \$2,500
05-Metal Fireplace	1	\$2,000
Rec Room Condition: Average	Rec Room Area: 500	Rec Room Value: \$2,500

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
6/1/2000	00-0683	\$800.00	BSMT ALTERAT			
8/14/2002	02-0912	\$0.00	FTG/FNDTN PERMI			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
5/25/2005		\$187,000.00	Invalid		Land and Improvements	
7/1/1999		\$142,000.00	Invalid		Land and Improvements	
8/1/1993		\$32,900.00	Valid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.263	Gross				\$61,500
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
11,456	0.263			\$61,500		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	760 0332 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,673	\$188,011.74
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$188,011.74
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,452	\$33,062.04
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,115.58
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	897	\$15,500.00
Adjusted Base Price		\$250,311.36
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$255,762.50
Market Adjustment:	53%	\$391,316.62
CDU Adjustment:	70	\$273,900.00
Complete:	100	\$273,900.00
Dollar Adjustments		(\$200.00)
Dwelling Value		\$273,700.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$273,700.00
Total Land Value		\$61,500.00
Total Assessed Value		\$335,200.00

Parcel Numbers: 760-0333-000 Property Address: 3937 HEATHERIDGE DR W Municipality: Franklin, City of

Owner Name: WARDEN, PHILLIP S Mailing Address: 3937 W HEATHERIDGE DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 11 LOT 3	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0333 000- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0333 000- 1	1,020	612	0	0	0	0	1,632

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	34	\$3,400
31-WD	48	\$500
13-AFG	550	\$16,500
11-OPF	100	\$2,000

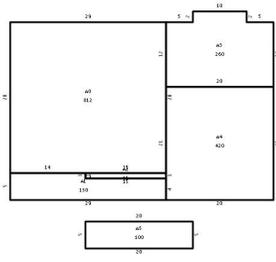
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
WD-Wood Deck	1/1/2010	224		Average	\$400.00	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
8/1/1995	95-0953	\$2,135.00	A/C			
7/14/2010	1424	\$4,857.00	DETWDDK			
1/28/2019	19-0214	\$3,350.00	FURREPLAC			
6/6/2019	19-1314	\$4,550.00	ACREPLACE			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
10/1/1991		\$30,900.00	Valid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.248	Gross				\$62,900
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
10,803	0.248			\$62,900		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	760 0333 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,020	\$127,051.20
Second Story:	612	\$42,999.12
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$170,050.32
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,020	\$25,928.40
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,014.72
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	732	\$22,400.00
Adjusted Base Price		\$232,015.44
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$228,046.98
Market Adjustment:	74%	\$396,801.75
CDU Adjustment:	70	\$277,800.00
Complete:	100	\$277,800.00
Dollar Adjustments		(\$700.00)
Dwelling Value		\$277,100.00
Other Building Improvements	0	\$400.00
Total Improvement Value		\$277,500.00
Total Land Value		\$62,900.00
Total Assessed Value		\$340,400.00

Parcel Numbers: 760-0334-000 Property Address: 3909 HEATHERIDGE DR W Municipality: Franklin, City of

Owner Name: CHAREWICZ, GREGORY Mailing Address: 3909 W HEATHERIDGE DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 11 LOT 4	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0334 000- 1		
Year Built:	1/1/1996	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1996	Bedrooms:	3
Remodeled/Effective Age:	-26	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0334 000- 1	1,072	827	0	0	0	0	1,899

Attachment Description(s):	Area:	Attachment Value:
11-OFP	15	\$300
99-Additional Attachments	15	\$1,500
11-OFP	130	\$2,600
13-AFG	420	\$12,600

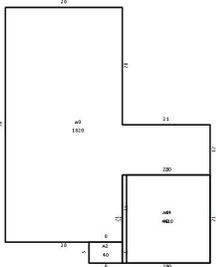
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
5/1/1996	96-0494	\$3,200.00	HTG & A/C			
5/1/1996	96-0468	\$85,000.00	NEW CONST			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
5/1/1996		\$31,900.00	Valid		Land	
6/1/1999		\$167,900.00	Valid		Land and Improvements	
5/7/2009		\$225,000.00	Invalid		Land and Improvements	
11/10/2016		\$253,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.248	Gross				\$62,900
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
10,803	0.248			\$62,900		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	760 0334 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,072	\$131,909.60
Second Story:	827	\$56,169.84
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$188,079.44
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	812	\$22,216.32
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,671.54
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	580	\$17,000.00
Adjusted Base Price		\$246,470.30
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$249,887.33
Market Adjustment:	63%	\$407,316.35
CDU Adjustment:	71	\$289,200.00
Complete:	100	\$289,200.00
Dollar Adjustments		\$500.00
Dwelling Value		\$289,700.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$289,700.00
Total Land Value		\$62,900.00
Total Assessed Value		\$352,600.00

Parcel Numbers: 760-0335-000	Property Address: 3869 HEATHERIDGE DR W	Municipality: Franklin, City of
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Owner Name: REGAS, GUS & JANE	Mailing Address: 3869 W HEATHERIDGE DR FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: COUNTRYSIDE ESTATES ADDN NO 1 BLK 11 LOT 5	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0335 000- 1		
Year Built:	1/1/1992	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1992	Bedrooms:	3
Remodeled/Effective Age:	-30	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0335 000- 1	1,820	0	0	0	0	0	1,820

Attachment Description(s):	Area:	Attachment Value:
13-AFG	441	\$13,200
11-OPF	40	\$800

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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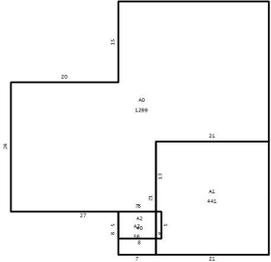
Permit / Construction History

Date of Permit: 3/27/2013	Permit Number: 13-0421	Permit Amount: \$2,500.00	Details of Permit: FURREPLAC
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
1/1/1992		\$26,900.00	Valid		Land		
12/1/1998		\$150,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.234	Gross				\$61,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
10,193	0.234				\$61,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0335 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,820		\$201,364.80	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$201,364.80	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,820		\$39,712.40	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,477.20	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				481		\$14,000.00	
Adjusted Base Price						\$267,176.40	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$278,164.04	
Market Adjustment:				40%		\$389,429.66	
CDU Adjustment:				70		\$272,600.00	
Complete:				100		\$272,600.00	
Dollar Adjustments						\$0.00	
Dwelling Value						\$272,600.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$272,600.00	
Total Land Value						\$61,200.00	
Total Assessed Value						\$333,800.00	

Parcel Numbers: 760-0336-000 Property Address: 3845 HEATHERIDGE DR W Municipality: Franklin, City of

Owner Name: IKNER, JAMES & SUZANNE Mailing Address: 3845 W HEATHERIDGE DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 11 LOT 6	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0336 000- 1		
Year Built:	1/1/1992	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1992	Bedrooms:	3
Remodeled/Effective Age:	-30	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0336 000- 1	1,299	0	0	0	0	0	1,299

Attachment Description(s):	Area:	Attachment Value:
13-AFG	441	\$13,200
11-OFP	56	\$1,100

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

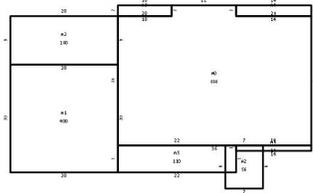
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/2018	80		Average	\$600.00

Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
6/4/2018	18-1351	\$3,000.00	SHED			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
6/1/1992		\$29,900.00	Valid		Land	
12/1/1997		\$129,500.00	Valid		Land and Improvements	
7/1/1999		\$138,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.234	Gross				\$61,200
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
10,193	0.234			\$61,200		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	
Valuation/Explanation						
Dwelling #				760 0336 000- 1		
Description				Area		Value Amount
Living Area:						
First Story:				1,299		\$153,983.46
Second Story:				0		\$0.00
Additional Story:				0		\$0.00
Attic/Finished Net:				0		\$0.00
Half Story/Finished Net:				0		\$0.00
Base Price						\$153,983.46
Unfinished Living Area:						
Room/Unfinished:				0		\$0.00
Unfinished Basement:				1,299		\$30,760.32
Half Story/Unfinished:						\$0.00
Structure Info, Features and Attachments:						
Heating/AC				Basic Heating		\$0.00
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00
Finished Basement Living Area				0		\$0.00
Features:				2		\$2,300.00
Attachments:				497		\$14,300.00
Adjusted Base Price						\$208,665.78
Changes/Adjustments						
Grade Adjustment:				C+ 110%		\$211,272.36
Market Adjustment:				64%		\$346,486.67
CDU Adjustment:				70		\$242,500.00
Complete:				100		\$242,500.00
Dollar Adjustments						\$300.00
Dwelling Value						\$242,800.00

Other Building Improvements	0	\$600.00
Total Improvement Value		\$243,400.00
Total Land Value		\$61,200.00
Total Assessed Value		\$304,600.00

Parcel Numbers: 760-0337-000 Property Address: 3821 HEATHERIDGE DR W Municipality: Franklin, City of

Owner Name: KAUR, BALJINDER Mailing Address: 3821 W HEATHERIDGE DR FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 11 LOT 7	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0337 000- 1		
Year Built:	1/1/1996	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1996	Bedrooms:	4
Remodeled/Effective Age:	-26	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0337 000- 1	1,068	950	0	0	0	0	2,018

Attachment Description(s):	Area:	Attachment Value:
13-AFG	400	\$12,000
99-Additional Attachments	20	\$2,000
99-Additional Attachments	28	\$2,800
11-OPF	110	\$2,200
99-Additional Attachments	14	\$1,400

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

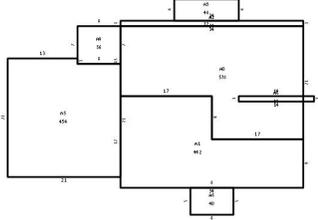
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/2016	120		Average	\$1,000.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/1/1996	96-0544	\$130,000.00	NEW CONST				
5/1/1996	96-0544	\$2,000.00	HTG				
10/18/2016	16-2541	\$3,220.00	SHED 10X12				
4/1/1997	97-0253	\$1,625.00	A/C				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/1/1996		\$31,900.00	Valid		Land		
7/13/2005		\$258,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.276	Gross				\$64,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,023	0.276				\$64,600		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0337 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,068		\$131,417.40	
Second Story:				950		\$62,054.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$193,471.40	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				888		\$23,816.16	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,964.28	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				572		\$20,400.00	
Adjusted Base Price						\$255,154.84	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$257,900.32	
Market Adjustment:				58%		\$407,482.51	
CDU Adjustment:				71		\$289,300.00	
Complete:				100		\$289,300.00	
Dollar Adjustments						(\$600.00)	
Dwelling Value						\$288,700.00	

Other Building Improvements	0	\$1,000.00
Total Improvement Value		\$289,700.00
Total Land Value		\$64,600.00
Total Assessed Value		\$354,300.00

Parcel Numbers: 760-0338-000 Property Address: 7424 HILLENDALE DR S Municipality: Franklin, City of

Owner Name: KRAUSE, KELLY LYNN Mailing Address: 7424 S HILLENDALE DR FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 12 LOT 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0338 000- 1		
Year Built:	1/1/1999	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1999	Bedrooms:	3
Remodeled/Effective Age:	-23	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0338 000- 1	1,076	612	0	0	0	0	1,688

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	34	\$3,400
31-WD	48	\$500
13-AFG	454	\$13,600
11-OFP	40	\$800

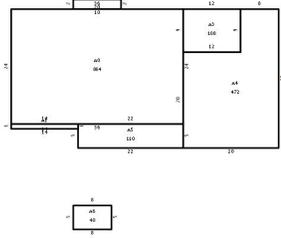
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
2/1/1999	99-0127	\$115,000.00	NEW CONST			
3/1/1999	99-0234	\$3,200.00	HTG & A/C			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
11/15/2021		\$335,000.00	Valid		Land and Improvements	
12/1/1998		\$38,900.00	Valid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.224	Gross				\$59,500
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
9,757	0.224			\$59,500		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	760 0338 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,076	\$132,401.80
Second Story:	612	\$42,999.12
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$175,400.92
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,020	\$25,928.40
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,152.48
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	576	\$18,300.00
Adjusted Base Price		\$233,403.80
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$234,084.18
Market Adjustment:	59%	\$372,193.85
CDU Adjustment:	74	\$275,400.00
Complete:	100	\$275,400.00
Dollar Adjustments		\$100.00
Dwelling Value		\$275,500.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$275,500.00
Total Land Value		\$59,500.00
Total Assessed Value		\$335,000.00

Parcel Numbers: 760-0339-000 Property Address: 4125 HEATHERIDGE DR W Municipality: Franklin, City of

Owner Name: MATUSZEWSKI, ADAM S Mailing Address: 4125 W HEATHERIDGE DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 12 LOT 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0339 000- 1		
Year Built:	1/1/1999	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1999	Bedrooms:	3
Remodeled/Effective Age:	-23	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0339 000- 1	992	878	0	0	0	0	1,870

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	14	\$1,400
13-AFG	472	\$14,200
11-OFP	110	\$2,200

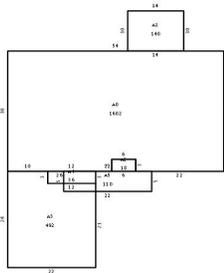
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
3/1/1999	99-0235	\$2,000.00	NEW CONST			
3/1/1999	99-0235	\$2,000.00	HTG			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
7/20/2001		\$187,000.00	Valid		Land and Improvements	
1/1/1999		\$39,900.00	Valid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.253	Gross				\$62,700
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
11,021	0.253			\$62,700		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	760 0339 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	992	\$124,872.96
Second Story:	878	\$58,369.44
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$183,242.40
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	884	\$23,708.88
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,600.20
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	596	\$17,800.00
Adjusted Base Price		\$243,854.48
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$246,129.93
Market Adjustment:	61%	\$396,269.18
CDU Adjustment:	74	\$293,200.00
Complete:	100	\$293,200.00
Dollar Adjustments		\$300.00
Dwelling Value		\$293,500.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$293,500.00
Total Land Value		\$62,700.00
Total Assessed Value		\$356,200.00

Parcel Numbers: 760-0340-000 Property Address: 4091 HEATHERIDGE DR W Municipality: Franklin, City of

Owner Name: CARRENO, STEPHEN & BONNY Mailing Address: 4091 W HEATHERIDGE DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 12 LOT 3	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0340 000- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0340 000- 1	1,638	0	0	0	0	0	1,638

Attachment Description(s):	Area:	Attachment Value:
31-WD	140	\$1,400
11-OPF	18	\$400
13-AFG	492	\$14,800

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

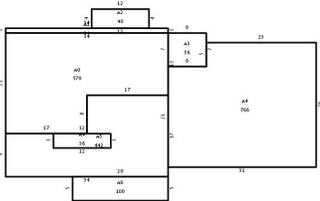
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
8/11/2009	1477	\$6,500.00	FOUNDRPR				
1/19/2018	18-0118	\$7,100.00	FUR+ACREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/1/1991		\$32,900.00	Valid		Land		
3/1/2000		\$164,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.260	Gross				\$63,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
11,326	0.260			\$63,600			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0340 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,638		\$185,044.86	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$185,044.86	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,602		\$35,548.38	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,029.48	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				650		\$16,600.00	
Adjusted Base Price						\$248,844.72	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$255,139.19	
Market Adjustment:				46%		\$372,503.22	
CDU Adjustment:				70		\$260,800.00	
Complete:				100		\$260,800.00	
Dollar Adjustments						\$500.00	
Dwelling Value						\$261,300.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$261,300.00
Total Land Value		\$63,600.00
Total Assessed Value		\$324,900.00

Parcel Numbers: 760-0341-000 Property Address: 4077 HEATHERIDGE DR W Municipality: Franklin, City of

Owner Name: HICKS, ALICE A & JAMES C Mailing Address: 4077 W HEATHERIDGE DRIVE FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 12 LOT 4	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0341 000- 1		
Year Built:	1/1/1991	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1991	Bedrooms:	3
Remodeled/Effective Age:	-31	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0341 000- 1	1,076	612	0	0	0	0	1,688

Attachment Description(s):	Area:	Attachment Value:
31-WD	48	\$500
99-Additional Attachments	34	\$3,400
13-AFG	766	\$23,000
11-OFP	100	\$2,000

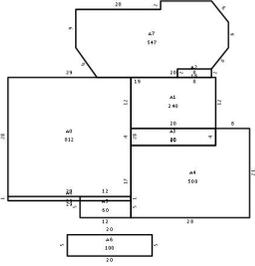
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
10/13/2010	2153	\$3,830.00	FURREPLAC			
11/14/2016	16-2775	\$8,700.00	ROOF			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
8/1/1991		\$31,900.00	Valid		Land	
2/19/2010		\$222,000.00	Valid		Land and Improvements	
11/3/2016		\$249,900.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.234	Gross				\$61,200
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
10,193	0.234			\$61,200		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	760 0341 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,076	\$132,401.80
Second Story:	612	\$42,999.12
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$175,400.92
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,020	\$25,928.40
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,152.48
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	948	\$28,900.00
Adjusted Base Price		\$244,003.80
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$234,084.18
Market Adjustment:	74%	\$407,306.47
CDU Adjustment:	70	\$285,100.00
Complete:	100	\$285,100.00
Dollar Adjustments		\$600.00
Dwelling Value		\$285,700.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$285,700.00
Total Land Value		\$61,200.00
Total Assessed Value		\$346,900.00

Parcel Numbers: 760-0342-000 Property Address: 4063 HEATHERIDGE DR W Municipality: Franklin, City of

Owner Name: GUZMAN, DAVID & THERESE Mailing Address: 4063 W HEATHERIDGE DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 12 LOT 5	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0342 000- 1		
Year Built:	1/1/1992	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1992	Bedrooms:	4
Remodeled/Effective Age:	-30	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0342 000- 1	1,068	1,161	0	0	0	0	2,229

Attachment Description(s):	Area:	Attachment Value:
13-AFG	80	\$2,400
13-AFG	508	\$15,200
11-OFP	60	\$1,200
99-Additional Attachments	29	\$2,900
31-WD	546	\$5,500

Feature Description(s): 05-Metal Fireplace	Area: 1	Feature Value: \$2,000
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit: 7/1/1997	Permit Number: 97-0638	Permit Amount: \$2,000.00	Details of Permit: WDDK 16X38'
4/9/2021	21-0194	\$19,275.00	FOUNDRPR

Ownership/Sales History

Date of Sale: 10/1/1992	Sale Document:	Purchase Amount: \$35,900.00	Sale Validity: Valid	Conveyance Type:	Sale Type: Land	Sale Validation Source:
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Land Breakdown

Land Class: A-Residential Primary Site	Acreage: 0.250	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$62,200
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Acreage/Squarefoot Variables

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Land Data & Computations

Total Square Footage: 10,890	Total Acreage: 0.250	Depth:	Act. Frontage:	Assessed Land Value: \$62,200
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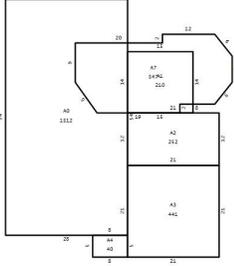
General Information

Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On: 6/28/2022	Utilities: All Public
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Valuation/Explanation		
Dwelling #	760 0342 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,068	\$131,417.40
Second Story:	1,161	\$73,851.21
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$205,268.61
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	812	\$22,216.32
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$5,483.34
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	1,223	\$27,200.00
Adjusted Base Price		\$274,671.27
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$269,688.40
Market Adjustment:	62%	\$436,895.20
CDU Adjustment:	70	\$305,800.00
Complete:	100	\$305,800.00
Dollar Adjustments		\$200.00
Dwelling Value		\$306,000.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$306,000.00
Total Land Value		\$62,200.00
Total Assessed Value		\$368,200.00

Parcel Numbers: 760-0343-000 Property Address: 4049 HEATHERIDGE DR W Municipality: Franklin, City of

Owner Name: PIKUS, TIMOTHY J GAYLE L Mailing Address: 4049 W HEATHERIDGE DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 12 LOT 6	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0343 000- 1		
Year Built:	1/1/1992	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1992	Bedrooms:	3
Remodeled/Effective Age:	-30	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0343 000- 1	1,764	0	0	0	0	0	1,764

Attachment Description(s):	Area:	Attachment Value:
31-WD	210	\$2,100
13-AFG	441	\$13,200
11-OPF	40	\$800

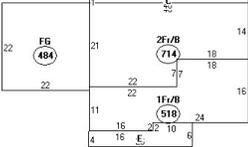
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed		1/1/1993	120		Average	\$200.00	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/1/1991		\$29,900.00	Valid		Land		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.250	Gross				\$62,200
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
10,890		0.250				\$62,200	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0343 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,764		\$196,050.96	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$196,050.96	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,512		\$34,110.72	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,339.44	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				691		\$16,100.00	
Adjusted Base Price						\$260,223.12	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$266,005.43	
Market Adjustment:				49%		\$396,348.09	
CDU Adjustment:				70		\$277,400.00	
Complete:				100		\$277,400.00	
Dollar Adjustments						(\$100.00)	
Dwelling Value						\$277,300.00	

Other Building Improvements	0	\$200.00
Total Improvement Value		\$277,500.00
Total Land Value		\$62,200.00
Total Assessed Value		\$339,700.00

Parcel Numbers: 760-0344-000 Property Address: 4035 HEATHERIDGE DR W Municipality: Franklin, City of

Owner Name: REDMAN, ROY R & JANICE M Mailing Address: 4035 W HEATHERIDGE DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 12 LOT 7	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <ul style="list-style-type: none"> A: 2F/B 714 sqft B: FG 484 sqft C: FGH 40 sqft D: 1F/B 518 sqft E: OFP 124 sqft
	Neighborhood:	

1211-Franklin

Building Description

Dwelling #	760 0344 000- 1		
Year Built:	1/1/1993	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1993	Bedrooms:	3
Remodeled/Effective Age:	-29	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	6
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0344 000- 1	1,232	754	0	0	0	0	1,986

Attachment Description(s):	Area:	Attachment Value:
13-AFG	484	\$14,500
99-Additional Attachments	40	\$4,000
11-OPF	124	\$2,500

