
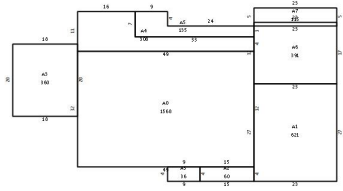


Parcel Numbers: 761-0001-000      Property Address: 3102 MINNESOTA AVE W      Municipality: Franklin, City of

Owner Name: HERRERA, RICARDO & ANA      Mailing Address: 3102 W MINNESOTA AVE FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	FIELDS OF FRANKLIN LOT 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1215-Franklin	



### Building Description

<b>Dwelling #</b>	<b>761 0001 000- 1</b>		
Year Built:	1/1/1989	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1989	Bedrooms:	4
Remodeled/Effective Age:	-33	Full Baths:	3
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:
761 0001 000- 1	2,011	0	0	0	0	0	2,011

Attachment Description(s):	Area:	Attachment Value:
13-AFG	115	\$3,500
13-AFG	391	\$11,700
13-AFG	621	\$18,600
31-WD	115	\$1,200
11-OFP	60	\$1,200
12-EFP	36	\$1,100

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	5	\$1,500
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:
RS1-Frame Utility Shed	1/1/1995	100		Average	\$200.00

### Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
10/1/2000	00-1231	\$4,000.00	BSMT EGRESS
7/18/2013	13-1495	\$1,800.00	PERGOLA
1/1/2001	01-0059	\$1,000.00	BSMT ALTERAT
7/18/2013	13-1493	\$3,500.00	GAZEBO
6/14/2013	13-1152	\$45,000.00	ADDN
2/18/2013	13-0209	\$75,000.00	ADDN
11/21/2014	2853	\$1,000.00	FENCE
8/1/1998	98-0979	\$1,000.00	ENCLD PORCH
7/15/2013	13-1417	\$14,000.00	FUR/ACREPLAC

### Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
8/21/2006		\$268,000.00	Invalid		Land and Improvements	
9/27/2001		\$166,000.00	Invalid		Land and Improvements	
10/10/2005		\$194,700.00	Invalid		Land and Improvements	
2/1/2000		\$150,000.00	Invalid		Land and Improvements	
10/1/1990		\$98,905.00	Invalid		Land and Improvements	

### Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.312	Gross				\$68,000

### Acreage/Squarefoot Variables

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### Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
13,591	0.312			\$68,000


### General Information

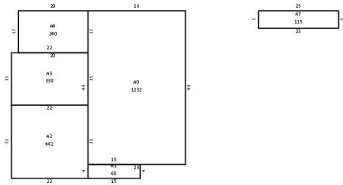
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Light			Public Sewer

Valuation/Explanation		
Dwelling #	761 0001 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	2,011	\$218,414.71
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$218,414.71
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	2,011	\$43,236.50
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,947.06
Plumbing	0 - Half Bath 3 - Full Bath	\$14,644.00
Finished Basement Living Area	0	\$0.00
Features:	6	\$3,500.00
Attachments:	1,338	\$37,300.00
<b>Adjusted Base Price</b>		\$322,042.27
<b>Changes/Adjustments</b>		
Grade Adjustment:	B 128%	\$359,990.11
Market Adjustment:	72%	\$619,182.98
CDU Adjustment:	65	\$402,500.00
Complete:	100	\$402,500.00
Dollar Adjustments		\$800.00
<b>Dwelling Value</b>		\$403,300.00
Other Building Improvements	0	\$200.00
<b>Total Improvement Value</b>		\$403,500.00
<b>Total Land Value</b>		\$68,000.00
<b>Total Assessed Value</b>		\$471,500.00

Parcel Numbers: 761-0002-000      Property Address: 3110 MINNESOTA AVE W      Municipality: Franklin, City of

Owner Name: ST LOUIS, STEVEN & JOANNE - RV LIV TRUST      Mailing Address: 3110 W MINNESOTA AVE FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	FIELDS OF FRANKLIN LOT 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	1215-Franklin



### Building Description

<b>Dwelling #</b>	<b>761 0002 000- 1</b>		
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:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

### Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
761 0002 000- 1	1,562	0	0	0	0	0	1,562

Attachment Description(s):	Area:	Attachment Value:
11-OFP	60	\$1,200
13-AFG	462	\$13,900
31-WD	240	\$2,400


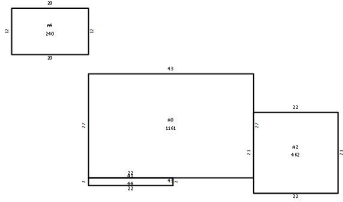
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed	1/1/2000	96		Average	\$200.00	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
3/1/2000	00-0212	\$700.00	SHED 8X12'			
11/3/2009	2248	\$6,000.00	AC NEW & FURREP			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
1/1/1990		\$17,999.00	Valid		Land	
2/6/2019		\$249,600.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.312	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:	
Level	Paved	Light			Public Sewer	

Valuation/Explanation		
Dwelling #	761 0002 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,562	\$177,521.30
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$177,521.30
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,232	\$29,481.76
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$3,842.52
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	762	\$17,500.00
<b>Adjusted Base Price</b>		\$235,526.58
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$237,299.24
Market Adjustment:	66%	\$393,916.74
CDU Adjustment:	65	\$256,000.00
Complete:	100	\$256,000.00
Dollar Adjustments		\$600.00
<b>Dwelling Value</b>		\$256,600.00
Other Building Improvements	0	\$200.00
<b>Total Improvement Value</b>		\$256,800.00
<b>Total Land Value</b>		\$68,000.00
<b>Total Assessed Value</b>		\$324,800.00

Parcel Numbers: 761-0003-000	Property Address: 3120 MINNESOTA AVE W	Municipality: Franklin, City of
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Owner Name: KABOSKEY, SHIRLEY	Mailing Address: 3120 W MINNESOTA AVE FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: FIELDS OF FRANKLIN LOT 3	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1215-Franklin	

### Building Description

<b>Dwelling #</b>	<b>761 0003 000- 1</b>		
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:	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:
761 0003 000- 1	1,161	0	0	0	0	594	1,755

Attachment Description(s): 99-Additional Attachments 13-AFG	Area: 44 462	Attachment Value: \$4,400 \$13,900
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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: RS1-Frame Utility Shed	Year Built: 1/1/1998	Area: 80	Construction:	Condition: Average	Value: \$200.00
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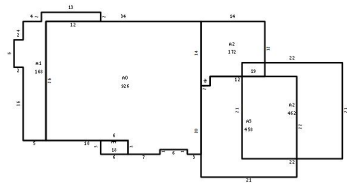
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
9/1/1998	B981092	\$950.00	SHED 8X10				
8/5/2011	1617	\$100.00	AC REPL				
7/28/2016	16-1826	\$2,500.00	FURREPLAC				
7/12/2016	16-1652	\$17,788.00	ROOF				
9/8/2011	1894	\$1,000.00	BTHREMOD				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/30/1989		\$18,290.00	Valid		Land		
6/29/2009		\$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	0.312	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:		
Level	Paved	Light			Public Sewer		



Valuation/Explanation		
Dwelling #	761 0003 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,161	\$140,155.92
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$140,155.92
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	567	\$17,633.70
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,317.30
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	594	\$16,032.06
Features:	2	\$2,300.00
Attachments:	506	\$18,300.00
<b>Adjusted Base Price</b>		\$206,060.98
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$204,007.08
Market Adjustment:	96%	\$399,853.87
CDU Adjustment:	65	\$259,900.00
Complete:	100	\$259,900.00
Dollar Adjustments		\$200.00
<b>Dwelling Value</b>		\$260,100.00
Other Building Improvements	0	\$200.00
<b>Total Improvement Value</b>		\$260,300.00
<b>Total Land Value</b>		\$68,000.00
<b>Total Assessed Value</b>		\$328,300.00

Parcel Numbers: 761-0004-000      Property Address: 3206 MINNESOTA AVE W      Municipality: Franklin, City of

Owner Name: SCHWEHR, JORDAN E      Mailing Address: 3206 W MINNESOTA AVE FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	FIELDS OF FRANKLIN LOT 4	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1215-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>761 0004 000- 1</b>		
Year Built:	1/1/1989	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1989	Bedrooms:	3
Remodeled/Effective Age:	-33	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:
761 0004 000- 1	1,266	926	0	0	0	0	2,192

Attachment Description(s):	Area:	Attachment Value:
13-AFG	458	\$13,700
11-OPF	18	\$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	1/1/2007	150		Average	\$700.00

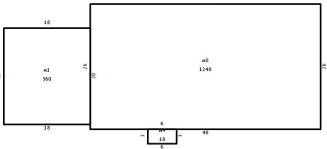
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
8/2/2006	2572	\$1,875.00	FURREPLAC				
6/11/2007	1290	\$1,500.00	SHED				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/29/2015		\$269,000.00	Valid		Land and Improvements		
7/8/2005		\$245,000.00	Valid		Land and Improvements		
4/16/2003		\$188,500.00	Invalid		Land and Improvements		
8/1/1989		\$18,790.00	Valid		Land		
6/2/2003		\$188,500.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.312	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:		
Level	Paved	Light			Public Sewer		

Valuation/Explanation		
Dwelling #	761 0004 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,266	\$150,071.64
Second Story:	926	\$60,921.54
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$210,993.18
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,266	\$29,978.88
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,392.32
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	476	\$14,100.00
<b>Adjusted Base Price</b>		\$270,086.38
<b>Changes/Adjustments</b>		
Grade Adjustment:	B- 120%	\$304,423.66
Market Adjustment:	52%	\$462,723.96
CDU Adjustment:	65	\$300,800.00
Complete:	100	\$300,800.00
Dollar Adjustments		\$800.00
<b>Dwelling Value</b>		\$301,600.00
Other Building Improvements	0	\$700.00
<b>Total Improvement Value</b>		\$302,300.00
<b>Total Land Value</b>		\$68,000.00
<b>Total Assessed Value</b>		\$370,300.00

Parcel Numbers: 761-0005-000      Property Address: 3214 MINNESOTA AVE W      Municipality: Franklin, City of

Owner Name: SHADD, DENIS R & DIANE      Mailing Address: 3214 W MINNESOTA AVE FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	FIELDS OF FRANKLIN LOT 5	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1215-Franklin	



### Building Description

<b>Dwelling #</b>	<b>761 0005 000- 1</b>		
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:	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:
761 0005 000- 1	1,248	0	0	0	0	0	1,248

Attachment Description(s): 13-AFG	Area: 360	Attachment Value: \$10,800
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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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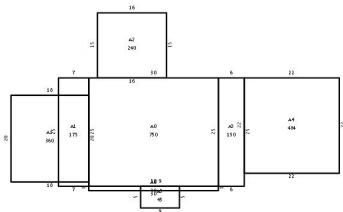
### Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
4/1/1990		\$19,690.00	Valid		Land	
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:	
Level	Paved	Light			Public Sewer	
Valuation/Explanation						
<b>Dwelling #</b>			<b>761 0005 000- 1</b>			
<b>Description</b>			<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>						
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		
<b>Base Price</b>					\$149,248.32	
<b>Unfinished Living Area:</b>						
Room/Unfinished:			0	\$0.00		
Unfinished Basement:			1,248	\$29,864.64		
Half Story/Unfinished:				\$0.00		
<b>Structure Info, Features and Attachments:</b>						
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:			360	\$10,800.00		
<b>Adjusted Base Price</b>					\$195,093.96	
<b>Changes/Adjustments</b>						
Grade Adjustment:			C+ 110%	\$202,393.36		
Market Adjustment:			62%	\$327,877.24		
CDU Adjustment:			65	\$213,100.00		
Complete:			100	\$213,100.00		
Dollar Adjustments				\$500.00		
<b>Dwelling Value</b>					\$213,600.00	
Other Building Improvements			0	\$0.00		
<b>Total Improvement Value</b>					\$213,600.00	
<b>Total Land Value</b>					\$68,000.00	
<b>Total Assessed Value</b>					\$281,600.00	

Parcel Numbers: 761-0006-000	Property Address: 3304 MINNESOTA AVE W	Municipality: Franklin, City of
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Owner Name: MYLES, ROY	Mailing Address: 3304 W MINNESOTA AVE FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: FIELDS OF FRANKLIN LOT 6	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1215-Franklin	

### Building Description

<b>Dwelling #</b>	<b>761 0006 000- 1</b>		
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:	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:	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:
761 0006 000- 1	1,075	780	0	0	0	0	1,855

Attachment Description(s):	Area:	Attachment Value:
31-WD	240	\$2,400
13-AFG	484	\$14,500
33-Concrete Patio	45	\$200
99-Additional Attachments	30	\$3,000

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition: Average	Rec Room Area: 432	Rec Room Value: \$2,160
22-Additional Fixture	1	\$300
Rec Room Condition: Average	Rec Room Area: 432	Rec Room Value: \$2,160


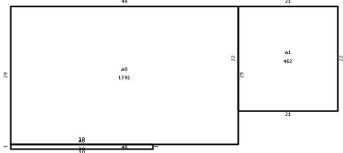
Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed	1/1/2000	100		Average	\$300.00	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
5/1/2000	00-0542	\$2,200.00	SHED 10X10'			
4/6/2016	16-0655	\$10,300.00	EXTREMOD ROOF			
4/6/2017	17-0664	\$3,400.00	FOUNDRPR W/BEAM			
1/20/2021	21-0004	\$5,200.00	EGRESS WDW			
2/6/2013	13-0159	\$5,631.00	FUR/ACREPLAC			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
8/11/2017		\$248,000.00	Valid		Land and Improvements	
8/1/1989		\$19,490.00	Valid		Land	
4/28/2006		\$238,500.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.312	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:	
Level	Paved	Light		6/28/2022	Public Sewer	



Valuation/Explanation		
Dwelling #	761 0006 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,075	\$132,278.75
Second Story:	780	\$52,852.80
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$185,131.55
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,075	\$26,885.75
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,563.30
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	799	\$20,100.00
<b>Adjusted Base Price</b>		\$243,861.60
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$243,607.76
Market Adjustment:	78%	\$433,621.81
CDU Adjustment:	65	\$281,900.00
Complete:	100	\$281,900.00
Dollar Adjustments		(\$700.00)
<b>Dwelling Value</b>		\$281,200.00
Other Building Improvements	0	\$300.00
<b>Total Improvement Value</b>		\$281,500.00
<b>Total Land Value</b>		\$68,000.00
<b>Total Assessed Value</b>		\$349,500.00

Parcel Numbers: 761-0007-000	Property Address: 3103 MINNESOTA AVE W	Municipality: Franklin, City of
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Owner Name: STANTON, MICHAEL D	Mailing Address: 3103 W MINNESOTA AVE FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: FIELDS OF FRANKLIN LOT 7	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1215-Franklin		

**Building Description**

<b>Dwelling #</b>	<b>761 0007 000- 1</b>		
Year Built:	1/1/1989	Exterior Wall:	01-Wood
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:
761 0007 000- 1	1,392	0	0	0	0	0	1,392

Attachment Description(s): 13-AFG	Area: 462	Attachment Value: \$13,900
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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: RS1-Frame Utility Shed	Year Built: 1/1/1991	Area: 100	Construction:	Condition: Average	Value: \$200.00
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**Permit / Construction History**

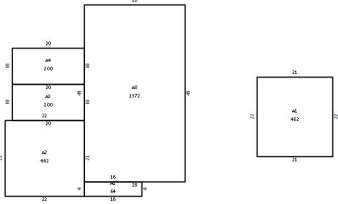
Date of Permit: 8/1/1995	Permit Number: 95-0989	Permit Amount: \$1,895.00	Details of Permit: A/C
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/3/2018		\$223,800.00	Invalid		Land and Improvements		
1/1/1990		\$17,890.00	Valid		Land		
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:		
Level	Paved	Light			Public Sewer		
Valuation/Explanation							
<b>Dwelling #</b>				<b>761 0007 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,392		\$162,432.48	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$162,432.48	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,392		\$32,294.40	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$3,424.32	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				462		\$13,900.00	
<b>Adjusted Base Price</b>						\$217,232.20	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$223,335.42	
Market Adjustment:				59%		\$355,103.32	
CDU Adjustment:				65		\$230,800.00	
Complete:				100		\$230,800.00	
Dollar Adjustments						\$400.00	
<b>Dwelling Value</b>						\$231,200.00	
Other Building Improvements				0		\$200.00	
<b>Total Improvement Value</b>						\$231,400.00	
<b>Total Land Value</b>						\$68,000.00	
<b>Total Assessed Value</b>						\$299,400.00	

Parcel Numbers: 761-0008-000      Property Address: 3111 MINNESOTA AVE W      Municipality: Franklin, City of

Owner Name: PRADO, SUSAN A      Mailing Address: 3111 W MINNESOTA AVE FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	FIELDS OF FRANKLIN LOT 8	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1215-Franklin	



### Building Description

<b>Dwelling #</b>	<b>761 0008 000- 1</b>		
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:
761 0008 000- 1	1,372	0	0	0	0	0	1,372

Attachment Description(s):	Area:	Attachment Value:
11-OFP	64	\$1,300
13-AFG	462	\$13,900
12-EFP	200	\$6,000
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


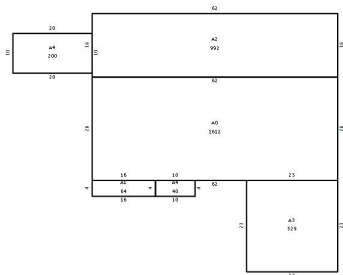
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/1995	64		Average	\$100.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
4/1/1995	95-0330	\$9,082.00	PATIO ENCLOS				
3/1/1995	95-0227	\$756.00	SHED 8X8'				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
1/1/1990		\$16,990.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.265	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			Public Sewer		
Valuation/Explanation							
<b>Dwelling #</b>				<b>761 0008 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,372		\$160,098.68	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$160,098.68	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,372		\$31,830.40	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$3,375.12	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				926		\$22,200.00	
<b>Adjusted Base Price</b>						\$222,685.20	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$220,203.72	
Market Adjustment:				65%		\$363,336.14	
CDU Adjustment:				65		\$236,200.00	
Complete:				100		\$236,200.00	
Dollar Adjustments						\$400.00	
<b>Dwelling Value</b>						\$236,600.00	

Other Building Improvements	0	\$100.00
<b>Total Improvement Value</b>		\$236,700.00
<b>Total Land Value</b>		\$64,400.00
<b>Total Assessed Value</b>		\$301,100.00

Parcel Numbers: 761-0009-000      Property Address: 3119 MINNESOTA AVE W      Municipality: Franklin, City of

Owner Name: TATLOCK, TIMOTHY D AND DAGMAR      Mailing Address: 3119 W MINNESOTA AVE FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	FIELDS OF FRANKLIN LOT 9	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1215-Franklin	

### Building Description

<b>Dwelling #</b>	<b>761 0009 000- 1</b>		
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:	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:
761 0009 000- 1	1,676	0	0	0	907	0	2,583

Attachment Description(s):	Area:	Attachment Value:
31-WD	992	\$9,900
13-AFG	529	\$15,900
11-OFPP	40	\$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


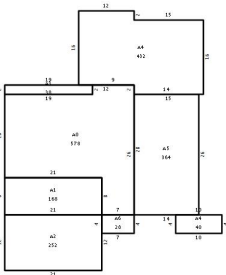
Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
12/22/2011		2689	\$2,095.00		FURREPLAC		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/1/1991		\$25,000.00	Valid		Land		
3/1/1998		\$215,000.00	Valid		Land and Improvements		
6/15/2001		\$250,000.00	Invalid		Land and Improvements		
9/3/2003		\$290,000.00	Invalid		Land and Improvements		
6/23/2017		\$293,500.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.265	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 #	761 0009 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
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:	907	\$46,268.43
<b>Base Price</b>		\$234,617.31
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,676	\$37,022.84
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$6,354.18
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$2,900.00
Attachments:	1,561	\$26,600.00
<b>Adjusted Base Price</b>		\$319,697.33
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$319,217.06
Market Adjustment:	55%	\$494,786.45
CDU Adjustment:	70	\$346,400.00
Complete:	100	\$346,400.00
Dollar Adjustments		(\$1,000.00)
<b>Dwelling Value</b>		\$345,400.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$345,400.00
<b>Total Land Value</b>		\$64,400.00
<b>Total Assessed Value</b>		\$409,800.00

Parcel Numbers: 761-0010-000      Property Address: 3203 MINNESOTA AVE W      Municipality: Franklin, City of

Owner Name: OGREN, JEFFERY      Mailing Address: 5657 N BAY RIDGE AVE WHITEFISH BAY, WI 53217      Land Use: Residential

	Legal Description:	Building Sketch:
	FIELDS OF FRANKLIN LOT 10	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1215-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>761 0010 000- 1</b>		
Year Built:	1/1/1989	Exterior Wall:	01-Wood
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:	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:
761 0010 000- 1	942	784	0	0	0	0	1,726

Attachment Description(s):	Area:	Attachment Value:
13-AFG	168	\$5,000
13-AFG	252	\$7,600
99-Additional Attachments	38	\$3,800
31-WD	432	\$4,300
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:
RS1-Frame Utility Shed	1/1/2001	96		Average	\$300.00

**Permit / Construction History**

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
8/1/2001	01-0972	\$1,099.00	SHED 10X8'
7/23/2018	18-1857	\$4,333.00	ACREPLACE
11/7/2016	16-2722	\$3,532.00	FURREPLAC

**Ownership/Sales History**

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
5/25/2004		\$220,000.00	Valid		Land and Improvements	
6/15/2001		\$186,900.00	Valid		Land and Improvements	
8/1/1997		\$150,000.00	Valid		Land and Improvements	
12/1/1990		\$133,500.00	Valid		Land and Improvements	

**Land Breakdown**

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.265	Gross				\$64,400

**Acreage/Squarefoot Variables**

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**Land Data & Computations**

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
11,543	0.265			\$64,400


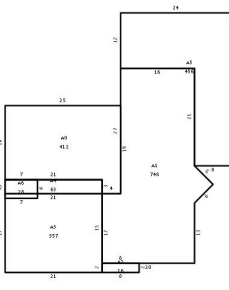
**General Information**

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

Valuation/Explanation		
Dwelling #	761 0010 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	942	\$120,001.38
Second Story:	784	\$53,123.84
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$173,125.22
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,110	\$27,339.30
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,245.96
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	918	\$21,300.00
<b>Adjusted Base Price</b>		\$240,513.48
<b>Changes/Adjustments</b>		
Grade Adjustment:	B- 120%	\$260,296.18
Market Adjustment:	70%	\$442,503.50
CDU Adjustment:	65	\$287,600.00
Complete:	100	\$287,600.00
Dollar Adjustments		\$500.00
<b>Dwelling Value</b>		\$288,100.00
Other Building Improvements	0	\$300.00
<b>Total Improvement Value</b>		\$288,400.00
<b>Total Land Value</b>		\$64,400.00
<b>Total Assessed Value</b>		\$352,800.00

Parcel Numbers: 761-0011-000	Property Address: 3211 MINNESOTA AVE W	Municipality: Franklin, City of
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Owner Name: MIRA, TOLENTINO D JR & ABEGAIL D	Mailing Address: 3211 W MINNESOTA AVE FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: FIELDS OF FRANKLIN LOT 11	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1215-Franklin	

### Building Description

<b>Dwelling #</b>	<b>761 0011 000- 1</b>		
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:	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:
761 0011 000- 1	1,160	475	0	0	0	0	1,635

Attachment Description(s):	Area:	Attachment Value:
13-AFG	63	\$1,900
11-OPF	16	\$300
13-AFG	357	\$10,700
31-WD	456	\$4,600


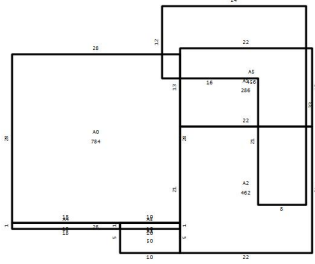
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition: Average	Rec Room Area: 260	Rec Room Value: \$1,300
03-Masonry Fireplace	1	\$5,500
Rec Room Condition: Average	Rec Room Area: 260	Rec Room Value: \$1,300

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:
11/1/1991		\$123,500.00	Valid		Land and Improvements	
10/1/1995		\$160,000.00	Valid		Land and Improvements	
8/4/2016		\$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	0.278	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:	
Level	Paved	Light			Public Sewer	

Valuation/Explanation		
Dwelling #	761 0011 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,160	\$140,035.20
Second Story:	475	\$35,074.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$175,109.20
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,160	\$28,153.20
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,022.10
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$5,800.00
Attachments:	892	\$17,500.00
<b>Adjusted Base Price</b>		\$242,787.50
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$241,436.25
Market Adjustment:	86%	\$449,071.43
CDU Adjustment:	65	\$291,900.00
Complete:	100	\$291,900.00
Dollar Adjustments		(\$700.00)
<b>Dwelling Value</b>		\$291,200.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$291,200.00
<b>Total Land Value</b>		\$65,900.00
<b>Total Assessed Value</b>		\$357,100.00

Parcel Numbers: 761-0012-000      Property Address: 3219 MINNESOTA AVE W      Municipality: Franklin, City of

Owner Name: GUAGLIARDO, BRENDA A      Mailing Address: 3219 W MINNESOTA AVE FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	FIELDS OF FRANKLIN LOT 12	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1215-Franklin	

### Building Description

<b>Dwelling #</b>	<b>761 0012 000- 1</b>		
Year Built:	1/1/1990	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1990	Bedrooms:	3
Remodeled/Effective Age:	-32	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:
761 0012 000- 1	1,070	812	0	0	0	0	1,882

Attachment Description(s):	Area:	Attachment Value:
11-OFP	10	\$200
99-Additional Attachments	10	\$1,000
13-AFG	462	\$13,900
11-OFP	50	\$1,000
99-Additional Attachments	18	\$1,800



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: 10/28/2015	Permit Number: 15-2581	Permit Amount: \$7,200.00	Details of Permit: ACREPLACE (+FUR
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**Ownership/Sales History**

Date of Sale: 8/1/1991	Sale Document:	Purchase Amount: \$114,900.00	Sale Validity: Valid	Conveyance Type:	Sale Type: Land and Improvements	Sale Validation Source:
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**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
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**Acreage/Squarefoot Variables**

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**Land Data & Computations**

Total Square Footage: 12,240	Total Acreage: 0.281	Depth:	Act. Frontage:	Assessed Land Value: \$66,200
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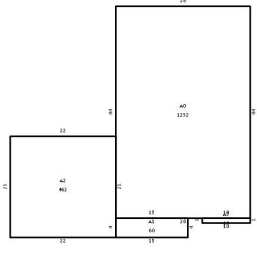
**General Information**

Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: Public Sewer
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Valuation/Explanation		
Dwelling #	761 0012 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,070	\$131,663.50
Second Story:	812	\$55,151.04
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$186,814.54
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,070	\$26,760.70
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,629.72
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	550	\$17,900.00
<b>Adjusted Base Price</b>		\$243,285.96
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$245,394.56
Market Adjustment:	65%	\$404,901.02
CDU Adjustment:	65	\$263,200.00
Complete:	100	\$263,200.00
Dollar Adjustments		(\$500.00)
<b>Dwelling Value</b>		\$262,700.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$262,700.00
<b>Total Land Value</b>		\$66,200.00
<b>Total Assessed Value</b>		\$328,900.00

Parcel Numbers: 761-0013-000      Property Address: 3305 MINNESOTA AVE W      Municipality: Franklin, City of

Owner Name: MURPHY, THOMAS C      Mailing Address: 3305 W MINNESOTA AVE FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	FIELDS OF FRANKLIN LOT 13	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1215-Franklin	

### Building Description

<b>Dwelling #</b>	<b>761 0013 000- 1</b>		
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:	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:	Warm Air

### Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
761 0013 000- 1	1,232	0	0	0	0	0	1,232

Attachment Description(s):	Area:	Attachment Value:
11-OFP	60	\$1,200
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:			
8/1/1999	99-1055	\$3,000.00	BSMT REPAIR			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
11/1/1996		\$115,000.00	Valid		Land and Improvements	
1/1/1990		\$19,990.00	Valid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.281	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			Public Sewer	
Valuation/Explanation						
<b>Dwelling #</b>			<b>761 0013 000- 1</b>			
<b>Description</b>			<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>						
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		
<b>Base Price</b>					\$147,334.88	
<b>Unfinished Living Area:</b>						
Room/Unfinished:			0	\$0.00		
Unfinished Basement:			1,232	\$29,481.76		
Half Story/Unfinished:				\$0.00		
<b>Structure Info, Features and Attachments:</b>						
Heating/AC			Air Conditioning - Same Ducts		\$3,030.72	
Plumbing			1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area			0	\$0.00		
Features:			2	\$2,300.00		
Attachments:			522	\$15,100.00		
<b>Adjusted Base Price</b>					\$202,128.36	
<b>Changes/Adjustments</b>						
Grade Adjustment:			C+ 110%		\$203,201.20	
Market Adjustment:			48%		\$300,737.77	
CDU Adjustment:			65		\$195,500.00	
Complete:			100		\$195,500.00	
Dollar Adjustments					(\$200.00)	
<b>Dwelling Value</b>					\$195,300.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$195,300.00
<b>Total Land Value</b>		\$66,200.00
<b>Total Assessed Value</b>		\$261,500.00

Parcel Numbers: 761-0014-000      Property Address: 3313 MINNESOTA AVE W      Municipality: Franklin, City of

Owner Name: SPACEK, DENNIS J      Mailing Address: 3313 W MINNESOTA AVE FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:	
	FIELDS OF FRANKLIN LOT 14		
	Parcel Sketch and Site Map obtained from the County GIS	<small>                     Descriptor/Size                      A: 2F1/B 525 sqft                      B: 1F1/B 400 sqft                      C: FG 500 sqft                 </small>	
	Neighborhood:	1215-Franklin	

### Building Description

<b>Dwelling #</b>	<b>761 0014 000- 1</b>		
Year Built:	1/1/1990	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1990	Bedrooms:	3
Remodeled/Effective Age:	-32	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:	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:
761 0014 000- 1	1,025	625	0	0	0	0	1,650

Attachment Description(s): 13-AFG	Area: 500	Attachment Value: \$15,000
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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
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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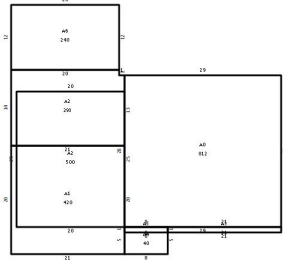
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/1/1989		\$22,290.00	Invalid		Land		
10/31/2007		\$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	0.290	Gross				\$65,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
12,632	0.290			\$65,500			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Sewer		
Valuation/Explanation							
<b>Dwelling #</b>				<b>761 0014 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,025		\$127,674.00	
Second Story:				625		\$43,912.50	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$171,586.50	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,025		\$26,055.50	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$4,059.00	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$5,800.00	
Attachments:				500		\$15,000.00	
<b>Adjusted Base Price</b>						\$227,382.00	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$227,240.20	
Market Adjustment:				58%		\$359,039.52	
CDU Adjustment:				65		\$233,400.00	
Complete:				100		\$233,400.00	
Dollar Adjustments						\$600.00	
<b>Dwelling Value</b>						\$234,000.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$234,000.00
<b>Total Land Value</b>		\$65,500.00
<b>Total Assessed Value</b>		\$299,500.00



Parcel Numbers: 761-0015-000	Property Address: 3321 MINNESOTA AVE W	Municipality: Franklin, City of
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Owner Name: MLADENOVICH, ALEXANDER & ROXANNE	Mailing Address: 3321 W MINNESOTA AVE FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: FIELDS OF FRANKLIN LOT 15	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1215-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>761 0015 000- 1</b>		
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:	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:
761 0015 000- 1	1,113	833	0	0	0	0	1,946

Attachment Description(s):	Area:	Attachment Value:
13-AFG	420	\$12,600
99-Additional Attachments	21	\$2,100
11-OFP	40	\$800
99-Additional Attachments	8	\$800
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:	Year Built:	Area:	Construction:	Condition:	Value:
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**Permit / Construction History**

Date of Permit: 5/1/1998	Permit Number: B980473	Permit Amount: \$1,700.00	Details of Permit: A/C
10/7/2013	13-2390	\$3,500.00	FURREPLAC

**Ownership/Sales History**

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
3/6/1990		\$22,000.00	Valid		Land	

**Land Breakdown**

Land Class: A-Residential Primary Site	Acreage: 0.318	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: 13,852	Total Acreage: 0.318	Depth:	Act. Frontage:	Assessed Land Value: \$68,400
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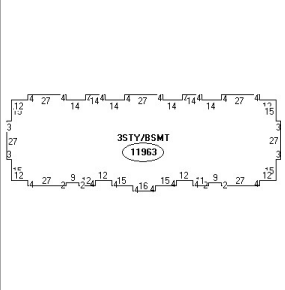
**General Information**

Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: Public Sewer
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Valuation/Explanation		
Dwelling #	761 0015 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,113	\$135,485.49
Second Story:	833	\$56,577.36
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$192,062.85
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,105	\$27,216.15
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,787.16
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	729	\$18,700.00
<b>Adjusted Base Price</b>		\$249,947.16
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$251,841.88
Market Adjustment:	63%	\$410,502.26
CDU Adjustment:	65	\$266,800.00
Complete:	100	\$266,800.00
Dollar Adjustments		(\$300.00)
<b>Dwelling Value</b>		\$266,500.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$266,500.00
<b>Total Land Value</b>		\$68,400.00
<b>Total Assessed Value</b>		\$334,900.00

Parcel Numbers: 761-9001-000	Property Address: 2884 STATESMAN WAY W	Municipality: Franklin, City of
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Owner Name: TI INVESTORS OF FRANKLIN APARTMENTS LLC	Mailing Address: 710 N PLANKINTON AVE, STE 1200 MILWAUKEE, WI 53203	Land Use: Commercial
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Property Photograph: 	Legal Description: CERTIFIED SURVEY MAP NO. 9014, NE 12-5-21, LOT 1	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 999-Franklin	
	Zoning:	

**Building Description**

Building #	1		
Building Type/Style:	352-Apts under 3 Story	One Bedroom:	
Stories:	3	Two Bedroom:	
Year Built:	2019	Three Bedroom:	
Remodeled/Effective Age:	-3	Total Unit Count:	30
Grade Factor:	C+	Business Name:	STATESMAN APARTMENTS
Market Adjustment:	38	CDU/Overall Condition	Average
Building #	2		
Building Type/Style:	352-Apts under 3 Story	One Bedroom:	
Stories:	3	Two Bedroom:	
Year Built:	2019	Three Bedroom:	
Remodeled/Effective Age:	-3	Total Unit Count:	30
Grade Factor:	C+	Business Name:	STATESMAN APARTMENTS
Market Adjustment:	39	CDU/Overall Condition	Average
Building #	3		
Building Type/Style:	352-Apts under 3 Story	One Bedroom:	
Stories:	3	Two Bedroom:	
Year Built:	2020	Three Bedroom:	
Remodeled/Effective Age:	-2	Total Unit Count:	30
Grade Factor:	C+	Business Name:	STATESMAN APARTMENTS
Market Adjustment:	0	CDU/Overall Condition	Average
Building #	4		
Building Type/Style:	311-Club House	One Bedroom:	
Stories:	1	Two Bedroom:	
Year Built:	2020	Three Bedroom:	
Remodeled/Effective Age:	-2	Total Unit Count:	
Grade Factor:	C+	Business Name:	STATESMAN APARTMENTS
Market Adjustment:	0	CDU/Overall Condition	Average



Structure / Basement Data										
Building #	Section #	Occupancy:	Year:	Area:	Framing:	Wall Hgt:	Rental:			
1	1	352-Apts under 3 Story	2019	35,889	D4-Wood Average	9				
2	2	352-Apts under 3 Story	2019	35,889	D4-Wood Average	9				
3	1	352-Apts under 3 Story	2020	35,889	D4-Wood Average	9				
4	1	311-Club House	2020	4,080	D4-Wood Average	9				
Building #	Section #	Description:	Basement Area:		Total Area:					
1		4-Parking	11,963		47,852					
2		4-Parking	11,963		47,852					
3		4-Parking	11,963		47,852					
4					4,080					
Components					Site Improvements					
Bldg #	Sec. #	Description:	Area:	Value:	Bldg #	Sec. #	Description:	Area:	Value:	
1	1	HVAC-Complete HVAC	35,889	\$53,800	1					
2	2	HVAC-Complete HVAC	22,880	\$34,300	2					
3	1	HVAC-Complete HVAC	35,889	\$53,800	3					
4	1	HVAC-Complete HVAC	4,080	\$6,100	4					
Detached Improvements										
Structure:		Year:	Sq Ft:	Grade:	Construction:	Condition:				
Permit / Construction History										
Date of Permit:		Permit Number:		Permit Amount:		Details of Permit:				
5/24/2018		18-1290		\$2,450,000.00		NEW 30 UNIT APA				
6/4/2019		19-1274		\$128,235.00		IG POOL				
6/4/2019		19-1276		\$12,180.00		FENCE				
7/24/2018		18-1875		\$2,450,000.00		NEW 30 UNIT APA				
6/6/2018		18-1388		\$450,000.00		NEW CLUBHOUSE				
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:			
B-Commercial Primary Site		0.000	Gross				\$1,260,000.00			
Acreage/Squarefoot Variables										
Land Data & Computations										
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Total Land Value:				
0		0.000				\$1,260,000.00				
General Information										
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:					
Level	Paved	Light		6/28/2022	All Public					
Assessment History										
Parcel Year:		Acres Total:	Land Total:			Improvement Total:				
Valuation/Explanation										
Building #				1						
Description				Area			Value Amount			
Structure:				35,889			\$1,888,479.00			
Commercial Building Base Price							\$1,888,479.00			
Basement:				0			\$0.00			

Components:	0	\$0.00
Site Improvements:	0	\$0.00
<b>Adjusted Base Price</b>		\$1,888,479.00
Depreciation Adjustment:	1	(\$18,884.79)
<b>Adjusted Base Price with Depreciation</b>		\$1,869,594.21
Grade Adjustment:	C+	222,277.92
Market Adjustment:	38	\$794,911.41
Local Modifier:		\$0.00
Percent Complete:	100%	\$0.00
Dollar Adjustment:		\$2,500.00
<b>Commercial Building Value</b>		\$2,889,300.00
<b>Building #</b>	<b>2</b>	
<b>Description</b>	<b>Area</b>	<b>Value Amount</b>
Structure:	35,889	\$1,888,479.00
<b>Commercial Building Base Price</b>		\$1,888,479.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
<b>Adjusted Base Price</b>		\$1,888,479.00
Depreciation Adjustment:	1	(\$18,884.79)
<b>Adjusted Base Price with Depreciation</b>		\$1,869,594.21
Grade Adjustment:	C+	220,637.92
Market Adjustment:	39	\$815,190.53
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$3,100.00
<b>Commercial Building Value</b>		\$2,908,500.00
<b>Building #</b>	<b>3</b>	
<b>Description</b>	<b>Area</b>	<b>Value Amount</b>
Structure:	35,889	\$1,888,479.00
<b>Commercial Building Base Price</b>		\$1,888,479.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
<b>Adjusted Base Price</b>		\$1,888,479.00
Depreciation Adjustment:	1	(\$18,884.79)
<b>Adjusted Base Price with Depreciation</b>		\$1,869,594.21
Grade Adjustment:	C+	222,567.92
Market Adjustment:	0	\$0.00
Local Modifier:		\$0.00
Percent Complete:	100%	\$0.00
Dollar Adjustment:		\$0.00
<b>Commercial Building Value</b>		\$2,092,200.00
<b>Building #</b>	<b>4</b>	
<b>Description</b>	<b>Area</b>	<b>Value Amount</b>
Structure:	4,080	\$277,930.00
<b>Commercial Building Base Price</b>		\$277,930.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
<b>Adjusted Base Price</b>		\$277,930.00

Depreciation Adjustment:	1	(\$2,779.30)
<b>Adjusted Base Price with Depreciation</b>		\$275,150.70
Grade Adjustment:	C+	28,402.96
Market Adjustment:	0	\$0.00
Local Modifier:		\$0.00
Percent Complete:	100%	\$0.00
Dollar Adjustment:		\$0.00
<b>Commercial Building Value</b>		\$303,600.00
<b>Total Dwelling Value</b>		\$0
Detached Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$10,678,700.00
<b>Total Land Value</b>		\$1,260,000.00
<b>Total Assessed Value</b>		\$11,938,700.00

Parcel Numbers: 761-9002-000	Property Address: 7363 27TH ST S	Municipality: Franklin, City of
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Owner Name: Roxy Property Franklin, LLC, a Wisconsin LLC	Mailing Address: 16631 Carousel Lane Huntington Beach, CA 92649	Land Use: Commercial
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Property Photograph: 	Legal Description: CERTIFIED SURVEY MAP NO. 9014, NE 12-5-21, LOT 2,  Parcel Sketch and Site Map obtained from the County GIS  Neighborhood: 999-Franklin  Zoning:	Building Sketch: 
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**Building Description**

<b>Building #</b>	<b>1</b>	
Building Type/Style:	597-Mixed Retail w/Off Units	One Bedroom:
Stories:		Two Bedroom:
Year Built:	2019	Three Bedroom:
Remodeled/Effective Age:		Total Unit Count:
Grade Factor:	C	Business Name:
Market Adjustment:	25	KINDERCARE
		CDU/Overall Condition
		Average

**Structure / Basement Data**

Building #	Section #	Occupancy:	Year:	Area:	Framing:	Wall Hgt:	Rental:
1	1	597-Mixed Retail w/Off Units	2019	10,754	C4-Masonry Average	9	
Building #	Section #	Description:	Basement Area:	Total Area:			
1				10,754			

**Components**      **Site Improvements**

Bldg #	Sec. #	Description:	Area:	Value:	Bldg #	Sec. #	Description:	Area:	Value:
1	1	HVAC-Warmed and Cooled Air	10,754	\$16,100	1				

**Detached Improvements**

Structure:	Year:	Sq Ft:	Grade:	Construction:	Condition:

**Permit / Construction History**

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
9/27/2018	18-2423	\$450,000.00	NEWBLDG
4/12/2019	19-0734	\$16,986.00	FENCE
11/29/2019	19-2970	\$149,160.00	HVAC 7363
4/12/2019	19-0732	\$15,800.00	ENCLOSURE

**Ownership/Sales History**



Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
11/3/2017		\$1,700,000.00	Invalid		Land	
10/1/2018		\$500,000.00	Valid		Land	
5/9/2022	11248888	\$4,488,000.00	Valid	O - Other	Land and Improvements	Other



Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
B-Commercial Primary Site	2.000	Gross				\$692,600.00
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Total Land Value:		
87,120	2.000			\$692,600.00		
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:	10,754	\$654,381.00				
Commercial Building Base Price		\$654,381.00				
Basement:	0	\$0.00				
Components:	0	\$0.00				
Site Improvements:	0	\$0.00				
Adjusted Base Price		\$654,381.00				
Depreciation Adjustment:	0	\$0.00				
Adjusted Base Price with Depreciation		\$654,381.00				
Grade Adjustment:	C	0.00				
Market Adjustment:	25	\$163,595.25				
Local Modifier:		\$0.00				
Percent Complete:		\$0.00				
Dollar Adjustment:		\$8,600.00				
Commercial Building Value		\$826,600.00				
Total Dwelling Value		\$0				
Detached Improvements	0	\$0.00				
Total Improvement Value		\$1,215,200.00				
Total Land Value		\$692,600.00				
Total Assessed Value		\$1,907,800.00				

Parcel Numbers: 761-9003-000      Property Address: 2855 STATESMAN WAY W      Municipality: Franklin, City of

Owner Name: TI INVESTORS OF FRANKLIN APARTMENTS LLC      Mailing Address: 710 N PLANKINTON AVE, STE 1200 MILWAUKEE, WI 53203      Land Use: Commercial

	Legal Description:	
	CERTIFIED SURVEY MAP NO. 9014, NE 12-5-21, LOT 3	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 999-Franklin Zoning:	

**Building Description**

Building #	1	
Building Type/Style:	352-Apts under 3 Story	One Bedroom:
Stories:	3	Two Bedroom:
Year Built:	2019	Three Bedroom:
Remodeled/Effective Age:	-3	Total Unit Count: 30
Grade Factor:	C+	Business Name:
Market Adjustment:	51	CDU/Overall Condition Average
Building #	2	
Building Type/Style:	352-Apts under 3 Story	One Bedroom:
Stories:	3	Two Bedroom:
Year Built:	2019	Three Bedroom:
Remodeled/Effective Age:	-3	Total Unit Count: 30
Grade Factor:	C+	Business Name:
Market Adjustment:	50	CDU/Overall Condition Average
Building #	3	
Building Type/Style:	352-Apts under 3 Story	One Bedroom:
Stories:	3	Two Bedroom:
Year Built:	2019	Three Bedroom:
Remodeled/Effective Age:	-3	Total Unit Count: 30
Grade Factor:	C+	Business Name:
Market Adjustment:	77	CDU/Overall Condition Average

**Structure / Basement Data**

Building #	Section #	Occupancy:	Year:	Area:	Framing:	Wall Hgt:	Rental:
1	1	352-Apts under 3 Story	2019	35,889	D4-Wood Average	9	
2	2	352-Apts under 3 Story	2019	35,889	D4-Wood Average	9	
3	1	352-Apts under 3 Story	2019	35,889	D4-Wood Average	9	
Building #	Section #	Description:	Basement Area:		Total Area:		
1		4-Parking	11,963		47,852		
2		4-Parking	11,963		47,852		
3					35,889		

Components					Site Improvements				
Bldg #	Sec. #	Description:	Area:	Value:	Bldg #	Sec. #	Description:	Area:	Value:
1	1	HVAC-Warmed and Cooled Air	35,889	\$53,800	1				
2	2	HVAC-Warmed and Cooled Air	35,889	\$53,800	2				
3					3				
<b>Detached Improvements</b>									
Structure:		Year:	Sq Ft:	Grade:	Construction:	Condition:			
<b>Permit / Construction History</b>									
Date of Permit:		Permit Number:		Permit Amount:		Details of Permit:			
8/7/2018		18-1995		\$2,450,000.00		NEW 30 UNIT APA			
10/26/2010		2275		\$7,556.00		RAZE DWLG			
9/4/2018		18-2226		\$2,450,000.00		NEW 30 UNIT APA			
7/24/2018		18-1875		\$2,450,000.00		NEW 30 UNIT APA			
<b>Ownership/Sales History</b>									
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:		Sale Validation Source:		
11/3/2017		\$1,700,000.00	Valid		Land				
2/4/2015		\$2,080,000.00	Invalid		Land				
12/17/2010		\$166,500.00	Invalid		Land and Improvements				
4/10/2007		\$4,300,000.00	Invalid		Land and Improvements				
7/10/2006		\$300,000.00	Invalid		Land and Improvements				
<b>Land Breakdown</b>									
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:		
B-Commercial Primary Site		0.000	Gross				\$1,260,000.00		
<b>Acreage/Squarefoot Variables</b>									
<b>Land Data &amp; Computations</b>									
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Total Land Value:			
0		0.000				\$1,260,000.00			
<b>General Information</b>									
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:				
Level	Paved	Light			All Public				
<b>Assessment History</b>									
Parcel Year:		Acres Total:		Land Total:			Improvement Total:		

Valuation/Explanation		
<b>Building #</b>	<b>1</b>	
<b>Description</b>	<b>Area</b>	<b>Value Amount</b>
Structure:	35,889	\$1,888,479.00
<b>Commercial Building Base Price</b>		\$1,888,479.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
<b>Adjusted Base Price</b>		\$1,888,479.00
Depreciation Adjustment:	1	(\$18,884.79)
<b>Adjusted Base Price with Depreciation</b>		\$1,869,594.21
Grade Adjustment:	C+	222,277.92
Market Adjustment:	51	\$1,066,854.79
Local Modifier:		\$0.00
Percent Complete:	100%	\$0.00
Dollar Adjustment:		\$4,500.00
<b>Commercial Building Value</b>		\$3,163,200.00
<b>Building #</b>	<b>2</b>	
<b>Description</b>	<b>Area</b>	<b>Value Amount</b>
Structure:	35,889	\$1,888,479.00
<b>Commercial Building Base Price</b>		\$1,888,479.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
<b>Adjusted Base Price</b>		\$1,888,479.00
Depreciation Adjustment:	1	(\$18,884.79)
<b>Adjusted Base Price with Depreciation</b>		\$1,869,594.21
Grade Adjustment:	C+	222,617.92
Market Adjustment:	50	\$1,046,106.06
Local Modifier:		\$0.00
Percent Complete:	100%	\$0.00
Dollar Adjustment:		\$23,100.00
<b>Commercial Building Value</b>		\$3,161,400.00
<b>Building #</b>	<b>3</b>	
<b>Description</b>	<b>Area</b>	<b>Value Amount</b>
Structure:	35,889	\$1,888,479.00
<b>Commercial Building Base Price</b>		\$1,888,479.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
<b>Adjusted Base Price</b>		\$1,888,479.00
Depreciation Adjustment:	1	(\$18,884.79)
<b>Adjusted Base Price with Depreciation</b>		\$1,869,594.21
Grade Adjustment:	C+	188,847.92
Market Adjustment:	77	\$1,585,000.44
Local Modifier:		\$0.00
Percent Complete:	100%	\$0.00
Dollar Adjustment:		\$19,500.00
<b>Commercial Building Value</b>		\$3,662,900.00

<b>Total Dwelling Value</b>		\$0
Detached Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$10,978,800.00
<b>Total Land Value</b>		\$1,260,000.00
<b>Total Assessed Value</b>		\$12,238,800.00

Building Description									
Structure / Basement Data									
Building #	Section #	Occupancy:	Year:	Area:	Framing:	Wall Hgt:	Rental:		
Building #	Section #	Description:			Basement Area:	Total Area:			
Components				Site Improvements					
Bldg #	Sec. #	Description:	Area:	Value:	Bldg #	Sec. #	Description:	Area:	Value:
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:			
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:	Total Land Value:					
General Information									
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:				
Assessment History									
Parcel Year:	Acres Total:	Land Total:	Improvement Total:						
1/1/2022	0.47	\$189,000	\$276,400						
Valuation/Explanation									

Building Description									
Structure / Basement Data									
Building #	Section #	Occupancy:	Year:	Area:	Framing:	Wall Hgt:	Rental:		
Building #	Section #	Description:			Basement Area:		Total Area:		
Components					Site Improvements				
Bldg #	Sec. #	Description:	Area:	Value:	Bldg #	Sec. #	Description:	Area:	Value:
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:		
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:			Total Land Value:		
General Information									
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:				
Assessment History									
Parcel Year:		Acres Total:		Land Total:			Improvement Total:		
1/1/2022		0.37		\$53,700			\$0		
Valuation/Explanation									


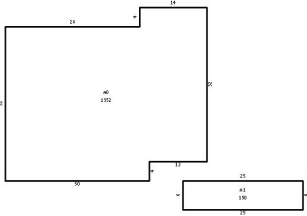




Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
4/24/2002		\$365,000.00	Valid		Land and Improvements	
2/1/1991		\$190,000.00	Valid		Land and Improvements	
2/26/2021		\$825,000.00	Valid		Land and Improvements	
10/8/2012		\$223,600.00	Valid		Land and Improvements	
1/15/2014		\$360,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
B-Commercial Primary Site	0.854	Gross				\$242,700.00
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Total Land Value:		
64,381	1.478			\$242,700.00		
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						
<b>Building #</b>	<b>1</b>					
<b>Description</b>	<b>Area</b>		<b>Value Amount</b>			
Structure:	5,000		\$277,200.00			
<b>Commercial Building Base Price</b>			\$277,200.00			
Basement:	0		\$0.00			
Components:	5,000		\$7,500.00			
Site Improvements:	0		\$0.00			
<b>Adjusted Base Price</b>			\$284,700.00			
Depreciation Adjustment:	0		\$0.00			
<b>Adjusted Base Price with Depreciation</b>			\$284,700.00			
Grade Adjustment:	C+		27,720.00			
Market Adjustment:	-13		(\$40,614.60)			
Local Modifier:			\$0.00			
Percent Complete:			\$0.00			
Dollar Adjustment:			\$1,100.00			
<b>Commercial Building Value</b>			\$272,900.00			
<b>Total Dwelling Value</b>			\$0			
Detached Improvements	0		\$2,800.00			
<b>Total Improvement Value</b>			\$269,200.00			
<b>Total Land Value</b>			\$242,700.00			
<b>Total Assessed Value</b>			\$511,900.00			

Parcel Numbers: 761-9951-001      Property Address: 2821 RAWSON AVE W      Municipality: Franklin, City of

Owner Name: CUMMINGS, LYNN G      Mailing Address: 2821 W RAWSON AVE FRANKLIN, WI 53132      Land Use: Commercial

	Legal Description:	
	N 220 FT OF W 100 FT OF E 474.65 FT OF NE 12 5 21, EXC	
	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:	1959	Three Bedroom:
Remodeled/Effective Age:		Total Unit Count:
Grade Factor:	C	Business Name:
Market Adjustment:	-3	CDU/Overall Condition      Average

**Structure / Basement Data**

Building #	Section #	Occupancy:	Year:	Area:	Framing:	Wall Hgt:	Rental:
1	1	999-Single Family Residence	1959	1,352	D4-Wood Average	8	
Building #	Section #	Description:	Basement Area:	Total Area:			
1			1,352	2,704			

**Components      Site Improvements**

Bldg #	Sec. #	Description:	Area:	Value:	Bldg #	Sec. #	Description:	Area:	Value:
1	1	HVAC-Hot Water	1,352	\$2,000	1				

**Detached Improvements**

Structure:	Year:	Sq Ft:	Grade:	Construction:	Condition:
RG1-Detached Frame Garage	1/1/2000	484	C		Average

**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:
B-Commercial Primary Site	0.328	Gross				\$124,000.00


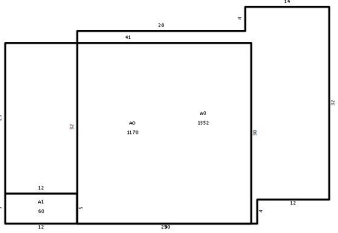
**Acreage/Squarefoot Variables**

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Land Data & Computations					
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Total Land Value:	
14,288	0.328			\$124,000.00	
General Information					
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Above Street	Paved	Heavy			Well
Assessment History					
Parcel Year:	Acres Total:	Land Total:	Improvement Total:		
Valuation/Explanation					
<b>Building #</b>	<b>1</b>				
<b>Description</b>	<b>Area</b>	<b>Value Amount</b>			
Structure:	1,352	\$72,548.00			
<b>Commercial Building Base Price</b>		\$72,548.00			
Basement:	0	\$0.00			
Components:	0	\$0.00			
Site Improvements:	0	\$0.00			
<b>Adjusted Base Price</b>		\$72,548.00			
Depreciation Adjustment:	0	\$0.00			
<b>Adjusted Base Price with Depreciation</b>		\$72,548.00			
Grade Adjustment:	C	0.00			
Market Adjustment:	-3	(\$2,176.44)			
Local Modifier:		\$0.00			
Percent Complete:		\$0.00			
Dollar Adjustment:		\$500.00			
<b>Commercial Building Value</b>		\$70,900.00			
<b>Total Dwelling Value</b>		\$0			
Detached Improvements	0	\$7,300.00			
<b>Total Improvement Value</b>		\$80,100.00			
<b>Total Land Value</b>		\$124,000.00			
<b>Total Assessed Value</b>		\$204,100.00			

Parcel Numbers: 761-9952-000	Property Address: 2831 RAWSON AVE W	Municipality: Franklin, City of
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Owner Name: LUEDKE, LYLE & MARIE	Mailing Address: 2831 W RAWSON AVE FRANKLIN, WI 53132	Land Use: Commercial
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Property Photograph: 	Legal Description: N 220 FT OF W 100 FT OF E 574.65 FT OF NE 12 5 21 EXC	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 998.6-Franklin		
Zoning: R6		

**Building Description**

<b>Building #</b>	<b>1</b>	
Building Type/Style:	999-Single Family Residence	One Bedroom:
Stories:		Two Bedroom:
Year Built:	1950	Three Bedroom:
Remodeled/Effective Age:		Total Unit Count:
Grade Factor:	C+	Business Name:
Market Adjustment:	46	CDU/Overall Condition
		Average

**Structure / Basement Data**

Building #	Section #	Occupancy:	Year:	Area:	Framing:	Wall Hgt:	Rental:
1	1	999-Single Family Residence	1950	1,170	D4-Wood Average	8	
Building #	Section #	Description:	Basement Area:	Total Area:			
1			1,170	2,340			

**Components**      **Site Improvements**

Bldg #	Sec. #	Description:	Area:	Value:	Bldg #	Sec. #	Description:	Area:	Value:
1	1	HVAC-Hot Water	1,170	\$1,800	1				

**Detached Improvements**

Structure:	Year:	Sq Ft:	Grade:	Construction:	Condition:
RG1-Detached Frame Garage	1/1/1950	484	C		Average

**Permit / Construction History**

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
3/30/2004	823	\$3,000.00	EXTREMOD
3/30/2004	824	\$3,800.00	EXTREMOD
1/25/2019	19-0203	\$5,700.00	BOILER

**Ownership/Sales History**

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
9/1/1989		\$78,000.00	Valid		Land and Improvements	


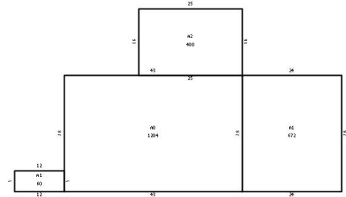
**Land Breakdown**

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
B-Commercial Primary Site	0.351	Gross				\$124,800.00