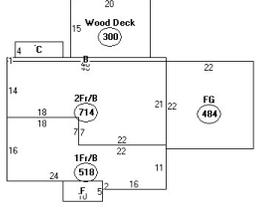
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit: 4/7/2021		Permit Number: 21-0155		Permit Amount: \$7,500.00		Details of Permit: ADDTN	
Ownership/Sales History							
Date of Sale: 7/1/1993	Sale Document:	Purchase Amount: \$37,900.00	Sale Validity: Valid	Conveyance Type:	Sale Type: Land	Sale Validation Source:	
Land Breakdown							
Land Class: A-Residential Primary Site		Acreage: 0.250	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$62,200
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage: 10,890		Total Acreage: 0.250	Depth:	Act. Frontage:		Assessed Land Value: \$62,200	
General Information							
Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On: 6/28/2022	Utilities: All Public		
Valuation/Explanation							
Dwelling #				760 0344 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,232		\$147,334.88	
Second Story:				754		\$51,091.04	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$198,425.92	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,232		\$29,481.76	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,885.56	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				648		\$21,000.00	
Adjusted Base Price						\$268,296.24	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$269,495.86	
Market Adjustment:				62%		\$436,583.30	
CDU Adjustment:				70		\$305,600.00	
Complete:				100		\$305,600.00	
Dollar Adjustments						\$600.00	
Dwelling Value						\$306,200.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$306,200.00
Total Land Value		\$62,200.00
Total Assessed Value		\$368,400.00

Parcel Numbers: 760-0345-000 Property Address: 4021 HEATHERIDGE DR W Municipality: Franklin, City of

Owner Name: LENZ, RAYMOND G & SUSAN I Mailing Address: 4021 W HEATHERIDGE DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 12 LOT 8	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Descriptor/Size</small></p> <ul style="list-style-type: none"> A: 2F1/B 714 sqft B: FGH 40 sqft C: Wood Deck 48 sqft D: FG 484 sqft E: 1F1/B 510 sqft F: OFF 50 sqft G: Wood Deck 300 sqft
Neighborhood:	1211-Franklin	

Building Description

Dwelling #	760 0345 000- 1		
Year Built:	1/1/1993	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1993	Bedrooms:	3
Remodeled/Effective Age:	-29	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0345 000- 1	1,232	754	0	0	0	0	1,986

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	40	\$4,000
31-WD	48	\$500
13-AFG	484	\$14,500
11-OFP	50	\$1,000
31-WD	300	\$3,000

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

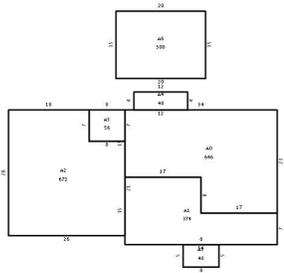
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
7/1/1995	95-0734	\$4,900.00	DECK			
10/11/2017	17-2390	\$6,100.00	FUR/ACREPLAC			
10/25/2010	2260	\$5,000.00	EXTREMOD			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
8/1/1993		\$141,900.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.262	Gross				\$63,500
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
11,413	0.262			\$63,500		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	
Valuation/Explanation						
Dwelling #			760 0345 000- 1			
Description			Area		Value Amount	
Living Area:						
First Story:			1,232			\$147,334.88
Second Story:			754			\$51,091.04
Additional Story:			0			\$0.00
Attic/Finished Net:			0			\$0.00
Half Story/Finished Net:			0			\$0.00
Base Price					\$198,425.92	
Unfinished Living Area:						
Room/Unfinished:			0			\$0.00
Unfinished Basement:			1,232			\$29,481.76
Half Story/Unfinished:						\$0.00
Structure Info, Features and Attachments:						
Heating/AC			Air Conditioning - Same Ducts		\$4,885.56	
Plumbing			1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area			0			\$0.00
Features:			1			\$2,000.00
Attachments:			922			\$23,000.00
Adjusted Base Price					\$269,996.24	
Changes/Adjustments						
Grade Adjustment:			C+ 110%		\$269,495.86	
Market Adjustment:			63%		\$439,278.26	
CDU Adjustment:			70		\$307,500.00	
Complete:			100		\$307,500.00	
Dollar Adjustments					\$0.00	
Dwelling Value					\$307,500.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$307,500.00
Total Land Value		\$63,500.00
Total Assessed Value		\$371,000.00

Parcel Numbers: 760-0346-000 Property Address: 4007 HEATHERIDGE DR W Municipality: Franklin, City of

Owner Name: WIAREK, DONALD & KATHY Mailing Address: 4007 W HEATHERIDGE DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 12 LOT 9	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0346 000- 1		
Year Built:	1/1/1992	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1992	Bedrooms:	3
Remodeled/Effective Age:	-30	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0346 000- 1	1,076	646	0	0	0	0	1,722

Attachment Description(s):	Area:	Attachment Value:
13-AFG	672	\$20,200
31-WD	48	\$500
11-OfP	40	\$800

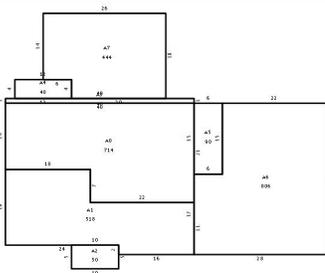
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
8/5/2020	20-2083	\$4,380.00	ACREPLACE			
11/2/2016	16-2687	\$285.00	FURREPLAC			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
9/1/1992		\$32,900.00	Valid		Land	
3/1/2001		\$188,000.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.285	Gross				\$64,400
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
12,415	0.285			\$64,400		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	760 0346 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,076	\$132,401.80
Second Story:	646	\$45,387.96
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$177,789.76
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,076	\$26,910.76
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Basic Heating	\$0.00
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	760	\$21,500.00
Adjusted Base Price		\$235,822.52
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$233,224.77
Market Adjustment:	74%	\$405,811.10
CDU Adjustment:	70	\$284,100.00
Complete:	100	\$284,100.00
Dollar Adjustments		(\$600.00)
Dwelling Value		\$283,500.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$283,500.00
Total Land Value		\$64,400.00
Total Assessed Value		\$347,900.00

Parcel Numbers: 760-0348-000	Property Address: 7355 HILLENDALE DR S	Municipality: Franklin, City of
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Owner Name: SINGH, MAHARAJ	Mailing Address: 7355 S HILLENDALE DR FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: COUNTRYSIDE ESTATES ADDN NO 1 BLK 13 LOT 1	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1211-Franklin		

Building Description

Dwelling #	760 0348 000- 1		
Year Built:	1/1/1993	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1993	Bedrooms:	3
Remodeled/Effective Age:	-29	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0348 000- 1	1,322	754	0	0	0	0	2,076

Attachment Description(s):	Area:	Attachment Value:
11-OFP	50	\$1,000
99-Additional Attachments	40	\$4,000
31-WD	48	\$500
13-AFG	806	\$24,200
31-WD	444	\$4,400

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
5/1/1994	94-0410	\$6,700.00	DECK 22X30'
8/10/2012	12-1829	\$6,517.00	AC&FURREPLAC
4/30/2015	15-0870	\$11,854.00	EXTREMOD (ROOF)

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
12/1/1993		\$32,900.00	Valid		Land	
10/6/2005		\$280,000.00	Valid		Land and Improvements	

Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.341	Gross				\$69,800

Acreage/Squarefoot Variables

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Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
14,854	0.341			\$69,800

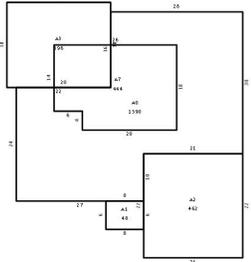
General Information

Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Light			All Public

Valuation/Explanation		
Dwelling #	760 0348 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,322	\$155,401.10
Second Story:	754	\$51,091.04
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$206,492.14
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,232	\$29,481.76
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$5,106.96
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	1,388	\$34,100.00
Adjusted Base Price		\$289,683.86
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$278,612.25
Market Adjustment:	67%	\$465,282.45
CDU Adjustment:	70	\$325,700.00
Complete:	100	\$325,700.00
Dollar Adjustments		\$900.00
Dwelling Value		\$326,600.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$326,600.00
Total Land Value		\$69,800.00
Total Assessed Value		\$396,400.00

Parcel Numbers: 760-0349-000 Property Address: 7369 HILLENDALE DR S Municipality: Franklin, City of

Owner Name: WILIMITIS, JODY L Mailing Address: 7369 S HILLENDALE DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 13 LOT 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	

1211-Franklin

Building Description

Dwelling #	760 0349 000- 1		
Year Built:	1/1/1993	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1993	Bedrooms:	3
Remodeled/Effective Age:	-29	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0349 000- 1	1,390	0	0	0	0	0	1,390

Attachment Description(s):	Area:	Attachment Value:
11-OFP	48	\$1,000
13-AFG	462	\$13,900
33-Concrete Patio	396	\$2,000

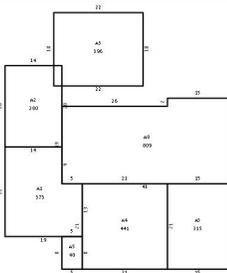
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
10/1/1999	99-1338	\$2,500.00	DECK 12X14			
9/7/2001	01-1034	\$2,525.00	DECK AROUND PO			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
4/1/1993		\$33,900.00	Valid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.279	Gross				\$66,100
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
12,153	0.279			\$66,100		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	
Valuation/Explanation						
Dwelling #	760 0349 000- 1					
Description	Area			Value Amount		
Living Area:						
First Story:	1,390			\$162,199.10		
Second Story:	0			\$0.00		
Additional Story:	0			\$0.00		
Attic/Finished Net:	0			\$0.00		
Half Story/Finished Net:	0			\$0.00		
Base Price				\$162,199.10		
Unfinished Living Area:						
Room/Unfinished:	0			\$0.00		
Unfinished Basement:	1,390			\$32,248.00		
Half Story/Unfinished:				\$0.00		
Structure Info, Features and Attachments:						
Heating/AC	Air Conditioning - Same Ducts			\$3,419.40		
Plumbing	0 - Half Bath 2 - Full Bath			\$7,322.00		
Finished Basement Living Area	0			\$0.00		
Features:	2			\$2,300.00		
Attachments:	906			\$16,900.00		
Adjusted Base Price				\$224,388.50		
Changes/Adjustments						
Grade Adjustment:	C+ 110%			\$225,707.35		
Market Adjustment:	59%			\$358,874.69		
CDU Adjustment:	70			\$251,200.00		
Complete:	100			\$251,200.00		
Dollar Adjustments				\$500.00		
Dwelling Value				\$251,700.00		

Other Building Improvements	0	\$0.00
Total Improvement Value		\$251,700.00
Total Land Value		\$66,100.00
Total Assessed Value		\$317,800.00

Parcel Numbers: 760-0350-000 Property Address: 7383 HILLENDALE DR S Municipality: Franklin, City of

Owner Name: SHEMA, WILLIAM R & KARRIE M Mailing Address: 7383 S HILLENDALE DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 13 LOT 3	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0350 000- 1		
Year Built:	1/1/1993	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1993	Bedrooms:	3
Remodeled/Effective Age:	-29	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0350 000- 1	1,497	0	0	0	0	0	1,497

Attachment Description(s):	Area:	Attachment Value:
31-WD	280	\$2,800
13-AFG	441	\$13,200
11-OFP	40	\$800

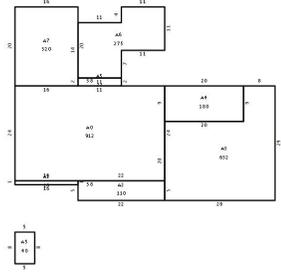
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition: Average	Rec Room Area: 400	Rec Room Value: \$2,000
05-Metal Fireplace	1	\$2,000
Rec Room Condition: Average	Rec Room Area: 400	Rec Room Value: \$2,000

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
4/22/2015	15-0811	\$0.00	ACREPLACE			
6/1/1994	94-0572	\$3,500.00	DECK 20X22'			
6/1/1995	95-0501	\$1,200.00	A/C			
1/7/2011	42	\$15,000.00	FNDTNRPR			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
4/1/1993		\$33,900.00	Valid		Land	
12/1/1999		\$162,300.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.300	Gross				\$67,300
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
13,068	0.300			\$67,300		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	760 0350 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,497	\$172,274.76
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$172,274.76
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	809	\$22,134.24
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,682.62
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	761	\$16,800.00
Adjusted Base Price		\$224,513.62
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$225,954.98
Market Adjustment:	68%	\$379,604.37
CDU Adjustment:	70	\$265,700.00
Complete:	100	\$265,700.00
Dollar Adjustments		\$100.00
Dwelling Value		\$265,800.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$265,800.00
Total Land Value		\$67,300.00
Total Assessed Value		\$333,100.00

Parcel Numbers: 760-0351-000 Property Address: 7397 HILLENDALE DR S Municipality: Franklin, City of

Owner Name: FASSBENDER, MICHAEL J Mailing Address: 7397 S HILLENDALE DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 13 LOT 4	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	

1211-Franklin

Building Description

Dwelling #	760 0351 000- 1		
Year Built:	1/1/1994	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1994	Bedrooms:	3
Remodeled/Effective Age:	-28	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0351 000- 1	1,114	928	0	0	0	0	2,042

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	16	\$1,600
11-OFP	110	\$2,200
13-AFG	632	\$19,000
31-WD	275	\$2,800
33-Concrete Patio	320	\$1,600

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/2009	120		Average	\$500.00

Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
4/1/1994	94-0340	\$74,000.00	NEWDWLG
11/1/1995	95-1293	\$4,500.00	DECK
8/1/2001	01-0888	\$3,200.00	FTG/FNDN
8/13/2008	1859	\$1,350.00	SHED

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
10/1/1998		\$177,000.00	Valid		Land and Improvements	
5/1/1994		\$36,900.00	Valid		Land	

Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.357	Gross				\$71,300

Acreage/Squarefoot Variables

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Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
15,551	0.357			\$71,300

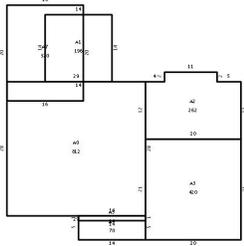
General Information

Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Light			All Public

Valuation/Explanation		
Dwelling #	760 0351 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,114	\$135,607.22
Second Story:	928	\$61,053.12
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$196,660.34
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	912	\$24,003.84
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$5,023.32
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	1,353	\$27,200.00
Adjusted Base Price		\$267,390.50
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$261,679.55
Market Adjustment:	67%	\$437,004.85
CDU Adjustment:	70	\$305,900.00
Complete:	100	\$305,900.00
Dollar Adjustments		(\$400.00)
Dwelling Value		\$305,500.00
Other Building Improvements	0	\$500.00
Total Improvement Value		\$306,000.00
Total Land Value		\$71,300.00
Total Assessed Value		\$377,300.00

Parcel Numbers: 760-0352-000 Property Address: 7411 HILLENDALE DR S Municipality: Franklin, City of

Owner Name: STELLOH, BRIAN & JULIE Mailing Address: 7411 S HILLENDALE DR FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 13 LOT 5	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0352 000- 1		
Year Built:	1/1/1993	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1993	Bedrooms:	3
Remodeled/Effective Age:	-29	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0352 000- 1	1,074	826	0	0	0	0	1,900

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	196	\$1,000
13-AFG	420	\$12,600
11-OFP	70	\$1,400
99-Additional Attachments	14	\$1,400

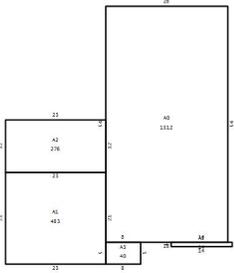
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type: RS1-Frame Utility Shed	Year Built: 1/1/1996	Area: 120	Construction:	Condition: Average	Value: \$300.00	
Permit / Construction History						
Date of Permit: 4/1/1994 4/1/1996	Permit Number: 94-0269 96-0289	Permit Amount: \$800.00 \$1,000.00	Details of Permit: POOL DECK SHED 10X12			
Ownership/Sales History						
Date of Sale: 12/1/1992	Sale Document:	Purchase Amount: \$34,900.00	Sale Validity: Valid	Conveyance Type:	Sale Type: Land	Sale Validation Source:
Land Breakdown						
Land Class: A-Residential Primary Site	Acreage: 0.404	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$74,700
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage: 17,598	Total Acreage: 0.404	Depth:	Act. Frontage:	Assessed Land Value: \$74,700		
General Information						
Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: All Public	
Valuation/Explanation						
Dwelling #	760 0352 000- 1					
Description	Area			Value Amount		
Living Area:						
First Story:	1,074			\$132,155.70		
Second Story:	826			\$56,101.92		
Additional Story:	0			\$0.00		
Attic/Finished Net:	0			\$0.00		
Half Story/Finished Net:	0			\$0.00		
Base Price				\$188,257.62		
Unfinished Living Area:						
Room/Unfinished:	0			\$0.00		
Unfinished Basement:	812			\$22,216.32		
Half Story/Unfinished:				\$0.00		
Structure Info, Features and Attachments:						
Heating/AC	Air Conditioning - Same Ducts			\$4,674.00		
Plumbing	1 - Half Bath 2 - Full Bath			\$12,203.00		
Finished Basement Living Area	0			\$0.00		
Features:	2			\$2,300.00		
Attachments:	700			\$16,400.00		
Adjusted Base Price				\$246,050.94		
Changes/Adjustments						
Grade Adjustment:	C+ 110%			\$250,086.03		
Market Adjustment:	63%			\$407,640.24		
CDU Adjustment:	70			\$285,300.00		
Complete:	100			\$285,300.00		
Dollar Adjustments				\$600.00		
Dwelling Value				\$285,900.00		

Other Building Improvements	0	\$300.00
Total Improvement Value		\$286,200.00
Total Land Value		\$74,700.00
Total Assessed Value		\$360,900.00

Parcel Numbers: 760-0353-000 Property Address: 7425 HILLENDALE DR S Municipality: Franklin, City of

Owner Name: SOBCZAK, DIANA D Mailing Address: 7425 S HILLENDALE DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 1 BLK 13 LOT 6	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0353 000- 1		
Year Built:	1/1/1992	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1992	Bedrooms:	3
Remodeled/Effective Age:	-30	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0353 000- 1	1,788	0	0	0	0	0	1,788

Attachment Description(s):	Area:	Attachment Value:
13-AFG	483	\$14,500
11-OPF	40	\$800

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

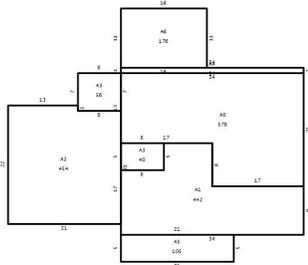
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
6/1/1994	94-0658	\$1,700.00	A/C				
10/28/2015	15-2582	\$7,179.00	ACREPLACE (+FUR				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/1/1992		\$37,900.00	Valid		Land		
6/5/2019		\$137,950.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.464	Gross				\$76,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
20,212	0.464			\$76,800			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0353 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,788		\$198,718.32	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$198,718.32	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,512		\$34,110.72	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,398.48	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				523		\$15,300.00	
Adjusted Base Price						\$262,149.52	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$269,004.47	
Market Adjustment:				48%		\$398,126.62	
CDU Adjustment:				70		\$278,700.00	
Complete:				100		\$278,700.00	
Dollar Adjustments						(\$800.00)	
Dwelling Value						\$277,900.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$277,900.00
Total Land Value		\$76,800.00
Total Assessed Value		\$354,700.00

Parcel Numbers: 760-0354-000 Property Address: 7424 38TH ST S Municipality: Franklin, City of

Owner Name: NEWSTED, KAREN & GARY Mailing Address: 7424 S 38TH ST FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 2 LOT 4 BLK 10	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0354 000- 1		
Year Built:	1/1/1996	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1996	Bedrooms:	3
Remodeled/Effective Age:	-26	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0354 000- 1	1,076	612	0	0	0	0	1,688

Attachment Description(s):	Area:	Attachment Value:
13-AFG	454	\$13,600
99-Additional Attachments	34	\$3,400
11-OFP	105	\$2,100
31-WD	176	\$1,800

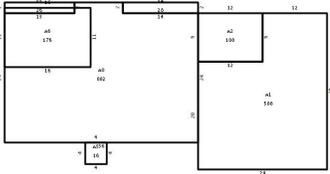
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
GAZ-Gazebo	1/1/2000	113		Average	\$600.00	
RS1-Frame Utility Shed	1/1/2004	80		Average	\$300.00	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
7/1/1996	96-0879	\$87,500.00	NEW CONST			
4/1/2000	00-0372	\$4,500.00	DECK/GAZEBO			
6/18/2004	1968	\$950.00	SHED			
9/28/2011	2070	\$6,500.00	FURN/AC RPL			
8/1/1996	96-0903	\$2,000.00	HTG			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
6/1/1996		\$29,900.00	Valid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.234	Gross				\$61,200
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
10,193	0.234			\$61,200		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	760 0354 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,076	\$132,401.80
Second Story:	612	\$42,999.12
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$175,400.92
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,020	\$25,928.40
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,152.48
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	769	\$20,900.00
Adjusted Base Price		\$236,003.80
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$234,084.18
Market Adjustment:	72%	\$402,624.79
CDU Adjustment:	71	\$285,900.00
Complete:	100	\$285,900.00
Dollar Adjustments		\$300.00
Dwelling Value		\$286,200.00
Other Building Improvements	0	\$900.00
Total Improvement Value		\$287,100.00
Total Land Value		\$61,200.00
Total Assessed Value		\$348,300.00

Parcel Numbers: 760-0355-000 Property Address: 7432 38TH ST S Municipality: Franklin, City of

Owner Name: PISCITELLO, JAMES & SUZANNE Mailing Address: 7432 S 38TH ST FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 2 LOT 5 BLK 10	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0355 000- 1		
Year Built:	1/1/1999	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1999	Bedrooms:	4
Remodeled/Effective Age:	-23	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0355 000- 1	990	936	0	0	0	0	1,926

Attachment Description(s):	Area:	Attachment Value:
13-AFG	588	\$17,600
99-Additional Attachments	26	\$2,600
99-Additional Attachments	28	\$2,800
33-Concrete Patio	16	\$100

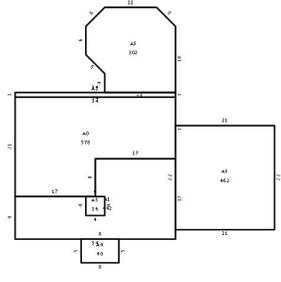
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
2/1/1999	99-0152	\$3,200.00	HTG & A/C			
5/26/2006	1714	\$1,200.00	ACREPLACE			
11/17/2010	2519	\$5,500.00	EXTREMOD			
1/1/1999	99-0003	\$124,000.00	NEW CONST			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
7/1/1999		\$159,800.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.234	Gross				\$61,200
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
10,193	0.234			\$61,200		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	760 0355 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	990	\$124,621.20
Second Story:	936	\$61,579.44
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$186,200.64
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	990	\$25,601.40
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,737.96
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	658	\$23,100.00
Adjusted Base Price		\$254,143.00
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$251,617.30
Market Adjustment:	61%	\$405,103.85
CDU Adjustment:	74	\$299,800.00
Complete:	100	\$299,800.00
Dollar Adjustments		(\$800.00)
Dwelling Value		\$299,000.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$299,000.00
Total Land Value		\$61,200.00
Total Assessed Value		\$360,200.00