Acreage/Squarefoot Variables					
Land Data & Computations					
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Total Land Value:	
15,290	0.351			\$124,800.00	
General Information					
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Above Street	Paved	Heavy			Well
Assessment History					
Parcel Year:	Acres Total:	Land Total:	Improvement Total:		
Valuation/Explanation					
Building #	1				
Description	Area	Value Amount			
Structure:	1,170	\$62,782.00			
Commercial Building Base Price		\$62,782.00			
Basement:	0	\$0.00			
Components:	0	\$0.00			
Site Improvements:	0	\$0.00			
Adjusted Base Price		\$62,782.00			
Depreciation Adjustment:	0	\$0.00			
Adjusted Base Price with Depreciation		\$62,782.00			
Grade Adjustment:	C+	6,458.22			
Market Adjustment:	46	\$31,850.50			
Local Modifier:		\$0.00			
Percent Complete:		\$0.00			
Dollar Adjustment:		\$100.00			
Commercial Building Value		\$101,200.00			
Total Dwelling Value		\$0			
Detached Improvements	0	\$4,800.00			
Total Improvement Value		\$108,600.00			
Total Land Value		\$124,800.00			
Total Assessed Value		\$233,400.00			

Parcel Numbers: 761-9953-000	Property Address: 2841 RAWSON AVE W	Municipality: Franklin, City of
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Owner Name: DEAN, ROSE	Mailing Address: 2841 W RAWSON AVE FRANKLIN, WI 53132	Land Use: Commercial
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Property Photograph: 	Legal Description: N 220 FT OF W 100 FT OF E 674.65 FT OF NE 12 5 21 EXC	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 998.6-Franklin		
Zoning: R6		

**Building Description**

<b>Building #</b>	<b>1</b>	
Building Type/Style:	999-Single Family Residence	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
		Average

**Structure / Basement Data**

Building #	Section #	Occupancy:	Year:	Area:	Framing:	Wall Hgt:	Rental:
1	1	999-Single Family Residence	1950	1,204	D4-Wood Average	8	
Building #	Section #	Description:	Basement Area:	Total Area:			
1			1,204	2,408			

**Components**      **Site Improvements**

Bldg #	Sec. #	Description:	Area:	Value:	Bldg #	Sec. #	Description:	Area:	Value:
1	1	HVAC-Warmed and Cooled Air	1,204	\$1,800	1				

**Detached Improvements**

Structure:	Year:	Sq Ft:	Grade:	Construction:	Condition:

**Permit / Construction History**

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
3/1/1994	94-0100	\$2,000.00	FIRE DAMAGE
8/1/1994	94-0850	\$19,000.00	REDO GARAGE

**Ownership/Sales History**

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
1/14/2019		\$219,900.00	Invalid		Land and Improvements	
5/23/2018		\$219,900.00	Invalid		Land and Improvements	
6/27/2017		\$245,000.00	Invalid		Land and Improvements	
10/22/2005		\$100.00	Invalid		Land and Improvements	
10/1/1996		\$89,000.00	Invalid		Land and Improvements	
4/28/2010		\$227,500.00	Invalid		Land and Improvements	

Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
B-Commercial Primary Site	0.351	Gross				\$124,800.00
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Total Land Value:		
15,290	0.351			\$124,800.00		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Above Street	Paved	Medium			Well	
Assessment History						
Parcel Year:	Acres Total:	Land Total:	Improvement Total:			
Valuation/Explanation						
Building #	1					
Description	Area	Value Amount				
Structure:	1,204	\$64,607.00				
Commercial Building Base Price		\$64,607.00				
Basement:	0	\$0.00				
Components:	0	\$0.00				
Site Improvements:	0	\$0.00				
Adjusted Base Price		\$64,607.00				
Depreciation Adjustment:	0	\$0.00				
Adjusted Base Price with Depreciation		\$64,607.00				
Grade Adjustment:	C+	6,640.66				
Market Adjustment:	87	\$61,985.47				
Local Modifier:		\$0.00				
Percent Complete:		\$0.00				
Dollar Adjustment:		\$100.00				
Commercial Building Value		\$133,300.00				
Total Dwelling Value		\$0				
Detached Improvements	0	\$0.00				
Total Improvement Value		\$136,700.00				
Total Land Value		\$124,800.00				
Total Assessed Value		\$261,500.00				





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:	
8/1/1989		\$75,000.00	Valid		Land		
9/15/2021		\$1,100,000.00	Invalid		Land and Improvements		
10/26/2009		\$913,300.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
B-Commercial Primary Site	2.940	Gross				\$783,800.00	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Total Land Value:			
128,066	2.940			\$783,800.00			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Heavy			Public Water		
Assessment History							
Parcel Year:	Acres Total:	Land Total:	Improvement Total:				

Valuation/Explanation		
<b>Building #</b>	<b>1</b>	
<b>Description</b>	<b>Area</b>	<b>Value Amount</b>
Structure:	15,440	\$444,054.00
<b>Commercial Building Base Price</b>		\$444,054.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
<b>Adjusted Base Price</b>		\$444,054.00
Depreciation Adjustment:	0	\$0.00
<b>Adjusted Base Price with Depreciation</b>		\$444,054.00
Grade Adjustment:	C	0.00
Market Adjustment:	-12	(\$53,286.48)
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$300.00
<b>Commercial Building Value</b>		\$391,100.00
<b>Building #</b>	<b>2</b>	
<b>Description</b>	<b>Area</b>	<b>Value Amount</b>
Structure:	280	\$19,286.00
<b>Commercial Building Base Price</b>		\$19,286.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
<b>Adjusted Base Price</b>		\$19,286.00
Depreciation Adjustment:	0	\$0.00
<b>Adjusted Base Price with Depreciation</b>		\$19,286.00
Grade Adjustment:	C	0.00
Market Adjustment:	99	\$19,093.14
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$100.00
<b>Commercial Building Value</b>		\$38,500.00
<b>Total Dwelling Value</b>		\$0
Detached Improvements	0	\$2,900.00
<b>Total Improvement Value</b>		\$449,400.00
<b>Total Land Value</b>		\$783,800.00
<b>Total Assessed Value</b>		\$1,233,200.00



Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/13/2011		\$800,000.00	Invalid		Land		
4/22/2011		\$800,000.00	Invalid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	6.980	Gross				\$144,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
304,049	6.980				\$144,000		
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						\$144,000.00	
Total Assessed Value						\$144,000.00	

Parcel Numbers: 761-9955-005	Property Address: 7171 27TH ST S	Municipality: Franklin, City of
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Owner Name: ST JAMES CONGREGATION	Mailing Address: 7219 S 27TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph:	Legal Description: CERTIFIED SURVEY MAP NO 8143, NE 12-5-21 LOT 1,  Parcel Sketch and Site Map obtained from the County GIS Neighborhood: 1201-Franklin	Building Sketch:
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**Building Description**

<b>Dwelling #</b>	
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**


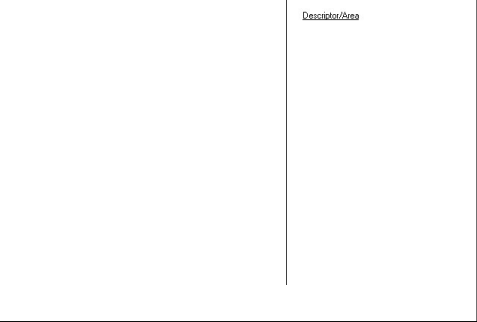
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
7/10/2006	2230	\$29,975.00	AC				
8/19/2011	1715	\$63,500.00	BOILERS				
5/2/2011	759	\$8,420.00	AC				
10/24/2014	2590	\$14,500.00	ROOF				
6/28/2013	13-1290	\$2,500.00	RAMP-CONCRETE				
12/11/2014	143002	\$2,167.00	FOUNDRPR				
8/22/2006	2842	\$1,500.00	FENCE				
6/8/2017	17-1276	\$4,030.00	ACREPLACE				
6/28/2013	13-1299	\$11,500.00	DUMPSTER ECLOSU				
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	2.839	Gross				\$106,600	
X5-Exempt-Other	10.000	Gross				\$0	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:			Assessed Land Value:	
559,267	12.839					\$106,600	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Heavy			Public Sewer		

Valuation/Explanation		
Dwelling #		
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:		
Second Story:		
Additional Story:		
Attic/Finished Net:		
Half Story/Finished Net:		
<b>Base Price</b>		
<b>Unfinished Living Area:</b>		
Room/Unfinished:		
Unfinished Basement:		
Half Story/Unfinished:		
<b>Structure Info, Features and Attachments:</b>		
Heating/AC		
Plumbing	- Half Bath - Full Bath	
Finished Basement Living Area		
Features:		
Attachments:		
<b>Adjusted Base Price</b>		\$0.00
<b>Changes/Adjustments</b>		
Grade Adjustment:	%	
Market Adjustment:		
CDU Adjustment:		
Complete:	100%	
Dollar Adjustments		
<b>Dwelling Value</b>		
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$0.00
<b>Total Land Value</b>		\$106,600.00
<b>Total Assessed Value</b>		\$106,600.00

Parcel Numbers: 761-9956-001	Property Address: 7251 27TH ST S	Municipality: Franklin, City of
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Owner Name: O'REILLY AUTOMOTIVE STORES INC.	Mailing Address: PO BOX 9167 SPRINGFIELD, MO 65801-9167	Land Use: Commercial
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Property Photograph: 	Legal Description: COM 80.08 FT W & 994.19 FT S OF NE COR OF NE 12 5 21 TH	Building Sketch: 	
Parcel Sketch and Site Map obtained from the County GIS			
Neighborhood: 998.6-Franklin			
Zoning: B3			

**Building Description**

<b>Building #</b>	
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: 7/28/2017	Permit Number: 17-1781	Permit Amount: \$37,125.00	Details of Permit: RAZE SF DWLG+GA
4/5/2007	688	\$1,200.00	FURREPLAC

**Ownership/Sales History**

Date of Sale: 4/11/2017	Sale Document:	Purchase Amount: \$350,000.00	Sale Validity: Valid	Conveyance Type:	Sale Type: Land	Sale Validation Source:
3/6/2010		\$410,000.00	Invalid		Land and Improvements	

**Land Breakdown**


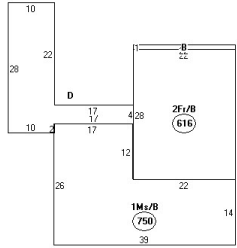
Land Class: B-Commercial Primary Site	Acreeage: 0.722	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$320,800.00
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Acreage/Squarefoot Variables					
Land Data & Computations					
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Total Land Value:	
31,450	0.722			\$320,800.00	
General Information					
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Heavy			Well
Assessment History					
Parcel Year:	Acres Total:	Land Total:	Improvement Total:		
Valuation/Explanation					
Building #		Area		Value Amount	
Description		Area		Value Amount	
Structure:					
Commercial Building Base Price					
Basement:					
Components:					
Site Improvements:					
Adjusted Base Price					\$0.00
Depreciation Adjustment:					\$0.00
Adjusted Base Price with Depreciation					\$0.00
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					\$320,800.00
Total Assessed Value					\$320,800.00

Parcel Numbers: 761-9957-000      Property Address: 2810 MINNESOTA AVE W      Municipality: Franklin, City of

Owner Name: NICKOLAUS, ROGER B      Mailing Address: 2810 W MINNESOTA AVE FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	COM 80.08 FT W & 1161.28 FT S OF NE COR OF NE 12 5 21 TH	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Descriptor/Size</small></p> <p>A: 2F/B 516 sqft</p> <p>B: FGH 22 sqft</p> <p>C: 1Mz/B 750 sqft</p> <p>D: WD/CPAT 348 sqft</p>
	Neighborhood:	

1215-Franklin

### Building Description

<b>Dwelling #</b>	<b>761 9957 000- 1</b>		
Year Built:	1/1/1957	Exterior Wall:	09-Masonry/Frame
Year Remodeled:	1/1/1957	Bedrooms:	3
Remodeled/Effective Age:	-65	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:
761 9957 000- 1	1,366	638	0	0	0	0	2,004

Attachment Description(s):	Area:	Attachment Value:
31-WD	348	\$3,500
33-Concrete Patio	348	\$1,700
99-Additional Attachments	22	\$2,200

Feature Description(s):	Area:	Feature Value:
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	192	\$960
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	192	\$960

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
RG1-Detached Frame Garage	1/1/1970	784		Average	\$10,000.00	
RS1-Frame Utility Shed	1/1/2019	150		Average	\$1,200.00	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
6/24/2019	19-1503	\$2,800.00	SHED 10X15			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
10/1/1982		\$60,000.00	Invalid		Land and Improvements	
12/8/2016		\$190,800.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.380	Gross				\$72,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
16,553	0.380			\$72,000		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Above Street	Paved	Light			Public Sewer	

Valuation/Explanation		
Dwelling #	761 9957 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,366	\$174,069.38
Second Story:	638	\$52,022.52
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$226,091.90
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,366	\$31,691.20
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,929.84
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$6,100.00
Attachments:	718	\$7,400.00
<b>Adjusted Base Price</b>		\$288,415.94
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$302,407.53
Market Adjustment:	28%	\$387,081.64
CDU Adjustment:	55	\$212,900.00
Complete:	100	\$212,900.00
Dollar Adjustments		\$800.00
<b>Dwelling Value</b>		\$213,700.00
Other Building Improvements	0	\$11,200.00
<b>Total Improvement Value</b>		\$224,900.00
<b>Total Land Value</b>		\$72,000.00
<b>Total Assessed Value</b>		\$296,900.00

Parcel Numbers: 761-9958-000	Property Address: 2820 MINNESOTA AVE W	Municipality: Franklin, City of
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Owner Name: ST JAMES CONGREGATION,	Mailing Address: 7219 S 27TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph:	Legal Description: COM 80.08 FT W & 1161.28 FT S OF NE COR OF NE 12 5 21 TH	Building Sketch:
<small>Descriptor/Map A: Fr B:ugh</small>	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1215-Franklin	

**Building Description**

<b>Dwelling #</b>	
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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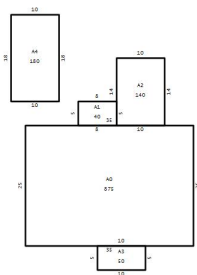
**Permit / Construction History**

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	0.399	Gross				\$73,100	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
17,380	0.399				\$73,100		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Heavy			Public Sewer		
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						\$73,100.00	
Total Assessed Value						\$73,100.00	

Parcel Numbers: 761-9959-000      Property Address: 2830 MINNESOTA AVE W      Municipality: Franklin, City of

Owner Name: WEHE, GARY A      Mailing Address: 2830 W MINNESOTA AVE FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	
	COM 80.08 FT W & 1161.28 FT S OF NE COR OF NE 12 5 21 TH	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1215-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>761 9959 000- 1</b>		
Year Built:	1/1/1957	Exterior Wall:	09-Masonry/Frame
Year Remodeled:	1/1/1957	Bedrooms:	3
Remodeled/Effective Age:	-65	Full Baths:	1
Building Type/Style:	04-Cape Cod	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:	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:
761 9959 000- 1	915	0	0	0	492	0	1,407

Attachment Description(s):	Area:	Attachment Value:
31-WD	40	\$400
12-EFP	140	\$4,200
11-OFP	50	\$1,000
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:
Average	458	\$2,290

**Other Building Improvements**

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1957	576		Average	\$5,800.00


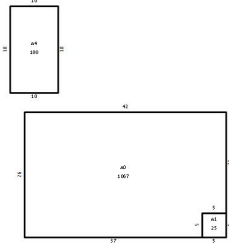
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
4/1/1998	B980290	\$15,000.00	ENCLD PORCH				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/31/2016		\$206,000.00	Valid		Land and Improvements		
8/6/2015		\$143,500.00	Invalid		Land and Improvements		
7/15/2020		\$261,000.00	Valid		Land and Improvements		
5/19/2006		\$149,500.00	Invalid		Land and Improvements		
8/5/2015		\$123,500.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.393	Gross				\$72,900	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
17,119	0.393				\$72,900		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			Public Sewer		
Valuation/Explanation							
<b>Dwelling #</b>	<b>761 9959 000- 1</b>						
<b>Description</b>	<b>Area</b>				<b>Value Amount</b>		
<b>Living Area:</b>							
First Story:	915				\$124,339.35		
Second Story:	0				\$0.00		
Additional Story:	0				\$0.00		
Attic/Finished Net:	0				\$0.00		
Half Story/Finished Net:	492				\$32,098.08		
<b>Base Price</b>					\$156,437.43		
<b>Unfinished Living Area:</b>							
Room/Unfinished:	0				\$0.00		
Unfinished Basement:	915				\$24,082.80		
Half Story/Unfinished:					\$0.00		
<b>Structure Info, Features and Attachments:</b>							
Heating/AC	Air Conditioning - Same Ducts				\$3,461.22		
Plumbing	1 - Half Bath 1 - Full Bath				\$4,881.00		
Finished Basement Living Area	0				\$0.00		
Features:	1				\$300.00		
Attachments:	410				\$6,500.00		
<b>Adjusted Base Price</b>					\$195,662.45		
<b>Changes/Adjustments</b>							
Grade Adjustment:	C+ 110%				\$207,748.70		
Market Adjustment:	74%				\$361,482.73		
CDU Adjustment:	55				\$198,800.00		
Complete:	100				\$198,800.00		
Dollar Adjustments					\$500.00		
<b>Dwelling Value</b>					\$199,300.00		



Other Building Improvements	0	\$5,800.00
<b>Total Improvement Value</b>		\$205,100.00
<b>Total Land Value</b>		\$72,900.00
<b>Total Assessed Value</b>		\$278,000.00

Parcel Numbers: 761-9960-000	Property Address: 2910 MINNESOTA AVE W	Municipality: Franklin, City of
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Owner Name: WARENDA, ANDREW P	Mailing Address: 2910 W MINNESOTA AVE FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: COM 80.08 FT W & 1161.28 FT S OF NE COR OF NE 12 5 21 TH	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1215-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>761 9960 000- 1</b>		
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:	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:
761 9960 000- 1	1,067	0	0	0	0	0	1,067

Attachment Description(s): 11-0FP	Area: 25	Attachment Value: \$500
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Feature Description(s): 22-Additional Fixture	Area: 4	Feature Value: \$1,200
Rec Room Condition: Average	Rec Room Area: 534	Rec Room Value: \$2,670

**Other Building Improvements**

Structure Type: RG1-Detached Frame Garage	Year Built: 1/1/2011	Area: 720	Construction:	Condition: Average	Value: \$14,400.00
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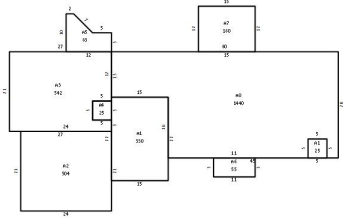
**Permit / Construction History**

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
10/14/2011	2214	\$9,400.00	DET GAR
8/2/2014	14-1865	\$6,000.00	FNDTN REPAIR
10/14/2011	2215	\$100.00	RAZE DET GAR

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/1/1996		\$103,000.00	Valid		Land and Improvements		
5/24/2002		\$144,900.00	Valid		Land and Improvements		
11/2/2009		\$82,500.00	Invalid		Land and Improvements		
8/21/2014		\$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	0.502	Gross				\$79,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
21,867	0.502				\$79,600		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			Public Sewer		
Valuation/Explanation							
<b>Dwelling #</b>	<b>761 9960 000- 1</b>						
<b>Description</b>	<b>Area</b>			<b>Value Amount</b>			
<b>Living Area:</b>							
First Story:	1,067			\$131,294.35			
Second Story:	0			\$0.00			
Additional Story:	0			\$0.00			
Attic/Finished Net:	0			\$0.00			
Half Story/Finished Net:	0			\$0.00			
<b>Base Price</b>				\$131,294.35			
<b>Unfinished Living Area:</b>							
Room/Unfinished:	0			\$0.00			
Unfinished Basement:	1,067			\$26,685.67			
Half Story/Unfinished:				\$0.00			
<b>Structure Info, Features and Attachments:</b>							
Heating/AC	Air Conditioning - Same Ducts			\$2,624.82			
Plumbing	1 - Half Bath 1 - Full Bath			\$4,881.00			
Finished Basement Living Area	0			\$0.00			
Features:	4			\$1,200.00			
Attachments:	25			\$500.00			
<b>Adjusted Base Price</b>				\$167,185.84			
<b>Changes/Adjustments</b>							
Grade Adjustment:	C 100%			\$165,485.84			
Market Adjustment:	78%			\$294,564.80			
CDU Adjustment:	55			\$162,000.00			
Complete:	100			\$162,000.00			
Dollar Adjustments				(\$100.00)			
<b>Dwelling Value</b>				\$161,900.00			
Other Building Improvements	0			\$14,400.00			
<b>Total Improvement Value</b>				\$176,300.00			
<b>Total Land Value</b>				\$79,600.00			
<b>Total Assessed Value</b>				\$255,900.00			

Parcel Numbers: 761-9962-001      Property Address: 2932 MINNESOTA AVE W      Municipality: Franklin, City of

Owner Name: PRUSINSKI ROBERT J & NANCY P      Mailing Address: 2932 W MINNESOTA AVE FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	CERTIFIED SURVEY MAP NO 3739 NE 12 5 21 PARCEL 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	

1215-Franklin

### Building Description

<b>Dwelling #</b>	<b>761 9962 001- 1</b>		
Year Built:	1/1/1959	Exterior Wall:	07-Brick
Year Remodeled:	1/1/1959	Bedrooms:	4
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:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

### Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
761 9962 001- 1	1,770	0	0	0	0	0	1,770

Attachment Description(s):	Area:	Attachment Value:
13-AFG	504	\$15,100
33-Concrete Patio	542	\$2,700
11-OFP	25	\$500
31-WD	82	\$800
11-OFP	55	\$1,100
12-EFP	180	\$5,400

Feature Description(s): 22-Additional Fixture	Area: 2	Feature Value: \$600
Rec Room Condition: Average	Rec Room Area: 720	Rec Room Value: \$3,600
05-Metal Fireplace	1	\$2,000
Rec Room Condition: Average	Rec Room Area: 720	Rec Room Value: \$3,600

**Other Building Improvements**

Structure Type: RG1-Detached Frame Garage	Year Built: 1/1/1959	Area: 360	Construction:	Condition: Fair	Value: \$2,300.00
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**Permit / Construction History**

Date of Permit: 4/1/1996	Permit Number: 96-0360	Permit Amount: \$11,000.00	Details of Permit: SUNROOM ADDN
7/9/2003	03-1898	\$4,000.00	KITCHREMOD

**Ownership/Sales History**

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
12/31/2002		\$167,500.00	Invalid		Land and Improvements	
8/13/2009		\$0.00	Invalid		Land and Improvements	

**Land Breakdown**

Land Class: A-Residential Primary Site	Acreage: 0.541	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$81,500
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**Acreage/Squarefoot Variables**

**Land Data & Computations**

Total Square Footage: 23,566	Total Acreage: 0.541	Depth:	Act. Frontage:	Assessed Land Value: \$81,500
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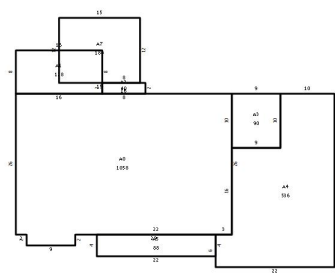
**General Information**

Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: Public Sewer
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Valuation/Explanation		
Dwelling #	761 9962 001- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,770	\$202,576.50
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$202,576.50
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,440	\$33,091.20
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
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:	3	\$2,600.00
Attachments:	1,388	\$25,600.00
<b>Adjusted Base Price</b>		\$275,543.90
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$272,078.29
Market Adjustment:	58%	\$429,883.70
CDU Adjustment:	55	\$236,400.00
Complete:	100	\$236,400.00
Dollar Adjustments		\$100.00
<b>Dwelling Value</b>		\$236,500.00
Other Building Improvements	0	\$2,300.00
<b>Total Improvement Value</b>		\$238,800.00
<b>Total Land Value</b>		\$81,500.00
<b>Total Assessed Value</b>		\$320,300.00

Parcel Numbers: 761-9962-002      Property Address: 3020 MINNESOTA AVE W      Municipality: Franklin, City of

Owner Name: ZIEMAN, ROBERT & JOYCE      Mailing Address: 3020 W MINNESOTA AVE FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	
	CERTIFIED SURVEY MAP NO 3739 NE 12 5 21 OUTLOT 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1215-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>761 9962 002- 1</b>		
Year Built:	1/1/1989	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1989	Bedrooms:	4
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:	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:
761 9962 002- 1	1,276	1,074	0	0	0	0	2,350

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	16	\$1,600
13-AFG	536	\$16,100
11-OFP	88	\$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


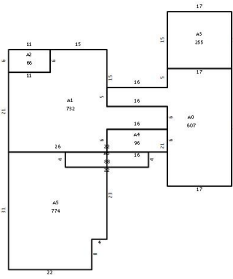
Other Building Improvements							
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:		
RP1-Inground Pool - Plastic Lined Pool	1/1/1993	576		Average	\$1,200.00		
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/1/1988		\$5,000.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.314	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	Light			Public Sewer		
Valuation/Explanation							
<b>Dwelling #</b>				<b>761 9962 002- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,276		\$151,257.04	
Second Story:				1,074		\$69,154.86	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$220,411.90	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,276		\$30,215.68	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$5,781.00	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				640		\$19,500.00	
<b>Adjusted Base Price</b>						\$290,411.58	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$295,472.74	
Market Adjustment:				54%		\$455,028.02	
CDU Adjustment:				65		\$295,800.00	
Complete:				100		\$295,800.00	
Dollar Adjustments						(\$600.00)	
<b>Dwelling Value</b>						\$295,200.00	



Other Building Improvements	0	\$1,200.00
<b>Total Improvement Value</b>		\$296,400.00
<b>Total Land Value</b>		\$68,200.00
<b>Total Assessed Value</b>		\$364,600.00

Parcel Numbers: 761-9963-002      Property Address: 3320 MINNESOTA AVE W      Municipality: Franklin, City of

Owner Name: WITTRY, NICHOLAS      Mailing Address: 3320 W MINNESOTA AVE FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	CERTIFIED SURVEY MAP NO 1578 NE 12 5 21 PARCEL 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1215-Franklin	

### Building Description

<b>Dwelling #</b>	<b>761 9963 002- 1</b>		
Year Built:	1/1/2014	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2014	Bedrooms:	3
Remodeled/Effective Age:	-8	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:
761 9963 002- 1	1,594	607	0	0	0	0	2,201

Attachment Description(s):	Area:	Attachment Value:
11-OFP	66	\$1,300
11-OFP	96	\$1,900
13-AFG	774	\$23,200


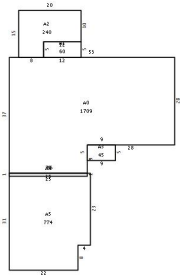
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	5	\$1,500
Rec Room Condition: Average	Rec Room Area: 850	Rec Room Value: \$4,250
05-Metal Fireplace	1	\$2,000
Rec Room Condition: Average	Rec Room Area: 850	Rec Room Value: \$4,250

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
6/17/2014	14-1346	\$18,000.00	HTG & A/C			
4/4/2014	14-0652	\$287,316.00	NEW DWLG			
4/1/2020	20-0810	\$35,000.00	INTREMOD-BSMT			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
9/17/2013		\$91,500.00	Valid		Land	
6/16/2017		\$425,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.687	Gross				\$84,800
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
29,926	0.687			\$84,800		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Rolling	Paved	Light			Public Sewer	

Valuation/Explanation		
Dwelling #	761 9963 002- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,594	\$181,158.10
Second Story:	607	\$42,647.82
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$223,805.92
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,339	\$31,372.77
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,414.46
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	6	\$3,500.00
Attachments:	936	\$26,400.00
<b>Adjusted Base Price</b>		\$302,696.15
<b>Changes/Adjustments</b>		
Grade Adjustment:	B 128%	\$349,179.07
Market Adjustment:	32%	\$460,916.38
CDU Adjustment:	88	\$405,600.00
Complete:	100	\$405,600.00
Dollar Adjustments		\$1,300.00
<b>Dwelling Value</b>		\$406,900.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$406,900.00
<b>Total Land Value</b>		\$84,800.00
<b>Total Assessed Value</b>		\$491,700.00

Parcel Numbers: 761-9963-004      Property Address: 3030 MINNESOTA AVE W      Municipality: Franklin, City of

Owner Name: PENDERGAST, MAURICE & DEBRA      Mailing Address: 3030 W MINNESOTA AVE FRANKLIN, WI 53132      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	CSM NO 5846 NE 12 5 21 PARCEL 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1215-Franklin	

### Building Description

<b>Dwelling #</b>	<b>761 9963 004- 1</b>		
Year Built:	1/1/1975	Exterior Wall:	09-Masonry/Frame
Year Remodeled:	1/1/1975	Bedrooms:	5
Remodeled/Effective Age:	-47	Full Baths:	2
Building Type/Style:	03-Split Level	Half Baths:	1
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:
761 9963 004- 1	1,734	0	0	0	0	325	2,059

Attachment Description(s):	Area:	Attachment Value:
31-WD	60	\$600
33-Concrete Patio	60	\$300
33-Concrete Patio	240	\$1,200
11-OFP	45	\$900
99-Additional Attachments	25	\$2,500

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
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	1/1/1975	672		Average	\$1,200.00

**Permit / Construction History**

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
6/6/2006	1837	\$7,000.00	AC & FURREPLAC
7/24/2020	20-1969	\$0.00	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	0.327	Gross				\$69,000

**Acreage/Squarefoot Variables**

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**Land Data & Computations**

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
14,244	0.327			\$69,000

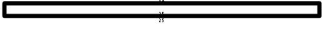
**General Information**

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

Valuation/Explanation		
Dwelling #	761 9963 004- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,734	\$211,860.12
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$211,860.12
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,384	\$32,108.80
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,065.14
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	325	\$8,771.75
Features:	4	\$8,800.00
Attachments:	430	\$5,500.00
<b>Adjusted Base Price</b>		\$284,308.81
<b>Changes/Adjustments</b>		
Grade Adjustment:	B- 120%	\$324,010.57
Market Adjustment:	42%	\$460,095.01
CDU Adjustment:	60	\$276,100.00
Complete:	100	\$276,100.00
Dollar Adjustments		\$300.00
<b>Dwelling Value</b>		\$276,400.00
Other Building Improvements	0	\$1,200.00
<b>Total Improvement Value</b>		\$277,600.00
<b>Total Land Value</b>		\$69,000.00
<b>Total Assessed Value</b>		\$346,600.00

Parcel Numbers: 761-9963-005	Property Address: MINNESOTA AVE W	Municipality: Franklin, City of
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Owner Name: PENDERGAST, MAURICE & DEBRA	Mailing Address: 3030 W MINNESOTA AVE FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph:	Legal Description: CSM NO 5846 NE 12 5 21 PARCEL 2	Building Sketch:
<div style="border: 1px solid black; padding: 2px; font-size: 8px;">                 Descriptor/Map A: 1F B: 0A             </div>	Parcel Sketch and Site Map obtained from the County GIS Neighborhood: 1215-Franklin	

**Building Description**

<b>Dwelling #</b> 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	0.267	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			Public Sewer		
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						\$64,600.00	
Total Assessed Value						\$64,600.00	

Parcel Numbers: 761-9965-000	Property Address: 2911 RAWSON AVE W	Municipality: Franklin, City of
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Owner Name: PONCE, MARIA CARITINA	Mailing Address: 2911 W RAWSON AVE FRANKLIN, WI 53132	Land Use: Commercial
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Property Photograph: 	Legal Description: N 440 FT OF W 198.19 FT OF E 872.84 FT OF NE 12 5 21 EXC	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 998.6-Franklin		
Zoning: B3		

**Building Description**

Building #	1	
Building Type/Style:	999-Single Family Residence	One Bedroom:
Stories:		Two Bedroom:
Year Built:	1925	Three Bedroom:
Remodeled/Effective Age:		Total Unit Count:
Grade Factor:	C	Business Name:
Market Adjustment:	-38	CDU/Overall Condition
		Good

**Structure / Basement Data**

Building #	Section #	Occupancy:	Year:	Area:	Framing:	Wall Hgt:	Rental:
1	1	999-Single Family Residence	1925	2,044	D4-Wood Average	8	
Building #	Section #	Description:	Basement Area:	Total Area:			
1			400	2,444			

**Components**      **Site Improvements**

Bldg #	Sec. #	Description:	Area:	Value:	Bldg #	Sec. #	Description:	Area:	Value:
1	1	HVAC-Warmed and Cooled Air	400	\$600	1				

**Detached Improvements**

Structure:	Year:	Sq Ft:	Grade:	Construction:	Condition:
RG1-Detached Frame Garage	1/1/1985	720	C		Good

**Permit / Construction History**

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
8/16/2017	17-1952	\$4,880.00	RE-ROOF W/TO
8/26/2009	1590	\$8,575.00	AC
6/1/1994	94-0649	\$8,900.00	RESIDING

**Ownership/Sales History**

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
10/13/2017		\$349,900.00	Invalid		Land and Improvements	
11/7/2019		\$250,000.00	Valid		Land and Improvements	

**Land Breakdown**

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
B-Commercial Primary Site	1.696	Gross				\$226,100.00


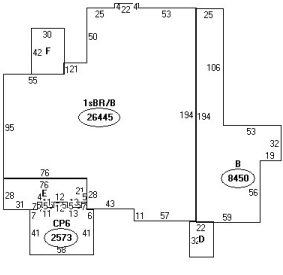
Acreage/Squarefoot Variables					
Land Data & Computations					
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Total Land Value:	
73,878	1.696			\$226,100.00	
General Information					
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Heavy			All Public
Assessment History					
Parcel Year:	Acres Total:	Land Total:	Improvement Total:		
Valuation/Explanation					
Building #	1				
Description	Area	Value Amount			
Structure:	2,044	\$109,681.00			
<b>Commercial Building Base Price</b>		\$109,681.00			
Basement:	0	\$0.00			
Components:	0	\$0.00			
Site Improvements:	0	\$0.00			
<b>Adjusted Base Price</b>		\$109,681.00			
Depreciation Adjustment:	0	\$0.00			
<b>Adjusted Base Price with Depreciation</b>		\$109,681.00			
Grade Adjustment:	C	0.00			
Market Adjustment:	-38	(\$41,678.78)			
Local Modifier:		\$0.00			
Percent Complete:		\$0.00			
Dollar Adjustment:		\$600.00			
<b>Commercial Building Value</b>		\$68,600.00			
<b>Total Dwelling Value</b>		\$0			
Detached Improvements	0	\$9,000.00			
<b>Total Improvement Value</b>		\$78,000.00			
<b>Total Land Value</b>		\$226,100.00			
<b>Total Assessed Value</b>		\$304,100.00			



Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
10/8/2004		\$785,000.00	Valid		Land	
11/30/2021		\$2,325,000.00	Valid		Land and Improvements	
6/1/1993		\$91,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
B-Commercial Primary Site	2.697	Gross				\$1,198,300.00
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Total Land Value:		
117,481	2.697			\$1,198,300.00		
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						
<b>Building #</b>	<b>1</b>					
<b>Description</b>	<b>Area</b>		<b>Value Amount</b>			
Structure:	6,653		\$722,915.00			
<b>Commercial Building Base Price</b>			\$722,915.00			
Basement:	0		\$0.00			
Components:	0		\$0.00			
Site Improvements:	0		\$0.00			
<b>Adjusted Base Price</b>			\$722,915.00			
Depreciation Adjustment:	0		\$0.00			
<b>Adjusted Base Price with Depreciation</b>			\$722,915.00			
Grade Adjustment:	C+		73,291.50			
Market Adjustment:	39		\$310,520.53			
Local Modifier:			\$0.00			
Percent Complete:			\$0.00			
Dollar Adjustment:			\$2,800.00			
<b>Commercial Building Value</b>			\$1,109,500.00			
<b>Total Dwelling Value</b>			\$0			
Detached Improvements	0		\$3,200.00			
<b>Total Improvement Value</b>			\$1,126,600.00			
<b>Total Land Value</b>			\$1,198,300.00			
<b>Total Assessed Value</b>			\$2,324,900.00			

Parcel Numbers: 761-9967-002      Property Address: 3111 RAWSON AVE W      Municipality: Franklin, City of

Owner Name: MMAC 150 AURORA LLC      Mailing Address: PO BOX 92129 SOUTHLAKE, TX 76092      Land Use: Commercial

	Legal Description:	Building Sketch:
	CERTIFIED SURVEY MAP NO 6971 NE 12-5-21 OUTLOT 1 & THE	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 998.5-Franklin	
Zoning:		

Building Description	
Building #	1
Building Type/Style:	341-Office, Medical Clinic
Stories:	Two Bedroom:
Year Built:	2003
Remodeled/Effective Age:	Three Bedroom:
Grade Factor:	A-
Market Adjustment:	408
	Total Unit Count:
	Business Name: THE SURGERY CENTER/AURORA HC_x0000_x0000_
	CDU/Overall Condition: Average

Structure / Basement Data							
Building #	Section #	Occupancy:	Year:	Area:	Framing:	Wall Hgt:	Rental:
1	1	341-Office, Medical Clinic	2003	26,445	C4-Masonry Average	10	
Building #	Section #	Description:	Basement Area:	Total Area:			
1			36,828	63,273			

Components					Site Improvements				
Bldg #	Sec. #	Description:	Area:	Value:	Bldg #	Sec. #	Description:	Area:	Value:
1	1	HVAC-Warmed and Cooled Air	36,828	\$55,200					
1	1	HVAC-Warmed and Cooled Air	36,828	\$55,200					

Detached Improvements					
Structure:	Year:	Sq Ft:	Grade:	Construction:	Condition:
PA-Paving	1/1/2003	152,400	C		Average

Permit / Construction History			
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
10/9/2018	18-2514	\$60,000.00	HVAC
2/14/2012	246	\$4,500.00	INTALTER-SUITE
5/30/2012	12-1053	\$321,286.00	HVAC
5/27/2010	924	\$1,600.00	ALT STE 105
5/18/2010	824	\$18,000.00	ALT STE 215
6/29/2018	18-1642	\$15,000.00	TENANT ALTER
7/28/2006	2500	\$15,000.00	ALTER
1/11/2018	18-0054	\$50,000.00	HVAC
6/30/2010	1276	\$3,000.00	HVAC STE 215
11/18/2005	956692	\$50,900.00	ALTER-SUITE240

Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
9/13/2002		\$1,050,000.00	Valid		Land	
1/2/2009		\$16,983,900.00	Invalid		Land and Improvements	
5/1/2009		\$19,780,000.00	Invalid		Land and Improvements	
11/16/2017		\$29,885,000.00	Invalid		Land and Improvements	

Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
B-Commercial Primary Site	5.424	Gross				\$2,008,200.00	

Acreage/Squarefoot Variables							

Land Data & Computations					
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Total Land Value:	
236,269	5.424			\$2,008,200.00	

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

Assessment History			
Parcel Year:	Acres Total:	Land Total:	Improvement Total:

Valuation/Explanation		
Building #	1	
Description	Area	Value Amount
Structure:	26,445	\$2,388,777.00
<b>Commercial Building Base Price</b>		\$2,388,777.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
<b>Adjusted Base Price</b>		\$2,388,777.00
Depreciation Adjustment:	0	\$0.00
<b>Adjusted Base Price with Depreciation</b>		\$2,388,777.00
Grade Adjustment:	A-	1,124,629.58
Market Adjustment:	408	\$14,334,698.86
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$16,000.00
<b>Commercial Building Value</b>		\$17,864,100.00
<b>Total Dwelling Value</b>		\$0
Detached Improvements	0	\$30,500.00
<b>Total Improvement Value</b>		\$18,455,400.00
<b>Total Land Value</b>		\$2,008,200.00
<b>Total Assessed Value</b>		\$20,463,600.00





Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
6/2/2006		\$775,000.00	Valid		Land and Improvements	
8/6/2001		\$320,000.00	Invalid		Land and Improvements	
6/12/2002		\$320,000.00	Invalid		Land and Improvements	
5/1/1999		\$240,000.00	Invalid		Land and Improvements	
12/1/1997		\$160,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
B-Commercial Primary Site	1.183	Gross				\$350,500.00
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Total Land Value:		
51,531	1.183			\$350,500.00		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Heavy			Gas	
Assessment History						
Parcel Year:	Acres Total:	Land Total:	Improvement Total:			
Valuation/Explanation						
<b>Building #</b>	<b>1</b>					
<b>Description</b>	<b>Area</b>		<b>Value Amount</b>			
Structure:	3,420		\$272,061.00			
<b>Commercial Building Base Price</b>			\$272,061.00			
Basement:	0		\$0.00			
Components:	0		\$0.00			
Site Improvements:	0		\$0.00			
<b>Adjusted Base Price</b>			\$272,061.00			
Depreciation Adjustment:	0		\$0.00			
<b>Adjusted Base Price with Depreciation</b>			\$272,061.00			
Grade Adjustment:	C+		27,716.10			
Market Adjustment:	-40		(\$119,910.84)			
Local Modifier:			\$0.00			
Percent Complete:			\$0.00			
Dollar Adjustment:			\$700.00			
<b>Commercial Building Value</b>			\$180,600.00			
<b>Total Dwelling Value</b>			\$0			
Detached Improvements	0		\$16,800.00			
<b>Total Improvement Value</b>			\$200,400.00			
<b>Total Land Value</b>			\$350,500.00			
<b>Total Assessed Value</b>			\$550,900.00			

Parcel Numbers: 761-9970-000	Property Address: 3211 RAWSON AVE W	Municipality: Franklin, City of
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Owner Name: AURORA HEALTH CARE INC.	Mailing Address: 750 W VIRGINIA ST MILWAUKEE, WI 53204	Land Use: Commercial
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Property Photograph:	Legal Description: N 660 FT OF W 198.19 FT OF E 1863.79 FT OF NE 12 5 21 EXC	Building Sketch:
<small>Description/Map</small>	Parcel Sketch and Site Map obtained from the County GIS	<small>Description/Map</small>
	Neighborhood: 998.5-Franklin	
	Zoning: B3	

**Building Description**

<b>Building #</b>	
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:
8/1/1986		\$40,000.00	Valid		Land and Improvements	
3/5/2004		\$600,000.00	Valid		Land and Improvements	
5/30/2019		\$1,296,000.00	Invalid		Land	

**Land Breakdown**

Land Class: B-Commercial Primary Site	Acreage: 2.697	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$699,000.00
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Acreage/Squarefoot Variables					
Land Data & Computations					
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Total Land Value:	
117,481	2.697			\$699,000.00	
General Information					
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Heavy			Gas
Assessment History					
Parcel Year:	Acres Total:	Land Total:	Improvement Total:		
Valuation/Explanation					
Building #		Area		Value Amount	
Description		Area		Value Amount	
Structure:					
Commercial Building Base Price					
Basement:					
Components:					
Site Improvements:					
Adjusted Base Price					\$0.00
Depreciation Adjustment:					\$0.00
Adjusted Base Price with Depreciation					\$0.00
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					\$699,000.00
Total Assessed Value					\$699,000.00

Parcel Numbers: 761-9971-000	Property Address: 3241 RAWSON AVE W	Municipality: Franklin, City of
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Owner Name: AURORA HEALTH CARE INC.	Mailing Address: 750 W VIRGINIA ST MILWAUKEE, WI 53204	Land Use: Commercial
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Property Photograph:	Legal Description: N 660 FT OF W 198.19 FT OF E 2061.98 FT OF NE 12 5 21 EX	Building Sketch:
<small>Description/Map</small>	Parcel Sketch and Site Map obtained from the County GIS	<small>Description/Map</small>
	Neighborhood: 998.5-Franklin	
	Zoning: B3	

**Building Description**

<b>Building #</b>	
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:
5/30/2019		\$1,296,000.00	Invalid		Land	
7/6/2006		\$600,000.00	Valid		Land and Improvements	
5/1/1996		\$102,500.00	Invalid		Land and Improvements	


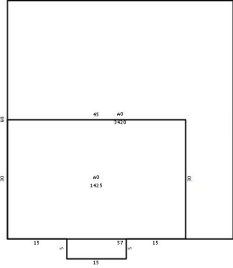
**Land Breakdown**

Land Class: B-Commercial Primary Site	Acreage: 2.697	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$699,000.00
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Acreage/Squarefoot Variables					
Land Data & Computations					
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Total Land Value:	
117,481	2.697			\$699,000.00	
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 #					
Description	Area	Value Amount			
Structure:					
Commercial Building Base Price					
Basement:					
Components:					
Site Improvements:					
Adjusted Base Price			\$0.00		
Depreciation Adjustment:		\$0.00			
Adjusted Base Price with Depreciation			\$0.00		
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			\$699,000.00		
Total Assessed Value			\$699,000.00		

Parcel Numbers: 761-9972-000	Property Address: 3321 RAWSON AVE W	Municipality: Franklin, City of
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Owner Name: JABER, EBRAHIM A	Mailing Address: 6000 W VILLARD AVE MILWAUKEE, WI 53328	Land Use: Commercial
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Property Photograph: 	Legal Description: N 660 FT OF W 198.19 FT OF E 2260.17 FT OF NE 12 5 21 EXC	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 998.5-Franklin		
Zoning: M1		

**Building Description**

<b>Building #</b>	<b>1</b>	
Building Type/Style:	344-Office Building	One Bedroom:
Stories:		Two Bedroom:
Year Built:	1979	Three Bedroom:
Remodeled/Effective Age:		Total Unit Count:
Grade Factor:	C	Business Name:
Market Adjustment:	52	CDU/Overall Condition
		Average

**Structure / Basement Data**

Building #	Section #	Occupancy:	Year:	Area:	Framing:	Wall Hgt:	Rental:
1	1	344-Office Building	1979	1,425	D4-Wood Average	8	
Building #	Section #	Description:	Basement Area:	Total Area:			
1			96	1,521			
1			1,329	2,754			

**Components**

Bldg #	Sec. #	Description:	Area:	Value:	Bldg #	Sec. #	Description:	Area:	Value:
1	1	HVAC-Warmed and Cooled Air	96	\$100	1				
1	1	HVAC-Warmed and Cooled Air	96	\$100					

**Detached Improvements**

Structure:	Year:	Sq Ft:	Grade:	Construction:	Condition:
RG1-Detached Frame Garage	1/1/1960	2,875	C		Excellent
PAV-Paving-Concrete	1/1/1979	1,200	C		Good

**Permit / Construction History**


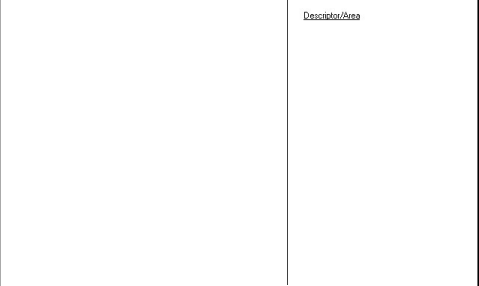
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
5/31/2011	980	\$4,300.00	REROOF

Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
3/1/1986		\$150,000.00	Invalid		Land and Improvements	
8/1/1995		\$290,000.00	Valid		Land and Improvements	
10/10/2002		\$324,900.00	Invalid		Land and Improvements	
2/26/2019		\$570,000.00	Invalid		Land and Improvements	
1/28/2021		\$350,000.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acres:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
B-Commercial Primary Site	2.697	Gross				\$334,200.00
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Total Land Value:		
117,481	2.697			\$334,200.00		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Heavy			Public Water	
Assessment History						
Parcel Year:	Acres Total:	Land Total:	Improvement Total:			
Valuation/Explanation						
<b>Building #</b>	<b>1</b>					
<b>Description</b>	<b>Area</b>		<b>Value Amount</b>			
Structure:	1,425		\$98,154.00			
<b>Commercial Building Base Price</b>			\$98,154.00			
Basement:	0		\$0.00			
Components:	0		\$0.00			
Site Improvements:	0		\$0.00			
<b>Adjusted Base Price</b>			\$98,154.00			
Depreciation Adjustment:	0		\$0.00			
<b>Adjusted Base Price with Depreciation</b>			\$98,154.00			
Grade Adjustment:	C		0.00			
Market Adjustment:	52		\$51,040.08			
Local Modifier:			\$0.00			
Percent Complete:			\$0.00			
Dollar Adjustment:			\$300.00			
<b>Commercial Building Value</b>			\$149,500.00			
<b>Total Dwelling Value</b>			\$0			
Detached Improvements	0		\$40,000.00			
<b>Total Improvement Value</b>			\$189,800.00			
<b>Total Land Value</b>			\$334,200.00			
<b>Total Assessed Value</b>			\$524,000.00			



Parcel Numbers: 761-9973-000	Property Address: 3341 RAWSON AVE W	Municipality: Franklin, City of
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Owner Name: BACON, LAWRENCE M	Mailing Address: 8075 PETERS RD EAGLE RIVER, WI 54521	Land Use: Residential
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Property Photograph: 	Legal Description: N 332 FT OF W 100 FT OF E 2360.17 FT OF NE 12 5 21 EXC	Building Sketch: 	
Parcel Sketch and Site Map obtained from the County GIS			
Neighborhood: 1214-Franklin			

**Building Description**

<b>Dwelling #</b>	
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: RG1-Detached Frame Garage	Year Built: 1/1/1940	Area: 480	Construction:	Condition: Poor	Value: \$2,600.00
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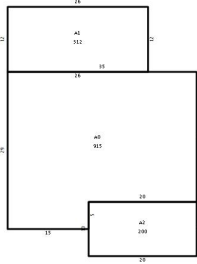
**Permit / Construction History**

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:	
11/17/2010		\$9,000.00	Valid		Land		
10/1/1992		\$8,000.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.609	Gross				\$23,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
26,528	0.609				\$23,600		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Below Street	Paved	Heavy			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		\$2,600.00	
Total Improvement Value						\$2,600.00	
Total Land Value						\$23,600.00	
Total Assessed Value						\$26,200.00	

Parcel Numbers: 761-9975-000	Property Address: 7124 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: COM NW COR OF NE 12 5 21 TH S 232 FT E 204.04 FT N 232	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1214-Franklin		

### Building Description

<b>Dwelling #</b>	<b>761 9975 000- 1</b>		
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:	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:
761 9975 000- 1	915	0	0	0	0	0	915

Attachment Description(s):	Area:	Attachment Value:
12-EFP	312	\$9,400
33-Concrete Patio	200	\$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:
RG1-Detached Frame Garage	1/1/1958	720		Average	\$7,200.00


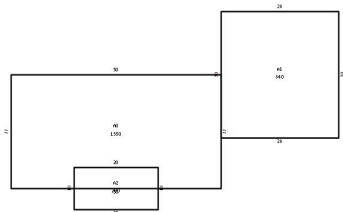
### Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
9/1/1997	97-0820	\$2,471.00	REPL FURNACE

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/11/2013		\$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	0.772	Gross				\$85,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
33,628	0.772				\$85,500		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Below Street	Paved	Heavy			Public Sewer		
Valuation/Explanation							
<b>Dwelling #</b>				<b>761 9975 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				915		\$116,561.85	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$116,561.85	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				915		\$24,082.80	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
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:				512		\$10,400.00	
<b>Adjusted Base Price</b>						\$151,644.65	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C- 95%		\$133,612.42	
Market Adjustment:				88%		\$251,191.35	
CDU Adjustment:				55		\$138,200.00	
Complete:				100		\$138,200.00	
Dollar Adjustments						\$0.00	
<b>Dwelling Value</b>						\$138,200.00	
Other Building Improvements				0		\$7,200.00	
<b>Total Improvement Value</b>						\$145,400.00	
<b>Total Land Value</b>						\$85,500.00	
<b>Total Assessed Value</b>						\$230,900.00	

Parcel Numbers: 761-9976-000      Property Address: 7130 35TH ST S      Municipality: Franklin, City of

Owner Name: ENGEN, SHANE M      Mailing Address: 7130 S 35TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	
	COM IN W LI 232 FT S OF NW COR OF NE 12 5 21 TH S 100	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

### Building Description

<b>Dwelling #</b>	<b>761 9976 000- 1</b>		
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:	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:
761 9976 000- 1	1,350	0	0	0	0	0	1,350

Attachment Description(s): 13-AFG      Area: 840      Attachment Value: \$25,200

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:

### Permit / Construction History


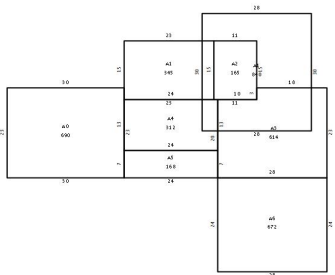
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
10/17/2007	2527	\$12,800.00	FOUNDRPR

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
1/12/2015		\$222,873.00	Invalid		Land and Improvements		
12/1/1991		\$83,200.00	Invalid		Land and Improvements		
11/19/2007		\$165,000.00	Invalid		Land and Improvements		
10/5/2015		\$0.00	Invalid		Land and Improvements		
3/10/2016		\$147,000.00	Invalid		Land and Improvements		
1/30/2017		\$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	0.468	Gross				\$72,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
20,386	0.468				\$72,800		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			Public Sewer		
Valuation/Explanation							
<b>Dwelling #</b>				<b>761 9976 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
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	
<b>Base Price</b>						\$157,531.50	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,350		\$31,320.00	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$3,321.00	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				840		\$25,200.00	
<b>Adjusted Base Price</b>						\$222,553.50	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$216,758.85	
Market Adjustment:				71%		\$370,657.63	
CDU Adjustment:				55		\$203,900.00	
Complete:				100		\$203,900.00	
Dollar Adjustments						\$400.00	
<b>Dwelling Value</b>						\$204,300.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$204,300.00
<b>Total Land Value</b>		\$72,800.00
<b>Total Assessed Value</b>		\$277,100.00

Parcel Numbers: 761-9977-000      Property Address: 7140 35TH ST S      Municipality: Franklin, City of

Owner Name: LYNCH, BRIAN & MARY      Mailing Address: 7140 S 35TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	
	COM IN W LI 332 FT S OF NW COR OF NE 12 5 21 TH S 100	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>761 9977 000- 1</b>		
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:	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:
761 9977 000- 1	1,347	0	0	0	0	0	1,347

Attachment Description(s):	Area:	Attachment Value:
31-WD	165	\$1,700
13-AFG	614	\$18,400
11-OPF	168	\$3,400
13-AFG	672	\$20,200

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


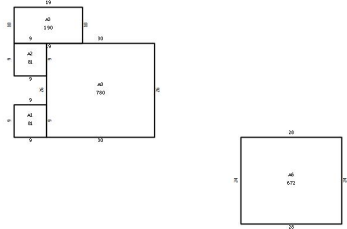


Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
11/29/2012	2729	\$11,000.00	REROOF			
1/25/2016	16-0123	\$4,100.00	FURREPLAC			
5/21/2018	18-1250	\$35,000.00	GARADDTN			
7/20/2020	20-1899	\$5,047.00	ACREPLACE			
5/30/2002	02-0523	\$5,000.00	RESIDING			
1/1/1998	B980073	\$5,332.00	AC/FURREPLAC			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
7/1/1983		\$59,900.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.822	Gross				\$77,800
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
35,806	0.822			\$77,800		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Below Street	Paved	Light			Public Sewer	

Valuation/Explanation		
Dwelling #	761 9977 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
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
<b>Base Price</b>		\$158,339.85
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	690	\$20,244.60
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$3,313.62
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	1,619	\$43,700.00
<b>Adjusted Base Price</b>		\$232,779.07
<b>Changes/Adjustments</b>		
Grade Adjustment:	C 100%	\$186,779.07
Market Adjustment:	89%	\$353,012.44
CDU Adjustment:	55	\$194,200.00
Complete:	100	\$194,200.00
Dollar Adjustments		\$200.00
<b>Dwelling Value</b>		\$194,400.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$194,400.00
<b>Total Land Value</b>		\$77,800.00
<b>Total Assessed Value</b>		\$272,200.00

Parcel Numbers: 761-9978-000	Property Address: 7154 35TH ST S	Municipality: Franklin, City of
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Owner Name: ELT, DAVID J & KATHLEEN M	Mailing Address: 7154 S 35TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: COM IN W LI 432 FT S OF NW COR OF NE 12 5 21 TH S 100 FT	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>761 9978 000- 1</b>		
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:	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:
761 9978 000- 1	780	0	0	156	0	0	936

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	81	\$400
33-Concrete Patio	81	\$400
33-Concrete Patio	190	\$1,000

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	390	\$1,950

**Other Building Improvements**


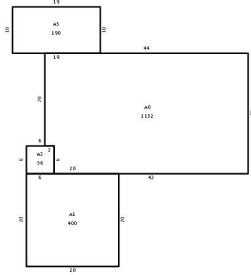
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/2018	576		Average	\$13,000.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
2/6/2017	17-0286	\$3,500.00	FURREPLAC				
6/9/2020	20-1436	\$3,450.00	ACREPLACE				
2/1/2000	00-0117	\$41,410.00	REPL HTG/AC				
4/12/2018	18-0829	\$23,000.00	DETGARAGE				
4/12/2018	18-0828	\$2,000.00	RAZE GARAGE				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/1/1993		\$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	0.822	Gross				\$77,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
35,806	0.822				\$77,800		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Sewer		
Valuation/Explanation							
<b>Dwelling #</b>				<b>761 9978 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				780		\$104,044.20	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				156		\$4,779.84	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$108,824.04	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				780		\$0.00	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$2,302.56	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				352		\$1,800.00	
<b>Adjusted Base Price</b>						\$118,107.60	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C 100%		\$116,007.60	
Market Adjustment:				152%		\$292,339.15	
CDU Adjustment:				55		\$160,800.00	
Complete:				100		\$160,800.00	
Dollar Adjustments						\$300.00	
<b>Dwelling Value</b>						\$161,100.00	