Parcel Numbers: 760-0356-000 Property Address: 7440 38TH ST S Municipality: Franklin, City of

Owner Name: THOMPSON, PETER J Mailing Address: 7440 S 38TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 2 LOT 6 BLK 10	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0356 000- 1		
Year Built:	1/1/1997	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1997	Bedrooms:	3
Remodeled/Effective Age:	-25	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0356 000- 1	1,020	612	0	0	0	0	1,632

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	34	\$3,400
13-AFG	462	\$13,900
11-OFP	40	\$800
31-WD	302	\$3,000

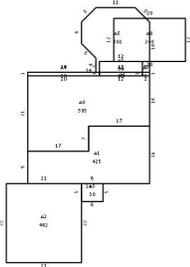
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
8/1/1997		97-0743	\$94,000.00		NEW DWLG		
9/1/1997		97-0813	\$3,200.00		HTG & A/C		
10/1/1998		B981210	\$4,800.00		DECK 12X19'		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/1/1997		\$32,900.00	Valid		Land		
1/15/2003		\$218,000.00	Valid		Land and Improvements		
4/13/2006		\$257,000.00	Valid		Land and Improvements		
9/20/2007		\$255,000.00	Valid		Land and Improvements		
4/18/2016		\$265,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.234	Gross				\$61,200
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
10,193		0.234				\$61,200	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0356 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,020	\$127,051.20
Second Story:	612	\$42,999.12
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$170,050.32
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,020	\$25,928.40
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,014.72
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	838	\$21,100.00
Adjusted Base Price		\$230,715.44
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$228,046.98
Market Adjustment:	73%	\$394,521.28
CDU Adjustment:	72	\$284,100.00
Complete:	100	\$284,100.00
Dollar Adjustments		(\$400.00)
Dwelling Value		\$283,700.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$283,700.00
Total Land Value		\$61,200.00
Total Assessed Value		\$344,900.00

Parcel Numbers: 760-0357-000 Property Address: 7448 38TH ST S Municipality: Franklin, City of

Owner Name: MARINKOVIC, SINISA AND INEZ Mailing Address: 7448 S 38TH ST FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 2 LOT 7 BLK 10	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0357 000- 1		
Year Built:	1/1/1995	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1995	Bedrooms:	3
Remodeled/Effective Age:	-27	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0357 000- 1	1,020	629	0	0	0	0	1,649

Attachment Description(s):	Area:	Attachment Value:
31-WD	12	\$100
13-AFG	462	\$13,900
11-OFP	30	\$600
99-Additional Attachments	20	\$2,000
31-WD	36	\$400
99-Additional Attachments	2	\$200
31-WD	240	\$2,400

Feature Description(s): 22-Additional Fixture	Area: 1	Feature Value: \$300
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type: RS1-Frame Utility Shed	Year Built: 1/1/1996	Area: 48	Construction:	Condition: Average	Value: \$100.00
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Permit / Construction History

Date of Permit: 6/13/2008	Permit Number: 1238	Permit Amount: \$5,000.00	Details of Permit: EXTREMOD
5/1/1995	95-0429	\$72,000.00	NEWDWLG
4/1/1996	96-0306	\$1,905.00	A/C
7/1/1996	96-0893	\$800.00	SHED 4X12'

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
7/6/2017		\$240,000.00	Invalid		Land and Improvements	
3/31/2017		\$177,100.00	Invalid		Land and Improvements	
8/15/2007		\$260,000.00	Invalid		Land and Improvements	
5/1/1998		\$167,000.00	Valid		Land and Improvements	
9/22/2004		\$247,900.00	Invalid		Land and Improvements	
4/1/1995		\$31,900.00	Valid		Land	
5/8/2014		\$177,100.00	Invalid		Land and Improvements	

Land Breakdown

Land Class: A-Residential Primary Site	Acreage: 0.234	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$61,200
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Acreage/Squarefoot Variables

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Land Data & Computations

Total Square Footage: 10,193	Total Acreage: 0.234	Depth:	Act. Frontage:	Assessed Land Value: \$61,200
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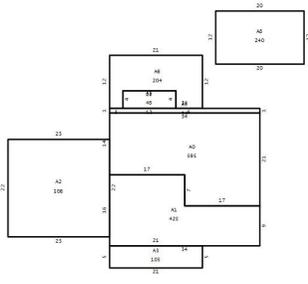
General Information

Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: All Public
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Valuation/Explanation		
Dwelling #	760 0357 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,020	\$127,051.20
Second Story:	629	\$44,193.54
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$171,244.74
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,020	\$25,928.40
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,056.54
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	802	\$19,600.00
Adjusted Base Price		\$230,451.68
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$229,406.85
Market Adjustment:	75%	\$401,461.98
CDU Adjustment:	70	\$281,000.00
Complete:	100	\$281,000.00
Dollar Adjustments		\$600.00
Dwelling Value		\$281,600.00
Other Building Improvements	0	\$100.00
Total Improvement Value		\$281,700.00
Total Land Value		\$61,200.00
Total Assessed Value		\$342,900.00

Parcel Numbers: 760-0358-000	Property Address: 3824 LEAH AVE W	Municipality: Franklin, City of
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Owner Name: AKHTAR, PARVEZ	Mailing Address: 3824 W LEAH AVE FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph:	Legal Description: COUNTRYSIDE ESTATES ADDN NO 2 LOT 8 BLK 11	Building Sketch:
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0358 000- 1	
Year Built:	1/1/1996	Exterior Wall: 04-Alum/Vinyl
Year Remodeled:	1/1/1996	Bedrooms: 3
Remodeled/Effective Age:	-26	Full Baths: 2
Building Type/Style:	13-Contemporary	Half Baths: 0
Story:	2.00	Rough-in: 0
Grade:	C+	Room Count: 4
CDU/Overall Condition:	Average	Basement Description: Full Basement
Interior Condition:	Same	Heating: Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel: Gas
Bath Condition:		Type of System: Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0358 000- 1	1,020	629	0	0	0	0	1,649

Attachment Description(s):	Area:	Attachment Value:
31-WD	48	\$500
13-AFG	506	\$15,200
11-OFP	105	\$2,100
99-Additional Attachments	34	\$3,400
31-WD	204	\$2,000

Feature Description(s): 22-Additional Fixture	Area: 1	Feature Value: \$300
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
5/1/1996	96-0536	\$80,000.00	NEW CONST
10/1/1997	97-0976	\$3,000.00	WDDK 23X17'
6/1/1996	96-0607	\$3,200.00	HTG & A/C

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
5/1/1996		\$31,900.00	Valid		Land	
4/29/2013		\$177,100.00	Invalid		Land and Improvements	
1/16/2014		\$207,575.00	Invalid		Land and Improvements	
12/1/2017		\$0.00	Invalid		Land and Improvements	
12/21/2020		\$327,500.00	Valid		Land and Improvements	

Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.289	Gross				\$65,500

Acreage/Squarefoot Variables

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Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
12,589	0.289			\$65,500

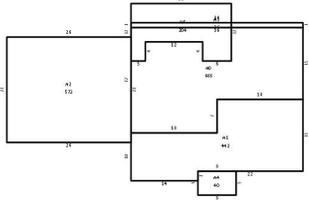
General Information

Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Light			All Public

Valuation/Explanation		
Dwelling #	760 0358 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,020	\$127,051.20
Second Story:	629	\$44,193.54
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$171,244.74
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,020	\$25,928.40
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,056.54
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	897	\$23,200.00
Adjusted Base Price		\$234,051.68
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$229,406.85
Market Adjustment:	75%	\$401,461.98
CDU Adjustment:	71	\$285,000.00
Complete:	100	\$285,000.00
Dollar Adjustments		\$500.00
Dwelling Value		\$285,500.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$285,500.00
Total Land Value		\$65,500.00
Total Assessed Value		\$351,000.00

Parcel Numbers: 760-0359-000 Property Address: 3834 LEAH AVE W Municipality: Franklin, City of

Owner Name: SIGFRED, JOSEPH M & JENNIFER A Mailing Address: 3834 W LEAH AVE FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 2 LOT 9 BLK 11	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0359 000- 1		
Year Built:	1/1/1994	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1994	Bedrooms:	3
Remodeled/Effective Age:	-28	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0359 000- 1	1,108	702	0	0	0	0	1,810

Attachment Description(s):	Area:	Attachment Value:
13-AFG	572	\$17,200
99-Additional Attachments	36	\$3,600
11-OFP	40	\$800

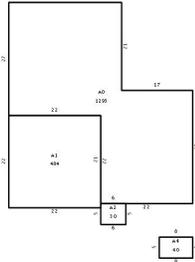
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	550	\$2,750
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	550	\$2,750

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
2/1/1994	94-0048	\$70,000.00	NEW CONST			
5/23/2018	18-1282	\$100.00	INTREMOD-DUCTWK			
10/8/2019	19-2561	\$10,875.00	EXTREMOD			
5/17/2018	18-1224	\$1,000.00	RECROOM			
11/4/2009	2256	\$4,440.00	FURREPLAC			
3/1/1994	94-0098	\$2,000.00	HTG SYSTEM			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
1/1/1994		\$29,900.00	Valid		Land	
7/31/2018		\$282,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.234	Gross				\$61,200
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
10,193	0.234			\$61,200		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	760 0359 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,108	\$134,876.84
Second Story:	702	\$48,115.08
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$182,991.92
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,108	\$27,290.04
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,452.60
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	648	\$21,600.00
Adjusted Base Price		\$245,956.56
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$244,262.22
Market Adjustment:	73%	\$422,573.63
CDU Adjustment:	70	\$295,800.00
Complete:	100	\$295,800.00
Dollar Adjustments		\$200.00
Dwelling Value		\$296,000.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$296,000.00
Total Land Value		\$61,200.00
Total Assessed Value		\$357,200.00

Parcel Numbers: 760-0360-000 Property Address: 3844 LEAH AVE W Municipality: Franklin, City of

Owner Name: HOEFS, JERRFEY & IN WOL Mailing Address: 3844 W LEAH AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 2 LOT 10 BLK 11	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0360 000- 1		
Year Built:	1/1/1996	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1996	Bedrooms:	3
Remodeled/Effective Age:	-26	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0360 000- 1	1,293	0	0	0	0	0	1,293

Attachment Description(s):	Area:	Attachment Value:
13-AFG	484	\$14,500
11-OPF	30	\$600

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

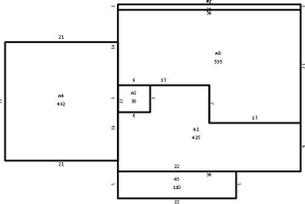
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/1/1996	96-0447	\$73,000.00	NEW CONST				
5/1/1996	96-0495	\$2,000.00	HTG				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/1/1996		\$30,900.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.234	Gross				\$61,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
10,193	0.234			\$61,200			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0360 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,293			\$153,272.22
Second Story:				0			\$0.00
Additional Story:				0			\$0.00
Attic/Finished Net:				0			\$0.00
Half Story/Finished Net:				0			\$0.00
Base Price						\$153,272.22	
Unfinished Living Area:							
Room/Unfinished:				0			\$0.00
Unfinished Basement:				1,293			\$30,618.24
Half Story/Unfinished:							\$0.00
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,180.78	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0			\$0.00
Features:				2			\$2,300.00
Attachments:				514			\$15,100.00
Adjusted Base Price						\$211,793.24	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$213,832.56	
Market Adjustment:				64%		\$350,685.41	
CDU Adjustment:				71		\$249,000.00	
Complete:				100		\$249,000.00	
Dollar Adjustments						(\$300.00)	
Dwelling Value						\$248,700.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$248,700.00
Total Land Value		\$61,200.00
Total Assessed Value		\$309,900.00

Parcel Numbers: 760-0361-000 Property Address: 3902 LEAH AVE W Municipality: Franklin, City of

Owner Name: HALLEN, CHRISTINE Mailing Address: 3902 W LEAH AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	COUNTRYSIDE ESTATES ADDN NO 2 LOT 11 BLK 11	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0361 000- 1		
Year Built:	1/1/1994	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1994	Bedrooms:	3
Remodeled/Effective Age:	-28	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0361 000- 1	1,020	629	0	0	0	0	1,649

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	34	\$3,400
11-OPF	110	\$2,200
13-AFG	462	\$13,900

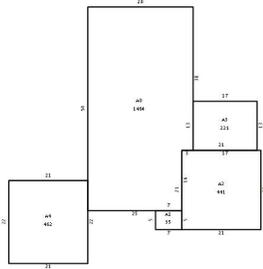
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
5/1/1994	94-0429	\$3,200.00	HTG & A/C			
4/1/1994	94-0242	\$73,000.00	NEW CONST			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
4/20/2005		\$184,000.00	Invalid		Land and Improvements	
3/1/1994		\$31,900.00	Valid		Land	
6/3/2021		\$342,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.234	Gross				\$61,200
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
10,193	0.234			\$61,200		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	760 0361 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,020	\$127,051.20
Second Story:	629	\$44,193.54
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$171,244.74
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,020	\$25,928.40
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,056.54
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	606	\$19,500.00
Adjusted Base Price		\$230,351.68
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$229,406.85
Market Adjustment:	75%	\$401,461.98
CDU Adjustment:	70	\$281,000.00
Complete:	100	\$281,000.00
Dollar Adjustments		(\$200.00)
Dwelling Value		\$280,800.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$280,800.00
Total Land Value		\$61,200.00
Total Assessed Value		\$342,000.00

Parcel Numbers: 760-0362-000 Property Address: 3912 LEAH AVE W Municipality: Franklin, City of

Owner Name: HULTGREN, MARLENE Mailing Address: 3912 W LEAH AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 2 LOT 12 BLK 11	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0362 000- 1		
Year Built:	1/1/1997	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1997	Bedrooms:	3
Remodeled/Effective Age:	-25	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0362 000- 1	1,685	0	0	0	0	0	1,685

Attachment Description(s):	Area:	Attachment Value:
11-OFP	35	\$700
13-AFG	441	\$13,200

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

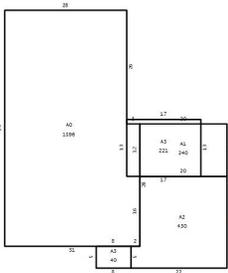
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
4/1/1997	97-0198	\$3,200.00	HTG & A/C				
3/1/1997	97-0142	\$99,000.00	NEW DWLG				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/1/1997		\$32,900.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.238	Gross				\$61,400	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
10,367	0.238			\$61,400			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0362 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,685		\$189,360.30	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$189,360.30	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,464		\$33,335.28	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,145.10	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				476		\$13,900.00	
Adjusted Base Price						\$250,362.68	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$257,578.95	
Market Adjustment:				49%		\$383,792.63	
CDU Adjustment:				72		\$276,300.00	
Complete:				100		\$276,300.00	
Dollar Adjustments						\$0.00	
Dwelling Value						\$276,300.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$276,300.00
Total Land Value		\$61,400.00
Total Assessed Value		\$337,700.00

Parcel Numbers: 760-0363-000 Property Address: 3922 LEAH AVE W Municipality: Franklin, City of

Owner Name: BIRD, NATALIE M & NATHAN C Mailing Address: 3922 W LEAH AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 2 LOT 13 BLK 11	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
1211-Franklin		

Building Description

Dwelling #	760 0363 000- 1		
Year Built:	1/1/1995	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1995	Bedrooms:	3
Remodeled/Effective Age:	-27	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0363 000- 1	1,836	0	0	0	0	0	1,836

Attachment Description(s):	Area:	Attachment Value:
13-AFG	430	\$12,900
11-OPF	40	\$800

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/2000	144		Average	\$400.00

Permit / Construction History			
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
5/1/1995	95-0433	\$90,000.00	NEW CONST
4/1/1996	96-0235	\$1,300.00	A/C
12/3/2018	18-3024	\$4,300.00	FURREPLAC
6/29/2016	16-1547	\$4,600.00	ACREPLACE
5/1/2000	00-0585	\$1,800.00	SHED 12X12'
6/8/2012	12-1145	\$9,000.00	FOUNDRPR

Ownership/Sales History					
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type: Sale Validation Source:
4/1/1995		\$38,900.00	Valid		Land
7/21/2005		\$258,000.00	Invalid		Land and Improvements
3/4/2010		\$0.00	Invalid		Land and Improvements
5/1/2015		\$225,400.00	Valid		Land and Improvements
11/16/2018		\$280,000.00	Valid		Land and Improvements

Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.335	Gross				\$69,400	

Acreage/Squarefoot Variables

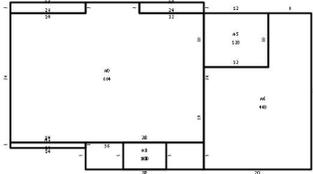
Land Data & Computations				
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
14,593	0.335			\$69,400

General Information					
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Light			All Public

Valuation/Explanation		
Dwelling #	760 0363 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,836	\$203,135.04
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$203,135.04
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,596	\$35,702.52
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,516.56
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	470	\$13,700.00
Adjusted Base Price		\$266,676.12
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$275,743.73
Market Adjustment:	45%	\$399,828.41
CDU Adjustment:	70	\$279,900.00
Complete:	100	\$279,900.00
Dollar Adjustments		\$100.00
Dwelling Value		\$280,000.00
Other Building Improvements	0	\$400.00
Total Improvement Value		\$280,400.00
Total Land Value		\$69,400.00
Total Assessed Value		\$349,800.00

Parcel Numbers: 760-0364-000	Property Address: 7416 TIFTON DR S	Municipality: Franklin, City of
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Owner Name: KHAN, HASEEN & REHANA	Mailing Address: 7416 S TIFTON DR FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph:	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 2 LOT 14 BLK 11	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0364 000- 1		
Year Built:	1/1/1995	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1995	Bedrooms:	4
Remodeled/Effective Age:	-27	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0364 000- 1	1,004	950	0	0	0	0	1,954

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	14	\$1,400
11-OPF	110	\$2,200
99-Additional Attachments	28	\$2,800
99-Additional Attachments	24	\$2,400
13-AFG	460	\$13,800

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	5	\$1,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Good	800	\$4,800
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Good	800	\$4,800

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/2012	120		Average	\$700.00

Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
5/1/1995	95-0411	\$76,900.00	NEW CONST
7/26/2010	1523	\$8,000.00	RECROOM
5/1/1995	95-0421	\$2,000.00	HTG SYSTEM
5/1/1997	97-0375	\$2,131.00	A/C
5/30/2012	12-1048	\$1,799.00	ACCBLDG

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
3/1/1995		\$32,900.00	Valid		Land	

Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.247	Gross				\$61,700

Acreage/Squarefoot Variables

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Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
10,759	0.247			\$61,700

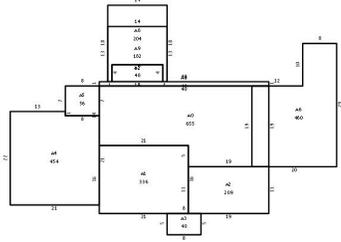
General Information

Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Light			All Public

Valuation/Explanation		
Dwelling #	760 0364 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,004	\$125,058.24
Second Story:	950	\$62,054.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$187,112.24
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,004	\$25,521.68
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,806.84
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	6	\$3,500.00
Attachments:	636	\$22,600.00
Adjusted Base Price		\$255,743.76
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$252,608.14
Market Adjustment:	72%	\$434,485.99
CDU Adjustment:	70	\$304,100.00
Complete:	100	\$304,100.00
Dollar Adjustments		\$100.00
Dwelling Value		\$304,200.00
Other Building Improvements	0	\$700.00
Total Improvement Value		\$304,900.00
Total Land Value		\$61,700.00
Total Assessed Value		\$366,600.00

Parcel Numbers: 760-0365-000 Property Address: 7405 TIFTON DR S Municipality: Franklin, City of

Owner Name: ROTH, ROBERT J & TRISHA C Mailing Address: 7405 S TIFTON DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 2 LOT 10 BLK 12	
	Parcel Sketch and Site Map obtained from the County GIS	
Neighborhood:	1211-Franklin	

Building Description

Dwelling #	760 0365 000- 1		
Year Built:	1/1/1996	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1996	Bedrooms:	3
Remodeled/Effective Age:	-26	Full Baths:	3
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Good	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0365 000- 1	1,256	695	0	42	0	900	2,893

Attachment Description(s):	Area:	Attachment Value:
31-WD	48	\$500
33-Concrete Patio	48	\$200
11-OFP	40	\$800
13-AFG	454	\$13,600
99-Additional Attachments	40	\$4,000
33-Concrete Patio	204	\$1,000
31-WD	182	\$1,800

Feature Description(s): 05-Metal Fireplace	Area: 1	Feature Value: \$2,000
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
5/1/1996	96-0501	\$88,000.00	NEW CONST
5/2/2013	13-0719	\$4,375.00	WDDK
5/1/1996	96-0496	\$3,200.00	HTG & A/C

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
5/1/1996		\$34,900.00	Valid		Land	
7/22/2005		\$265,000.00	Invalid		Land and Improvements	
8/27/2010		\$258,500.00	Valid		Land and Improvements	
10/15/2012		\$265,000.00	Invalid		Land and Improvements	
6/12/2017		\$318,550.00	Valid		Land and Improvements	
3/6/2015		\$280,000.00	Invalid		Land and Improvements	

Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.264	Gross				\$63,900

Acreage/Squarefoot Variables

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Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
11,500	0.264			\$63,900

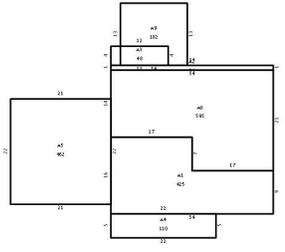
General Information

Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Light			All Public

Valuation/Explanation		
Dwelling #	760 0365 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,256	\$148,886.24
Second Story:	695	\$48,114.85
Additional Story:	0	\$0.00
Attic/Finished Net:	42	\$1,286.88
Half Story/Finished Net:	0	\$0.00
Base Price		\$198,287.97
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	300	\$0.00
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$7,116.78
Plumbing	0 - Half Bath 3 - Full Bath	\$14,644.00
Finished Basement Living Area	900	\$24,291.00
Features:	3	\$2,600.00
Attachments:	1,016	\$21,900.00
Adjusted Base Price		\$268,839.75
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$268,773.73
Market Adjustment:	69%	\$454,227.60
CDU Adjustment:	71	\$322,500.00
Complete:	100	\$322,500.00
Dollar Adjustments		\$100.00
Dwelling Value		\$322,600.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$322,600.00
Total Land Value		\$63,900.00
Total Assessed Value		\$386,500.00

Parcel Numbers: 760-0366-000 Property Address: 7415 TIFTON DR S Municipality: Franklin, City of

Owner Name: BORKOWSKI, JAMES M Mailing Address: 7415 S TIFTON DR FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 2 LOT 11 BLK 12	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0366 000- 1		
Year Built:	1/1/1994	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1994	Bedrooms:	3
Remodeled/Effective Age:	-28	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0366 000- 1	1,020	629	0	0	0	0	1,649

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	34	\$3,400
31-WD	48	\$500
11-OFP	110	\$2,200
13-AFG	462	\$13,900

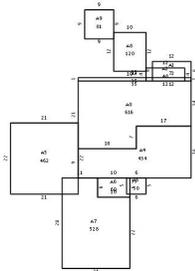
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
5/1/1994		94-0387	\$70,500.00		NEW CONST		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/5/2016		\$271,500.00	Valid		Land and Improvements		
4/1/1994		\$38,900.00	Valid		Land		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.251	Gross				\$62,400
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
10,934		0.251				\$62,400	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0366 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,020		\$127,051.20	
Second Story:				629		\$44,193.54	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$171,244.74	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,020		\$25,928.40	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,056.54	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				654		\$20,000.00	
Adjusted Base Price						\$230,851.68	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$229,406.85	
Market Adjustment:				73%		\$396,873.85	
CDU Adjustment:				70		\$277,800.00	
Complete:				100		\$277,800.00	
Dollar Adjustments						\$400.00	
Dwelling Value						\$278,200.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$278,200.00
Total Land Value		\$62,400.00
Total Assessed Value		\$340,600.00

Parcel Numbers: 760-0367-000 Property Address: 7425 TIFTON DR S Municipality: Franklin, City of

Owner Name: SCHUTTEN, DANIEL J & MARGARET Mailing Address: 7425 S TIFTON DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 2 LOT 12 BLK 12	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0367 000- 1		
Year Built:	1/1/1994	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1994	Bedrooms:	3
Remodeled/Effective Age:	-28	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0367 000- 1	1,110	651	0	0	0	0	1,761

Attachment Description(s):	Area:	Attachment Value:
31-WD	72	\$700
31-WD	48	\$500
99-Additional Attachments	35	\$3,500
11-OFP	30	\$600
13-AFG	528	\$15,800
31-WD	120	\$1,200
11-OFP	81	\$1,600

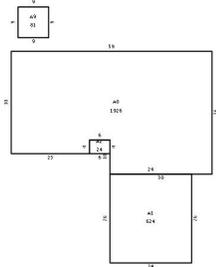
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
3/1/1994	94-0198	\$77,500.00	NEW CONST			
1/25/2006	270	\$7,330.00	EXTREMOD			
8/1/2001	01-0994	\$6,000.00	DECK/GAZEBO			
9/8/2015	15-2105	\$2,861.00	ACREPLACE			
5/1/1994	94-0425	\$3,200.00	HTG & A/C			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
1/1/1994		\$39,900.00	Valid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.272	Gross				\$65,200
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
11,848	0.272			\$65,200		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	760 0367 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,110	\$135,120.30
Second Story:	651	\$45,068.73
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$180,189.03
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,110	\$27,339.30
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,332.06
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	1	\$2,000.00
Attachments:	914	\$23,900.00
Adjusted Base Price		\$245,082.39
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$241,100.63
Market Adjustment:	71%	\$412,282.08
CDU Adjustment:	70	\$288,600.00
Complete:	100	\$288,600.00
Dollar Adjustments		(\$400.00)
Dwelling Value		\$288,200.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$288,200.00
Total Land Value		\$65,200.00
Total Assessed Value		\$353,400.00

Parcel Numbers: 760-0368-000 Property Address: 7444 HILLENDALE DR S Municipality: Franklin, City of

Owner Name: DOBERSTEIN, DALE & JULIE Mailing Address: 7444 S HILLENDALE DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 2 LOT 13 BLK 12	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0368 000- 1		
Year Built:	1/1/1994	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1994	Bedrooms:	3
Remodeled/Effective Age:	-28	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0368 000- 1	1,926	0	0	0	0	0	1,926

Attachment Description(s):	Area:	Attachment Value:
13-AFG	624	\$18,700
11-OPF	24	\$500

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

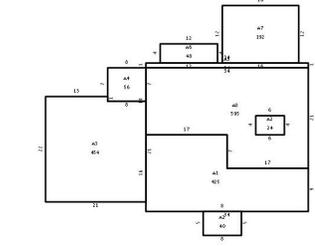
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
9/1/1994	94-0941	\$3,200.00	HTG & A/C			
9/1/1994	94-0925	\$102,000.00	NEW CONST			
4/4/2019	19-0661	\$4,000.00	FURREPLAC			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
7/1/1994		\$38,900.00	Valid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.284	Gross				\$65,100
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
12,371	0.284			\$65,100		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	
Valuation/Explanation						
Dwelling #			760 0368 000- 1			
Description			Area		Value Amount	
Living Area:						
First Story:			1,926			\$211,051.08
Second Story:			0			\$0.00
Additional Story:			0			\$0.00
Attic/Finished Net:			0			\$0.00
Half Story/Finished Net:			0			\$0.00
Base Price					\$211,051.08	
Unfinished Living Area:						
Room/Unfinished:			0			\$0.00
Unfinished Basement:			1,926			\$41,697.90
Half Story/Unfinished:						\$0.00
Structure Info, Features and Attachments:						
Heating/AC			Air Conditioning - Same Ducts		\$4,737.96	
Plumbing			1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area			0			\$0.00
Features:			3			\$2,600.00
Attachments:			648			\$19,200.00
Adjusted Base Price					\$291,489.94	
Changes/Adjustments						
Grade Adjustment:			C+ 110%		\$296,658.93	
Market Adjustment:			45%		\$430,155.45	
CDU Adjustment:			70		\$301,100.00	
Complete:			100		\$301,100.00	
Dollar Adjustments					\$400.00	
Dwelling Value					\$301,500.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$301,500.00
Total Land Value		\$65,100.00
Total Assessed Value		\$366,600.00

Parcel Numbers: 760-0369-000 Property Address: 7458 HILLENDALE DR S Municipality: Franklin, City of

Owner Name: CECH KEVIN & KATHLEEN Mailing Address: 7458 S HILLENDALE DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	COUNTRYSIDE ESTATES ADDN NO 2 LOT 14 BLK 12	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0369 000- 1		
Year Built:	1/1/1996	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1996	Bedrooms:	3
Remodeled/Effective Age:	-26	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0369 000- 1	1,076	629	0	0	0	0	1,705

Attachment Description(s):	Area:	Attachment Value:
11-OFP	40	\$800
13-AFG	454	\$13,600
99-Additional Attachments	34	\$3,400
31-WD	48	\$500
33-Concrete Patio	192	\$1,000

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
6/1/1996	96-0666	\$2,000.00	HTG
6/1/1998	B980524	\$1,720.00	A/C
6/1/1996	96-0646	\$84,000.00	NEW CONST

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
2/1/1997		\$140,300.00	Valid		Land and Improvements	
4/8/2002		\$180,000.00	Invalid		Land and Improvements	
10/31/2003		\$232,900.00	Valid		Land and Improvements	

Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.244	Gross				\$61,800

Acreage/Squarefoot Variables

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Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
10,629	0.244			\$61,800

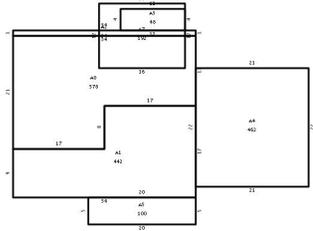
General Information

Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Light			All Public

Valuation/Explanation		
Dwelling #	760 0369 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,076	\$132,401.80
Second Story:	629	\$44,193.54
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$176,595.34
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,020	\$25,928.40
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,194.30
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	768	\$19,300.00
Adjusted Base Price		\$235,640.04
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$235,444.04
Market Adjustment:	70%	\$400,254.88
CDU Adjustment:	71	\$284,200.00
Complete:	100	\$284,200.00
Dollar Adjustments		\$100.00
Dwelling Value		\$284,300.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$284,300.00
Total Land Value		\$61,800.00
Total Assessed Value		\$346,100.00

Parcel Numbers: 760-0370-000 Property Address: 7468 HILLENDALE DR S Municipality: Franklin, City of

Owner Name: GOTZ, NATHAN L Mailing Address: 7468 S HILLENDALE DR FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 2 LOT 15 BLK 12	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0370 000- 1		
Year Built:	1/1/1997	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1997	Bedrooms:	3
Remodeled/Effective Age:	-25	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0370 000- 1	1,020	612	0	0	0	0	1,632

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	34	\$3,400
31-WD	48	\$500
13-AFG	462	\$13,900
11-OFP	100	\$2,000

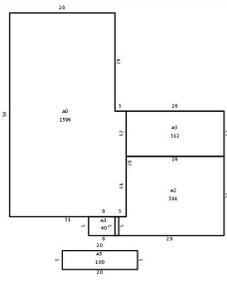
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
3/1/1997	97-0122	\$110,000.00	NEW DWLG			
4/1/1997	97-0157	\$3,200.00	HTG & A/C			
9/13/2016	16-2253	\$12,560.00	EXTREMUM ROOF			
6/22/2017	17-1428	\$12,495.00	FUR/ACREPLACE			
6/1/2020	20-1324	\$25,585.00	EXTREMUM-SIDING			
6/2/2020	20-1346	\$7,690.00	EXTREMUM-MISC			
11/30/2018	18-2981	\$5,500.00	BATHREMUM			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
9/24/2004		\$232,000.00	Valid		Land and Improvements	
3/1/1997		\$36,900.00	Valid		Land	
12/16/2014		\$242,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.244	Gross				\$61,800
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
10,629	0.244			\$61,800		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	760 0370 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,020	\$127,051.20
Second Story:	612	\$42,999.12
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$170,050.32
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,020	\$25,928.40
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,014.72
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	644	\$19,800.00
Adjusted Base Price		\$229,715.44
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$228,046.98
Market Adjustment:	73%	\$394,521.28
CDU Adjustment:	72	\$284,100.00
Complete:	100	\$284,100.00
Dollar Adjustments		(\$800.00)
Dwelling Value		\$283,300.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$283,300.00
Total Land Value		\$61,800.00
Total Assessed Value		\$345,100.00

Parcel Numbers: 760-0371-000 Property Address: 7472 HILLENDALE DR S Municipality: Franklin, City of

Owner Name: FRENZ, DAVID & BARBARA Mailing Address: 7472 S HILLENDALE DRIVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 2 LOT 16 BLK 12	
	Parcel Sketch and Site Map obtained from the County GIS	
Neighborhood:	1211-Franklin	

Building Description

Dwelling #	760 0371 000- 1		
Year Built:	1/1/1995	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1995	Bedrooms:	3
Remodeled/Effective Age:	-27	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0371 000- 1	1,908	0	0	0	0	0	1,908

Attachment Description(s):	Area:	Attachment Value:
11-OFP	40	\$800
13-AFG	561	\$16,800

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

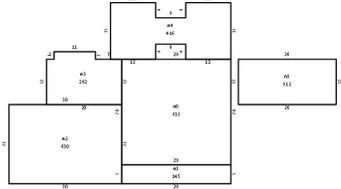
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
7/28/2015	15-1701	\$2,000.00	ACREPLACE				
10/3/2016	16-2433	\$3,800.00	FURREPLAC				
5/22/2017	17-1107	\$11,540.00	RE-ROOF GAR				
5/1/1996	96-0530	\$1,554.00	A/C				
10/1/1995	95-1145	\$2,000.00	HTG SYSTEM				
9/1/1995	95-1084	\$98,000.00	NEW CONST				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/1/1995		\$37,900.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.244	Gross				\$61,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:			Assessed Land Value:	
10,629	0.244					\$61,800	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0371 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,908	\$209,078.64
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$209,078.64
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,596	\$35,702.52
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,693.68
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	601	\$17,600.00
Adjusted Base Price		\$276,696.84
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$282,476.52
Market Adjustment:	46%	\$412,415.73
CDU Adjustment:	70	\$288,700.00
Complete:	100	\$288,700.00
Dollar Adjustments		\$100.00
Dwelling Value		\$288,800.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$288,800.00
Total Land Value		\$61,800.00
Total Assessed Value		\$350,600.00

Parcel Numbers: 760-0372-000 Property Address: 3921 LEAH AVE W Municipality: Franklin, City of

Owner Name: MATIJAS, ROBERT Mailing Address: 3921 W LEAH AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 2 LOT 1 BLK 14	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	

1211-Franklin

Building Description

Dwelling #	760 0372 000- 1		
Year Built:	1/1/1994	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1994	Bedrooms:	3
Remodeled/Effective Age:	-28	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0372 000- 1	1,074	812	0	0	0	0	1,886

Attachment Description(s):	Area:	Attachment Value:
11-OFP	145	\$2,900
13-AFG	630	\$18,900
31-WD	416	\$4,200

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

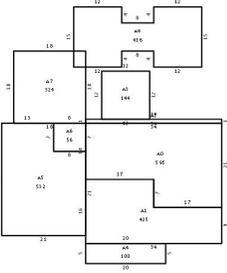
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
6/1/1994	94-0661	\$3,300.00	HTG & A/C				
5/1/1994	94-0473	\$72,000.00	NEW CONST				
4/1/1997	97-0191	\$6,969.00	WDDK 15X32'				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/27/2021		\$332,000.00	Valid		Land and Improvements		
12/8/2021		\$332,000.00	Valid		Land and Improvements		
3/1/1994		\$34,900.00	Valid		Land		
9/15/2006		\$255,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.303	Gross				\$66,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:			Assessed Land Value:	
13,199	0.303					\$66,300	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0372 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,074	\$132,155.70
Second Story:	812	\$55,151.04
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$187,306.74
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	812	\$22,216.32
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,639.56
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	1	\$300.00
Attachments:	1,191	\$26,000.00
Adjusted Base Price		\$252,665.62
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$249,002.18
Market Adjustment:	52%	\$378,483.32
CDU Adjustment:	70	\$264,900.00
Complete:	100	\$264,900.00
Dollar Adjustments		\$800.00
Dwelling Value		\$265,700.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$265,700.00
Total Land Value		\$66,300.00
Total Assessed Value		\$332,000.00

Parcel Numbers: 760-0373-000 Property Address: 3911 LEAH AVE W Municipality: Franklin, City of

Owner Name: KAPLAN ARTHUR J Mailing Address: 3911 W LEAH AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	COUNTRYSIDE ESTATES ADDN NO 2 LOT 2 BLK 14	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0373 000- 1		
Year Built:	1/1/1994	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1994	Bedrooms:	3
Remodeled/Effective Age:	-28	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0373 000- 1	1,076	629	0	0	0	0	1,705

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	34	\$3,400
12-EFP	144	\$4,300
11-OFP	100	\$2,000
13-AFG	532	\$16,000
33-Concrete Patio	324	\$1,600

Feature Description(s): 05-Metal Fireplace	Area: 1	Feature Value: \$2,000
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type: RS1-Frame Utility Shed	Year Built: 1/1/2001	Area: 120	Construction:	Condition: Average	Value: \$400.00
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Permit / Construction History

Date of Permit: 5/1/1994	Permit Number: 94-0490	Permit Amount: \$2,000.00	Details of Permit: HTG SYSTEM
3/20/2003	03-0666	\$1,100.00	WDDK
9/7/2001	01-1019	\$1,000.00	SHED 12X12'
6/3/2005	52008	\$18,900.00	EFP
4/1/1994	94-0334	\$73,000.00	NEW CONST

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
8/1/1997		\$169,000.00	Invalid		Land and Improvements	
10/17/2007		\$132,500.00	Invalid		Land and Improvements	
4/1/1994		\$30,400.00	Valid		Land	

Land Breakdown

Land Class: A-Residential Primary Site	Acreage: 0.258	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$63,000
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Acreage/Squarefoot Variables

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Land Data & Computations

Total Square Footage: 11,238	Total Acreage: 0.258	Depth:	Act. Frontage:	Assessed Land Value: \$63,000
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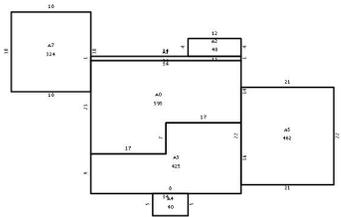
General Information

Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: All Public
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Valuation/Explanation		
Dwelling #	760 0373 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,076	\$132,401.80
Second Story:	629	\$44,193.54
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$176,595.34
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,020	\$25,928.40
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,194.30
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	1,134	\$27,300.00
Adjusted Base Price		\$243,640.04
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$235,444.04
Market Adjustment:	75%	\$412,027.08
CDU Adjustment:	70	\$288,400.00
Complete:	100	\$288,400.00
Dollar Adjustments		\$100.00
Dwelling Value		\$288,500.00
Other Building Improvements	0	\$400.00
Total Improvement Value		\$288,900.00
Total Land Value		\$63,000.00
Total Assessed Value		\$351,900.00

Parcel Numbers: 760-0374-000 Property Address: 3901 LEAH AVE W Municipality: Franklin, City of

Owner Name: KAPEL, ZENON & LUCYNA Mailing Address: 3901 W LEAH AVE FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 2 LOT 3 BLK 14	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 0374 000- 1		
Year Built:	1/1/1995	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1995	Bedrooms:	3
Remodeled/Effective Age:	-27	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0374 000- 1	1,020	629	0	0	0	0	1,649

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	34	\$3,400
31-WD	48	\$500
11-OFP	40	\$800
13-AFG	462	\$13,900

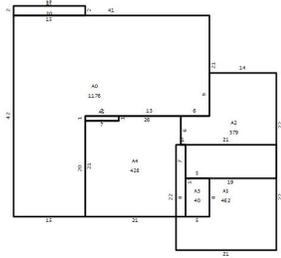
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
8/1/1995	95-0886	\$80,000.00	NEW CONST			
8/1/1995	95-0929	\$2,000.00	HTG SYSTEM			
4/10/2014	14-0709	\$5,450.00	FNDTN REPAIR			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
7/1/1995		\$31,900.00	Valid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.256	Gross				\$62,700
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
11,151	0.256			\$62,700		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	760 0374 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,020	\$127,051.20
Second Story:	629	\$44,193.54
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$171,244.74
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,020	\$25,928.40
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,056.54
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	584	\$18,600.00
Adjusted Base Price		\$229,451.68
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$229,406.85
Market Adjustment:	71%	\$392,285.71
CDU Adjustment:	70	\$274,600.00
Complete:	100	\$274,600.00
Dollar Adjustments		(\$300.00)
Dwelling Value		\$274,300.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$274,300.00
Total Land Value		\$62,700.00
Total Assessed Value		\$337,000.00

Parcel Numbers: 760-0375-000 Property Address: 3843 LEAH AVE W Municipality: Franklin, City of

Owner Name: ANDERSEN, JAMES C - MARITAL TRUST (THE) Mailing Address: P O BOX 81667 LINCOLN, NE 68501 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 2 LOT 4 BLK 14	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	

1211-Franklin

Building Description

Dwelling #	760 0375 000- 1		
Year Built:	1/1/1994	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1994	Bedrooms:	3
Remodeled/Effective Age:	-28	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0375 000- 1	1,592	0	0	0	0	0	1,592

Attachment Description(s):	Area:	Attachment Value:
11-OFP	40	\$800
13-AFG	428	\$12,800

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

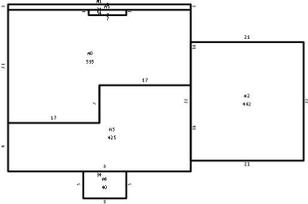
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
8/1/1994	94-0891	\$79,000.00	NEW CONST				
2/22/2016	16-0293	\$2,962.00	FURREPLAC				
9/30/2015	15-2324	\$9,648.00	FENCE				
6/13/2017	17-1331	\$3,935.00	ACREPLACE				
8/1/1994	94-0901	\$3,200.00	HTG & A/C				
5/18/2010	833	\$7,350.00	FOUNDRPR				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/1/1994		\$30,900.00	Valid		Land		
10/1/1999		\$163,000.00	Valid		Land and Improvements		
9/3/2015		\$239,900.00	Valid		Land and Improvements		
5/28/2004		\$212,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.250	Gross				\$62,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
10,890	0.250				\$62,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 0375 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,592	\$180,930.80
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$180,930.80
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,176	\$28,541.52
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,916.32
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	468	\$13,600.00
Adjusted Base Price		\$236,610.64
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$242,781.70
Market Adjustment:	56%	\$378,739.46
CDU Adjustment:	70	\$265,100.00
Complete:	100	\$265,100.00
Dollar Adjustments		(\$700.00)
Dwelling Value		\$264,400.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$264,400.00
Total Land Value		\$62,200.00
Total Assessed Value		\$326,600.00

Parcel Numbers: 760-0376-000	Property Address: 3833 LEAH AVE W	Municipality: Franklin, City of
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Owner Name: COLLA, SALVATORE & DONNA	Mailing Address: 3833 W LEAH AVE FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph:	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 2 LOT 5 BLK 14	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0376 000- 1		
Year Built:	1/1/1994	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1994	Bedrooms:	3
Remodeled/Effective Age:	-28	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0376 000- 1	1,020	629	0	0	0	0	1,649

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	34	\$3,400
13-AFG	462	\$13,900
35-Ms/Terrace	40	\$0