Other Building Improvements	0	\$13,000.00
<b>Total Improvement Value</b>		\$174,100.00
<b>Total Land Value</b>		\$77,800.00
<b>Total Assessed Value</b>		\$251,900.00

Parcel Numbers: 761-9979-000      Property Address: 7170 35TH ST S      Municipality: Franklin, City of

Owner Name: BARK, ALICIA A      Mailing Address: 7170 S 35TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	
	COM IN W LI 532 FT S OF NW COR OF NE 12 5 21 TH S 100 FT	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>761 9979 000- 1</b>		
Year Built:	1/1/1979	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1979	Bedrooms:	3
Remodeled/Effective Age:	-43	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:
761 9979 000- 1	1,132	0	0	0	0	0	1,132

Attachment Description(s):	Area:	Attachment Value:
13-AFG	400	\$12,000
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	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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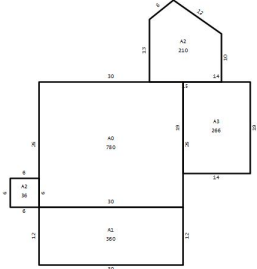
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
7/20/2018	18-1824	\$22,470.00	FOUNDRPR				
6/27/2006	2087	\$3,674.00	FURREPLAC				
3/5/2019	19-0429	\$2,000.00	INT ALTER				
7/11/2005	52544	\$100.00	ACREPLACE				
6/1/2000	00-0755	\$2,000.00	REMOV&REROOF				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/17/2006		\$200,000.00	Invalid		Land and Improvements		
6/25/2018		\$146,000.00	Invalid		Land and Improvements		
3/15/2019		\$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	0.822	Gross				\$77,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:			Assessed Land Value:	
35,806	0.822					\$77,800	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Sewer		

Valuation/Explanation		
Dwelling #	761 9979 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,132	\$137,798.36
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$137,798.36
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,132	\$27,881.16
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$2,784.72
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	436	\$12,700.00
<b>Adjusted Base Price</b>		\$188,645.24
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$190,679.76
Market Adjustment:	103%	\$387,079.92
CDU Adjustment:	60	\$232,200.00
Complete:	100	\$232,200.00
Dollar Adjustments		(\$100.00)
<b>Dwelling Value</b>		\$232,100.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$232,100.00
<b>Total Land Value</b>		\$77,800.00
<b>Total Assessed Value</b>		\$309,900.00



Parcel Numbers: 761-9980-000      Property Address: 7200 35TH ST S      Municipality: Franklin, City of

Owner Name: MYER, CONNIE      Mailing Address: 7200 S 35TH ST FRANKLIN, WI 53132      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	COM IN W LI 632 FT S OF NW COR OF NE 12 5 21 TH S 87.50	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1214-Franklin	

### Building Description

<b>Dwelling #</b>	<b>761 9980 000- 1</b>		
Year Built:	1/1/1952	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1952	Bedrooms:	4
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:	Gas
Bath Condition:		Type of System:	Warm Air

### Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
761 9980 000- 1	1,140	0	0	156	0	0	1,296

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	210	\$1,100
30-Carport	266	\$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:
RG1-Detached Frame Garage	1/1/1980	720		Average	\$7,200.00


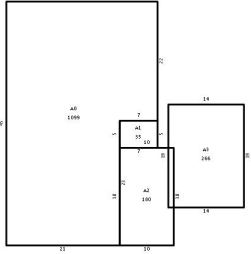
### Permit / Construction History

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:	
5/1/2001		\$134,000.00	Invalid		Land and Improvements		
12/7/2020		\$198,900.00	Invalid		Land and Improvements		
11/1/1996		\$127,000.00	Invalid		Land and Improvements		
8/1/2000		\$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	0.715	Gross				\$74,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
31,145	0.715				\$74,500		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			Public Sewer		
Valuation/Explanation							
<b>Dwelling #</b>				<b>761 9980 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,140		\$138,772.20	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				156		\$4,779.84	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$143,552.04	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				780		\$0.00	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$3,188.16	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				4		\$1,200.00	
Attachments:				476		\$3,800.00	
<b>Adjusted Base Price</b>						\$151,740.20	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C 100%		\$146,740.20	
Market Adjustment:				87%		\$274,404.17	
CDU Adjustment:				55		\$150,900.00	
Complete:				100		\$150,900.00	
Dollar Adjustments						\$0.00	
<b>Dwelling Value</b>						\$150,900.00	
Other Building Improvements				0		\$7,200.00	
<b>Total Improvement Value</b>						\$158,100.00	
<b>Total Land Value</b>						\$74,500.00	
<b>Total Assessed Value</b>						\$232,600.00	

Parcel Numbers: 761-9981-000      Property Address: 7220 35TH ST S      Municipality: Franklin, City of

Owner Name: SIKORSKI, ROGER F & DIANE M      Mailing Address: 7220 S 35TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	
	COM IN W LI 719.50 FT S OF NW COR OF NE 12 5 21 TH S	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>761 9981 000- 1</b>		
Year Built:	1/1/1961	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1961	Bedrooms:	3
Remodeled/Effective Age:	-61	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:
761 9981 000- 1	1,099	0	0	0	0	0	1,099

Attachment Description(s):	Area:	Attachment Value:
11-OFP	35	\$700
30-Carport	180	\$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**


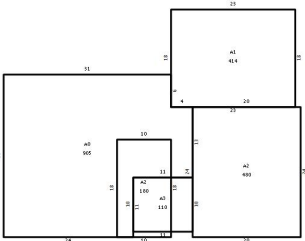
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1984	576		Average	\$6,500.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
1/25/2007	207	\$20,000.00	FOUNDRPR				
8/27/2010	1771	\$7,636.00	AC&FURREPLAC				
10/15/2008	2395	\$4,240.00	FURREPLAC				
12/4/2012	2763	\$9,085.00	SIDING				
2/1/2000	00-0144	\$3,920.00	REPL HTG/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	0.715	Gross				\$74,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
31,145	0.715				\$74,500		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Sewer		
Valuation/Explanation							
<b>Dwelling #</b>				<b>761 9981 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,099		\$135,231.95	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$135,231.95	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,099		\$27,485.99	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$2,703.54	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				215		\$2,500.00	
<b>Adjusted Base Price</b>						\$168,221.48	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$181,963.63	
Market Adjustment:				41%		\$256,568.72	
CDU Adjustment:				55		\$141,100.00	
Complete:				100		\$141,100.00	
Dollar Adjustments						(\$100.00)	
<b>Dwelling Value</b>						\$141,000.00	

Other Building Improvements	0	\$6,500.00
<b>Total Improvement Value</b>		\$147,500.00
<b>Total Land Value</b>		\$74,500.00
<b>Total Assessed Value</b>		\$222,000.00

Parcel Numbers: 761-9982-000      Property Address: 7210 35TH ST S      Municipality: Franklin, City of

Owner Name: BECKNER, GERALD D      Mailing Address: 7210 S 35TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	
	COM IN W LI 807 FT S OF NW COR OF NE 12 5 21 TH S 97.50	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>761 9982 000- 1</b>		
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:	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:
761 9982 000- 1	905	0	0	0	0	0	905

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	414	\$2,100
13-AFG	480	\$14,400
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	403	\$2,015

**Other Building Improvements**

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


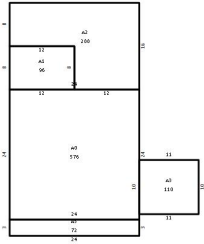
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
10/1/2000	00-1307	\$1,800.00	REPL WINDOWS				
8/1/2000	00-1070	\$2,500.00	REROOF				
8/1/2000	00-1071	\$3,000.00	RESID/STORM				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/1/1997		\$50,000.00	Invalid		Land and Improvements		
5/1/1998		\$94,500.00	Invalid		Land and Improvements		
5/1/1985		\$53,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.797	Gross				\$77,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
34,717	0.797			\$77,200			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Sewer		
Valuation/Explanation							
<b>Dwelling #</b>	<b>761 9982 000- 1</b>						
<b>Description</b>	<b>Area</b>			<b>Value Amount</b>			
<b>Living Area:</b>							
First Story:	905			\$115,287.95			
Second Story:	0			\$0.00			
Additional Story:	0			\$0.00			
Attic/Finished Net:	0			\$0.00			
Half Story/Finished Net:	0			\$0.00			
<b>Base Price</b>				\$115,287.95			
<b>Unfinished Living Area:</b>							
Room/Unfinished:	0			\$0.00			
Unfinished Basement:	905			\$23,819.60			
Half Story/Unfinished:				\$0.00			
<b>Structure Info, Features and Attachments:</b>							
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:	1,004			\$18,700.00			
<b>Adjusted Base Price</b>				\$158,107.55			
<b>Changes/Adjustments</b>							
Grade Adjustment:	C+ 110%			\$153,018.31			
Market Adjustment:	66%			\$254,010.39			
CDU Adjustment:	55			\$139,700.00			
Complete:	100			\$139,700.00			
Dollar Adjustments				(\$100.00)			
<b>Dwelling Value</b>				\$139,600.00			

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$139,600.00
<b>Total Land Value</b>		\$77,200.00
<b>Total Assessed Value</b>		\$216,800.00



Parcel Numbers: 761-9983-001      Property Address: 7226 35TH ST S      Municipality: Franklin, City of

Owner Name: CAPPLEMAN, JAMES A & JUDITH      Mailing Address: 7226 S 35TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	
	COM IN W LI 904.5 FT S OF NW COR OF NE 12 5 21 TH S	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>761 9983 001- 1</b>		
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:	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:
761 9983 001- 1	576	648	0	0	0	0	1,224

Attachment Description(s):	Area:	Attachment Value:
31-WD	96	\$1,000
31-WD	288	\$2,900
99-Additional Attachments	72	\$7,200

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:	
RG1-Detached Frame Garage		1/1/1990	528		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:	
2/1/1988		\$59,400.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		1.044	Gross				\$83,500
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
45,477		1.044				\$83,500	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Sewer		
Valuation/Explanation							
<b>Dwelling #</b>				<b>761 9983 001- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				576		\$83,422.08	
Second Story:				648		\$45,528.48	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$128,950.56	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				576		\$17,913.60	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$3,011.04	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				456		\$11,100.00	
<b>Adjusted Base Price</b>						\$170,597.20	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C 100%		\$157,197.20	
Market Adjustment:				75%		\$275,095.10	
CDU Adjustment:				55		\$151,300.00	
Complete:				100		\$151,300.00	
Dollar Adjustments						\$200.00	
<b>Dwelling Value</b>						\$151,500.00	

Other Building Improvements	0	\$5,900.00
<b>Total Improvement Value</b>		\$157,400.00
<b>Total Land Value</b>		\$83,500.00
<b>Total Assessed Value</b>		\$240,900.00

Parcel Numbers: 761-9984-001	Property Address: 7236 35TH ST S	Municipality: Franklin, City of
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Owner Name: GRONOWSKI, RAYMOND	Mailing Address: 7236 S 35TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph:	Legal Description: COM 1032 FT S OF NW COR OF NW QUAR SEC 12 5 21 TH E	Building Sketch:
<small>Descriptor/Map</small>	Parcel Sketch and Site Map obtained from the County GIS	<small>Descriptor/Map</small>
	Neighborhood: 1214-Franklin	

**Building Description**

<b>Dwelling #</b> 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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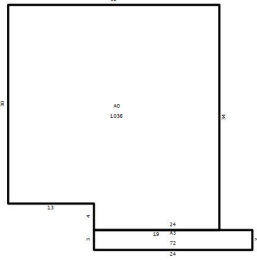
**Permit / Construction History**

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:	
9/1/1989		\$1,200.00	Invalid		Land		
1/25/2016		\$101,100.00	Invalid		Land		
10/30/2015		\$114,029.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.247	Gross				\$6,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
10,759	0.247				\$6,600		
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						\$6,600.00	
Total Assessed Value						\$6,600.00	

Parcel Numbers: 761-9985-000      Property Address: 7236 35TH ST S      Municipality: Franklin, City of

Owner Name: GRONOWSKI, RAYMOND      Mailing Address: 7236 S 35TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	COM IN W LI 1062 FT S OF NW COR OF NE 12 5 21 TH S 80.32	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>761 9985 000- 1</b>		
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:	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:
761 9985 000- 1	1,036	0	0	0	0	0	1,036

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	1/1/1952	440		Average	\$4,400.00


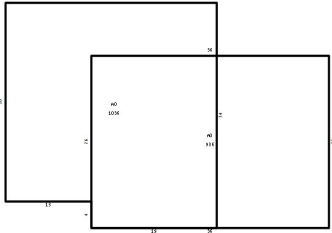
**Permit / Construction History**

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
10/28/2003	456979	\$14,880.00	FOUNDRPR

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
1/25/2016		\$101,100.00	Invalid		Land and Improvements		
10/30/2015		\$114,029.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.657	Gross				\$71,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
28,619	0.657				\$71,600		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Sewer		
Valuation/Explanation							
<b>Dwelling #</b>				<b>761 9985 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,036		\$129,044.16	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$129,044.16	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,036		\$26,335.12	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$2,548.56	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:							
<b>Adjusted Base Price</b>						\$158,227.84	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C 100%		\$157,927.84	
Market Adjustment:				45%		\$228,995.37	
CDU Adjustment:				60		\$137,400.00	
Complete:				100		\$137,400.00	
Dollar Adjustments						(\$100.00)	
<b>Dwelling Value</b>						\$137,300.00	
Other Building Improvements				0		\$4,400.00	
<b>Total Improvement Value</b>						\$141,700.00	
<b>Total Land Value</b>						\$71,600.00	
<b>Total Assessed Value</b>						\$213,300.00	

Parcel Numbers: 761-9986-000	Property Address: 7250 35TH ST S	Municipality: Franklin, City of
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Owner Name: FEIDER, STEVEN J	Mailing Address: 7250 S 35TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: COM IN W LI 1142.32 FT S OF NW COR OF NE 12 5 21 TH S	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1214-Franklin		

**Building Description**

<b>Dwelling #</b>	<b>761 9986 000- 1</b>		
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:	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:
761 9986 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	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	576		Average	\$5,800.00

**Permit / Construction History**


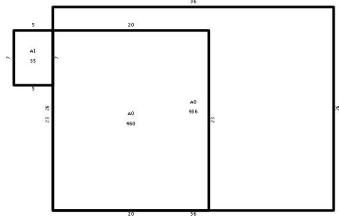
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/1/2000		\$85,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.657	Gross				\$71,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
28,619	0.657				\$71,600		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Sewer		
Valuation/Explanation							
<b>Dwelling #</b>				<b>761 9986 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				936		\$138,191.04	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$138,191.04	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				936		\$24,635.52	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
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:							
<b>Adjusted Base Price</b>						\$163,426.56	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C 100%		\$162,826.56	
Market Adjustment:				40%		\$227,957.18	
CDU Adjustment:				60		\$136,800.00	
Complete:				100		\$136,800.00	
Dollar Adjustments						(\$300.00)	
<b>Dwelling Value</b>						\$136,500.00	
Other Building Improvements				0		\$5,800.00	
<b>Total Improvement Value</b>						\$142,300.00	
<b>Total Land Value</b>						\$71,600.00	
<b>Total Assessed Value</b>						\$213,900.00	

Parcel Numbers: 761-9987-000	Property Address: 7280 35TH ST S	Municipality: Franklin, City of
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Owner Name: FEIDER, STEVEN J	Mailing Address: 7250 S 35TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: COM IN W LI 1222.60 FT S OF NW COR OF NE 12 5 21 TH S	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1214-Franklin		

**Building Description**

<b>Dwelling #</b>	<b>761 9987 000- 1</b>		
Year Built:	1/1/1951	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1951	Bedrooms:	1
Remodeled/Effective Age:	-71	Full Baths:	1
Building Type/Style:	01-Ranch	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	D+	Room Count:	2
CDU/Overall Condition:	Average	Basement Description:	No Basement
Interior Condition:	Same	Heating:	None
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

**Square Footage / Attachments**

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
761 9987 000- 1	460	0	0	0	0	0	460

Attachment Description(s): 12-EFP	Area: 35	Attachment Value: \$1,100
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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: 1/1/1960	Area: 594	Construction:	Condition: Average	Value: \$5,900.00
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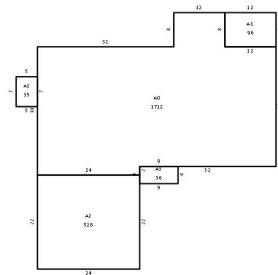
**Permit / Construction History**

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:
6/13/2011		\$42,500.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.822	Gross				\$77,800
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
35,806	0.822			\$77,800		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			Public Sewer	
Valuation/Explanation						
<b>Dwelling #</b>			<b>761 9987 000- 1</b>			
<b>Description</b>			<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>						
First Story:			460			\$70,697.40
Second Story:			0			\$0.00
Additional Story:			0			\$0.00
Attic/Finished Net:			0			\$0.00
Half Story/Finished Net:			0			\$0.00
<b>Base Price</b>					\$70,697.40	
<b>Unfinished Living Area:</b>						
Room/Unfinished:			0			\$0.00
Unfinished Basement:			0			\$0.00
Half Story/Unfinished:						\$0.00
<b>Structure Info, Features and Attachments:</b>						
Heating/AC			None			(\$1,968.80)
Plumbing			0 - Half Bath 1 - Full Bath			\$0.00
Finished Basement Living Area			0			\$0.00
Features:						
Attachments:			35			\$1,100.00
<b>Adjusted Base Price</b>					\$69,828.60	
<b>Changes/Adjustments</b>						
Grade Adjustment:			D+ 90%			\$61,855.74
Market Adjustment:			-27%			\$45,154.69
CDU Adjustment:			55			\$24,800.00
Complete:			100			\$24,800.00
Dollar Adjustments						\$200.00
<b>Dwelling Value</b>					\$25,000.00	
Other Building Improvements			0			\$5,900.00
<b>Total Improvement Value</b>					\$30,900.00	
<b>Total Land Value</b>					\$77,800.00	
<b>Total Assessed Value</b>					\$108,700.00	

Parcel Numbers: 761-9988-004      Property Address: 3027 MINNESOTA AVE W      Municipality: Franklin, City of

Owner Name: ABEL, THOMAS & COLLEEN      Mailing Address: 3027 W MINNESOTA AVE FRANKLIN, WI 53132      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:	
	CSM NO 5165 NE 12 5 21 PARCEL 1		
	Parcel Sketch and Site Map obtained from the County GIS		
	Neighborhood: 1215-Franklin		

### Building Description

<b>Dwelling #</b>	<b>761 9988 004- 1</b>		
Year Built:	1/1/1989	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1989	Bedrooms:	3
Remodeled/Effective Age:	-33	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:
761 9988 004- 1	1,712	0	0	0	0	0	1,712

Attachment Description(s):	Area:	Attachment Value:
31-WD	96	\$1,000
13-AFG	528	\$15,800
11-OFP	36	\$700


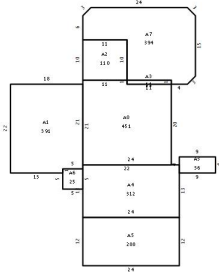
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	4	\$1,200
Rec Room Condition: Average	Rec Room Area: 614	Rec Room Value: \$3,070
05-Metal Fireplace	1	\$2,000
Rec Room Condition: Average	Rec Room Area: 614	Rec Room Value: \$3,070

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
6/2/2020		20-1334	\$7,000.00		EXTREMOD-ROOF		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/28/2003		\$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	0.265	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			Public Sewer		
Valuation/Explanation							
<b>Dwelling #</b>				<b>761 9988 004- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,712		\$191,179.04	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$191,179.04	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,712		\$37,664.00	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$4,211.52	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				5		\$3,200.00	
Attachments:				660		\$17,500.00	
<b>Adjusted Base Price</b>						\$261,076.56	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$264,414.22	
Market Adjustment:				42%		\$375,468.19	
CDU Adjustment:				65		\$244,100.00	
Complete:				100		\$244,100.00	
Dollar Adjustments						\$200.00	
<b>Dwelling Value</b>						\$244,300.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$244,300.00
<b>Total Land Value</b>		\$64,400.00
<b>Total Assessed Value</b>		\$308,700.00

Parcel Numbers: 761-9988-007      Property Address: 3021 MINNESOTA AVE W      Municipality: Franklin, City of

Owner Name: BONTEMPO, GINA M      Mailing Address: 3021 W MINNESOTA AVE FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	CSM NO 5788 NE 12 5 21 PARCEL 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1215-Franklin	

### Building Description

<b>Dwelling #</b>	<b>761 9988 007- 1</b>		
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:	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:
761 9988 007- 1	952	774	0	0	0	0	1,726

Attachment Description(s):	Area:	Attachment Value:
13-AFG	312	\$9,400
31-WD	11	\$100
99-Additional Attachments	11	\$1,100
13-AFG	288	\$8,600
11-OFP	25	\$500
31-WD	394	\$3,900

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	1/1/2006	120		Average	\$500.00


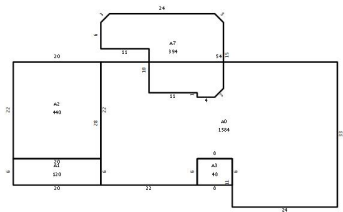
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
8/1/2000	00-0971	\$116,000.00	NEW CONST				
6/24/2002	02-0673	\$2,053.00	WDDK				
12/1/2000	00-1430	\$5,000.00	HTG SYSTEM				
7/20/2006	2412	\$0.00	SHED				
11/1/1998	98-1293	\$0.00	RAZE SHED				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/2/2011		\$0.00	Invalid		Land and Improvements		
7/18/2011		\$195,000.00	Invalid		Land and Improvements		
2/4/2014		\$104,400.00	Invalid		Land and Improvements		
4/1/2000		\$30,000.00	Invalid		Land		
7/8/2005		\$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	0.421	Gross				\$59,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
18,339	0.421				\$59,600		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Sewer		



Valuation/Explanation		
Dwelling #	761 9988 007- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	952	\$119,837.76
Second Story:	774	\$52,446.24
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$172,284.00
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	952	\$24,618.72
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,245.96
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$600.00
Attachments:	1,041	\$23,600.00
<b>Adjusted Base Price</b>		\$237,551.68
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$234,686.85
Market Adjustment:	71%	\$401,314.51
CDU Adjustment:	75	\$301,000.00
Complete:	100	\$301,000.00
Dollar Adjustments		\$700.00
<b>Dwelling Value</b>		\$301,700.00
Other Building Improvements	0	\$500.00
<b>Total Improvement Value</b>		\$302,200.00
<b>Total Land Value</b>		\$59,600.00
<b>Total Assessed Value</b>		\$361,800.00

Parcel Numbers: 761-9988-008      Property Address: 3015 MINNESOTA AVE W      Municipality: Franklin, City of

Owner Name: WENNESHEIMER, MICHAEL & DIANE      Mailing Address: 3015 W MINNESOTA AVE FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	
	CSM NO 5788 NE 12 5 21 PARCEL 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1215-Franklin	

### Building Description

<b>Dwelling #</b>	<b>761 9988 008- 1</b>		
Year Built:	1/1/1970	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1970	Bedrooms:	3
Remodeled/Effective Age:	-52	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:
761 9988 008- 1	1,584	0	0	0	0	0	1,584

Attachment Description(s):	Area:	Attachment Value:
32-Canopy	120	\$1,200
13-AFG	440	\$13,200
11-OFP	48	\$1,000


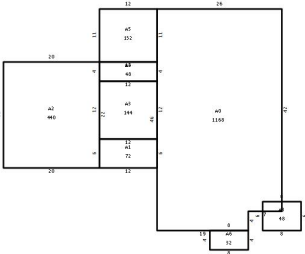
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	4	\$1,200
Rec Room Condition: Average	Rec Room Area: 810	Rec Room Value: \$4,050
03-Masonry Fireplace	1	\$5,500
Rec Room Condition: Average	Rec Room Area: 810	Rec Room Value: \$4,050

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
3/1/1993		\$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		0.375	Gross				\$71,700
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
16,335		0.375				\$71,700	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			Public Sewer		
Valuation/Explanation							
<b>Dwelling #</b>				<b>761 9988 008- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
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	
<b>Base Price</b>						\$180,021.60	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,584		\$35,434.08	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$3,896.64	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				5		\$6,700.00	
Attachments:				608		\$15,400.00	
<b>Adjusted Base Price</b>						\$248,774.32	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$249,341.75	
Market Adjustment:				82%		\$453,801.99	
CDU Adjustment:				55		\$249,600.00	
Complete:				100		\$249,600.00	
Dollar Adjustments						(\$200.00)	
<b>Dwelling Value</b>						\$249,400.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$249,400.00
<b>Total Land Value</b>		\$71,700.00
<b>Total Assessed Value</b>		\$321,100.00

Parcel Numbers: 761-9988-009      Property Address: 2929 MINNESOTA AVE W      Municipality: Franklin, City of

Owner Name: BAUER, KENNETH & CORRINE      Mailing Address: 2929 W MINNESOTA AVE FRANKLIN, WI 53132      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	CSM NO 5793 NE 12 5 21 PARCEL 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1215-Franklin	

### Building Description

<b>Dwelling #</b>	<b>761 9988 009- 1</b>		
Year Built:	1/1/1971	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1971	Bedrooms:	3
Remodeled/Effective Age:	-51	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:
761 9988 009- 1	1,168	0	0	0	0	0	1,168

Attachment Description(s):	Area:	Attachment Value:
11-OFP	72	\$1,400
13-AFG	440	\$13,200
12-EFP	144	\$4,300
11-OFP	48	\$1,000
33-Concrete Patio	132	\$700
35-Ms/Terrace	32	\$0

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	4	\$1,200
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	575	\$2,875

### Other Building Improvements


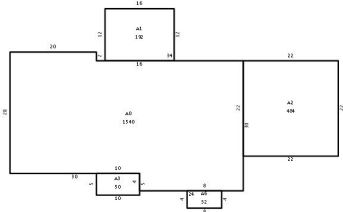
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1970	440		Average	\$4,400.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
3/1/2000	00-0185	\$2,700.00	BSMT REPAIR				
9/1/2000	00-1139	\$5,300.00	BSMT REPAIR				
9/4/2019	19-2271	\$12,000.00	RECRM (NP)				
7/18/2011	1439	\$3,150.00	FENCE				
7/1/1994	94-0698	\$3,870.00	A/C & FURNAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/1/1993		\$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	0.440	Gross				\$75,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
19,166	0.440			\$75,600			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			Public Sewer		
Valuation/Explanation							
<b>Dwelling #</b>	<b>761 9988 009- 1</b>						
<b>Description</b>	<b>Area</b>				<b>Value Amount</b>		
<b>Living Area:</b>							
First Story:	1,168				\$141,000.96		
Second Story:	0				\$0.00		
Additional Story:	0				\$0.00		
Attic/Finished Net:	0				\$0.00		
Half Story/Finished Net:	0				\$0.00		
<b>Base Price</b>					\$141,000.96		
<b>Unfinished Living Area:</b>							
Room/Unfinished:	0				\$0.00		
Unfinished Basement:	1,168				\$28,347.36		
Half Story/Unfinished:					\$0.00		
<b>Structure Info, Features and Attachments:</b>							
Heating/AC	Air Conditioning - Same Ducts				\$2,873.28		
Plumbing	1 - Half Bath 1 - Full Bath				\$4,881.00		
Finished Basement Living Area	0				\$0.00		
Features:	4				\$1,200.00		
Attachments:	868				\$20,600.00		
<b>Adjusted Base Price</b>					\$198,902.60		
<b>Changes/Adjustments</b>							
Grade Adjustment:	C+ 110%				\$194,812.86		
Market Adjustment:	88%				\$366,248.18		
CDU Adjustment:	60				\$219,700.00		
Complete:	100				\$219,700.00		
Dollar Adjustments					(\$300.00)		
<b>Dwelling Value</b>					\$219,400.00		

Other Building Improvements	0	\$4,400.00
<b>Total Improvement Value</b>		\$223,800.00
<b>Total Land Value</b>		\$75,600.00
<b>Total Assessed Value</b>		\$299,400.00

Parcel Numbers: 761-9988-010      Property Address: 2911 MINNESOTA AVE W      Municipality: Franklin, City of

Owner Name: ZAHRADNICK, FRANK J      Mailing Address: 2911 W MINNESOTA AVE FRANKLIN, WI 53132      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	CSM NO 5793 NE 12 5 21 PARCEL 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1215-Franklin	

### Building Description

<b>Dwelling #</b>	<b>761 9988 010- 1</b>		
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:
761 9988 010- 1	1,540	0	0	0	0	0	1,540

Attachment Description(s):	Area:	Attachment Value:
31-WD	192	\$1,900
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	400	\$2,000
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	400	\$2,000