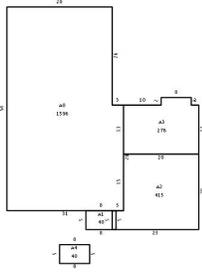
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
6/1/1994	94-0660	\$2,000.00	NEW CONST			
6/1/1994	94-0538	\$71,500.00	NEW CONST			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
5/1/1994		\$29,900.00	Valid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.242	Gross				\$61,700
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
10,542	0.242			\$61,700		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	
Valuation/Explanation						
Dwelling #	760 0376 000- 1					
Description	Area			Value Amount		
Living Area:						
First Story:	1,020			\$127,051.20		
Second Story:	629			\$44,193.54		
Additional Story:	0			\$0.00		
Attic/Finished Net:	0			\$0.00		
Half Story/Finished Net:	0			\$0.00		
Base Price				\$171,244.74		
Unfinished Living Area:						
Room/Unfinished:	0			\$0.00		
Unfinished Basement:	1,020			\$25,928.40		
Half Story/Unfinished:				\$0.00		
Structure Info, Features and Attachments:						
Heating/AC	Air Conditioning - Same Ducts			\$4,056.54		
Plumbing	0 - Half Bath 2 - Full Bath			\$7,322.00		
Finished Basement Living Area	0			\$0.00		
Features:	2			\$2,300.00		
Attachments:	536			\$17,300.00		
Adjusted Base Price				\$228,151.68		
Changes/Adjustments						
Grade Adjustment:	C+ 110%			\$229,406.85		
Market Adjustment:	72%			\$394,579.78		
CDU Adjustment:	70			\$276,200.00		
Complete:	100			\$276,200.00		
Dollar Adjustments				\$200.00		
Dwelling Value				\$276,400.00		

Other Building Improvements	0	\$0.00
Total Improvement Value		\$276,400.00
Total Land Value		\$61,700.00
Total Assessed Value		\$338,100.00

Parcel Numbers: 760-0377-000 Property Address: 3823 LEAH AVE W Municipality: Franklin, City of

Owner Name: SMITH, ROY E IV Mailing Address: 3823 W LEAH AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDN NO 2 LOT 6 BLK 14	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0377 000- 1		
Year Built:	1/1/1994	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1994	Bedrooms:	3
Remodeled/Effective Age:	-28	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0377 000- 1	1,872	0	0	0	0	0	1,872

Attachment Description(s):	Area:	Attachment Value:
11-OFP	40	\$800
13-AFG	415	\$12,500

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

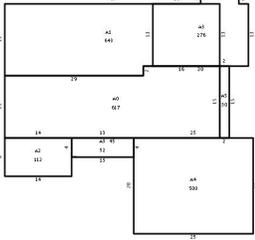
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/8/2020	20-1108	\$11,650.00	FOUNDRPR				
7/1/1994	94-0732	\$72,000.00	NEW CONST				
6/8/2020	20-1400	\$4,000.00	ACREPLACE				
9/16/2020	20-2639	\$4,900.00	FURREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/24/2003		\$179,200.00	Invalid		Land and Improvements		
6/1/1994		\$33,900.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.292	Gross				\$65,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,720	0.292				\$65,600		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0377 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,872		\$205,976.16	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$205,976.16	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,596		\$35,702.52	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,605.12	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				455		\$13,300.00	
Adjusted Base Price						\$269,205.80	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$278,966.38	
Market Adjustment:				46%		\$407,290.92	
CDU Adjustment:				70		\$285,100.00	
Complete:				100		\$285,100.00	
Dollar Adjustments						(\$900.00)	
Dwelling Value						\$284,200.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$284,200.00
Total Land Value		\$65,600.00
Total Assessed Value		\$349,800.00

Parcel Numbers: 760-0378-000 Property Address: 3909 MINNESOTA AVE W Municipality: Franklin, City of

Owner Name: BARILLAS, RICARDO A Mailing Address: 3909 W MINNESOTA AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDITION NO 3 BLK 3 LOT 16	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0378 000- 1		
Year Built:	1/1/2002	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2002	Bedrooms:	3
Remodeled/Effective Age:	-20	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0378 000- 1	1,402	617	0	0	0	0	2,019

Attachment Description(s):	Area:	Attachment Value:
11-OFP	52	\$1,000
13-AFG	500	\$15,000

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	715	\$3,575
22-Additional Fixture	4	\$1,200
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	715	\$3,575

Other Building Improvements

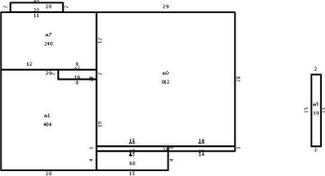
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/2016	144		Average	\$1,200.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
3/28/2016	16-0576	\$5,100.00	ACCBLDG SHED				
2/19/2002	02-0107	\$144,000.00	NEW CONST				
7/27/2016	16-1803	\$200.00	DUCT				
4/11/2016	16-0707	\$22,000.00	INTREMOD BASEME				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/21/2001		\$45,900.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.311	Gross				\$67,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
13,547	0.311				\$67,700		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 0378 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,402		\$162,393.66	
Second Story:				617		\$43,350.42	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$205,744.08	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,402		\$32,217.96	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,966.74	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0		\$0.00	
Features:				5		\$3,200.00	
Attachments:				552		\$16,000.00	
Adjusted Base Price						\$274,331.78	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$280,644.96	
Market Adjustment:				62%		\$454,644.83	
CDU Adjustment:				76		\$345,500.00	
Complete:				100		\$345,500.00	
Dollar Adjustments						\$300.00	
Dwelling Value						\$345,800.00	

Other Building Improvements	0	\$1,200.00
Total Improvement Value		\$347,000.00
Total Land Value		\$67,700.00
Total Assessed Value		\$414,700.00

Parcel Numbers: 760-0379-000 Property Address: 3936 MADISON BLVD W Municipality: Franklin, City of

Owner Name: RUWIAI, FATMA M & ABUINAAJ, RATEB A Mailing Address: 3936 W MADISON BLVD FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	COUNTRY SIDE ESTATES ADDITION NO 3 BLK 4 LOT 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1213-Franklin	

Building Description

Dwelling #	760 0379 000- 1		
Year Built:	1/1/2001	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2001	Bedrooms:	4
Remodeled/Effective Age:	-21	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0379 000- 1	1,074	1,097	0	0	0	0	2,171

Attachment Description(s):	Area:	Attachment Value:
11-OFP	15	\$300
13-AFG	16	\$500
99-Additional Attachments	15	\$1,500
13-AFG	404	\$12,100
99-Additional Attachments	14	\$1,400
11-OFP	60	\$1,200

Feature Description(s): 22-Additional Fixture	Area: 1	Feature Value: \$300
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type: RS1-Frame Utility Shed	Year Built: 1/1/2005	Area: 120	Construction:	Condition: Average	Value: \$400.00
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Permit / Construction History

Date of Permit: 10/23/2001	Permit Number: 01-1194	Permit Amount: \$110,000.00	Details of Permit: NEW CONST
8/24/2005	499409	\$2,000.00	SHED
12/7/2001	01-1326	\$3,200.00	HTG & A/C

Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
8/22/2001		\$45,900.00	Valid		Land	
8/1/2005		\$254,900.00	Valid		Land and Improvements	
3/19/2012		\$225,000.00	Invalid		Land and Improvements	
3/1/2016		\$265,000.00	Valid		Land and Improvements	
9/30/2019		\$320,000.00	Valid		Land and Improvements	

Land Breakdown

Land Class: A-Residential Primary Site	Acreage: 0.305	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$66,300
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Acreage/Squarefoot Variables

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Land Data & Computations

Total Square Footage: 13,286	Total Acreage: 0.305	Depth:	Act. Frontage:	Assessed Land Value: \$66,300
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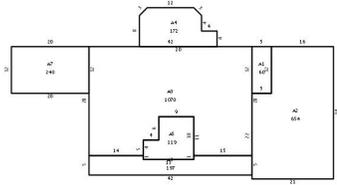
General Information

Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: All Public
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Valuation/Explanation		
Dwelling #	760 0379 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,074	\$132,155.70
Second Story:	1,097	\$70,635.83
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$202,791.53
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	812	\$11,871.44
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$5,340.66
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	524	\$17,000.00
Adjusted Base Price		\$251,506.63
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$255,427.29
Market Adjustment:	67%	\$426,563.58
CDU Adjustment:	75	\$319,900.00
Complete:	100	\$319,900.00
Dollar Adjustments		(\$300.00)
Dwelling Value		\$319,600.00
Other Building Improvements	0	\$400.00
Total Improvement Value		\$320,000.00
Total Land Value		\$66,300.00
Total Assessed Value		\$386,300.00

Parcel Numbers: 760-0380-000 Property Address: 7270 TIFTON DR S Municipality: Franklin, City of

Owner Name: EWERT, MARTIN J Mailing Address: 7270 S TIFTON DR FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	COUNTRYSIDE ESTATES ADDITION NO 3 BLK 7 LOT 19	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 0380 000- 1		
Year Built:	1/1/2003	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2003	Bedrooms:	4
Remodeled/Effective Age:	-19	Full Baths:	2
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	B-	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 0380 000- 1	1,249	1,070	0	0	0	0	2,319

Attachment Description(s):	Area:	Attachment Value:
13-AFG	654	\$19,600
11-OPF	197	\$3,900
31-WD	172	\$1,700

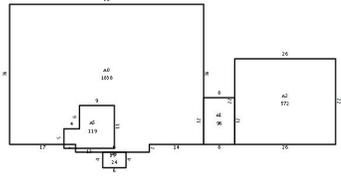
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition: Average	Rec Room Area: 600	Rec Room Value: \$3,000
22-Additional Fixture	6	\$1,800
Rec Room Condition: Average	Rec Room Area: 600	Rec Room Value: \$3,000

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
4/11/2003	03-0948	\$145,000.00	NEWDWLG			
5/24/2017	17-1148	\$28,000.00	INTREMOD-BSMT F			
9/19/2019	19-2415	\$21,000.00	WDDK-ATTCHD			
7/17/2017	17-1661	\$630.00	BSMT DUCTWK 200			
7/12/2004	2263	\$10,000.00	WDDK			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
4/21/2002		\$49,900.00	Valid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.330	Gross				\$68,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
14,375	0.330			\$68,000		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	760 0380 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,249	\$149,367.91
Second Story:	1,070	\$68,897.30
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$218,265.21
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,249	\$29,888.57
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$5,704.74
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	7	\$3,800.00
Attachments:	1,023	\$25,200.00
Adjusted Base Price		\$295,061.52
Changes/Adjustments		
Grade Adjustment:	B- 120%	\$319,273.82
Market Adjustment:	56%	\$498,067.17
CDU Adjustment:	77	\$383,500.00
Complete:	100	\$383,500.00
Dollar Adjustments		(\$1,000.00)
Dwelling Value		\$382,500.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$382,500.00
Total Land Value		\$68,000.00
Total Assessed Value		\$450,500.00

Parcel Numbers: 760-9974-000 Property Address: 7117 35TH ST S Municipality: Franklin, City of

Owner Name: HO, QUA VAN Mailing Address: 7117 S 35TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	COM NE COR OF NW 12 5 21 TH S 240 FT W 142.89 FT N 240	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 9974 000- 1		
Year Built:	1/1/1994	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1994	Bedrooms:	3
Remodeled/Effective Age:	-28	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 9974 000- 1	1,838	0	0	0	0	0	1,838

Attachment Description(s):	Area:	Attachment Value:
12-EFP	96	\$2,900
13-AFG	572	\$17,200
35-Ms/Terrace	24	\$0

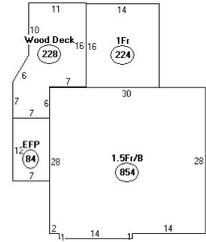
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
4/1/1994	94-0221	\$100,000.00	NEW CONST			
4/1/1994	94-0321	\$4,658.00	HTG PERMIT			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
12/1/1993		\$19,900.00	Valid		Land	
12/1/2000		\$160,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.524	Gross				\$69,700
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
22,825	0.524			\$69,700		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Heavy			Public Sewer	

Valuation/Explanation		
Dwelling #	760 9974 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,838	\$203,356.32
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$203,356.32
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,838	\$40,105.16
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,521.48
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	692	\$20,100.00
Adjusted Base Price		\$277,704.96
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$280,835.46
Market Adjustment:	34%	\$376,319.51
CDU Adjustment:	70	\$263,400.00
Complete:	100	\$263,400.00
Dollar Adjustments		(\$600.00)
Dwelling Value		\$262,800.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$262,800.00
Total Land Value		\$69,700.00
Total Assessed Value		\$332,500.00

Parcel Numbers: 760-9975-001 Property Address: 3531 RAWSON AVE W Municipality: Franklin, City of

Owner Name: Arora's, LLC, a Wisconsin LLC Mailing Address: 7630 S Cambridge Drive Franklin, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	CSM NO 5273 NW 12 5 21 PARCEL 1 EXC N 2.26 FT FOR AVE	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <p>A: 1.5Fr/B 854 sqft</p> <p>B: EFP 84 sqft</p> <p>C: 1Fr 224 sqft</p> <p>D: Wood Deck 228 sqft</p>
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 9975 001- 1		
Year Built:	1/1/1948	Exterior Wall:	02-Block
Year Remodeled:	1/1/1948	Bedrooms:	4
Remodeled/Effective Age:	-74	Full Baths:	1
Building Type/Style:	04-Cape Cod	Half Baths:	1
Story:	1.50	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 9975 001- 1	1,078	0	0	0	480	0	1,558

Attachment Description(s):	Area:	Attachment Value:
12-EFP	84	\$2,500
31-WD	228	\$2,300

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1950	440		Average	\$3,700.00

Permit / Construction History

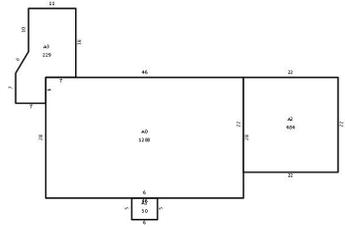
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
6/13/2008	1229	\$4,000.00	FENCE
12/1/1995	95-1371	\$24,000.00	ADDN 16X14'

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/12/2001		\$85,000.00	Invalid		Land and Improvements		
9/11/2003		\$169,900.00	Valid		Land and Improvements		
3/30/2005		\$183,500.00	Valid		Land and Improvements		
	11282818						
	11282817						
8/26/2022	11282818	\$86,600.00		O - Other	Land and Improvements	Other	
8/26/2022	11282817	\$86,600.00		O - Other	Land and Improvements	Other	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.389	Gross				\$59,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
16,945	0.389				\$59,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Heavy			Public Sewer		
Valuation/Explanation							
Dwelling #				760 9975 001- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,078		\$146,316.94	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				480		\$33,363.20	
Base Price						\$179,680.14	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				854		\$22,904.28	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,832.68	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				312		\$4,800.00	
Adjusted Base Price						\$216,398.10	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$232,427.91	
Market Adjustment:				40%		\$325,399.07	
CDU Adjustment:				50		\$162,700.00	
Complete:				100		\$162,700.00	
Dollar Adjustments						(\$400.00)	
Dwelling Value						\$162,300.00	

Other Building Improvements	0	\$3,700.00
Total Improvement Value		\$166,000.00
Total Land Value		\$59,200.00
Total Assessed Value		\$225,200.00

Parcel Numbers: 760-9975-002 Property Address: 3523 RAWSON AVE W Municipality: Franklin, City of

Owner Name: HARDY, BRADLY & MICHELLE Mailing Address: 3523 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	CSM NO 5273 NW 12 5 21 PARCEL 2 EXC N 2.76 FT FOR AVE	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1214-Franklin	

Building Description

Dwelling #	760 9975 002- 1		
Year Built:	1/1/1997	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1997	Bedrooms:	4
Remodeled/Effective Age:	-25	Full Baths:	3
Building Type/Style:	04-Cape Cod	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 9975 002- 1	1,288	0	0	354	0	0	1,642

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	30	\$200
13-AFG	484	\$14,500

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

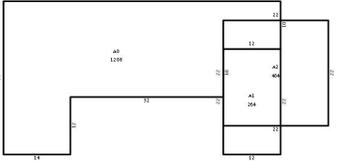
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
2/1/1998	B980127	\$3,219.00	FURNACE
9/1/1997	97-0924	\$115,000.00	NEW DWLG

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/1/1997		\$20,000.00	Valid		Land		
8/1/1997		\$15,000.00	Valid		Land		
6/1/1996		\$12,900.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.363	Gross				\$58,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
15,812	0.363				\$58,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			Public Sewer		
Valuation/Explanation							
Dwelling #				760 9975 002- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,288		\$152,679.52	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				354		\$10,846.56	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$163,526.08	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,288		\$30,499.84	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,039.32	
Plumbing				0 - Half Bath 3 - Full Bath		\$14,644.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				514		\$14,700.00	
Adjusted Base Price						\$227,709.24	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$233,980.16	
Market Adjustment:				66%		\$388,407.07	
CDU Adjustment:				72		\$279,700.00	
Complete:				100		\$279,700.00	
Dollar Adjustments						(\$400.00)	
Dwelling Value						\$279,300.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$279,300.00	
Total Land Value						\$58,000.00	
Total Assessed Value						\$337,300.00	

Parcel Numbers: 760-9976-000	Property Address: 7131 35TH ST S	Municipality: Franklin, City of
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Owner Name: WILCOX, PAUL	Mailing Address: 7131 S 35TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: S 132 FT OF N 372 FT OF E 20 ACS OF NW 12 5 21 CONT 1.00	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1214-Franklin		

Building Description

Dwelling #	760 9976 000- 1		
Year Built:	1/1/1949	Exterior Wall:	02-Block
Year Remodeled:	1/1/1949	Bedrooms:	3
Remodeled/Effective Age:	-73	Full Baths:	1
Building Type/Style:	09-Basic Single Story	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Good	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 9976 000- 1	1,208	0	0	0	0	0	1,208

Attachment Description(s): 13-AFG	Area: 264	Attachment Value: \$7,900
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Feature Description(s): 22-Additional Fixture	Area: 1	Feature Value: \$300
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

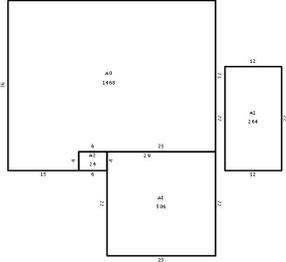
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
6/1/1998	B980584	\$4,840.00	AC/FURREPLAC				
9/9/2004	2989	\$16,500.00	FOUNDRPR				
5/5/2016	16-0995	\$3,500.00	ROOF				
8/30/2013	13-2038	\$2,912.00	ACREPLACE				
7/26/2011	1521	\$600.00	FOOTING/FNDTN O				
6/22/2011	1227	\$1,000.00	FOUNDRPR				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/22/2004		\$138,000.00	Invalid		Land and Improvements		
8/25/2010		\$158,000.00	Valid		Land and Improvements		
7/23/2018		\$211,111.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	1.009	Gross				\$88,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
43,952	1.009				\$88,300		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 9976 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,208	\$158,888.24
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$158,888.24
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,208	\$28,907.44
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$2,971.68
Plumbing	0 - Half Bath 1 - Full Bath	\$0.00
Finished Basement Living Area	0	\$0.00
Features:	1	\$300.00
Attachments:	264	\$7,900.00
Adjusted Base Price		\$198,967.36
Changes/Adjustments		
Grade Adjustment:	C 100%	\$190,767.36
Market Adjustment:	58%	\$301,412.43
CDU Adjustment:	50	\$150,700.00
Complete:	100	\$150,700.00
Dollar Adjustments		(\$400.00)
Dwelling Value		\$150,300.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$150,300.00
Total Land Value		\$88,300.00
Total Assessed Value		\$238,600.00

Parcel Numbers: 760-9977-001 Property Address: 7151 35TH ST S Municipality: Franklin, City of

Owner Name: GRIESEMER, PATRICK J Mailing Address: 7151 S 35TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	CSM NO 5680 NW 12 5 21 PARCEL 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 9977 001- 1		
Year Built:	1/1/1992	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1992	Bedrooms:	3
Remodeled/Effective Age:	-30	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 9977 001- 1	1,468	0	0	0	0	0	1,468

Attachment Description(s):	Area:	Attachment Value:
13-AFG	506	\$15,200
11-OPF	24	\$500

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

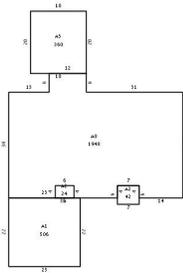
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/28/2014	14-1145	\$1,000.00	SHED				
10/5/2009	1935	\$3,200.00	FURREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
3/1/1994		\$132,000.00	Valid		Land and Improvements		
12/13/2001		\$150,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.560	Gross				\$75,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
24,394	0.560			\$75,500			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Sewer		
Valuation/Explanation							
Dwelling #				760 9977 001 - 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,468		\$168,937.44	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$168,937.44	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,468		\$33,426.36	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,611.28	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				530		\$15,700.00	
Adjusted Base Price						\$231,297.08	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$234,626.79	
Market Adjustment:				47%		\$344,901.38	
CDU Adjustment:				70		\$241,400.00	
Complete:				100		\$241,400.00	
Dollar Adjustments						(\$500.00)	
Dwelling Value						\$240,900.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$240,900.00
Total Land Value		\$75,500.00
Total Assessed Value		\$316,400.00

Parcel Numbers: 760-9977-002 Property Address: 7171 35TH ST S Municipality: Franklin, City of

Owner Name: DIAMANTOPOULOS SAM G Mailing Address: 7171 S 35TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	CSM NO 5680 NW 12 5 21 PARCEL 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 9977 002- 1		
Year Built:	1/1/2002	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2002	Bedrooms:	3
Remodeled/Effective Age:	-20	Full Baths:	2
Building Type/Style:	14-Modern Single Story	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	B-	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 9977 002- 1	1,948	0	0	0	0	0	1,948

Attachment Description(s):	Area:	Attachment Value:
13-AFG	506	\$15,200
11-OPF	42	\$800
33-Concrete Patio	360	\$1,800

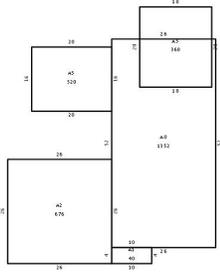
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition: Average	Rec Room Area: 600	Rec Room Value: \$3,000
22-Additional Fixture	3	\$900
Rec Room Condition: Average	Rec Room Area: 600	Rec Room Value: \$3,000

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
2/11/2002		02-0095	\$145,000.00		NEWDWLG		
3/20/2002		02-0169	\$3,200.00		HVAC		
4/21/2003		03-0868	\$4,500.00		ABVPOOL		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/15/2010		\$97,200.00	Invalid		Land and Improvements		
11/11/2008		\$300,000.00	Valid		Land and Improvements		
5/1/2001		\$28,000.00	Valid		Land		
9/11/2004		\$263,000.00	Valid		Land and Improvements		
3/1/1994		\$20,000.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.619	Gross				\$78,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
26,964	0.619				\$78,500		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Sewer		

Valuation/Explanation		
Dwelling #	760 9977 002- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,948	\$213,461.84
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$213,461.84
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,948	\$42,174.20
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,792.08
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$2,900.00
Attachments:	908	\$17,800.00
Adjusted Base Price		\$288,450.12
Changes/Adjustments		
Grade Adjustment:	B- 120%	\$321,300.14
Market Adjustment:	22%	\$391,986.18
CDU Adjustment:	76	\$297,900.00
Complete:	100	\$297,900.00
Dollar Adjustments		\$500.00
Dwelling Value		\$298,400.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$298,400.00
Total Land Value		\$78,500.00
Total Assessed Value		\$376,900.00

Parcel Numbers: 760-9977-003 Property Address: 7191 35TH ST S Municipality: Franklin, City of

Owner Name: GUTIERREZ, GUILLERMO & JULIA Mailing Address: 7191 S 35TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	CSM NO 5680 NW 12 5 21 PARCEL 3	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
1214-Franklin		

Building Description

Dwelling #	760 9977 003- 1		
Year Built:	1/1/1994	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1994	Bedrooms:	3
Remodeled/Effective Age:	-28	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 9977 003- 1	1,352	0	0	0	0	0	1,352

Attachment Description(s):	Area:	Attachment Value:
11-OFP	40	\$800
13-AFG	676	\$20,300
31-WD	320	\$3,200

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

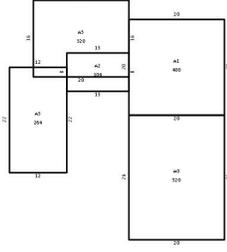
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/2010	100		Average	\$500.00

Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
9/1/1994	94-0979	\$90,000.00	NEWDWLG			
6/27/2008	1408	\$100.00	WDDK			
8/25/2010	1752	\$2,000.00	SHED			
6/27/2017	17-1487	\$4,300.00	FURN/ACREPLAC			
7/1/1999	99-0838	\$1,300.00	A/C			
7/1/1995	95-0786	\$3,800.00	HTG SYSTEM			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
7/1/1994		\$20,775.00	Valid		Land	
9/1/1995		\$118,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.560	Gross				\$75,500
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
24,394	0.560			\$75,500		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			Public Sewer	

Valuation/Explanation		
Dwelling #	760 9977 003- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,352	\$157,764.88
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$157,764.88
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,352	\$31,366.40
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,325.92
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	1	\$300.00
Attachments:	1,036	\$24,300.00
Adjusted Base Price		\$224,379.20
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$219,757.12
Market Adjustment:	51%	\$331,833.25
CDU Adjustment:	70	\$232,300.00
Complete:	100	\$232,300.00
Dollar Adjustments		\$600.00
Dwelling Value		\$232,900.00
Other Building Improvements	0	\$500.00
Total Improvement Value		\$233,400.00
Total Land Value		\$75,500.00
Total Assessed Value		\$308,900.00

Parcel Numbers: 760-9978-000	Property Address: 7201 35TH ST S	Municipality: Franklin, City of
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Owner Name: KLUMB, MATTHEW	Mailing Address: 7201 S 35TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: S 132 FT OF N 768 FT OF E 20 ACS OF NW 12 5 21 CONT 1.00	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1214-Franklin		

Building Description

Dwelling #	760 9978 000- 1		
Year Built:	1/1/1948	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1948	Bedrooms:	3
Remodeled/Effective Age:	-74	Full Baths:	1
Building Type/Style:	09-Basic Single Story	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 9978 000- 1	920	0	0	0	0	0	920

Attachment Description(s):	Area:	Attachment Value:
12-EFP	104	\$3,100
13-AFG	264	\$7,900

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/1998	144		Average	\$400.00

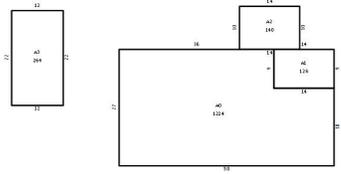
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
9/1/1998	B981093	\$1,393.00	SHED 12X12

Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
9/2/2021		\$182,600.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	1.009	Gross				\$88,300
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
43,952	1.009			\$88,300		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			Public Sewer	
Valuation/Explanation						
Dwelling #				760 9978 000- 1		
Description				Area		Value Amount
Living Area:						
First Story:				920		\$117,198.80
Second Story:				0		\$0.00
Additional Story:				0		\$0.00
Attic/Finished Net:				0		\$0.00
Half Story/Finished Net:				0		\$0.00
Base Price						\$117,198.80
Unfinished Living Area:						
Room/Unfinished:				0		\$0.00
Unfinished Basement:				520		\$16,666.00
Half Story/Unfinished:						\$0.00
Structure Info, Features and Attachments:						
Heating/AC				Air Conditioning - Same Ducts		\$2,263.20
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00
Finished Basement Living Area				0		\$0.00
Features:				1		\$300.00
Attachments:				368		\$11,000.00
Adjusted Base Price						\$147,428.00
Changes/Adjustments						
Grade Adjustment:				C 100%		\$136,128.00
Market Adjustment:				38%		\$187,856.64
CDU Adjustment:				50		\$93,900.00
Complete:				100		\$93,900.00
Dollar Adjustments						\$0.00
Dwelling Value						\$93,900.00
Other Building Improvements				0		\$400.00
Total Improvement Value						\$94,300.00
Total Land Value						\$88,300.00
Total Assessed Value						\$182,600.00

Parcel Numbers: 760-9981-001	Property Address: 7237 35TH ST S	Municipality: Franklin, City of
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Owner Name: NAPE MICHAEL	Mailing Address: 7237 S 35TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: CERTIFIED SURVEY MAP NO 3140 NW 12 5 21 PARCEL 1	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 9981 001- 1		
Year Built:	1/1/1954	Exterior Wall:	07-Brick
Year Remodeled:	1/1/1954	Bedrooms:	3
Remodeled/Effective Age:	-68	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	No Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 9981 001- 1	1,224	0	0	0	0	0	1,224

Attachment Description(s):	Area:	Attachment Value:
13-AFG	126	\$3,800
33-Concrete Patio	140	\$700

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1991	720		Average	\$9,000.00

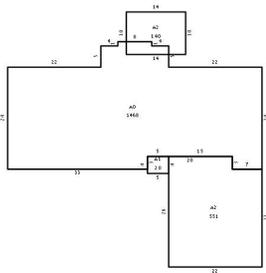
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
7/23/2008	1661	\$4,500.00	AC/FURREPLAC
9/1/1994	94-0968	\$1,100.00	A/C & FURNAC

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/28/2006		\$150,000.00	Invalid		Land and Improvements		
9/18/2009		\$157,500.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.562	Gross				\$75,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
24,481	0.562				\$75,500		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Below Street	Paved	Light			Public Sewer		
Valuation/Explanation							
Dwelling #				760 9981 001- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,224		\$168,361.20	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$168,361.20	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				0		\$0.00	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,011.04	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				266		\$4,500.00	
Adjusted Base Price						\$176,172.24	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$171,372.24	
Market Adjustment:				40%		\$239,921.14	
CDU Adjustment:				55		\$132,000.00	
Complete:				100		\$132,000.00	
Dollar Adjustments						\$300.00	
Dwelling Value						\$132,300.00	
Other Building Improvements				0		\$9,000.00	
Total Improvement Value						\$141,300.00	
Total Land Value						\$75,500.00	
Total Assessed Value						\$216,800.00	

Parcel Numbers: 760-9981-002	Property Address: 7245 35TH ST S	Municipality: Franklin, City of
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Owner Name: NELSON, DAVID P	Mailing Address: 7245 S 35TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: CERTIFIED SURVEY MAP NO 3140 NW 12 5 21 PARCEL 2	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 9981 002- 1		
Year Built:	1/1/1986	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1986	Bedrooms:	3
Remodeled/Effective Age:	-36	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 9981 002- 1	1,468	0	0	0	0	0	1,468

Attachment Description(s): 35-Ms/Terrace 13-AFG	Area: 20 551	Attachment Value: \$0 \$16,500
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Feature Description(s): Rec Room Condition:	Area: Rec Room Area: 0	Feature Value: Rec Room Value: \$0
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Other Building Improvements

Structure Type: RS1-Frame Utility Shed	Year Built: 1/1/1997	Area: 120	Construction:	Condition: Average	Value: \$300.00
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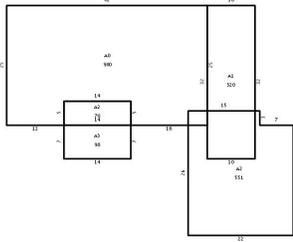
Permit / Construction History

Date of Permit: 10/1/1996 6/17/2005	Permit Number: 96-1134 52223	Permit Amount: \$900.00 \$19,000.00	Details of Permit: SHED 10X12, FOUNDRPR
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.562	Gross				\$75,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
24,481	0.562				\$75,500		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			Public Sewer		
Valuation/Explanation							
Dwelling #				760 9981 002- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,468			\$168,937.44
Second Story:				0			\$0.00
Additional Story:				0			\$0.00
Attic/Finished Net:				0			\$0.00
Half Story/Finished Net:				0			\$0.00
Base Price						\$168,937.44	
Unfinished Living Area:							
Room/Unfinished:				0			\$0.00
Unfinished Basement:				1,468			\$33,426.36
Half Story/Unfinished:							\$0.00
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,611.28	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0			\$0.00
Features:							
Attachments:				571			\$16,500.00
Adjusted Base Price						\$227,356.08	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$231,941.69	
Market Adjustment:				37%		\$317,760.11	
CDU Adjustment:				65		\$206,500.00	
Complete:				100		\$206,500.00	
Dollar Adjustments						\$700.00	
Dwelling Value						\$207,200.00	
Other Building Improvements				0			\$300.00
Total Improvement Value						\$207,500.00	
Total Land Value						\$75,500.00	
Total Assessed Value						\$283,000.00	

Parcel Numbers: 760-9981-003	Property Address: 7251 35TH ST S	Municipality: Franklin, City of
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Owner Name: ENDAHL, JAN M	Mailing Address: 7251 S 35TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: CERTIFIED SURVEY MAP NO 3140 NW 12 5 21 PARCEL 3	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 9981 003- 1		
Year Built:	1/1/1956	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1956	Bedrooms:	2
Remodeled/Effective Age:	-66	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	No Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 9981 003- 1	980	0	0	0	0	0	980

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	320	\$1,600
11-OPF	70	\$1,400
33-Concrete Patio	98	\$500

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type: RG1-Detached Frame Garage	Year Built: 1/1/1954	Area: 352	Construction:	Condition: Average	Value: \$3,500.00
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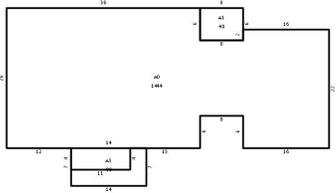
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/1/1992		\$70,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.621	Gross				\$78,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
27,051	0.621				\$78,500		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Below Street	Paved	Light			Public Sewer		
Valuation/Explanation							
Dwelling #				760 9981 003- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				980		\$123,362.40	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$123,362.40	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				0		\$0.00	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Basic Heating		\$0.00	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				488		\$3,500.00	
Adjusted Base Price						\$127,162.40	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$123,362.40	
Market Adjustment:				81%		\$223,285.94	
CDU Adjustment:				55		\$122,800.00	
Complete:				100		\$122,800.00	
Dollar Adjustments						(\$100.00)	
Dwelling Value						\$122,700.00	
Other Building Improvements				0		\$3,500.00	
Total Improvement Value						\$126,200.00	
Total Land Value						\$78,500.00	
Total Assessed Value						\$204,700.00	

Parcel Numbers: 760-9983-000	Property Address: 7271 35TH ST S	Municipality: Franklin, City of
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Owner Name: Derek Dosedla	Mailing Address: 7271 South 35th Street Franklin, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: S 132 FT OF N 1296 FT OF E 20 ACS OF NW 12 5 21 CONT	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1214-Franklin		

Building Description

Dwelling #	760 9983 000- 1		
Year Built:	1/1/1950	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1950	Bedrooms:	3
Remodeled/Effective Age:	-72	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	6
CDU/Overall Condition:	Average	Basement Description:	No Basement
Interior Condition:	Poorer	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 9983 000- 1	1,444	0	0	0	0	0	1,444

Attachment Description(s): 12-EFP	Area: 48	Attachment Value: \$1,400
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Feature Description(s): Rec Room Condition:	Area: Rec Room Area: 0	Feature Value: Rec Room Value: \$0
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Other Building Improvements

Structure Type: RG1-Detached Frame Garage	Year Built: 1/1/1958	Area: 480	Construction:	Condition: Average	Value: \$4,800.00
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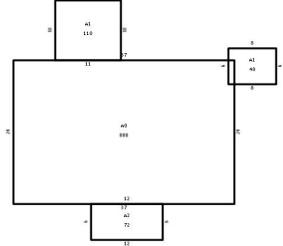
Permit / Construction History

Date of Permit: 9/22/2010	Permit Number: 1954	Permit Amount: \$13,000.00	Details of Permit: AC
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/24/2010		\$74,000.00	Invalid		Land and Improvements		
4/23/2012		\$97,300.00	Invalid		Land and Improvements		
3/22/2022	11231679	\$310,000.00	Valid	W/C D - Warrant/Condo Deed	Land and Improvements	Other	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.842	Gross				\$86,100	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
36,678	0.842				\$86,100		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Below Street	Paved	Light			Public Sewer		
Valuation/Explanation							
Dwelling #				760 9983 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,444		\$167,258.52	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$167,258.52	
Unfinished Living Area:							
Room/Unfinished:				101		\$2,513.89	
Unfinished Basement:				0		\$0.00	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,552.24	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0		\$0.00	
Features:							
Attachments:				48		\$1,400.00	
Adjusted Base Price						\$186,927.65	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$185,527.65	
Market Adjustment:				-17%		\$153,987.95	
CDU Adjustment:				50		\$77,000.00	
Complete:				100		\$77,000.00	
Dollar Adjustments						\$100.00	
Dwelling Value						\$77,100.00	
Other Building Improvements				0		\$4,800.00	
Total Improvement Value						\$81,900.00	
Total Land Value						\$86,100.00	
Total Assessed Value						\$168,000.00	

Parcel Numbers: 760-9984-000	Property Address: 7283 35TH ST S	Municipality: Franklin, City of
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Owner Name: ROHDE, STEVEN A	Mailing Address: 7283 S 35TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: S 66 FT OF N 1362 FT OF E 20 ACS OF NW 12 5 21	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1214-Franklin		

Building Description

Dwelling #	760 9984 000- 1		
Year Built:	1/1/1951	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1951	Bedrooms:	3
Remodeled/Effective Age:	-71	Full Baths:	1
Building Type/Style:	04-Cape Cod	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 9984 000- 1	998	0	0	178	0	0	1,176

Attachment Description(s): 33-Concrete Patio	Area: 72	Attachment Value: \$400
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Feature Description(s): 22-Additional Fixture	Area: 1	Feature Value: \$300
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type: RG1-Detached Frame Garage	Year Built: 1/1/1951	Area: 540	Construction:	Condition: Average	Value: \$5,400.00
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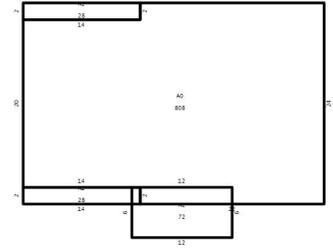
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
8/1/1995	95-0938	\$3,020.00	HTG & A/C
10/22/2018	18-2628	\$4,200.00	EXTREMOD
10/22/2018	18-2629	\$5,000.00	EXTREMOD

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/29/2001		\$0.00	Invalid		Land and Improvements		
7/1/1994		\$75,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.421	Gross				\$67,100	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
18,339	0.421				\$67,100		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Sewer		
Valuation/Explanation							
Dwelling #				760 9984 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				998		\$125,628.24	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				178		\$5,453.92	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$131,082.16	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				888		\$23,816.16	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$2,892.96	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				72		\$400.00	
Adjusted Base Price						\$158,491.28	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$157,791.28	
Market Adjustment:				60%		\$252,466.05	
CDU Adjustment:				55		\$138,900.00	
Complete:				100		\$138,900.00	
Dollar Adjustments						\$200.00	
Dwelling Value						\$139,100.00	
Other Building Improvements				0		\$5,400.00	
Total Improvement Value						\$144,500.00	
Total Land Value						\$67,100.00	
Total Assessed Value						\$211,600.00	

Parcel Numbers: 760-9985-000	Property Address: 7305 35TH ST S	Municipality: Franklin, City of
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Owner Name: NICKELS CAROL F LIVING TRUST 10/18/2004	Mailing Address: 7305 S 35TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: S 66 FT OF N 1428 FT OF E 20 ACS OF NW 12 5 21 CONT 0.50	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 9985 000- 1		
Year Built:	1/1/1940	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1940	Bedrooms:	5
Remodeled/Effective Age:	-82	Full Baths:	2
Building Type/Style:	10-Farmhouse	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C-	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Oil
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 9985 000- 1	808	864	0	0	0	0	1,672

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	28	\$2,800
99-Additional Attachments	28	\$2,800

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1960	480		Average	\$4,800.00

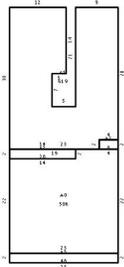
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
3/1/2001	01-0154	\$1,800.00	A/C
2/1/2001	01-0133	\$2,799.00	REPL FURNACE

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/14/2004		\$121,400.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.421	Gross				\$67,100	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
18,339	0.421				\$67,100		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Sewer		
Valuation/Explanation							
Dwelling #				760 9985 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				808		\$106,082.32	
Second Story:				864		\$57,438.72	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$163,521.04	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				808		\$22,106.88	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$4,113.12	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				56		\$5,600.00	
Adjusted Base Price						\$202,963.04	
Changes/Adjustments							
Grade Adjustment:				C- 95%		\$187,209.89	
Market Adjustment:				76%		\$329,489.40	
CDU Adjustment:				45		\$148,300.00	
Complete:				100		\$148,300.00	
Dollar Adjustments						\$100.00	
Dwelling Value						\$148,400.00	
Other Building Improvements				0		\$4,800.00	
Total Improvement Value						\$153,200.00	
Total Land Value						\$67,100.00	
Total Assessed Value						\$220,300.00	

Parcel Numbers: 760-9986-000 Property Address: 7315 35TH ST S Municipality: Franklin, City of

Owner Name: DERESZYNSKI, TIM & JUDITH Mailing Address: 7315 S 35TH ST FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	S 132 FT OF N 1560 FT OF E 20 ACS OF NW 12 5 21 CONT	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1214-Franklin	

Building Description

Dwelling #	760 9986 000- 1		
Year Built:	1/1/1952	Exterior Wall:	09-Masonry/Frame
Year Remodeled:	1/1/1952	Bedrooms:	3
Remodeled/Effective Age:	-70	Full Baths:	1
Building Type/Style:	12-Colonial	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 9986 000- 1	506	552	0	0	0	0	1,058

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	619	\$3,100
35-Ms/Terrace	8	\$0
99-Additional Attachments	46	\$4,600

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	253	\$1,265

Other Building Improvements

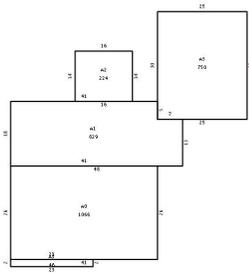
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/1980	144		Average	\$300.00
RG1-Detached Frame Garage	1/1/2021	576		Average	\$14,400.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
9/20/2007	2260	\$3,000.00	REROOF				
10/11/2016	16-2489	\$5,010.00	FURREPLAC+ACREP				
6/25/2021	21-0433	\$0.00	DET GAR 24X24				
6/25/2021	21-0432	\$528.00	RAZE GAR				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/1/1986		\$57,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.842	Gross				\$86,100	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
36,678	0.842				\$86,100		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light		6/28/2022	Public Sewer		
Valuation/Explanation							
Dwelling #				760 9986 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				506		\$81,035.90	
Second Story:				552		\$45,799.44	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$126,835.34	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				506		\$16,217.30	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$2,602.68	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				673		\$7,700.00	
Adjusted Base Price						\$153,655.32	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$145,655.32	
Market Adjustment:				54%		\$224,309.19	
CDU Adjustment:				55		\$123,400.00	
Complete:				100		\$123,400.00	
Dollar Adjustments						\$100.00	
Dwelling Value						\$123,500.00	

Other Building Improvements	0	\$14,700.00
Total Improvement Value		\$138,200.00
Total Land Value		\$86,100.00
Total Assessed Value		\$224,300.00

Parcel Numbers: 760-9987-000 Property Address: 7341 35TH ST S Municipality: Franklin, City of

Owner Name: KNIGHT, JOHN J - JT REV LIV TRUST Mailing Address: 7341 S 35TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	S 132 FT OF N 1692 FT OF E 20 ACS OF NW 12 5 21 CONT	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 9987 000- 1		
Year Built:	1/1/1952	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1952	Bedrooms:	3
Remodeled/Effective Age:	-70	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 9987 000- 1	1,895	0	0	0	0	0	1,895

Attachment Description(s):	Area:	Attachment Value:
31-WD	224	\$2,200
13-AFG	750	\$22,500

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	300	\$1,500
22-Additional Fixture	4	\$1,200
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	300	\$1,500

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/2017	130		Good	\$1,000.00

Permit / Construction History			
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
10/17/2002	02-1174	\$5,857.00	REPL FURN & A/C
9/26/2006	3281	\$10,000.00	INTREMOD
9/27/2006	3308	\$9,500.00	FOUNDRPR
4/2/2008	593	\$3,000.00	FOUNDRPR
3/10/2008	423	\$15,000.00	RECROOM
3/16/2021	21-0091	\$4,500.00	FURREPLAC
5/2/2017	17-0898	\$14,000.00	SHED 10.4X12.1
6/1/1998	B980596	\$15,000.00	NEW BATH
1/24/2004	188	\$10,000.00	BATHREMOD

Ownership/Sales History					
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type: Sale Validation Source:
12/2/2004		\$158,800.00	Invalid		Land and Improvements

Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.842	Gross				\$86,100

Acreage/Squarefoot Variables

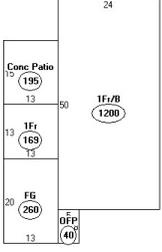
Land Data & Computations				
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
36,678	0.842			\$86,100

General Information					
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Above Street	Paved	Light			Public Sewer

Valuation/Explanation		
Dwelling #	760 9987 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,895	\$208,506.85
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$208,506.85
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,066	\$14,892.02
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,661.70
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	5	\$3,200.00
Attachments:	974	\$24,700.00
Adjusted Base Price		\$263,282.57
Changes/Adjustments		
Grade Adjustment:	C 100%	\$235,382.57
Market Adjustment:	48%	\$348,366.20
CDU Adjustment:	55	\$191,600.00
Complete:	100	\$191,600.00
Dollar Adjustments		\$0.00
Dwelling Value		\$191,600.00
Other Building Improvements	0	\$1,000.00
Total Improvement Value		\$192,600.00
Total Land Value		\$86,100.00
Total Assessed Value		\$278,700.00