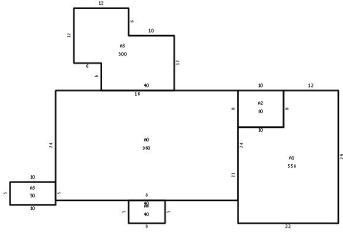


Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed	1/1/2005	140		Average	\$500.00	
RG1-Detached Frame Garage	1/1/2019	640		Average	\$14,400.00	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
4/18/2003	03-0941	\$5,000.00	FENCE			
9/16/2019	19-2393	\$18,000.00	DE GAR 20X32			
3/10/2004	642	\$3,900.00	FURREPLAC			
10/5/2018	18-2485	\$5,000.00	INTREMOD			
6/21/2018	18-1566	\$3,000.00	AC			
10/12/2004	3399	\$1,750.00	SHED			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
7/16/2018		\$290,000.00	Invalid		Land and Improvements	
11/7/2011		\$90,000.00	Invalid		Land and Improvements	
3/5/2018		\$172,400.00	Invalid		Land and Improvements	
7/18/2002		\$130,000.00	Invalid		Land and Improvements	
7/1/1994		\$143,000.00	Valid		Land and Improvements	
9/6/2002		\$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	0.314	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	Light			Public Sewer	

Valuation/Explanation		
Dwelling #	761 9988 010- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,540	\$176,052.80
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$176,052.80
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,540	\$34,742.40
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
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:	2	\$2,300.00
Attachments:	726	\$17,400.00
<b>Adjusted Base Price</b>		\$241,605.60
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$244,096.16
Market Adjustment:	56%	\$380,790.01
CDU Adjustment:	70	\$266,600.00
Complete:	100	\$266,600.00
Dollar Adjustments		(\$500.00)
<b>Dwelling Value</b>		\$266,100.00
Other Building Improvements	0	\$14,900.00
<b>Total Improvement Value</b>		\$281,000.00
<b>Total Land Value</b>		\$68,200.00
<b>Total Assessed Value</b>		\$349,200.00

Parcel Numbers: 761-9988-011      Property Address: 2881 MINNESOTA AVE W      Municipality: Franklin, City of

Owner Name: TICE, BARBARA A      Mailing Address: 2881 W MINNESOTA AVE FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	CSM NO 5793 NE 12 5 21 PARCEL 3	
	Neighborhood: 1215-Franklin	

Parcel Sketch and Site Map obtained from the County GIS

### Building Description

<b>Dwelling #</b>	<b>761 9988 011- 1</b>		
Year Built:	1/1/1993	Exterior Wall:	01-Wood
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:
761 9988 011- 1	1,040	960	0	0	0	0	2,000

Attachment Description(s):	Area:	Attachment Value:
13-AFG	558	\$16,700
31-WD	300	\$3,000
35-Ms/Terrace	40	\$0


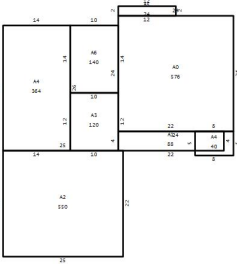
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed		1/1/2004	140		Average	\$500.00	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
7/21/2004		2418	\$2,500.00		SHED		
9/17/2012		85073	\$14,000.00		SIDING		
9/22/2011		2027	\$4,600.00		WDDK		
5/2/2011		758	\$7,090.00		FURN/AC RPL		
4/7/2011		599	\$9,000.00		FNDTN RPR		
6/21/2021		21-0237	\$4,800.00		ACREPLACE		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/1/1994		\$155,500.00	Valid		Land and Improvements		
11/20/2006		\$265,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.314	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	Light			Public Sewer		

Valuation/Explanation		
Dwelling #	761 9988 011- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,040	\$129,542.40
Second Story:	960	\$62,707.20
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$192,249.60
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	960	\$24,825.60
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,920.00
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	898	\$19,700.00
<b>Adjusted Base Price</b>		\$256,198.20
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$257,618.02
Market Adjustment:	55%	\$399,307.93
CDU Adjustment:	70	\$279,500.00
Complete:	100	\$279,500.00
Dollar Adjustments		\$400.00
<b>Dwelling Value</b>		\$279,900.00
Other Building Improvements	0	\$500.00
<b>Total Improvement Value</b>		\$280,400.00
<b>Total Land Value</b>		\$68,200.00
<b>Total Assessed Value</b>		\$348,600.00

Parcel Numbers: 761-9989-001      Property Address: 2805 MINNESOTA AVE W      Municipality: Franklin, City of

Owner Name: QUEEN, TODD A      Mailing Address: 2805 W MINNESOTA AVE FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	CERTIFIED SURVEY MAP NO 5071 NE 12 5 21 PARCEL 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1215-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>761 9989 001- 1</b>		
Year Built:	1/1/1948	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1948	Bedrooms:	4
Remodeled/Effective Age:	-74	Full Baths:	2
Building Type/Style:	04-Cape Cod	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:
761 9989 001- 1	716	0	0	0	324	0	1,040

Attachment Description(s):	Area:	Attachment Value:
11-OFP	88	\$1,800
13-AFG	550	\$16,500
12-EFP	120	\$3,600
33-Concrete Patio	364	\$1,800
99-Additional Attachments	24	\$2,400

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	454	\$2,270

**Other Building Improvements**

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


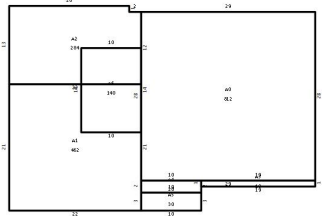
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
12/22/2015	15-3054	\$12,750.00	RE-ROOFING				
3/1/1994	94-0135	\$1,500.00	REROOFING				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/1/1990		\$72,500.00	Valid		Land and Improvements		
5/7/2005		\$184,000.00	Valid		Land and Improvements		
8/19/2014		\$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	0.267	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			Public Sewer		
Valuation/Explanation							
<b>Dwelling #</b>				<b>761 9989 001- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				716			\$97,261.44
Second Story:				0			\$0.00
Additional Story:				0			\$0.00
Attic/Finished Net:				0			\$0.00
Half Story/Finished Net:				324			\$22,762.08
<b>Base Price</b>						\$120,023.52	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0			\$0.00
Unfinished Basement:				716			\$20,491.92
Half Story/Unfinished:							\$0.00
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$2,558.40	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0			\$0.00
Features:				1			\$300.00
Attachments:				1,146			\$26,100.00
<b>Adjusted Base Price</b>						\$176,795.84	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$165,435.42	
Market Adjustment:				115%		\$355,686.16	
CDU Adjustment:				50		\$177,800.00	
Complete:				100		\$177,800.00	
Dollar Adjustments						\$0.00	
<b>Dwelling Value</b>						\$177,800.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$177,800.00
<b>Total Land Value</b>		\$64,600.00
<b>Total Assessed Value</b>		\$242,400.00



Parcel Numbers: 761-9989-002      Property Address: 2819 MINNESOTA AVE W      Municipality: Franklin, City of

Owner Name: NINKO, MICHAEL J      Mailing Address: 2819 W MINNESOTA AVE FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	CERTIFIED SURVEY MAP NO 5071 NE 12 5 21 PARCEL 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1215-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>761 9989 002- 1</b>		
Year Built:	1/1/1990	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1990	Bedrooms:	3
Remodeled/Effective Age:	-32	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:
761 9989 002- 1	1,096	851	0	0	0	0	1,947

Attachment Description(s):	Area:	Attachment Value:
11-OFP	20	\$400
99-Additional Attachments	20	\$2,000
13-AFG	462	\$13,900
99-Additional Attachments	19	\$1,900
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


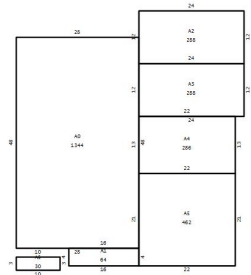
**Other Building Improvements**

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/2020	140		Average	\$1,100.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
6/5/2020	20-1382	\$4,200.00	SHED 10X14				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/1/1990		\$16,990.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.267	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			Public Sewer		
Valuation/Explanation							
<b>Dwelling #</b>	<b>761 9989 002- 1</b>						
<b>Description</b>	<b>Area</b>	<b>Value Amount</b>					
<b>Living Area:</b>							
First Story:	1,096	\$134,862.80					
Second Story:	851	\$56,574.48					
Additional Story:	0	\$0.00					
Attic/Finished Net:	0	\$0.00					
Half Story/Finished Net:	0	\$0.00					
<b>Base Price</b>		<b>\$191,437.28</b>					
<b>Unfinished Living Area:</b>							
Room/Unfinished:	0	\$0.00					
Unfinished Basement:	1,096	\$27,410.96					
Half Story/Unfinished:		\$0.00					
<b>Structure Info, Features and Attachments:</b>							
Heating/AC	Air Conditioning - Same Ducts	\$4,789.62					
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00					
Finished Basement Living Area	0	\$0.00					
Features:	1	\$300.00					
Attachments:	551	\$18,800.00					
<b>Adjusted Base Price</b>		<b>\$247,618.86</b>					
<b>Changes/Adjustments</b>							
Grade Adjustment:	C+ 110%	\$251,370.75					
Market Adjustment:	60%	\$402,193.19					
CDU Adjustment:	65	\$261,400.00					
Complete:	100	\$261,400.00					
Dollar Adjustments		\$600.00					
<b>Dwelling Value</b>		<b>\$262,000.00</b>					
Other Building Improvements	0	\$1,100.00					
<b>Total Improvement Value</b>		<b>\$263,100.00</b>					
<b>Total Land Value</b>		<b>\$64,600.00</b>					
<b>Total Assessed Value</b>		<b>\$327,700.00</b>					

Parcel Numbers: 761-9989-003      Property Address: 2827 MINNESOTA AVE W      Municipality: Franklin, City of

Owner Name: FARHUD, KHALED A      Mailing Address: 2827 W MINNESOTA AVE FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	CERTIFIED SURVEY MAP NO 5071 NE 12 5 21 PARCEL 3	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1215-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>761 9989 003- 1</b>		
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:
761 9989 003- 1	1,630	0	0	0	0	0	1,630

Attachment Description(s):	Area:	Attachment Value:
11-OFP	64	\$1,300
31-WD	288	\$2,900
12-EFP	288	\$8,600
13-AFG	462	\$13,900


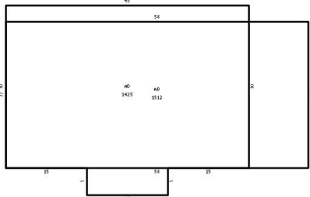
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
4/20/2007	813	\$1,500.00	FURREPLAC			
6/23/2020	20-1603	\$1,836.00	FENCE			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
6/16/2015		\$247,200.00	Invalid		Land and Improvements	
12/1/1997		\$145,000.00	Valid		Land and Improvements	
9/1/1990		\$16,990.00	Valid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.286	Gross				\$66,600
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
12,458	0.286			\$66,600		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			Public Sewer	

Valuation/Explanation		
Dwelling #	761 9989 003- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,630	\$184,141.10
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$184,141.10
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,344	\$31,489.92
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,009.80
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$5,800.00
Attachments:	1,102	\$26,700.00
<b>Adjusted Base Price</b>		\$259,462.82
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$249,659.10
Market Adjustment:	64%	\$409,440.93
CDU Adjustment:	65	\$266,100.00
Complete:	100	\$266,100.00
Dollar Adjustments		(\$700.00)
<b>Dwelling Value</b>		\$265,400.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$265,400.00
<b>Total Land Value</b>		\$66,600.00
<b>Total Assessed Value</b>		\$332,000.00

Parcel Numbers: 761-9990-002	Property Address: 7273 27TH ST S	Municipality: Franklin, City of
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Owner Name: TI INVESTORS OF FRANKLIN APARTMENTS LLC	Mailing Address: 710 N PLANKINTON AVE, STE 1200 MILWAUKEE, WI 53203	Land Use: Commercial
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Property Photograph: 	Legal Description: COM 80.08' W & 1161.28' S OF NE COR OF NE 12 5 21, TH	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 998.6-Franklin		
Zoning: B3		

**Building Description**

Building #	1	
Building Type/Style:	326-Storage Garage	One Bedroom:
Stories:		Two Bedroom:
Year Built:	1988	Three Bedroom:
Remodeled/Effective Age:		Total Unit Count:
Grade Factor:	C	Business Name: LITTLE CANCUN RESTAURANT_x0000_x0000_x0000_ _x0000_x0000_x0000_
Market Adjustment:	16	CDU/Overall Condition Average

**Structure / Basement Data**

Building #	Section #	Occupancy:	Year:	Area:	Framing:	Wall Hgt:	Rental:
1	1	326-Storage Garage	1988	1,512	D4-Wood Average	9	
Building #	Section #	Description:	Basement Area:	Total Area:			
1			1,512	3,024			

Components					Site Improvements				
Bldg #	Sec. #	Description:	Area:	Value:	Bldg #	Sec. #	Description:	Area:	Value:
1	1	HVAC-Warmed and Cooled Air	1,512	\$2,300	1				

**Detached Improvements**

Structure:	Year:	Sq Ft:	Grade:	Construction:	Condition:
PA-Paving	1/1/1985	36,000	C		Average

**Permit / Construction History**

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
1/3/2018	18-0007	\$30,000.00	RAZE BLDG #2
1/3/2018	18-0008	\$40,000.00	RAZE BLDG #1
5/3/2017	17-0936	\$5,850.00	ACREPLACE
8/28/2015	15-2039	\$1,500.00	KITCH ALTER
1/3/2018	18-0006	\$30,000.00	RAZE BLDG #3
7/10/2018	18-1712	\$4,017.00	HVAC-LCR
2/20/2014	140343	\$3,533.00	FURREPLAC

Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
1/1/2014		\$833,900.00	Invalid		Land and Improvements	
1/30/2014		\$833,900.00	Invalid		Land and Improvements	
11/3/2017		\$1,900,000.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
B-Commercial Primary Site	1.297	Gross				\$403,500.00
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Total Land Value:		
56,497	1.297			\$403,500.00		
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						
<b>Building #</b>	<b>1</b>					
<b>Description</b>	<b>Area</b>		<b>Value Amount</b>			
Structure:	1,512		\$51,589.00			
<b>Commercial Building Base Price</b>			<b>\$51,589.00</b>			
Basement:	0		\$0.00			
Components:	0		\$0.00			
Site Improvements:	0		\$0.00			
<b>Adjusted Base Price</b>			<b>\$51,589.00</b>			
Depreciation Adjustment:	0		\$0.00			
<b>Adjusted Base Price with Depreciation</b>			<b>\$51,589.00</b>			
Grade Adjustment:	C		0.00			
Market Adjustment:	16		\$8,254.24			
Local Modifier:			\$0.00			
Percent Complete:			\$0.00			
Dollar Adjustment:			\$400.00			
<b>Commercial Building Value</b>			<b>\$60,200.00</b>			
<b>Total Dwelling Value</b>			<b>\$0</b>			
Detached Improvements	0		\$7,200.00			
<b>Total Improvement Value</b>			<b>\$149,800.00</b>			
<b>Total Land Value</b>			<b>\$403,500.00</b>			
<b>Total Assessed Value</b>			<b>\$553,300.00</b>			

Parcel Numbers: 761-9992-002	Property Address: 31ST ST S	Municipality: Franklin, City of
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Owner Name: NORTHWESTERN MUTUAL LIFE INS CO, THE	Mailing Address: 720 E WISCONSIN AVE N 16 PROP TAX MILWAUKEE, WI 53202	Land Use: Commercial
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Property Photograph:	Legal Description: CERTIFIED SURVEY MAP NO 7905 NE 12-5-21 LOT 1	Building Sketch:
<small>Description/Map</small>	Parcel Sketch and Site Map obtained from the County GIS	<small>Description/Map</small>
	Neighborhood: 999.5-Franklin	
	Zoning: B5	

**Building Description**

<b>Building #</b>	
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:
11/30/2005	1016227	\$2,300.00	RAZED
11/30/2005	1017323	\$500.00	RAZED
11/30/2005	1016958	\$200.00	RAZED
11/30/2005	1016592	\$600.00	RAZED

**Ownership/Sales History**

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
2/12/2003		\$294,100.00	Invalid		Land and Improvements	
4/8/2003		\$1,700,000.00	Invalid		Land and Improvements	

**Land Breakdown**

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
B-Commercial Primary Site	18.458	Gross				\$2,339,600.00



Acreage/Squarefoot Variables					
Land Data & Computations					
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Total Land Value:	
804,030	18.458			\$2,339,600.00	
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 #		Area		Value Amount	
Description		Area		Value Amount	
Structure:					
Commercial Building Base Price					
Basement:					
Components:					
Site Improvements:					
Adjusted Base Price					\$0.00
Depreciation Adjustment:					\$0.00
Adjusted Base Price with Depreciation					\$0.00
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					\$2,339,600.00
Total Assessed Value					\$2,339,600.00

Parcel Numbers: 761-9994-005	Property Address: 31ST ST S	Municipality: Franklin, City of
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Owner Name: NORTHWESTERN MUTUAL LIFE INS CO, THE	Mailing Address: 720 E WISCONSIN AVE N 16 PROP TAX MILWAUKEE, WI 53202	Land Use: Commercial
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Property Photograph:	Legal Description: CERTIFIED SURVEY MAP NO 5794 NE 12-5-21 PARCEL 2 EXC	Building Sketch:
<small>Descriptor/Map</small>	Parcel Sketch and Site Map obtained from the County GIS	<small>Descriptor/Map</small>
	Neighborhood: 999.5-Franklin	
	Zoning:	

**Building Description**

<b>Building #</b>	
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:
10/22/2003		\$655,000.00	Invalid		Land	

**Land Breakdown**

Land Class: B-Commercial Primary Site	Acreage: 8.460	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$1,208,700.00
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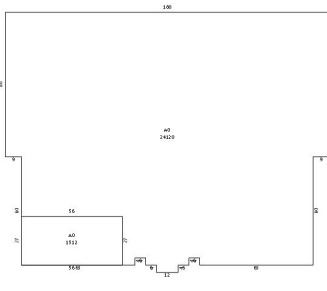
**Acreage/Squarefoot Variables**

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Land Data & Computations					
Total Square Footage: 368,518	Total Acreage: 8.460	Depth:	Act. Frontage:	Total Land Value: \$1,208,700.00	
General Information					
Topography: Level	Street/Road: Paved	Fronting Traffic: Light	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					
		\$0			
Detached Improvements	0	\$0.00			
Total Improvement Value					
		\$0.00			
Total Land Value					
		\$1,208,700.00			
Total Assessed Value					
		\$1,208,700.00			

Parcel Numbers: 761-9994-006      Property Address: 7407 27TH ST S      Municipality: Franklin, City of

Owner Name: Platt Construction, Inc.      Mailing Address: 7407 S 27th Street ` Franklin, WI 53132      Land Use: Commercial

	Legal Description:	
	CERTIFIED SURVEY MAP NO. 5794, NE 1/4 SEC 12-5-21,	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	999.5-Franklin	
Zoning:	M1	

**Building Description**

Building #	1	
Building Type/Style:	597-Mixed Retail w/Off Units	One Bedroom:
Stories:		Two Bedroom:
Year Built:	1992	Three Bedroom:
Remodeled/Effective Age:		Total Unit Count:
Grade Factor:	C	Business Name:
Market Adjustment:	72	CDU/Overall Condition      Average
Building #	2	
Building Type/Style:	406-Warehouse, Storage	One Bedroom:
Stories:		Two Bedroom:
Year Built:	1992	Three Bedroom:
Remodeled/Effective Age:		Total Unit Count:
Grade Factor:	C	Business Name:
Market Adjustment:	167	CDU/Overall Condition      Average
Building #	3	
Building Type/Style:	344-Office Building	One Bedroom:
Stories:		Two Bedroom:
Year Built:	1992	Three Bedroom:
Remodeled/Effective Age:		Total Unit Count:
Grade Factor:	C	Business Name:
Market Adjustment:	150	CDU/Overall Condition      Average

**Structure / Basement Data**

Building #	Section #	Occupancy:	Year:	Area:	Framing:	Wall Hgt:	Rental:
1	1	597-Mixed Retail w/Off Units	1992	9,720	C4-Masonry Average	14	
2	2	406-Warehouse, Storage	1992	14,400	C4-Masonry Average	22	
3	3	344-Office Building	1992	2,700	D4-Wood Average	10	
Building #	Section #	Description:	Basement Area:		Total Area:		
1					9,720		
2					14,400		
3					2,700		

Components					Site Improvements				
Bldg #	Sec. #	Description:	Area:	Value:	Bldg #	Sec. #	Description:	Area:	Value:
1	1	HVAC-Warmed and Cooled Air	9,720	\$14,600	1				
1	1	HVAC-Forced Air Unit	9,720	\$14,600	2				
1	1	HVAC-Warmed and Cooled Air	9,720	\$14,600	3				
2									
3									

Detached Improvements						
Structure:	Year:	Sq Ft:	Grade:	Construction:	Condition:	
RS1-Frame Utility Shed	1/1/1992	800	C		Average	
RS1-Frame Utility Shed	1/1/1992	1,600	C		Average	
PAV-Paving-Concrete	1/1/1992	25,000	C		Average	
RS1-Frame Utility Shed	1/1/1996	3,840	C		Average	

Permit / Construction History			
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
5/1/1996	96-0460	\$25,000.00	BLDG 40X40'
5/1/1996	96-0428	\$30,000.00	BLDG 40X80'
6/4/2010	1009	\$28,500.00	HVAC

Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
5/31/2017		\$2,000,000.00	Valid		Land and Improvements	
6/22/2009		\$1,825,200.00	Invalid		Land and Improvements	
4/1/1992		\$179,500.00	Valid		Land	
4/30/2002		\$1,372,713.00	Invalid		Land and Improvements	
6/20/2022	11259497	\$2,000,000.00	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	8.365	Gross				\$488,600.00

Acreage/Squarefoot Variables						

Land Data & Computations					
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Total Land Value:	
364,379	8.365			\$488,600.00	

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

Assessment History			
Parcel Year:	Acres Total:	Land Total:	Improvement Total:

Valuation/Explanation		
<b>Building #</b>	<b>1</b>	
<b>Description</b>	<b>Area</b>	<b>Value Amount</b>
Structure:	9,720	\$591,462.00
<b>Commercial Building Base Price</b>		\$591,462.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
<b>Adjusted Base Price</b>		\$591,462.00
Depreciation Adjustment:	0	\$0.00
<b>Adjusted Base Price with Depreciation</b>		\$591,462.00
Grade Adjustment:	C	0.00
Market Adjustment:	72	\$425,852.64
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$1,000.00
<b>Commercial Building Value</b>		\$1,018,300.00
<b>Building #</b>	<b>2</b>	
<b>Description</b>	<b>Area</b>	<b>Value Amount</b>
Structure:	14,400	\$414,144.00
<b>Commercial Building Base Price</b>		\$414,144.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
<b>Adjusted Base Price</b>		\$414,144.00
Depreciation Adjustment:	0	\$0.00
<b>Adjusted Base Price with Depreciation</b>		\$414,144.00
Grade Adjustment:	C	0.00
Market Adjustment:	167	\$691,620.48
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$4,000.00
<b>Commercial Building Value</b>		\$1,109,800.00
<b>Building #</b>	<b>3</b>	
<b>Description</b>	<b>Area</b>	<b>Value Amount</b>
Structure:	2,700	\$185,976.00
<b>Commercial Building Base Price</b>		\$185,976.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
<b>Adjusted Base Price</b>		\$185,976.00
Depreciation Adjustment:	0	\$0.00
<b>Adjusted Base Price with Depreciation</b>		\$185,976.00
Grade Adjustment:	C	0.00
Market Adjustment:	150	\$278,964.00
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$200.00
<b>Commercial Building Value</b>		\$465,100.00

<b>Total Dwelling Value</b>		\$0
Detached Improvements	0	\$21,900.00
<b>Total Improvement Value</b>		\$1,865,300.00
<b>Total Land Value</b>		\$488,600.00
<b>Total Assessed Value</b>		\$2,353,900.00





Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
12/2/2015	152900	\$19,370.00	INT ALT- ED JON			
11/29/2010	2606	\$22,250.00	INT ALT-#207			
12/13/2010	2730	\$900.00	#204 DUCTWRK			
1/26/2016	160132	\$2,550.00	HVAC-ED JONES			
4/8/2016	16-0696	\$2,000.00	SIGN			
7/9/2010	1364	\$30,000.00	HVAC			
4/8/2016	16-0697	\$3,000.00	SIGN			
6/7/2010	1021	\$92,000.00	STE 3 INSPIRE S			
12/8/2020	20-3519	\$30,000.00	ALTER - C HEALI			
4/18/2007	791	\$31,900.00	HVAC			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
11/12/2009		\$1,331,400.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
B-Commercial Primary Site	1.200	Gross				\$415,600.00
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Total Land Value:		
52,272	1.200			\$415,600.00		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Heavy			Well	
Assessment History						
Parcel Year:	Acres Total:	Land Total:	Improvement Total:			

Valuation/Explanation		
<b>Building #</b>	<b>1</b>	
<b>Description</b>	<b>Area</b>	<b>Value Amount</b>
Structure:	6,833	\$410,185.00
<b>Commercial Building Base Price</b>		\$410,185.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
<b>Adjusted Base Price</b>		\$410,185.00
Depreciation Adjustment:	0	\$0.00
<b>Adjusted Base Price with Depreciation</b>		\$410,185.00
Grade Adjustment:	C+	43,058.50
Market Adjustment:	-55	(\$249,283.92)
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$4,400.00
<b>Commercial Building Value</b>		\$208,400.00
<b>Building #</b>	<b>2</b>	
<b>Description</b>	<b>Area</b>	<b>Value Amount</b>
Structure:	7,088	\$511,187.00
<b>Commercial Building Base Price</b>		\$511,187.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
<b>Adjusted Base Price</b>		\$511,187.00
Depreciation Adjustment:	0	\$0.00
<b>Adjusted Base Price with Depreciation</b>		\$511,187.00
Grade Adjustment:	C+	42,549.26
Market Adjustment:	75	\$415,302.20
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$3,500.00
<b>Commercial Building Value</b>		\$972,500.00
<b>Total Dwelling Value</b>		\$0
Detached Improvements	0	\$4,700.00
<b>Total Improvement Value</b>		\$1,044,800.00
<b>Total Land Value</b>		\$415,600.00
<b>Total Assessed Value</b>		\$1,460,400.00

Parcel Numbers: 761-9997-003	Property Address: 31ST ST S	Municipality: Franklin, City of
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Owner Name: NORTHWESTERN MUTUAL LIFE INS CO, THE	Mailing Address: 720 E WISCONSIN AVE N 16 PROP TAX MILWAUKEE, WI 53202	Land Use: Commercial
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Property Photograph:	Legal Description: COM 165.32 FT N OF SW COR OF NE 12-5-21 TH N 165.33 FT E	Building Sketch:
<small>Description/Map</small>	Parcel Sketch and Site Map obtained from the County GIS	<small>Description/Map</small>
	Neighborhood: 999.5-Franklin	
	Zoning: R6B5FF	

**Building Description**

<b>Building #</b>	
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:
11/1/1986		\$40,000.00	Invalid		Land and Improvements	
12/13/2002		\$311,800.00	Invalid		Land	

**Land Breakdown**

Land Class: B-Commercial Primary Site	Acreage: 10.658	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$1,417,600.00
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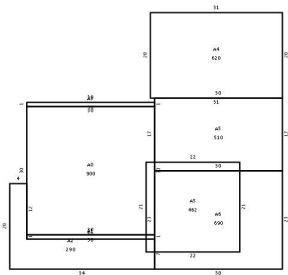
**Acreage/Squarefoot Variables**

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Land Data & Computations					
Total Square Footage: 464,262	Total Acreage: 10.658	Depth:	Act. Frontage:	Total Land Value: \$1,417,600.00	
General Information					
Topography: Level	Street/Road: Paved	Fronting Traffic: Light	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					
		\$0			
Detached Improvements	0	\$0.00			
Total Improvement Value					
		\$0.00			
Total Land Value					
		\$1,417,600.00			
Total Assessed Value					
		\$1,417,600.00			

Parcel Numbers: 761-9998-001	Property Address: 7444 35TH ST S	Municipality: Franklin, City of
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Owner Name: KELLY, JOHN	Mailing Address: 7444 S 35TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: CERTIFIED SURVEY MAP NO 3564 NE & SE 12 5 21 PARCEL 1	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

### Building Description

<b>Dwelling #</b>	<b>761 9998 001- 1</b>		
Year Built:	1/1/1979	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1979	Bedrooms:	3
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:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

### Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
761 9998 001- 1	1,410	960	0	0	0	128	2,498

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	30	\$3,000
11-OFP	30	\$600
11-OFP	290	\$5,800
99-Additional Attachments	30	\$3,000
31-WD	620	\$6,200
13-AFG	690	\$20,700

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	4	\$1,200
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:
1/1/2000	00-0065	\$14,500.00	FIRE DAMAGE

### Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
6/4/2018		\$288,500.00	Valid		Land and Improvements	
12/14/2017		\$323,500.00	Invalid		Land and Improvements	
9/1/1988		\$120,000.00	Valid		Land and Improvements	
4/29/2008		\$287,300.00	Invalid		Land and Improvements	

### Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.460	Gross				\$71,000

### Acreage/Squarefoot Variables

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### Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
20,038	0.460			\$71,000


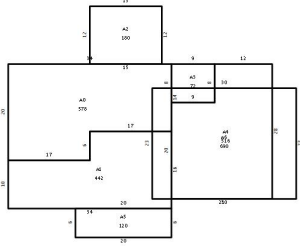
### General Information

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

Valuation/Explanation		
Dwelling #	761 9998 001- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,410	\$163,320.30
Second Story:	960	\$62,707.20
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$226,027.50
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	772	\$0.00
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$6,145.08
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	128	\$3,454.72
Features:	5	\$6,700.00
Attachments:	1,690	\$39,300.00
<b>Adjusted Base Price</b>		\$293,830.30
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$272,613.33
Market Adjustment:	75%	\$477,073.33
CDU Adjustment:	60	\$286,200.00
Complete:	100	\$286,200.00
Dollar Adjustments		(\$500.00)
<b>Dwelling Value</b>		\$285,700.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$285,700.00
<b>Total Land Value</b>		\$71,000.00
<b>Total Assessed Value</b>		\$356,700.00

Parcel Numbers: 761-9998-002      Property Address: 7452 35TH ST S      Municipality: Franklin, City of

Owner Name: MCGRAW, KATHLEEN A      Mailing Address: 7452 S 35TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	CERTIFIED SURVEY MAP NO 3564 NE & SE 12 5 21 PARCEL 2 &	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1214-Franklin	

### Building Description

<b>Dwelling #</b>	<b>761 9998 002- 1</b>		
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:	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:
761 9998 002- 1	1,092	578	0	0	0	0	1,670

Attachment Description(s):	Area:	Attachment Value:
31-WD	180	\$1,800
13-AFG	516	\$15,500
11-OFP	120	\$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


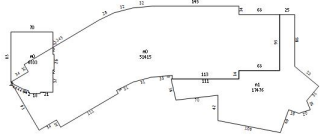


Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
7/12/2016		16-1656	\$7,500.00		ROOF		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/1/1988		\$23,000.00	Valid		Land		
7/19/2017		\$206,900.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.403	Gross				\$66,800
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
17,555		0.403				\$66,800	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>761 9998 002- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,092		\$134,370.60	
Second Story:				578		\$41,176.72	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$175,547.32	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,092		\$27,310.92	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$4,108.20	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				816		\$19,700.00	
<b>Adjusted Base Price</b>						\$236,288.44	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$235,717.28	
Market Adjustment:				72%		\$405,433.73	
CDU Adjustment:				65		\$263,500.00	
Complete:				100		\$263,500.00	
Dollar Adjustments						(\$300.00)	
<b>Dwelling Value</b>						\$263,200.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$263,200.00
<b>Total Land Value</b>		\$66,800.00
<b>Total Assessed Value</b>		\$330,000.00

Parcel Numbers: 786-9980-003      Property Address: 1 NORTHWESTERN MUTUAL WAY      Municipality: Franklin, City of

Owner Name: NORTHWESTERN MUTUAL LIFE INS CO, THE      Mailing Address: 720 E WISCONSIN AVE - N 16 PROP TAX MILWAUKEE, WI 53202      Land Use: Commercial

Property Photograph:	Legal Description:	Building Sketch:
	CERTIFIED SURVEY MAP NO. 7389, NE & SE 12-5-21, PARCEL 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 999.5-Franklin	
	Zoning: B5	

**Building Description**

<b>Building #</b>	<b>1</b>	
Building Type/Style:	344-Office Building	One Bedroom:
Stories:		Two Bedroom:
Year Built:	2002	Three Bedroom:
Remodeled/Effective Age:		Total Unit Count:
Grade Factor:	A-	Business Name:
Market Adjustment:	10	CDU/Overall Condition      Average
<b>Building #</b>	<b>4</b>	
Building Type/Style:	344-Office Building	One Bedroom:
Stories:		Two Bedroom:
Year Built:	2002	Three Bedroom:
Remodeled/Effective Age:		Total Unit Count:
Grade Factor:	A-	Business Name:
Market Adjustment:	563	CDU/Overall Condition      Average
<b>Building #</b>	<b>7</b>	
Building Type/Style:	344-Office Building	One Bedroom:
Stories:		Two Bedroom:
Year Built:	2002	Three Bedroom:
Remodeled/Effective Age:		Total Unit Count:
Grade Factor:	A-	Business Name:
Market Adjustment:	-7	CDU/Overall Condition      Average
<b>Building #</b>	<b>11</b>	
Building Type/Style:	344-Office Building	One Bedroom:
Stories:		Two Bedroom:
Year Built:	2002	Three Bedroom:
Remodeled/Effective Age:		Total Unit Count:
Grade Factor:	A-	Business Name:
Market Adjustment:	92	CDU/Overall Condition      Average
<b>Building #</b>	<b>2</b>	
Building Type/Style:	345-Parking Structure	One Bedroom:
Stories:		Two Bedroom:
Year Built:	2003	Three Bedroom:

Remodeled/Effective Age:		Total Unit Count:
Grade Factor:	C	Business Name:
Market Adjustment:		CDU/Overall Condition Average
<b>Building #</b>	<b>5</b>	
Building Type/Style:	326-Storage Garage	One Bedroom:
Stories:		Two Bedroom:
Year Built:	2003	Three Bedroom:
Remodeled/Effective Age:		Total Unit Count:
Grade Factor:	C	Business Name:
Market Adjustment:		CDU/Overall Condition Average
<b>Building #</b>	<b>8</b>	
Building Type/Style:	345-Parking Structure	One Bedroom:
Stories:		Two Bedroom:
Year Built:	2003	Three Bedroom:
Remodeled/Effective Age:		Total Unit Count:
Grade Factor:	C	Business Name:
Market Adjustment:		CDU/Overall Condition Average
<b>Building #</b>	<b>10</b>	
Building Type/Style:	345-Parking Structure	One Bedroom:
Stories:		Two Bedroom:
Year Built:	2003	Three Bedroom:
Remodeled/Effective Age:		Total Unit Count:
Grade Factor:	C	Business Name:
Market Adjustment:		CDU/Overall Condition Average
<b>Building #</b>	<b>12</b>	
Building Type/Style:	345-Parking Structure	One Bedroom:
Stories:		Two Bedroom:
Year Built:	2003	Three Bedroom:
Remodeled/Effective Age:		Total Unit Count:
Grade Factor:	C	Business Name:
Market Adjustment:		CDU/Overall Condition Average
<b>Building #</b>	<b>3</b>	
Building Type/Style:	344-Office Building	One Bedroom:
Stories:		Two Bedroom:
Year Built:	2006	Three Bedroom:
Remodeled/Effective Age:		Total Unit Count:
Grade Factor:	A-	Business Name:
Market Adjustment:	96	CDU/Overall Condition Average
<b>Building #</b>	<b>6</b>	
Building Type/Style:	597-Mixed Retail w/Off Units	One Bedroom:
Stories:		Two Bedroom:
Year Built:	2006	Three Bedroom:
Remodeled/Effective Age:		Total Unit Count:
Grade Factor:	A-	Business Name:
Market Adjustment:	-98	CDU/Overall Condition Average
<b>Building #</b>	<b>9</b>	
Building Type/Style:	344-Office Building	One Bedroom:
Stories:		Two Bedroom:
Year Built:	2006	Three Bedroom:
Remodeled/Effective Age:		Total Unit Count:
Grade Factor:	A-	Business Name:
Market Adjustment:	-14	CDU/Overall Condition Average

<b>Building #</b>	<b>13</b>	
Building Type/Style:	345-Parking Structure	One Bedroom:
Stories:		Two Bedroom:
Year Built:	2006	Three Bedroom:
Remodeled/Effective Age:		Total Unit Count:
Grade Factor:	C	Business Name:
Market Adjustment:		CDU/Overall Condition                      Average
<b>Building #</b>	<b>14</b>	
Building Type/Style:	345-Parking Structure	One Bedroom:
Stories:		Two Bedroom:
Year Built:	2006	Three Bedroom:
Remodeled/Effective Age:		Total Unit Count:
Grade Factor:	C	Business Name:
Market Adjustment:		CDU/Overall Condition                      Average

<b>Structure / Basement Data</b>							
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Building #	Section #	Occupancy:	Year:	Area:	Framing:	Wall Hgt:	Rental:
1	1	344-Office Building	2002	73,565	C4-Masonry Average	15	
10	4	345-Parking Structure	2003	74,402	A Fireproof Masonary	12	
11	5	344-Office Building	2002	28,096	C4-Masonry Average	15	
12	5	345-Parking Structure	2003	74,402	A Fireproof Masonary	4	
13	1	345-Parking Structure	2006	97,730	A Fireproof Masonary	12	
14	2	345-Parking Structure	2006	97,730	A Fireproof Masonary	12	
2	1	345-Parking Structure	2003	62,858	A Fireproof Masonary	12	
3	1	344-Office Building	2006	68,891	C4-Masonry Average	16	
4	2	344-Office Building	2002	67,625	C4-Masonry Average	15	
5	2	326-Storage Garage	2003	19,990	A Fireproof Masonary	24	
6	2	597-Mixed Retail w/Off Units	2006	51,415	C4-Masonry Average	15	
7	3	344-Office Building	2002	17,969	C4-Masonry Average	15	
8	3	345-Parking Structure	2003	62,042	A Fireproof Masonary	12	
9	3	344-Office Building	2006	17,666	C4-Masonry Average	15	

Building #	Section #	Description:	Basement Area:	Total Area:
1			33,820	107,385
1			51,415	124,980
1			35,269	108,834
1			78,263	151,828
10				74,402
11				28,096
12				74,402
13				97,730
14				97,730
2				62,858
3				68,891
4			97,730	165,355
5				19,990
6				51,415
7				17,969
8				62,042
9				17,666

Components					Site Improvements				
Bldg #	Sec. #	Description:	Area:	Value:	Bldg #	Sec. #	Description:	Area:	Value:
1	1	HVAC-Forced Air Unit	78,263	\$117,400	1				
1	1	HVAC-Warmed and Cooled Air	78,263	\$117,400	4				
1	1	HVAC-Warmed and Cooled Air	78,263	\$117,400	7				
1	1	HVAC-Forced Air Unit	78,263	\$117,400	11				
1	1	HVAC-Warmed and Cooled Air	78,263	\$117,400	2				
1	1	HVAC-Forced Air Unit	78,263	\$117,400	5				
1	1	HVAC-Warmed and Cooled Air	78,263	\$117,400	8				
1	1	HVAC-Forced Air Unit	78,263	\$117,400	10				
1	1	HVAC-Warmed and Cooled Air	78,263	\$117,400	12				
1	1	HVAC-Warmed and Cooled Air	78,263	\$117,400	3				
1	1	HVAC-Warmed and Cooled Air	78,263	\$117,400	6				
1	1	HVAC-Warmed and Cooled Air	78,263	\$117,400	9				
1	1	HVAC-Warmed and Cooled Air	78,263	\$117,400	13				
1	1	HVAC-Warmed and Cooled Air	78,263	\$117,400	14				
1	1	HVAC-Warmed and Cooled Air	78,263	\$117,400					
4	2	HVAC-Forced Air Unit	97,730	\$146,600					
7									
11									
2									
5									
8									
10									
12									
3									
6									
9									
13									
14									
Detached Improvements									
Structure:			Year:	Sq Ft:	Grade:	Construction:	Condition:		
Permit / Construction History									
Date of Permit:		Permit Number:		Permit Amount:		Details of Permit:			
10/30/2019		19-2804		\$4,100.00		ALTER (FITNESS)			
3/19/2018		18-0492		\$0.00		HVAC X4			
11/20/2019		19-3019		\$543,668.00		FITNESS CENTER			
1/31/2020		20-0315		\$45,000.00		DUCTWK			
4/3/2020		30-0826		\$743,482.00		ALTER DATA CTR			
5/28/2014		141151		\$7,000.00		ALTER			
1/2/2019		19-0000		\$63,504.00		INT ALTER-HEALT			
6/17/2014		141355		\$5,000.00		ALTER (BLDG 2)			
9/18/2015		15-2227		\$7,500.00		ALTER (1N118)			
8/21/2014		142011		\$2,500.00		ALTER (1W5)			
Ownership/Sales History									
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:		Sale Type:		Sale Validation Source:	
3/6/2002		\$3,705,000.00	Valid			Land			
11/1/2000		\$2,450,000.00	Invalid			Land			

Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
B-Commercial Primary Site	79.892	Gross				\$7,927,200.00
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Total Land Value:		
3,480,096	79.892			\$7,927,200.00		
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						
<b>Building #</b>	<b>1</b>					
<b>Description</b>	<b>Area</b>				<b>Value Amount</b>	
Structure:	73,565				\$5,305,508.00	
<b>Commercial Building Base Price</b>					\$5,305,508.00	
Basement:	0				\$0.00	
Components:	0				\$0.00	
Site Improvements:	0				\$0.00	
<b>Adjusted Base Price</b>					\$5,305,508.00	
Depreciation Adjustment:	0				\$0.00	
<b>Adjusted Base Price with Depreciation</b>					\$5,305,508.00	
Grade Adjustment:	A-				2,968,608.51	
Market Adjustment:	10				\$827,411.65	
Local Modifier:					\$0.00	
Percent Complete:					\$0.00	
Dollar Adjustment:					\$0.00	
<b>Commercial Building Value</b>					\$9,101,500.00	
<b>Building #</b>	<b>4</b>					
<b>Description</b>	<b>Area</b>				<b>Value Amount</b>	
Structure:	67,625				\$4,877,115.00	
<b>Commercial Building Base Price</b>					\$4,877,115.00	
Basement:	0				\$0.00	
Components:	0				\$0.00	
Site Improvements:	0				\$0.00	
<b>Adjusted Base Price</b>					\$4,877,115.00	
Depreciation Adjustment:	0				\$0.00	
<b>Adjusted Base Price with Depreciation</b>					\$4,877,115.00	
Grade Adjustment:	A-				2,260,671.75	
Market Adjustment:	563				\$40,185,739.40	
Local Modifier:					\$0.00	
Percent Complete:					\$0.00	
Dollar Adjustment:					\$51,200.00	
<b>Commercial Building Value</b>					\$47,374,700.00	
<b>Building #</b>	<b>7</b>					
<b>Description</b>	<b>Area</b>				<b>Value Amount</b>	
Structure:	17,969				\$1,295,924.00	

<b>Commercial Building Base Price</b>		\$1,295,924.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
<b>Adjusted Base Price</b>		\$1,295,924.00
Depreciation Adjustment:	0	\$0.00
<b>Adjusted Base Price with Depreciation</b>		\$1,295,924.00
Grade Adjustment:	A-	583,165.93
Market Adjustment:	-7	(\$131,536.29)
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$2,800.00
<b>Commercial Building Value</b>		\$1,750,400.00
<b>Building #</b>	<b>11</b>	
<b>Description</b>	<b>Area</b>	<b>Value Amount</b>
Structure:	28,096	\$2,026,284.00
<b>Commercial Building Base Price</b>		\$2,026,284.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
<b>Adjusted Base Price</b>		\$2,026,284.00
Depreciation Adjustment:	0	\$0.00
<b>Adjusted Base Price with Depreciation</b>		\$2,026,284.00
Grade Adjustment:	A-	911,827.58
Market Adjustment:	92	\$2,703,062.66
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$4,100.00
<b>Commercial Building Value</b>		\$5,645,300.00
<b>Building #</b>	<b>2</b>	
<b>Description</b>	<b>Area</b>	<b>Value Amount</b>
Structure:	62,858	
<b>Commercial Building Base Price</b>		
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
<b>Adjusted Base Price</b>		\$0.00
Depreciation Adjustment:		\$0.00
<b>Adjusted Base Price with Depreciation</b>		\$0.00
Grade Adjustment:	C	
Market Adjustment:		\$0.00
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$0.00
<b>Commercial Building Value</b>		\$0.00
<b>Building #</b>	<b>5</b>	
<b>Description</b>	<b>Area</b>	<b>Value Amount</b>
Structure:	19,990	\$682,059.00
<b>Commercial Building Base Price</b>		\$682,059.00
Basement:	0	\$0.00
Components:	0	\$0.00



Site Improvements:	0	\$0.00
<b>Adjusted Base Price</b>		\$682,059.00
Depreciation Adjustment:		\$0.00
<b>Adjusted Base Price with Depreciation</b>		\$682,059.00
Grade Adjustment:	C	
Market Adjustment:		\$0.00
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$0.00
<b>Commercial Building Value</b>		\$682,100.00
<b>Building #</b>	<b>8</b>	
<b>Description</b>	<b>Area</b>	<b>Value Amount</b>
Structure:	62,042	
<b>Commercial Building Base Price</b>		
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
<b>Adjusted Base Price</b>		\$0.00
Depreciation Adjustment:		\$0.00
<b>Adjusted Base Price with Depreciation</b>		\$0.00
Grade Adjustment:	C	
Market Adjustment:		\$0.00
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$0.00
<b>Commercial Building Value</b>		\$0.00
<b>Building #</b>	<b>10</b>	
<b>Description</b>	<b>Area</b>	<b>Value Amount</b>
Structure:	74,402	
<b>Commercial Building Base Price</b>		
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
<b>Adjusted Base Price</b>		\$0.00
Depreciation Adjustment:		\$0.00
<b>Adjusted Base Price with Depreciation</b>		\$0.00
Grade Adjustment:	C	
Market Adjustment:		\$0.00
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$0.00
<b>Commercial Building Value</b>		\$0.00
<b>Building #</b>	<b>12</b>	
<b>Description</b>	<b>Area</b>	<b>Value Amount</b>
Structure:	74,402	
<b>Commercial Building Base Price</b>		
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
<b>Adjusted Base Price</b>		\$0.00
Depreciation Adjustment:		\$0.00

<b>Adjusted Base Price with Depreciation</b>		\$0.00
Grade Adjustment:	C	
Market Adjustment:		\$0.00
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$0.00
<b>Commercial Building Value</b>		\$0.00
<b>Building #</b>	<b>3</b>	
<b>Description</b>	<b>Area</b>	<b>Value Amount</b>
Structure:	68,891	\$4,968,419.00
<b>Commercial Building Base Price</b>		\$4,968,419.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
<b>Adjusted Base Price</b>		\$4,968,419.00
Depreciation Adjustment:	0	\$0.00
<b>Adjusted Base Price with Depreciation</b>		\$4,968,419.00
Grade Adjustment:	A-	2,235,788.51
Market Adjustment:	96	\$6,916,039.21
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$17,200.00
<b>Commercial Building Value</b>		\$14,137,400.00
<b>Building #</b>	<b>6</b>	
<b>Description</b>	<b>Area</b>	<b>Value Amount</b>
Structure:	51,415	\$3,128,603.00
<b>Commercial Building Base Price</b>		\$3,128,603.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
<b>Adjusted Base Price</b>		\$3,128,603.00
Depreciation Adjustment:	0	\$0.00
<b>Adjusted Base Price with Depreciation</b>		\$3,128,603.00
Grade Adjustment:	A-	1,668,622.41
Market Adjustment:	-98	(\$4,701,280.90)
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$7,200.00
<b>Commercial Building Value</b>		\$103,100.00
<b>Building #</b>	<b>9</b>	
<b>Description</b>	<b>Area</b>	<b>Value Amount</b>
Structure:	17,666	\$1,274,072.00
<b>Commercial Building Base Price</b>		\$1,274,072.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
<b>Adjusted Base Price</b>		\$1,274,072.00
Depreciation Adjustment:	0	\$0.00
<b>Adjusted Base Price with Depreciation</b>		\$1,274,072.00
Grade Adjustment:	A-	573,332.36
Market Adjustment:	-14	(\$258,636.61)

Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$10,200.00
<b>Commercial Building Value</b>		\$1,599,000.00
<b>Building #</b>	<b>13</b>	
<b>Description</b>	<b>Area</b>	<b>Value Amount</b>
Structure:	97,730	
<b>Commercial Building Base Price</b>		
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
<b>Adjusted Base Price</b>		\$0.00
Depreciation Adjustment:		\$0.00
<b>Adjusted Base Price with Depreciation</b>		\$0.00
Grade Adjustment:	C	
Market Adjustment:		\$0.00
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$0.00
<b>Commercial Building Value</b>		\$0.00
<b>Building #</b>	<b>14</b>	
<b>Description</b>	<b>Area</b>	<b>Value Amount</b>
Structure:	97,730	
<b>Commercial Building Base Price</b>		
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
<b>Adjusted Base Price</b>		\$0.00
Depreciation Adjustment:		\$0.00
<b>Adjusted Base Price with Depreciation</b>		\$0.00
Grade Adjustment:	C	
Market Adjustment:		\$0.00
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$0.00
<b>Commercial Building Value</b>		\$0.00
<b>Total Dwelling Value</b>		\$0
Detached Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$74,650,500.00
<b>Total Land Value</b>		\$7,927,200.00
<b>Total Assessed Value</b>		\$82,577,700.00

Parcel Numbers: 786-9981-004	Property Address: 7521 31ST ST S	Municipality: Franklin, City of
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Owner Name: NORTHWESTERN MUTUAL LIFE INS CO, THE	Mailing Address: 720 E WISCONSIN AVE N 16 PROP TAX MILWAUKEE, WI 53202	Land Use: Residential
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Property Photograph:	Legal Description: COM 200 FT S OF NW COR OF SE 12-5-21 TH E 1330.30 FT N	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: 1201-Franklin		

**Building Description**

<b>Dwelling #</b>	
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**


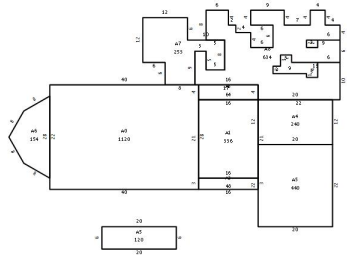
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
10/1/2004	3269	\$15,000.00	RAZE				
9/17/2004	3098	\$3,000.00	RAZE				
9/17/2004	3097	\$6,000.00	RAZE				
9/17/2004	3096	\$6,000.00	RAZE				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/21/2003		\$230,000.00	Invalid		Land		
12/13/2002		\$311,800.00	Invalid		Land		
11/21/2003		\$230,000.00	Invalid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	5.750	Gross				\$130,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:			Assessed Land Value:	
250,470	5.750					\$130,200	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #		
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:		
Second Story:		
Additional Story:		
Attic/Finished Net:		
Half Story/Finished Net:		
<b>Base Price</b>		
<b>Unfinished Living Area:</b>		
Room/Unfinished:		
Unfinished Basement:		
Half Story/Unfinished:		
<b>Structure Info, Features and Attachments:</b>		
Heating/AC		
Plumbing	- Half Bath - Full Bath	
Finished Basement Living Area		
Features:		
Attachments:		
<b>Adjusted Base Price</b>		\$0.00
<b>Changes/Adjustments</b>		
Grade Adjustment:	%	
Market Adjustment:		
CDU Adjustment:		
Complete:	100%	
Dollar Adjustments		
<b>Dwelling Value</b>		
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$0.00
<b>Total Land Value</b>		\$130,200.00
<b>Total Assessed Value</b>		\$130,200.00

Parcel Numbers: 786-9982-001	Property Address: 7541 31ST ST S	Municipality: Franklin, City of
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Owner Name: NOWAK GREGORY T & BARBARA TRUST	Mailing Address: 7541 S 31ST ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: COM IN W LI 2240.13 FT N OF SW COR OF SE 12-5-21 TH N	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1201-Franklin	

### Building Description

<b>Dwelling #</b>	<b>786 9982 001- 1</b>		
Year Built:	1/1/1951	Exterior Wall:	09-Masonry/Frame
Year Remodeled:	1/1/1951	Bedrooms:	2
Remodeled/Effective Age:	-71	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:
786 9982 001- 1	1,514	0	0	0	0	0	1,514

Attachment Description(s):	Area:	Attachment Value:
22-EMP	336	\$11,800
11-OFP	48	\$1,000
11-OFP	64	\$1,300
13-AFG	440	\$13,200
31-WD	253	\$2,500
33-Concrete Patio	634	\$3,200

Feature Description(s): 05-Metal Fireplace	Area: 1	Feature Value: \$2,000
Rec Room Condition: Average	Rec Room Area: 750	Rec Room Value: \$3,750
22-Additional Fixture	1	\$300
Rec Room Condition: Average	Rec Room Area: 750	Rec Room Value: \$3,750

**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:
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**Land Breakdown**

Land Class: A-Residential Primary Site	Acreage: 6.153	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$113,500
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**Acreage/Squarefoot Variables**

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**Land Data & Computations**

Total Square Footage: 268,025	Total Acreage: 6.153	Depth:	Act. Frontage:	Assessed Land Value: \$113,500
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**General Information**


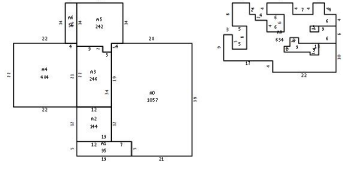
Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: All Public
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Valuation/Explanation		
Dwelling #	786 9982 001- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,514	\$189,522.52
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$189,522.52
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,120	\$27,585.60
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
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:	1,775	\$33,000.00
<b>Adjusted Base Price</b>		\$259,730.12
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$246,873.13
Market Adjustment:	49%	\$367,840.97
CDU Adjustment:	55	\$202,300.00
Complete:	100	\$202,300.00
Dollar Adjustments		\$300.00
<b>Dwelling Value</b>		\$202,600.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$202,600.00
<b>Total Land Value</b>		\$113,500.00
<b>Total Assessed Value</b>		\$316,100.00

Parcel Numbers: 786-9983-000      Property Address: 7571 31ST ST S      Municipality: Franklin, City of

Owner Name: KNOTSON MILTON D      Mailing Address: 7571 S 31ST ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	
	COM 2076.44 FT N & 665.41 FT E OF SW COR OF SE 12 5 21 T	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1201-Franklin	

### Building Description

<b>Dwelling #</b>	<b>786 9983 000- 1</b>		
Year Built:	1/1/1957	Exterior Wall:	09-Masonry/Frame
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:	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:
786 9983 000- 1	1,447	0	0	0	0	0	1,447

Attachment Description(s):	Area:	Attachment Value:
11-OFP	95	\$1,900
23-AMG	484	\$16,900
11-OFP	242	\$4,800
31-WD	56	\$600

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	384	\$1,920

### 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:	
7/12/2002		\$175,900.00	Valid		Land and Improvements		
2/8/2006		\$215,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	2.330	Gross				\$85,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
101,495	2.330			\$85,500			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Well		
Valuation/Explanation							
<b>Dwelling #</b>				<b>786 9983 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,447			\$183,305.96
Second Story:				0			\$0.00
Additional Story:				0			\$0.00
Attic/Finished Net:				0			\$0.00
Half Story/Finished Net:				0			\$0.00
<b>Base Price</b>						\$183,305.96	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0			\$0.00
Unfinished Basement:				1,057			\$26,435.57
Half Story/Unfinished:							\$0.00
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$3,559.62	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0			\$0.00
Features:				2			\$600.00
Attachments:				877			\$24,200.00
<b>Adjusted Base Price</b>						\$238,101.15	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$234,631.27	
Market Adjustment:				37%		\$321,444.83	
CDU Adjustment:				55		\$176,800.00	
Complete:				100		\$176,800.00	
Dollar Adjustments						(\$500.00)	
<b>Dwelling Value</b>						\$176,300.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$176,300.00
<b>Total Land Value</b>		\$85,500.00
<b>Total Assessed Value</b>		\$261,800.00

Parcel Numbers: 786-9984-000	Property Address: DREXEL AVE W	Municipality: Franklin, City of
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Owner Name: CIESIELSKI, JAMES	Mailing Address: 2559 S WENTWORTH AVE MILWAUKEE, WI 53207	Land Use: Residential
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Property Photograph:	Legal Description: COM IN W LI 2076.44 FT N OF SW COR OF SE 12 5 21 TH N	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**

<b>Dwelling #</b> 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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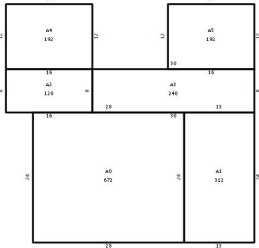
**Permit / Construction History**

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	2.500	Gross				\$21,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
108,900	2.500				\$21,500		
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						\$21,500.00	
Total Assessed Value						\$21,500.00	

Parcel Numbers: 786-9985-000	Property Address: 7601 31ST ST S	Municipality: Franklin, City of
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Owner Name: ARROWOOD, LARRY	Mailing Address: 7601 S 31ST ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: COM IN W LI 1930.44 FT N & 881.20 FT E OF SW COR OF SE	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1201-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>786 9985 000- 1</b>		
Year Built:	1/1/1947	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1947	Bedrooms:	4
Remodeled/Effective Age:	-75	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:	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:
786 9985 000- 1	1,224	0	0	197	0	0	1,421