Parcel Numbers: 760-9988-000 Property Address: 7351 35TH ST S Municipality: Franklin, City of

Owner Name: JEFFRIES-WRIGHT, KAREN D Mailing Address: 7351 S 35TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	S 132 FT OF N 1824 FT OF E 20 ACS OF NW 12 5 21 CONT	
	Parcel Sketch and Site Map obtained from the County GIS	<p>Description/Size</p> <ul style="list-style-type: none"> A: 1Fr/B 1200 sqft B: OFF 40 sqft C: FG 260 sqft D: 1Fr 169 sqft E: Conc Patio 195 sqft
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 9988 000- 1		
Year Built:	1/1/1963	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1963	Bedrooms:	3
Remodeled/Effective Age:	-59	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 9988 000- 1	1,369	0	0	0	0	0	1,369

Attachment Description(s):	Area:	Attachment Value:
11-OFP	40	\$800
13-AFG	260	\$7,800
33-Concrete Patio	195	\$1,000

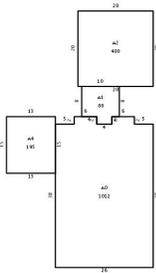
Feature Description(s):	Area:	Feature Value:
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	720	\$3,600
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	720	\$3,600

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit: 4/16/2021		Permit Number: 21-0226		Permit Amount: \$12,675.00		Details of Permit: EXTREMOD	
Ownership/Sales History							
Date of Sale: 8/28/2007	Sale Document:	Purchase Amount: \$169,300.00	Sale Validity: Invalid	Conveyance Type:	Sale Type: Land and Improvements	Sale Validation Source:	
Land Breakdown							
Land Class: A-Residential Primary Site		Acreage: 0.842	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$86,100
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage: 36,678		Total Acreage: 0.842	Depth:	Act. Frontage:		Assessed Land Value: \$86,100	
General Information							
Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On: 6/28/2022	Utilities: Public Sewer		
Valuation/Explanation							
Dwelling #				760 9988 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,369		\$159,748.61	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
Base Price						\$159,748.61	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,200		\$28,716.00	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Basic Heating		\$0.00	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$5,800.00	
Attachments:				495		\$9,600.00	
Adjusted Base Price						\$208,745.61	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$193,345.61	
Market Adjustment:				56%		\$301,619.15	
CDU Adjustment:				55		\$165,900.00	
Complete:				100		\$165,900.00	
Dollar Adjustments						\$300.00	
Dwelling Value						\$166,200.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$166,200.00
Total Land Value		\$86,100.00
Total Assessed Value		\$252,300.00

Parcel Numbers: 760-9989-000 Property Address: 7371 35TH ST S Municipality: Franklin, City of

Owner Name: ANTE, DANIEL J Mailing Address: 7371 S 35TH ST FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	S 66 FT OF N 1890 FT OF E 20 ACS OF NW 12 5 21 CONT 0.50	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 9989 000- 1		
Year Built:	1/1/1961	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1961	Bedrooms:	3
Remodeled/Effective Age:	-61	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Better	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Good	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 9989 000- 1	1,012	0	0	0	0	0	1,012

Attachment Description(s):	Area:	Attachment Value:
12-EFP	88	\$2,600
13-AFG	400	\$12,000

Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

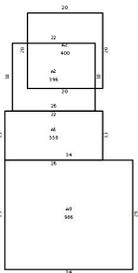
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
1/28/2005	50284	\$500.00	INTREMOD				
9/2/2010	1814	\$30,000.00	FOUNDRPR				
11/23/2010	2581	\$1,700.00	FRNPLC				
3/17/2011	431	\$4,000.00	REROOF				
4/15/2010	554	\$10,000.00	FOUNDRPR				
11/1/1995	95-1285	\$2,449.00	FURREPLAC				
7/29/2011	1571	\$3,000.00	RESIDING				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/13/2013		\$167,000.00	Valid		Land and Improvements		
6/30/2016		\$63,650.00	Invalid		Land and Improvements		
10/8/2004		\$84,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.421	Gross				\$67,100	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
18,339	0.421				\$67,100		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			Public Sewer		

Valuation/Explanation		
Dwelling #	760 9989 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,012	\$126,054.72
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$126,054.72
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,012	\$25,725.04
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$2,489.52
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:		
Attachments:	488	\$14,600.00
Adjusted Base Price		\$176,191.28
Changes/Adjustments		
Grade Adjustment:	C 100%	\$161,591.28
Market Adjustment:	76%	\$284,400.65
CDU Adjustment:	55	\$156,400.00
Complete:	100	\$156,400.00
Dollar Adjustments		\$200.00
Dwelling Value		\$156,600.00
Other Building Improvements	0	\$0.00
Total Improvement Value		\$156,600.00
Total Land Value		\$67,100.00
Total Assessed Value		\$223,700.00

Parcel Numbers: 760-9990-000	Property Address: 7375 35TH ST S	Municipality: Franklin, City of
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Owner Name: WEISE, JUSTIN	Mailing Address: 7375 S 35TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: S 66 FT OF N 1956 FT OF E 20 ACS OF NW 12 5 21 CONT 0.50	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1214-Franklin		

Building Description

Dwelling #	760 9990 000- 1		
Year Built:	1/1/1950	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1950	Bedrooms:	2
Remodeled/Effective Age:	-72	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	No Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 9990 000- 1	986	0	0	0	0	0	986

Attachment Description(s):	Area:	Attachment Value:
12-EFP	338	\$10,100
31-WD	396	\$4,000

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

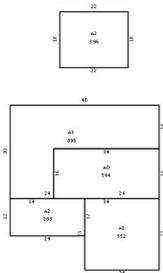
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1950	308		Fair	\$2,300.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
6/3/2015	15-1170	\$2,000.00	EXTREMOD				
12/1/2017	17-2767	\$1,000.00	WOODBURN				
3/24/2017	17-0561	\$11,000.00	SIDING				
1/28/2019	19-0213	\$3,800.00	FURREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/1/1986		\$55,900.00	Valid		Land and Improvements		
8/28/2008		\$145,000.00	Valid		Land and Improvements		
6/30/2014		\$78,000.00	Invalid		Land and Improvements		
7/23/2014		\$78,000.00	Invalid		Land and Improvements		
12/9/2014		\$80,500.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.421	Gross				\$67,100	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
18,339	0.421				\$67,100		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Sewer		

Valuation/Explanation		
Dwelling #	760 9990 000- 1	
Description	Area	Value Amount
Living Area:		
First Story:	986	\$124,117.68
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$124,117.68
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	0	\$0.00
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Basic Heating	\$0.00
Plumbing	0 - Half Bath 1 - Full Bath	\$0.00
Finished Basement Living Area	0	\$0.00
Features:	1	\$300.00
Attachments:	734	\$14,100.00
Adjusted Base Price		\$138,517.68
Changes/Adjustments		
Grade Adjustment:	C 100%	\$124,117.68
Market Adjustment:	113%	\$264,370.66
CDU Adjustment:	50	\$132,200.00
Complete:	100	\$132,200.00
Dollar Adjustments		\$0.00
Dwelling Value		\$132,200.00
Other Building Improvements	0	\$2,300.00
Total Improvement Value		\$134,500.00
Total Land Value		\$67,100.00
Total Assessed Value		\$201,600.00

Parcel Numbers: 760-9991-000	Property Address: 7381 35TH ST S	Municipality: Franklin, City of
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Owner Name: TOM, LARRY D	Mailing Address: 7124 S 35TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: S 132 FT OF N 2088 FT OF E 20 ACS OF NW 12 5 21 EXC	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 9991 000- 1		
Year Built:	1/1/1910	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1910	Bedrooms:	4
Remodeled/Effective Age:	-112	Full Baths:	1
Building Type/Style:	10-Farmhouse	Half Baths:	1
Story:	1.50	Rough-in:	0
Grade:	C	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 9991 000- 1	1,440	0	0	0	306	0	1,746

Attachment Description(s):	Area:	Attachment Value:
13-AFG	552	\$16,600
11-OPF	288	\$5,800

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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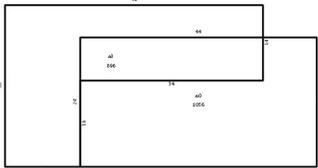
Permit / Construction History

Date of Permit: 3/24/2016	Permit Number: 16-0534	Permit Amount: \$7,500.00	Details of Permit: ROOF
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.842	Gross				\$86,100	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
36,678	0.842				\$86,100		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			Public Sewer		
Valuation/Explanation							
Dwelling #				760 9991 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,440		\$166,795.20	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				306		\$21,497.52	
Base Price						\$188,292.72	
Unfinished Living Area:							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,440		\$33,091.20	
Half Story/Unfinished:						\$0.00	
Structure Info, Features and Attachments:							
Heating/AC				Basic Heating		\$0.00	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				840		\$22,400.00	
Adjusted Base Price						\$248,964.92	
Changes/Adjustments							
Grade Adjustment:				C 100%		\$226,264.92	
Market Adjustment:				61%		\$364,286.52	
CDU Adjustment:				45		\$163,900.00	
Complete:				100		\$163,900.00	
Dollar Adjustments						\$200.00	
Dwelling Value						\$164,100.00	
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$164,100.00	
Total Land Value						\$86,100.00	
Total Assessed Value						\$250,200.00	

Parcel Numbers: 760-9992-000	Property Address: 3601 RAWSON AVE W	Municipality: Franklin, City of
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Owner Name: MONTECITO PROPERTIES LLC	Mailing Address: S69 W19277 LEMBEZEDER DR MUSKEGO, WI 53150	Land Use: Residential
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Property Photograph: 	Legal Description: COM IN N LI 332.79 FT W OF NE COR OF NW 12 5 21 TH W	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1214-Franklin		

Building Description

Dwelling #	760 9992 000- 1		
Year Built:	1/1/1946	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1946	Bedrooms:	3
Remodeled/Effective Age:	-76	Full Baths:	1
Building Type/Style:	09-Basic Single Story	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Good	Basement Description:	No Basement
Interior Condition:	Same	Heating:	Basic Heating
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:	Average	Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 9992 000- 1	1,056	0	0	0	0	0	1,056

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

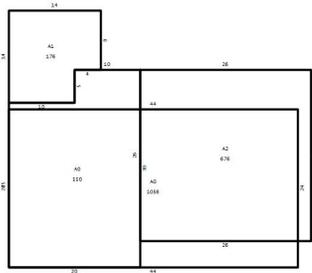
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1989	520		Average	\$5,900.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/2/2021		\$110,000.00	Valid		Land and Improvements		
7/1/2000		\$106,100.00	Invalid		Land and Improvements		
6/1/1987		\$47,000.00	Valid		Land and Improvements		
4/1/2005		\$126,900.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.877	Gross				\$66,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
38,202	0.877			\$66,200			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Medium			Public Sewer		
Valuation/Explanation							
Dwelling #				760 9992 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,056	\$129,940.80		
Second Story:				0	\$0.00		
Additional Story:				0	\$0.00		
Attic/Finished Net:				0	\$0.00		
Half Story/Finished Net:				0	\$0.00		
Base Price						\$129,940.80	
Unfinished Living Area:							
Room/Unfinished:				0	\$0.00		
Unfinished Basement:				0	\$0.00		
Half Story/Unfinished:					\$0.00		
Structure Info, Features and Attachments:							
Heating/AC				Basic Heating	\$0.00		
Plumbing				0 - Half Bath 1 - Full Bath	\$0.00		
Finished Basement Living Area				0	\$0.00		
Features:				2	\$2,300.00		
Attachments:							
Adjusted Base Price						\$132,240.80	
Changes/Adjustments							
Grade Adjustment:				C 100%	\$129,940.80		
Market Adjustment:				-47%	\$68,868.62		
CDU Adjustment:				55	\$37,900.00		
Complete:				100	\$37,900.00		
Dollar Adjustments					\$0.00		
Dwelling Value						\$37,900.00	

Other Building Improvements	0	\$5,900.00
Total Improvement Value		\$43,800.00
Total Land Value		\$66,200.00
Total Assessed Value		\$110,000.00

Parcel Numbers: 760-9993-000	Property Address: 3602 MISSOURI AVE W	Municipality: Franklin, City of
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Owner Name: FLANNICK, LACEY N	Mailing Address: 3602 W MISSOURI AVE FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: COM IN N LI 435.31 FT W OF NE COR NW 12 5 21 TH W 17.48	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 9993 000- 1		
Year Built:	1/1/1954	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1954	Bedrooms:	3
Remodeled/Effective Age:	-68	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Partial
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Good	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 9993 000- 1	1,226	0	0	0	0	0	1,226

Attachment Description(s): 12-EFP	Area: 176	Attachment Value: \$5,300
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Feature Description(s): 22-Additional Fixture	Area: 1	Feature Value: \$300
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1981	440		Average	\$5,000.00
RS1-Frame Utility Shed	1/1/1997	144		Average	\$400.00

Permit / Construction History

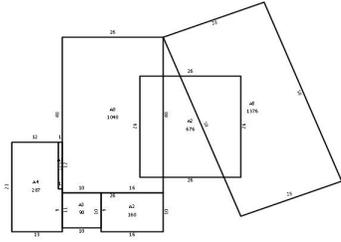
Date of Permit: 7/1/1997	Permit Number: 97-0573	Permit Amount: \$2,000.00	Details of Permit: SHED 12X12'
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/1/1990		\$75,500.00	Valid		Land		
5/1/1996		\$119,000.00	Valid		Land and Improvements		
9/3/2013		\$174,900.00	Invalid		Land and Improvements		
1/6/2014		\$169,000.00	Invalid		Land and Improvements		
9/30/2020		\$175,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.454	Gross				\$68,100	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
19,776	0.454				\$68,100		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Heavy			Public Sewer		
Valuation/Explanation							
Dwelling #				760 9993 000- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,226			\$146,617.34
Second Story:				0			\$0.00
Additional Story:				0			\$0.00
Attic/Finished Net:				0			\$0.00
Half Story/Finished Net:				0			\$0.00
Base Price						\$146,617.34	
Unfinished Living Area:							
Room/Unfinished:				0			\$0.00
Unfinished Basement:				550			\$8,574.50
Half Story/Unfinished:							\$0.00
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,015.96	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0			\$0.00
Features:				1			\$300.00
Attachments:				176			\$5,300.00
Adjusted Base Price						\$168,688.80	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$179,397.68	
Market Adjustment:				49%		\$267,302.54	
CDU Adjustment:				55		\$147,000.00	
Complete:				100		\$147,000.00	
Dollar Adjustments						(\$200.00)	
Dwelling Value						\$146,800.00	

Other Building Improvements	0	\$5,400.00
Total Improvement Value		\$152,200.00
Total Land Value		\$68,100.00
Total Assessed Value		\$220,300.00

Parcel Numbers: 760-9994-001 Property Address: 3631 RAWSON AVE W Municipality: Franklin, City of

Owner Name: DUCHROW, KENNETH E Mailing Address: 3631 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	C S M NO 5407 NW 12 5 21 PARCEL 1 EXC N 7.25 FT FOR AVE	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 9994 001- 1		
Year Built:	1/1/1927	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1927	Bedrooms:	4
Remodeled/Effective Age:	-95	Full Baths:	2
Building Type/Style:	10-Farmhouse	Half Baths:	0
Story:	1.50	Rough-in:	0
Grade:	C+	Room Count:	6
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Oil
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 9994 001- 1	1,212	0	0	0	585	0	1,797

Attachment Description(s):	Area:	Attachment Value:
11-OFP	90	\$1,800
31-WD	287	\$2,900
13-AFG	1,376	\$41,300

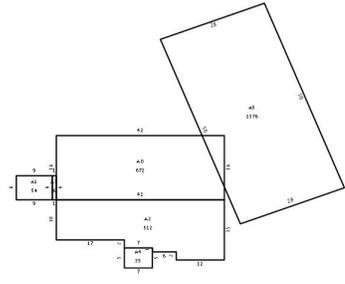
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition: Average	Rec Room Area: 100	Rec Room Value: \$500
05-Metal Fireplace	1	\$2,000
Rec Room Condition: Average	Rec Room Area: 100	Rec Room Value: \$500

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed	1/1/1990	96		Fair	\$100.00	
RG1-Detached Frame Garage	1/1/1920	800		Fair	\$5,100.00	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
12/7/2005	4762	\$44,330.00	ATTGAR			
4/28/2009	641	\$5,500.00	EXTREMOD-R			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
7/3/2018		\$124,500.00	Invalid		Land and Improvements	
5/1/1990		\$66,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	1.110	Gross				\$80,900
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
48,352	1.110			\$80,900		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Above Street	Paved	Heavy			Public Sewer	

Valuation/Explanation		
Dwelling #	760 9994 001- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,212	\$144,943.08
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	585	\$34,335.60
Base Price		\$179,278.68
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,040	\$26,436.80
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,420.62
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	1,753	\$46,000.00
Adjusted Base Price		\$266,058.10
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$239,203.91
Market Adjustment:	102%	\$483,191.90
CDU Adjustment:	45	\$217,400.00
Complete:	100	\$217,400.00
Dollar Adjustments		\$0.00
Dwelling Value		\$217,400.00
Other Building Improvements	0	\$5,200.00
Total Improvement Value		\$222,600.00
Total Land Value		\$80,900.00
Total Assessed Value		\$303,500.00

Parcel Numbers: 760-9994-002 Property Address: 3626 MISSOURI AVE W Municipality: Franklin, City of

Owner Name: RYPEL, ANGELA C Mailing Address: 3626 W MISSOURI AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	C S M NO 5407 NW 12 5 21 PARCEL 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

Building Description

Dwelling #	760 9994 002- 1		
Year Built:	1/1/2007	Exterior Wall:	01-Wood
Year Remodeled:	1/1/2007	Bedrooms:	3
Remodeled/Effective Age:	-15	Full Baths:	2
Building Type/Style:	04-Cape Cod	Half Baths:	1
Story:	1.50	Rough-in:	0
Grade:	B-	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 9994 002- 1	1,190	0	0	0	378	610	2,178

Attachment Description(s):	Area:	Attachment Value:
11-OFP	54	\$1,100
11-OFP	35	\$700

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/2007	720		Average	\$13,500.00
RS1-Frame Utility Shed	1/1/2018	120		Average	\$1,000.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
11/12/2007	2814	\$27,225.00	AC/FURREPLAC				
8/31/2007	2089	\$254,000.00	NEWDWLG				
1/7/2008	28	\$5,000.00	RECROOM				
8/2/2018	18-1963	\$3,300.00	SHED				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/1/1994		\$1,690.00	Invalid		Land		
8/1/1998		\$13,000.00	Invalid		Land		
10/17/2017		\$366,900.00	Invalid		Land and Improvements		
5/15/2018		\$300,000.00	Valid		Land and Improvements		
10/1/2019		\$330,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.430	Gross				\$74,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
18,731	0.430				\$74,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 9994 002- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,190	\$143,656.80
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	378	\$24,746.40
Base Price		\$168,403.20
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	580	\$18,038.00
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$5,357.88
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	610	\$16,463.90
Features:	3	\$900.00
Attachments:	89	\$1,800.00
Adjusted Base Price		\$223,165.98
Changes/Adjustments		
Grade Adjustment:	B- 120%	\$264,559.18
Market Adjustment:	38%	\$365,091.66
CDU Adjustment:	81	\$295,700.00
Complete:	100	\$295,700.00
Dollar Adjustments		\$700.00
Dwelling Value		\$296,400.00
Other Building Improvements	0	\$14,500.00
Total Improvement Value		\$310,900.00
Total Land Value		\$74,000.00
Total Assessed Value		\$384,900.00

Parcel Numbers: 760-9995-000	Property Address: 3737 RAWSON AVE W	Municipality: Franklin, City of
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Owner Name: ZALEWSKI, RALPH	Mailing Address: 3737 W RAWSON AVE FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: COM IN N LI 923.37 FT W OF NE COR OF NW 12 5 21 TH W 75	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1214-Franklin		

Building Description

Dwelling #	760 9995 000- 1		
Year Built:	1/1/1926	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1926	Bedrooms:	4
Remodeled/Effective Age:	-96	Full Baths:	1
Building Type/Style:	10-Farmhouse	Half Baths:	1
Story:	1.50	Rough-in:	0
Grade:	C+	Room Count:	5
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Oil
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 9995 000- 1	1,122	0	0	0	624	0	1,746

Attachment Description(s):	Area:	Attachment Value:
11-OFP	12	\$200
11-OFP	190	\$3,800

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

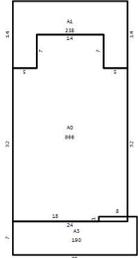
Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1930	400		Poor	\$2,500.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
1/22/2018	18-0133	\$9,560.00	FUR+ACREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/1/1994		\$83,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.384	Gross				\$55,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
16,727	0.384			\$55,300			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Heavy			Public Sewer		
Valuation/Explanation							
Dwelling #	760 9995 000- 1						
Description	Area	Value Amount					
Living Area:							
First Story:	1,122	\$136,581.06					
Second Story:	0	\$0.00					
Additional Story:	0	\$0.00					
Attic/Finished Net:	0	\$0.00					
Half Story/Finished Net:	624	\$36,050.56					
Base Price		\$172,631.62					
Unfinished Living Area:							
Room/Unfinished:	411	\$10,229.79					
Unfinished Basement:	1,110	\$27,339.30					
Half Story/Unfinished:		\$0.00					
Structure Info, Features and Attachments:							
Heating/AC	Air Conditioning - Same Ducts	\$4,295.16					
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00					
Finished Basement Living Area	0	\$0.00					
Features:	2	\$5,800.00					
Attachments:	202	\$4,000.00					
Adjusted Base Price		\$229,176.87					
Changes/Adjustments							
Grade Adjustment:	C+ 110%	\$241,314.56					
Market Adjustment:	51%	\$364,384.98					
CDU Adjustment:	45	\$164,000.00					
Complete:	100	\$164,000.00					
Dollar Adjustments		(\$400.00)					
Dwelling Value		\$163,600.00					
Other Building Improvements	0	\$2,500.00					
Total Improvement Value		\$166,100.00					
Total Land Value		\$55,300.00					
Total Assessed Value		\$221,400.00					

Parcel Numbers: 760-9996-001	Property Address: 3931 RAWSON AVE W	Municipality: Franklin, City of
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Owner Name: MCCRARY, BYRON & CAROL (L/E)	Mailing Address: 3931 W RAWSON AVE FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: COM NE COR OF NW 12 5 21 TH WLY 998.26 FT SLY 60.05 FT	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1201-Franklin		

Building Description

Dwelling #	760 9996 001- 1		
Year Built:	1/1/1850	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1850	Bedrooms:	4
Remodeled/Effective Age:	-172	Full Baths:	2
Building Type/Style:	22-Other	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C	Room Count:	6
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 9996 001- 1	866	866	0	0	0	0	1,732

Attachment Description(s): 11-OFP	Area: 238	Attachment Value: \$4,800
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Feature Description(s): 22-Additional Fixture	Area: 3	Feature Value: \$900
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
AL1-Lean-To Wood	1/1/1970	2,016		Good	\$2,300.00
AB2-Bank Barn Wood	1/1/1901	1,008		Good	\$9,100.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
6/1/2000	00-0712	\$1,742.00	A/C				
1/2/2008	4	\$14,663.00	EXTREMOD-S				
7/17/2012	12-1541	\$22,000.00	SIDING BARN				
10/26/2018	18-2657	\$2,620.00	1/19 FURREPLAC				
10/1/2000	00-1240	\$1,480.00	REROOF BARN				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	1.508	Gross				\$73,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
65,688	1.508				\$73,800		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			Public Sewer		
Valuation/Explanation							
Dwelling #	760 9996 001- 1						
Description	Area			Value Amount			
Living Area:							
First Story:	866			\$112,025.76			
Second Story:	866			\$57,571.68			
Additional Story:	0			\$0.00			
Attic/Finished Net:	0			\$0.00			
Half Story/Finished Net:	0			\$0.00			
Base Price				\$169,597.44			
Unfinished Living Area:							
Room/Unfinished:	0			\$0.00			
Unfinished Basement:	866			\$23,226.12			
Half Story/Unfinished:				\$0.00			
Structure Info, Features and Attachments:							
Heating/AC	Air Conditioning - Same Ducts			\$4,260.72			
Plumbing	0 - Half Bath 2 - Full Bath			\$7,322.00			
Finished Basement Living Area	0			\$0.00			
Features:	3			\$900.00			
Attachments:	238			\$4,800.00			
Adjusted Base Price				\$210,106.28			
Changes/Adjustments							
Grade Adjustment:	C 100%			\$204,406.28			
Market Adjustment:	84%			\$376,107.56			
CDU Adjustment:	45			\$169,200.00			
Complete:	100			\$169,200.00			
Dollar Adjustments				\$0.00			
Dwelling Value				\$169,200.00			

Other Building Improvements	0	\$11,400.00
Total Improvement Value		\$180,600.00
Total Land Value		\$73,800.00
Total Assessed Value		\$254,400.00

Parcel Numbers: 760-9996-010	Property Address: 38TH ST S	Municipality: Franklin, City of
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Owner Name: MIDWEST HOMES OF WIS INC	Mailing Address: 2990 UNIVERSAL ST SUITE B OSHKOSH, WI 53904	Land Use: Residential
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Property Photograph:	Legal Description: COM IN SE COR LOT 3 BLK 10 IN COUNTRYSIDE ESTATES ADD	Building Sketch:
<small>Descriptor/Map A: 1F B: 0.00</small>	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1201-Franklin	

Building Description

Dwelling #	
Year Built:	Exterior Wall:
Year Remodeled:	Bedrooms:
Remodeled/Effective Age:	Full Baths:
Building Type/Style:	Half Baths:
Story:	Rough-in: 0
Grade:	Room Count:
CDU/Overall Condition:	Basement Description:
Interior Condition:	Heating:
Kitchen Condition:	Type of Fuel:
Bath Condition:	Type of System:

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
							0

Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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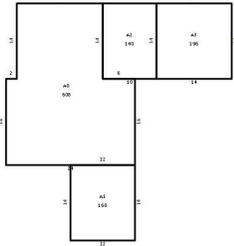
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/8/2003		\$26,300.00	Invalid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	2.500	Gross				\$26,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
108,900	2.500				\$26,800		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				Area		Value Amount	
Description				Area		Value Amount	
Living Area:							
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price							
Unfinished Living Area:							
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:							
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price						\$0.00	
Changes/Adjustments							
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value							
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$26,800.00	
Total Assessed Value						\$26,800.00	

Parcel Numbers: 760-9997-002 Property Address: 4011 RAWSON AVE W Municipality: Franklin, City of

Owner Name: FAHNING, JESSE W & LISA Mailing Address: 4011 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	Building Sketch:
	CERTIFIED SURVEY MAP NO 4557 NW 12 5 21 LOT 1 EXC N 2.26 FT	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1201-Franklin	

Building Description

Dwelling #	760 9997 002- 1		
Year Built:	12/31/1899	Exterior Wall:	05-Cem. Fiber
Year Remodeled:	12/31/1899	Bedrooms:	3
Remodeled/Effective Age:	-123	Full Baths:	1
Building Type/Style:	10-Farmhouse	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	C	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 9997 002- 1	608	608	0	0	0	0	1,216

Attachment Description(s):	Area:	Attachment Value:
11-OFP	168	\$3,400
12-EFP	140	\$4,200
31-WD	196	\$2,000

Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/1990	365		Poor	\$300.00

Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
7/1/1996	96-0896	\$3,700.00	AC/FURREPLAC			
10/6/2008	2325	\$4,000.00	EXTREMOD-R			
12/27/2017	17-2936	\$3,181.00	FURREPLAC			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
3/1/1985		\$62,500.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.714	Gross				\$68,900
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
31,102	0.714			\$68,900		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Above Street	Paved	Medium			All Public	
Valuation/Explanation						
Dwelling #			760 9997 002- 1			
Description			Area		Value Amount	
Living Area:						
First Story:			608		\$86,044.16	
Second Story:			608		\$42,718.08	
Additional Story:			0		\$0.00	
Attic/Finished Net:			0		\$0.00	
Half Story/Finished Net:			0		\$0.00	
Base Price					\$128,762.24	
Unfinished Living Area:						
Room/Unfinished:			0		\$0.00	
Unfinished Basement:			608		\$18,331.20	
Half Story/Unfinished:					\$0.00	
Structure Info, Features and Attachments:						
Heating/AC			Air Conditioning - Same Ducts		\$2,991.36	
Plumbing			0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area			0		\$0.00	
Features:						
Attachments:			504		\$9,600.00	
Adjusted Base Price					\$159,684.80	
Changes/Adjustments						
Grade Adjustment:			C 100%		\$150,084.80	
Market Adjustment:			88%		\$282,159.42	
CDU Adjustment:			45		\$127,000.00	
Complete:			100		\$127,000.00	
Dollar Adjustments					(\$300.00)	
Dwelling Value					\$126,700.00	

Other Building Improvements	0	\$300.00
Total Improvement Value		\$127,000.00
Total Land Value		\$68,900.00
Total Assessed Value		\$195,900.00

Parcel Numbers: 760-9997-005	Property Address: LEAH AVE W	Municipality: Franklin, City of
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Owner Name: MIDWEST HOMES OF WIS INC	Mailing Address: 2990 UNIVERSAL ST SUITE B OSHKOSH, WI 54904	Land Use: Residential
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Property Photograph:	Legal Description: THAT PT OF E HALF OF W 60 ACS OF NW 12 5 21 LYING SLY	Building Sketch:
<small>Descriptor/Map A: 1F B: 0.00</small>	Parcel Sketch and Site Map obtained from the County GIS Neighborhood: 1201-Franklin	

Building Description

Dwelling # Year Built: Year Remodeled: Remodeled/Effective Age: Building Type/Style: Story: Grade: CDU/Overall Condition: Interior Condition: Kitchen Condition: Bath Condition:	Exterior Wall: Bedrooms: Full Baths: Half Baths: Rough-in: 0 Room Count: Basement Description: Heating: Type of Fuel: Type of System:
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Square Footage / Attachments

First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished: 0
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Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
5/8/2003		\$13,300.00	Invalid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	3.500	Gross				\$12,500
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
152,460	3.500			\$12,500		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	
Valuation/Explanation						
Dwelling #			Area		Value Amount	
Description			Area		Value Amount	
Living Area:						
First Story:						
Second Story:						
Additional Story:						
Attic/Finished Net:						
Half Story/Finished Net:						
Base Price						
Unfinished Living Area:						
Room/Unfinished:						
Unfinished Basement:						
Half Story/Unfinished:						
Structure Info, Features and Attachments:						
Heating/AC						
Plumbing			- Half Bath - Full Bath			
Finished Basement Living Area						
Features:						
Attachments:						
Adjusted Base Price					\$0.00	
Changes/Adjustments						
Grade Adjustment:			%			
Market Adjustment:						
CDU Adjustment:						
Complete:			100%			
Dollar Adjustments						
Dwelling Value						
Other Building Improvements			0		\$0.00	
Total Improvement Value					\$0.00	
Total Land Value					\$12,500.00	
Total Assessed Value					\$12,500.00	

Parcel Numbers: 760-9997-006	Property Address: MINNESOTA AVE W	Municipality: Franklin, City of
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Owner Name: FAHNING, JESSE & LISA	Mailing Address: 4011 W RAWSON AVE FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph:	Legal Description: CSM NO 4557 NW 12 5 21 OUTLOT 1 EXC CSM NO 5878	Building Sketch:
<small>Descriptor/Use</small> <small>A: Fr</small> <small>B: Rgn</small>	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1201-Franklin	

Building Description

Dwelling #	
Year Built:	Exterior Wall:
Year Remodeled:	Bedrooms:
Remodeled/Effective Age:	Full Baths:
Building Type/Style:	Half Baths:
Story:	Rough-in: 0
Grade:	Room Count:
CDU/Overall Condition:	Basement Description:
Interior Condition:	Heating:
Kitchen Condition:	Type of Fuel:
Bath Condition:	Type of System:

Square Footage / Attachments

First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished: 0
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Attachment Description(s):	Area:	Attachment Value:
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Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:

Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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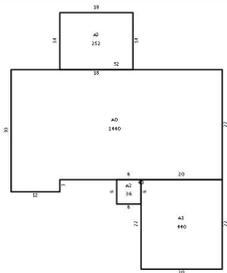
Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.092	Gross				\$1,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
4,008	0.092				\$1,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Extremely Heavy Traffic			All Public		
Valuation/Explanation							
Dwelling #				Area		Value Amount	
Description				Area		Value Amount	
Living Area:							
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
Base Price							
Unfinished Living Area:							
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
Structure Info, Features and Attachments:							
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
Adjusted Base Price						\$0.00	
Changes/Adjustments							
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
Dwelling Value							
Other Building Improvements				0		\$0.00	
Total Improvement Value						\$0.00	
Total Land Value						\$1,000.00	
Total Assessed Value						\$1,000.00	

Parcel Numbers: 760-9997-007	Property Address: 4032 MINNESOTA AVE W	Municipality: Franklin, City of
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Owner Name: MARTIN, WILLIAM H	Mailing Address: 4032 W MINNESOTA AVE FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: CSM NO 5878 NW 12 5 21 LOT 1	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1211-Franklin		

Building Description

Dwelling #	760 9997 007- 1		
Year Built:	1/1/1995	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1995	Bedrooms:	3
Remodeled/Effective Age:	-27	Full Baths:	2
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 9997 007- 1	1,440	0	0	0	0	0	1,440

Attachment Description(s):	Area:	Attachment Value:
13-AFG	440	\$13,200
11-OPF	36	\$700
33-Concrete Patio	252	\$1,300

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	992	\$4,960

Other Building Improvements

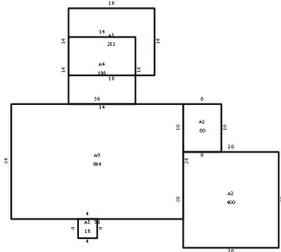
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
1/1/1996	95-1385	\$200.00	HTG & A/C				
10/1/1995	95-1186	\$70,000.00	NEWDWLG				
3/1/1998	B980199	\$3,000.00	RECRM				
6/13/2008	1240	\$3,200.00	AC/FURREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/1/1995		\$28,000.00	Valid		Land		
9/1/1996		\$138,850.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.501	Gross				\$63,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
21,824	0.501				\$63,700		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
Dwelling #				760 9997 007- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,440	\$166,795.20		
Second Story:				0	\$0.00		
Additional Story:				0	\$0.00		
Attic/Finished Net:				0	\$0.00		
Half Story/Finished Net:				0	\$0.00		
Base Price						\$166,795.20	
Unfinished Living Area:							
Room/Unfinished:				0	\$0.00		
Unfinished Basement:				1,440	\$33,091.20		
Half Story/Unfinished:					\$0.00		
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,542.40	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0	\$0.00		
Features:				2	\$600.00		
Attachments:				728	\$15,200.00		
Adjusted Base Price						\$226,550.80	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$231,825.88	
Market Adjustment:				63%		\$377,876.18	
CDU Adjustment:				70		\$264,500.00	
Complete:				100		\$264,500.00	
Dollar Adjustments						(\$200.00)	
Dwelling Value						\$264,300.00	

Other Building Improvements	0	\$0.00
Total Improvement Value		\$264,300.00
Total Land Value		\$63,700.00
Total Assessed Value		\$328,000.00

Parcel Numbers: 760-9997-008 Property Address: 4016 MINNESOTA AVE W Municipality: Franklin, City of

Owner Name: CANNON, LISA M REVOCABLE LIVING TRUST Mailing Address: 4016 W MINNESOTA AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	CSM NO 5878 NW 12 5 21 LOT 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 9997 008- 1		
Year Built:	1/1/1993	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1993	Bedrooms:	3
Remodeled/Effective Age:	-29	Full Baths:	1
Building Type/Style:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 9997 008- 1	944	864	0	0	0	0	1,808

Attachment Description(s):	Area:	Attachment Value:
13-AFG	400	\$12,000
35-Ms/Terrace	16	\$0
31-WD	196	\$2,000

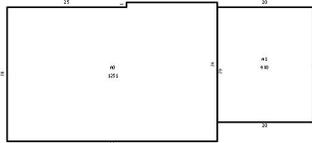
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	5	\$1,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	527	\$2,635
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	527	\$2,635

Other Building Improvements							
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:		
RS1-Frame Utility Shed	1/1/2017	228		Average	\$1,800.00		
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
6/1/1995	95-0519	\$500.00	DECK				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/1/1993		\$27,900.00	Valid		Land		
3/1/1997		\$151,000.00	Valid		Land and Improvements		
8/14/2015		\$224,000.00	Valid		Land and Improvements		
9/10/2015		\$224,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.505	Gross				\$70,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
21,998	0.505			\$70,600			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	760 9997 008- 1	
Description	Area	Value Amount
Living Area:		
First Story:	944	\$120,256.16
Second Story:	864	\$57,438.72
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$177,694.88
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	944	\$24,846.08
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$4,447.68
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	6	\$3,500.00
Attachments:	612	\$14,000.00
Adjusted Base Price		\$229,369.64
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$233,056.60
Market Adjustment:	73%	\$403,187.93
CDU Adjustment:	70	\$282,200.00
Complete:	100	\$282,200.00
Dollar Adjustments		(\$200.00)
Dwelling Value		\$282,000.00
Other Building Improvements	0	\$1,800.00
Total Improvement Value		\$283,800.00
Total Land Value		\$70,600.00
Total Assessed Value		\$354,400.00

Parcel Numbers: 760-9999-001	Property Address: 4241 RAWSON AVE W	Municipality: Franklin, City of
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Owner Name: DAHM, KENNETH & CARRIE	Mailing Address: 4241 W RAWSON AVE FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: CERTIFIED SURVEY MAP NO 3824 NW 12 5 21 LOT 1 EXC N 3.90 FT	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1211-Franklin		

Building Description

Dwelling #	760 9999 001- 1		
Year Built:	1/1/1982	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1982	Bedrooms:	3
Remodeled/Effective Age:	-40	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 9999 001- 1	1,251	0	0	0	0	0	1,251

Attachment Description(s): 13-AFG	Area: 480	Attachment Value: \$14,400
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Feature Description(s): Rec Room Condition:	Area: Rec Room Area: 0	Feature Value: Rec Room Value: \$0
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Other Building Improvements

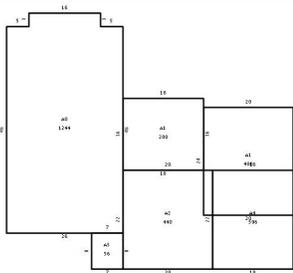
Structure Type: RS1-Frame Utility Shed	Year Built: 1/1/2003	Area: 64	Construction:	Condition: Average	Value: \$200.00
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/8/2003	03-1221	\$500.00	SHED				
11/1/1995	95-1337	\$1,450.00	A/C				
3/4/2015	15-0429	\$3,000.00	FURREPLAC				
5/16/2016	16-1068	\$11,000.00	SIDING				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/1/1987		\$64,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.278	Gross				\$65,900	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,110	0.278				\$65,900		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Heavy			Public Sewer		
Valuation/Explanation							
Dwelling #				760 9999 001- 1			
Description				Area		Value Amount	
Living Area:							
First Story:				1,251	\$148,293.54		
Second Story:				0	\$0.00		
Additional Story:				0	\$0.00		
Attic/Finished Net:				0	\$0.00		
Half Story/Finished Net:				0	\$0.00		
Base Price						\$148,293.54	
Unfinished Living Area:							
Room/Unfinished:				0	\$0.00		
Unfinished Basement:				1,251	\$29,623.68		
Half Story/Unfinished:					\$0.00		
Structure Info, Features and Attachments:							
Heating/AC				Air Conditioning - Same Ducts		\$3,077.46	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0	\$0.00		
Features:							
Attachments:				480	\$14,400.00		
Adjusted Base Price						\$200,275.68	
Changes/Adjustments							
Grade Adjustment:				C+ 110%		\$204,463.25	
Market Adjustment:				58%		\$323,051.93	
CDU Adjustment:				65		\$210,000.00	
Complete:				100		\$210,000.00	
Dollar Adjustments						\$0.00	
Dwelling Value						\$210,000.00	

Other Building Improvements	0	\$200.00
Total Improvement Value		\$210,200.00
Total Land Value		\$65,900.00
Total Assessed Value		\$276,100.00

Parcel Numbers: 760-9999-002 Property Address: 4227 RAWSON AVE W Municipality: Franklin, City of

Owner Name: ROBINSON, JAMES & JEANETTE Mailing Address: 4227 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

	Legal Description:	
	CERTIFIED SURVEY MAP NO 3824 NW 12 5 21 LOT 2 EXC THE N 3.90 FT FOR AVE	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1211-Franklin	

Building Description

Dwelling #	760 9999 002- 1		
Year Built:	1/1/1980	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1980	Bedrooms:	3
Remodeled/Effective Age:	-42	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	3
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 9999 002- 1	1,244	0	0	0	0	0	1,244

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	288	\$1,400
13-AFG	440	\$13,200
11-OFP	56	\$1,100
13-AFG	396	\$11,900

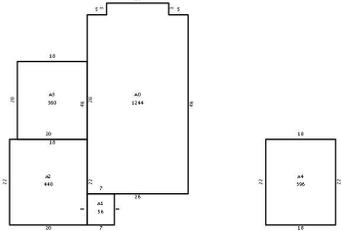
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed	1/1/1997	120		Average	\$300.00	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
7/1/1997	97-0647	\$800.00	SHED 10X12			
4/1/2001	01-0356	\$12,000.00	ADDN/ATT GAR			
1/1/1999	99-0020	\$3,558.00	BSMT REPAIR			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
8/1/1995		\$109,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.312	Gross				\$68,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
13,591	0.312			\$68,000		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Above Street	Semi-Improved	Medium			Public Sewer	

Valuation/Explanation		
Dwelling #	760 9999 002- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,244	\$148,769.96
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$148,769.96
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,244	\$29,768.92
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,060.24
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	1,180	\$27,600.00
Adjusted Base Price		\$216,380.12
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$205,128.13
Market Adjustment:	83%	\$375,384.48
CDU Adjustment:	60	\$225,200.00
Complete:	100	\$225,200.00
Dollar Adjustments		\$200.00
Dwelling Value		\$225,400.00
Other Building Improvements	0	\$300.00
Total Improvement Value		\$225,700.00
Total Land Value		\$68,000.00
Total Assessed Value		\$293,700.00

Parcel Numbers: 760-9999-003 Property Address: 4213 RAWSON AVE W Municipality: Franklin, City of

Owner Name: SIKORA, ROBERT & BEVERLY J Mailing Address: 4213 W RAWSON AVE FRANKLIN, WI 53132 Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	CERTIFIED SURVEY MAP NO 3824 NW 12 5 21 LOT 3 EXC N 3.90 FT	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1211-Franklin	

Building Description

Dwelling #	760 9999 003- 1		
Year Built:	1/1/1980	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1980	Bedrooms:	3
Remodeled/Effective Age:	-42	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
760 9999 003- 1	1,244	0	0	0	0	0	1,244

Attachment Description(s):	Area:	Attachment Value:
11-OFP	56	\$1,100
13-AFG	440	\$13,200
33-Concrete Patio	360	\$1,800

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	622	\$3,110
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	622	\$3,110

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed	1/1/2004	80		Average	\$300.00	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
7/12/2004	2260	\$650.00	SHED			
1/5/2005	50045	\$5,961.00	ACREPLACE			
10/6/2008	2327	\$12,960.00	FOUNDRPR			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
8/1/1992		\$99,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.312	Gross				\$68,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
13,591	0.312			\$68,000		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Above Street	Paved	Medium			Public Sewer	

Valuation/Explanation		
Dwelling #	760 9999 003- 1	
Description	Area	Value Amount
Living Area:		
First Story:	1,244	\$148,769.96
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
Base Price		\$148,769.96
Unfinished Living Area:		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,244	\$29,768.92
Half Story/Unfinished:		\$0.00
Structure Info, Features and Attachments:		
Heating/AC	Air Conditioning - Same Ducts	\$3,060.24
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	856	\$16,100.00
Adjusted Base Price		\$204,880.12
Changes/Adjustments		
Grade Adjustment:	C+ 110%	\$205,128.13
Market Adjustment:	79%	\$367,179.36
CDU Adjustment:	60	\$220,300.00
Complete:	100	\$220,300.00
Dollar Adjustments		(\$200.00)
Dwelling Value		\$220,100.00
Other Building Improvements	0	\$300.00
Total Improvement Value		\$220,400.00
Total Land Value		\$68,000.00
Total Assessed Value		\$288,400.00