Attachment Description(s):	Area:	Attachment Value:
12-EFP	128	\$3,800
31-WD	192	\$1,900
31-WD	192	\$1,900

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition: Average	Rec Room Area: 336	Rec Room Value: \$1,680
03-Masonry Fireplace	1	\$5,500
Rec Room Condition: Average	Rec Room Area: 336	Rec Room Value: \$1,680


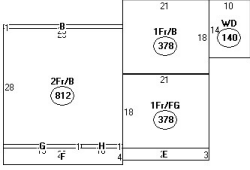
Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
RG1-Detached Frame Garage	1/1/1987	576		Average	\$6,500.00	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
11/10/2009	2293	\$4,600.00	AC/FURNACE			
6/10/2009	948	\$3,700.00	ABVPOOL			
8/19/2010	1714	\$2,000.00	WDDK			
10/16/2009	2061	\$70,000.00	ADDTN			
7/27/2009	1375	\$2,000.00	WDDK			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
11/1/1991		\$91,167.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	1.320	Gross				\$76,900
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
57,499	1.320			\$76,900		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Above Street	Paved	Light			Well	



Valuation/Explanation		
Dwelling #	786 9985 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,224	\$146,378.16
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	197	\$6,036.08
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$152,414.24
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	912	\$24,003.84
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$3,495.66
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$5,800.00
Attachments:	512	\$7,600.00
<b>Adjusted Base Price</b>		\$200,635.74
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$205,959.31
Market Adjustment:	116%	\$444,872.12
CDU Adjustment:	50	\$222,400.00
Complete:	100	\$222,400.00
Dollar Adjustments		\$300.00
<b>Dwelling Value</b>		\$222,700.00
Other Building Improvements	0	\$6,500.00
<b>Total Improvement Value</b>		\$229,200.00
<b>Total Land Value</b>		\$76,900.00
<b>Total Assessed Value</b>		\$306,100.00

Parcel Numbers: 786-9986-000      Property Address: 7611 31ST ST S      Municipality: Franklin, City of

Owner Name: ROEDEL, CHARLES & CONNIE      Mailing Address: 7611 S 31ST ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	COM IN W LI 1820.11 FT N OF SW COR OF SE 12 5 21 TH N	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Usage</small></p> <ul style="list-style-type: none"> <li>A: 2F1/B 912 sqft</li> <li>B: FQH 29 sqft</li> <li>C: 1F1/B 378 sqft</li> <li>D: 1F1/FG 378 sqft</li> <li>E: FG 63 sqft</li> <li>F: OFF 116 sqft</li> <li>G: FQH 19 sqft</li> <li>H: FQH/OP 10 sqft</li> <li>I: WD 140 sqft</li> </ul>
Neighborhood:	1201-Franklin	

### Building Description

<b>Dwelling #</b>	<b>786 9986 000- 1</b>	<b>Exterior Wall:</b>	01-Wood
Year Built:	1/1/1965	<b>Bedrooms:</b>	4
Year Remodeled:	1/1/1965	<b>Full Baths:</b>	2
Remodeled/Effective Age:	-57	<b>Half Baths:</b>	1
Building Type/Style:	12-Colonial	<b>Rough-in:</b>	0
Story:	2.00	<b>Room Count:</b>	5
Grade:	C+	<b>Basement Description:</b>	Full Basement
CDU/Overall Condition:	Average	<b>Heating:</b>	Basic Heating
Interior Condition:	Same	<b>Type of Fuel:</b>	Gas
Kitchen Condition:	Average	<b>Type of System:</b>	Hot Water
Bath Condition:			

### Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
786 9986 000- 1	1,190	1,248	0	0	0	0	2,438

Attachment Description(s):	Area:	Attachment Value:
11-OFP	10	\$200
13-AFG	378	\$11,300
99-Additional Attachments	10	\$1,000
99-Additional Attachments	29	\$2,900
13-AFG	63	\$1,900
11-OFP	116	\$2,300
99-Additional Attachments	19	\$1,900
31-WD	140	\$1,400

Feature Description(s): 22-Additional Fixture	Area: 2	Feature Value: \$600
Rec Room Condition: Average	Rec Room Area: 288	Rec Room Value: \$1,440
03-Masonry Fireplace	1	\$5,500
Rec Room Condition: Average	Rec Room Area: 288	Rec Room Value: \$1,440

**Other Building Improvements**

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/1990	140		Average	\$300.00
AP1-Pole 4 Sides Closed Metal	1/1/1965	2,944		Average	\$8,800.00

**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:
3/1/1988		\$55,000.00	Invalid		Land and Improvements	
10/17/2001		\$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	6.310	Gross				\$119,800

**Acreage/Squarefoot Variables**

**Land Data & Computations**

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
274,864	6.310			\$119,800

**General Information**

Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Rolling	Paved	Light			Well

Valuation/Explanation		
Dwelling #	786 9986 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,190	\$143,656.80
Second Story:	1,248	\$78,898.56
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$222,555.36
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,190	\$28,881.30
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
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:	765	\$22,900.00
<b>Adjusted Base Price</b>		\$292,639.66
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$290,003.63
Market Adjustment:	52%	\$440,805.51
CDU Adjustment:	55	\$242,400.00
Complete:	100	\$242,400.00
Dollar Adjustments		\$300.00
<b>Dwelling Value</b>		\$242,700.00
Other Building Improvements	0	\$9,100.00
<b>Total Improvement Value</b>		\$251,800.00
<b>Total Land Value</b>		\$119,800.00
<b>Total Assessed Value</b>		\$371,600.00

Parcel Numbers: 786-9987-000	Property Address: 7631 31ST ST S	Municipality: Franklin, City of
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Owner Name: B C MANAGEMENT LLC	Mailing Address: 3717 N 76TH ST MILWAUKEE, WI 53222	Land Use: Residential
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Property Photograph:	Legal Description: COM IN E LI OF W HALF 1615 FT N OF SE COR OF W HALF OF	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**

<b>Dwelling #</b>	
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:	
7/1/1989		\$20,100.00	Invalid		Land		
9/3/2021		\$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	2.940	Gross				\$25,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
128,066	2.940				\$25,300		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Low	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						\$25,300.00	
Total Assessed Value				Area		Value Amount	
Total Assessed Value						\$25,300.00	

Parcel Numbers: 786-9988-000	Property Address: 7705 31ST ST S	Municipality: Franklin, City of
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Owner Name: NORANTE, PIETRO & FRANCESCA	Mailing Address: 7705 S 31ST ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: COM IN W LI 1000.07 FT N OF SW COR OF SE 12 5 21 TH N	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1201-Franklin	

### Building Description

<b>Dwelling #</b>	<b>786 9988 000- 1</b>		
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:	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:
786 9988 000- 1	1,080	0	0	0	0	0	1,080

Attachment Description(s): 33-Concrete Patio	Area: 160	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: 1/1/1968	Area: 1,248	Construction:	Condition: Fair	Value: \$9,400.00
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### Permit / Construction History


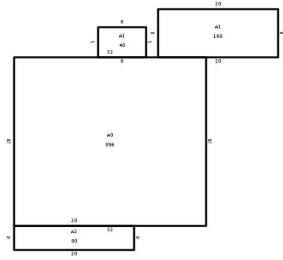
Date of Permit: 8/14/2017	Permit Number: 17-1911	Permit Amount: \$10,141.00	Details of Permit: RE-ROOF W/TO
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Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
11/1/1987		\$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	18.380	Gross				\$166,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
800,633	18.380			\$166,000		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Above Street	Paved	Light			Well	
Valuation/Explanation						
<b>Dwelling #</b>				<b>786 9988 000- 1</b>		
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>
<b>Living Area:</b>						
First Story:				1,080		\$153,306.00
Second Story:				0		\$0.00
Additional Story:				0		\$0.00
Attic/Finished Net:				0		\$0.00
Half Story/Finished Net:				0		\$0.00
<b>Base Price</b>						\$153,306.00
<b>Unfinished Living Area:</b>						
Room/Unfinished:				0		\$0.00
Unfinished Basement:				1,080		\$27,010.80
Half Story/Unfinished:						\$0.00
<b>Structure Info, Features and Attachments:</b>						
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		\$800.00
<b>Adjusted Base Price</b>						\$181,416.80
<b>Changes/Adjustments</b>						
Grade Adjustment:				C 100%		\$180,316.80
Market Adjustment:				53%		\$275,884.70
CDU Adjustment:				55		\$151,700.00
Complete:				100		\$151,700.00
Dollar Adjustments						\$400.00
<b>Dwelling Value</b>						\$152,100.00
Other Building Improvements				0		\$9,400.00
<b>Total Improvement Value</b>						\$161,500.00
<b>Total Land Value</b>						\$166,000.00
<b>Total Assessed Value</b>						\$327,500.00



Parcel Numbers: 786-9989-000      Property Address: 3410 DREXEL AVE W      Municipality: Franklin, City of

Owner Name: ZIELINSKI, PATRICK P      Mailing Address: 3410 W DREXEL AVE FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	COM SW COR OF SE 12 5 21 TH N 1000.07 FT E 347.40 FT S	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1201-Franklin	

### Building Description

<b>Dwelling #</b>	<b>786 9989 000- 1</b>		
Year Built:	1/1/1952	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1952	Bedrooms:	4
Remodeled/Effective Age:	-70	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:	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:
786 9989 000- 1	976	0	0	16	504	0	1,496

Attachment Description(s): 11-OFP	Area: 40	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: 1/1/1952	Area: 320	Construction:	Condition: Average	Value: \$2,700.00
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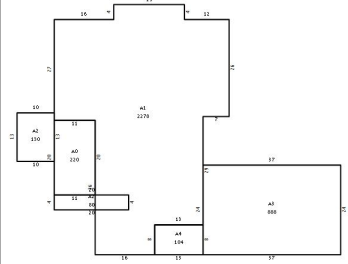
### Permit / Construction History

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:
7/1/1992		\$100,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	7.900	Gross				\$130,200
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
344,124	7.900			\$130,200		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Above Street	Paved	Light			Well	
Valuation/Explanation						
<b>Dwelling #</b>			<b>786 9989 000- 1</b>			
<b>Description</b>			<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>						
First Story:			976			\$122,858.88
Second Story:			0			\$0.00
Additional Story:			0			\$0.00
Attic/Finished Net:			16			\$490.24
Half Story/Finished Net:			504			\$30,663.36
<b>Base Price</b>					\$154,012.48	
<b>Unfinished Living Area:</b>						
Room/Unfinished:			0			\$0.00
Unfinished Basement:			976			\$25,239.36
Half Story/Unfinished:						\$0.00
<b>Structure Info, Features and Attachments:</b>						
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:			40			\$800.00
<b>Adjusted Base Price</b>					\$180,351.84	
<b>Changes/Adjustments</b>						
Grade Adjustment:			C+ 110%			\$197,177.02
Market Adjustment:			51%			\$297,737.31
CDU Adjustment:			55			\$163,800.00
Complete:			100			\$163,800.00
Dollar Adjustments						\$400.00
<b>Dwelling Value</b>					\$164,200.00	
Other Building Improvements			0			\$2,700.00
<b>Total Improvement Value</b>					\$166,900.00	
<b>Total Land Value</b>					\$130,200.00	
<b>Total Assessed Value</b>					\$297,100.00	

Parcel Numbers: 786-9990-000      Property Address: 3240 DREXEL AVE W      Municipality: Franklin, City of

Owner Name: LAMPE, EVAN M & KAYLEE A      Mailing Address: 3240 W DREXEL AVE FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	
	S 1000 FT OF W 585 FT OF E 985 FT OF W HALF OF SE 12 5	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1201-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>786 9990 000- 1</b>		
Year Built:	1/1/2017	Exterior Wall:	07-Brick
Year Remodeled:	1/1/2017	Bedrooms:	3
Remodeled/Effective Age:	-5	Full Baths:	2
Building Type/Style:	13-Contemporary	Half Baths:	0
Story:	2.00	Rough-in:	0
Grade:	A	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

**Square Footage / Attachments**

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
786 9990 000- 1	2,498	220	0	0	0	0	2,718

Attachment Description(s):	Area:	Attachment Value:
22-EMP	130	\$4,600
23-AMG	888	\$31,100
21-OMP	104	\$2,600

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
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:	
AP1-Pole 4 Sides Closed Metal		1/1/2018	864		Average	\$10,400.00	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
9/21/2017		17-2239	\$30,000.00		RAZE SF DWLG		
9/21/2017		17-2240	\$510,900.00		NEW SF DWLG		
12/28/2017		17-2953	\$10,000.00		HEAT PUMP		
8/29/2019		19-2244	\$24,790.00		SOLAR GRND MT		
9/21/2017		17-2234	\$4,907.00		RAZE DET GARAGE		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/19/2013		\$148,100.00	Invalid		Land and Improvements		
7/21/2017		\$148,100.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		12.620	Gross				\$150,500
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
549,727		12.620				\$150,500	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Rolling	Paved	Light			Well		

Valuation/Explanation		
Dwelling #	786 9990 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	2,498	\$212,454.90
Second Story:	220	\$22,906.40
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$235,361.30
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	2,498	\$51,009.16
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$6,686.28
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$6,400.00
Attachments:	1,122	\$38,300.00
<b>Adjusted Base Price</b>		\$345,078.74
<b>Changes/Adjustments</b>		
Grade Adjustment:	A 155%	\$465,587.05
Market Adjustment:	43%	\$665,789.48
CDU Adjustment:	92	\$612,500.00
Complete:	100	\$612,500.00
Dollar Adjustments		\$2,000.00
<b>Dwelling Value</b>		\$614,500.00
Other Building Improvements	0	\$10,400.00
<b>Total Improvement Value</b>		\$624,900.00
<b>Total Land Value</b>		\$150,500.00
<b>Total Assessed Value</b>		\$775,400.00

Parcel Numbers: 786-9991-000	Property Address: 3140 DREXEL AVE W	Municipality: Franklin, City of
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Owner Name: KHADDOUR, SAIFEDDIN	Mailing Address: 7119 W TRIPOLI AVE MILWAUKEE, WI 53220	Land Use: Commercial
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Property Photograph:	Legal Description: S 1000 FT OF W 200 FT OF E 400 FT OF W HALF OF SE 12 5	Building Sketch:
<small>Descriptor/Map</small>	Parcel Sketch and Site Map obtained from the County GIS	<small>Descriptor/Map</small>
	Neighborhood: 999.3-Franklin	
	Zoning: C1	

**Building Description**

<b>Building #</b>	
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:
10/1/1996		\$15,000.00	Invalid		Land	
6/11/2021		\$200,000.00	Invalid		Land	

**Land Breakdown**

Land Class: B-Commercial Primary Site	Acreage: 4.454	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$107,000.00
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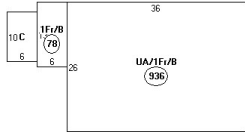
**Acreage/Squarefoot Variables**

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Land Data & Computations					
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Total Land Value:	
194,016	4.454			\$107,000.00	
General Information					
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Low	Paved	Medium			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					
				\$107,000.00	
Total Assessed Value					
				\$107,000.00	

Parcel Numbers: 786-9992-000      Property Address: 7721 31ST ST S      Municipality: Franklin, City of

Owner Name: ZAWADZKI, GERALD F      Mailing Address: 5862 SUGARBUSH LN GREENDALE, WI 53129      Land Use: Residential

	Legal Description:	Building Sketch:
	COM IN E LI OF W HALF 1000 FT N OF SE COR OF W HALF OF	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <p>A: UA/1F/B 328 sqft</p> <p>B: 1F/B 78 sqft</p> <p>C: Concrete Patio 60 sqft</p>
	Neighborhood: 1201-Franklin	

### Building Description

<b>Dwelling #</b>	<b>786 9992 000- 1</b>		
Year Built:	1/1/1952	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1952	Bedrooms:	2
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:	4
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:
786 9992 000- 1	1,014	0	0	0	0	0	1,014

Attachment Description(s): 33-Concrete Patio      Area: 60      Attachment Value: \$300

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

Rec Room Condition: Average      Rec Room Area: 288      Rec Room Value: \$1,440

### Other Building Improvements

Structure Type: RG1-Detached Frame Garage	Year Built: 1/1/1992	Area: 576	Construction:	Condition: Average	Value: \$7,200.00
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### Permit / Construction History


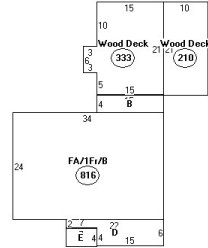
Date of Permit:      Permit Number:      Permit Amount:      Details of Permit:



Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/1/1999		\$126,000.00	Valid		Land and Improvements		
1/1/1994		\$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	2.920	Gross				\$90,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
127,195	2.920				\$90,600		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			Well		
Valuation/Explanation							
<b>Dwelling #</b>				<b>786 9992 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,014		\$126,303.84	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$126,303.84	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,014		\$25,775.88	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
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:				60		\$300.00	
<b>Adjusted Base Price</b>						\$152,679.72	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C- 95%		\$144,475.73	
Market Adjustment:				94%		\$280,282.92	
CDU Adjustment:				55		\$154,200.00	
Complete:				100		\$154,200.00	
Dollar Adjustments						(\$300.00)	
<b>Dwelling Value</b>						\$153,900.00	
Other Building Improvements				0		\$7,200.00	
<b>Total Improvement Value</b>						\$161,100.00	
<b>Total Land Value</b>						\$90,600.00	
<b>Total Assessed Value</b>						\$251,700.00	

Parcel Numbers: 786-9993-000      Property Address: 7761 31ST ST S      Municipality: Franklin, City of

Owner Name: Ryan Kusmaul      Mailing Address: 7761 South 31st Street Franklin, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	CERTIFIED SURVEY MAP NO 790 SE 12 5 21 LOT 1	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <ul style="list-style-type: none"> <li>A: FA/1F1/B 816 sqft</li> <li>B: 1F1/B 60 sqft</li> <li>C: Wood Deck 333 sqft</li> <li>D: 1F1/B 104 sqft</li> <li>E: OFP 28 sqft</li> <li>F: Wood Deck 210 sqft</li> </ul>
	Neighborhood: 1201-Franklin	

### Building Description

<b>Dwelling #</b>	<b>786 9993 000- 1</b>		
Year Built:	1/1/1965	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1965	Bedrooms:	4
Remodeled/Effective Age:	-57	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:
786 9993 000- 1	980	0	0	163	0	0	1,143

Attachment Description(s):	Area:	Attachment Value:
31-WD	333	\$3,300
11-OFP	28	\$600
31-WD	210	\$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:
RG1-Detached Frame Garage	1/1/1976	624		Average	\$6,200.00

### Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
4/7/2011	598	\$9,000.00	FNDTN RPR

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/22/2016		\$120,000.00	Invalid		Land and Improvements		
4/13/2022	11240350	\$325,000.00	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	0.660	Gross				\$84,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
28,750	0.660			\$84,300			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			Well		
Valuation/Explanation							
<b>Dwelling #</b>				<b>786 9993 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				980		\$123,362.40	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				163		\$4,994.32	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$128,356.72	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				980		\$25,342.80	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$2,811.78	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				571		\$6,000.00	
<b>Adjusted Base Price</b>						\$162,811.30	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$172,162.43	
Market Adjustment:				93%		\$332,273.49	
CDU Adjustment:				55		\$182,800.00	
Complete:				100		\$182,800.00	
Dollar Adjustments						\$400.00	
<b>Dwelling Value</b>						\$183,200.00	
Other Building Improvements				0		\$6,200.00	
<b>Total Improvement Value</b>						\$189,400.00	
<b>Total Land Value</b>						\$84,300.00	
<b>Total Assessed Value</b>						\$273,700.00	

Parcel Numbers: 786-9994-001	Property Address: 7775 31ST ST S	Municipality: Franklin, City of
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Owner Name: KHADDOUR, SAIFEDDIN	Mailing Address: 7119 W TRIPOLI AVE MILWAUKEE, WI 53220	Land Use: Residential
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Property Photograph:	Legal Description: CERTIFIED SURVEY MAP NO 7293 SE 12 5 21 PARCEL 1	Building Sketch:
<small>Descriptor/Map</small>	Parcel Sketch and Site Map obtained from the County GIS Neighborhood: 1201-Franklin	<small>Descriptor/Map</small>

**Building Description**

<b>Dwelling #</b> 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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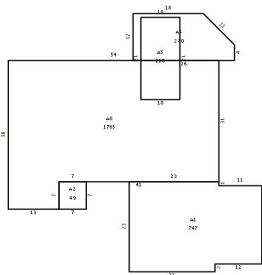
**Permit / Construction History**

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:	
8/31/2005		\$70,000.00	Valid		Land		
10/27/2005		\$71,500.00	Invalid		Land		
7/27/2007		\$85,000.00	Valid		Land		
6/11/2021		\$200,000.00	Invalid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.330	Gross				\$45,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
14,375	0.330				\$45,800		
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							
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				\$45,800.00			
Total Assessed Value				\$45,800.00			

Parcel Numbers: 786-9994-002      Property Address: 7783 31ST ST S      Municipality: Franklin, City of

Owner Name: Ryan Buttke      Mailing Address: 7783 S. 31st Street Franklin, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	CERTIFIED SURVEY MAP NO 7293 SE 12 5 21 PARCEL 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1201-Franklin	

### Building Description

<b>Dwelling #</b>	<b>786 9994 002- 1</b>		
Year Built:	1/1/2004	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2004	Bedrooms:	3
Remodeled/Effective Age:	-18	Full Baths:	2
Building Type/Style:	14-Modern Single Story	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:	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:
786 9994 002- 1	1,765	0	0	0	0	0	1,765

Attachment Description(s):	Area:	Attachment Value:
13-AFG	747	\$22,400
11-OPF	49	\$1,000
31-WD	280	\$2,800

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition: Average	Rec Room Area: 540	Rec Room Value: \$2,700

### Other Building Improvements

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


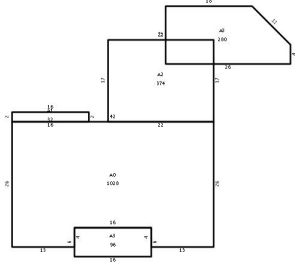
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/16/2006	1581	\$9,037.00	WDDK				
8/27/2004	2878	\$60,000.00	AC/FURN				
5/1/2004	1285	\$181,253.00	NEWDWLG				
11/21/2008	2698	\$16,000.00	RECROOM				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
2/17/2004		\$57,000.00	Valid		Land		
8/9/2022	11273816	\$432,500.00		W/C D - Warrant/Condo Deed	Land and Improvements	Other	
	11273816						
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.330	Gross				\$54,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
14,375	0.330				\$54,700		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Below Street	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	786 9994 002- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,765	\$196,162.10
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$196,162.10
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,765	\$38,653.50
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,341.90
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	1	\$2,000.00
Attachments:	1,076	\$26,200.00
<b>Adjusted Base Price</b>		\$274,679.50
<b>Changes/Adjustments</b>		
Grade Adjustment:	B- 120%	\$295,775.40
Market Adjustment:	42%	\$420,001.07
CDU Adjustment:	78	\$327,600.00
Complete:	100	\$327,600.00
Dollar Adjustments		(\$600.00)
<b>Dwelling Value</b>		\$327,000.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$327,000.00
<b>Total Land Value</b>		\$54,700.00
<b>Total Assessed Value</b>		\$381,700.00



Parcel Numbers: 786-9995-001      Property Address: 7811 31ST ST S      Municipality: Franklin, City of

Owner Name: THOMAS, SHERRY L      Mailing Address: 7811 S 31ST ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	N 126 FT OF S 626 FT OF E 200 FT OF W HALF OF SE 12 5	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1201-Franklin	

### Building Description

<b>Dwelling #</b>	<b>786 9995 001- 1</b>		
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:	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:
786 9995 001- 1	1,060	0	0	0	0	0	1,060

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	374	\$1,900
12-EFP	96	\$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:
RG1-Detached Frame Garage	1/1/1970	720		Average	\$7,200.00
RS2-Metal Utility Shed	1/1/1999	80		Average	\$200.00


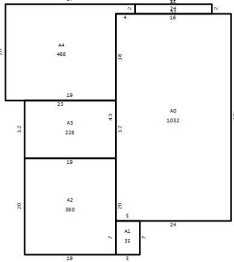
### Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
11/1/1999	99-1372	\$200.00	SHED 10X8

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/8/2018		\$159,400.00	Invalid		Land and Improvements		
8/1/1999		\$118,500.00	Valid		Land and Improvements		
1/1/1999		\$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	0.460	Gross				\$66,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
20,038	0.460				\$66,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			Well		
Valuation/Explanation							
<b>Dwelling #</b>				<b>786 9995 001- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
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	
<b>Base Price</b>						\$130,433.00	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,028		\$26,131.76	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
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:				470		\$4,800.00	
<b>Adjusted Base Price</b>						\$161,664.76	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$172,221.24	
Market Adjustment:				55%		\$266,942.92	
CDU Adjustment:				55		\$146,800.00	
Complete:				100		\$146,800.00	
Dollar Adjustments						(\$200.00)	
<b>Dwelling Value</b>						\$146,600.00	
Other Building Improvements				0		\$7,400.00	
<b>Total Improvement Value</b>						\$154,000.00	
<b>Total Land Value</b>						\$66,000.00	
<b>Total Assessed Value</b>						\$220,000.00	

Parcel Numbers: 786-9997-000      Property Address: 7815 31ST ST S      Municipality: Franklin, City of

Owner Name: PULIDO, PAUL H      Mailing Address: 7815 S 31ST ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	
	N 130 FT OF S 485 FT OF E 200 FT OF W HALF OF SE 12 5	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1201-Franklin	

### Building Description

<b>Dwelling #</b>	<b>786 9997 000- 1</b>		
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:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

### Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
786 9997 000- 1	1,292	0	0	0	0	0	1,292

Attachment Description(s):	Area:	Attachment Value:
11-OFP	35	\$700
13-AFG	380	\$11,400
33-Concrete Patio	468	\$2,300

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition: Average	Rec Room Area: 516	Rec Room Value: \$2,580

### Other Building Improvements


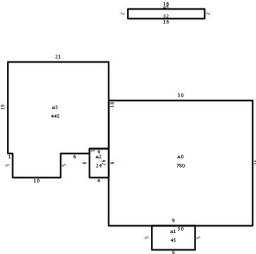
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
10/5/2006	3405	\$7,750.00	FOUNDRPR				
4/14/2017	17-0738	\$1,728.00	FURREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/1/1998		\$111,000.00	Invalid		Land and Improvements		
9/8/2005		\$163,100.00	Invalid		Land and Improvements		
4/25/2006		\$155,000.00	Valid		Land and Improvements		
10/4/2006		\$228,800.00	Valid		Land and Improvements		
4/1/1988		\$62,576.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.460	Gross				\$66,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
20,038	0.460			\$66,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Well		

Valuation/Explanation		
Dwelling #	786 9997 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,292	\$153,153.68
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$153,153.68
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,032	\$26,233.44
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$3,178.32
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	1	\$300.00
Attachments:	883	\$14,400.00
<b>Adjusted Base Price</b>		\$202,146.44
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$206,191.08
Market Adjustment:	67%	\$344,339.11
CDU Adjustment:	55	\$189,400.00
Complete:	100	\$189,400.00
Dollar Adjustments		\$0.00
<b>Dwelling Value</b>		\$189,400.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$189,400.00
<b>Total Land Value</b>		\$66,000.00
<b>Total Assessed Value</b>		\$255,400.00

Parcel Numbers: 786-9998-000	Property Address: 7831 31ST ST S	Municipality: Franklin, City of
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Owner Name: DURA, LOUIS L & LOIS J	Mailing Address: 7831 S 31ST ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: N 165 FT OF S 355 FT OF E 200 FT OF W HALF OF SE 12 5	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1201-Franklin		

### Building Description

<b>Dwelling #</b>	<b>786 9998 000- 1</b>		
Year Built:	1/1/1950	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1950	Bedrooms:	4
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:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

### Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
786 9998 000- 1	780	0	0	0	439	0	1,219

Attachment Description(s):	Area:	Attachment Value:
11-OFP	45	\$900
12-EFP	24	\$700
33-Concrete Patio	445	\$2,200

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	234	\$1,170

### Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/1920	180		Average	\$300.00
RG1-Detached Frame Garage	1/1/1920	480		Average	\$4,100.00
RS1-Frame Utility Shed	1/1/1901	160		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:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.580	Gross				\$76,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
25,265	0.580			\$76,800			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			Well		
Valuation/Explanation							
<b>Dwelling #</b>				<b>786 9998 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				780		\$104,044.20	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				439		\$27,957.15	
<b>Base Price</b>						\$132,001.35	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				780		\$0.00	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$2,998.74	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				514		\$3,800.00	
<b>Adjusted Base Price</b>						\$139,100.09	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C 100%		\$135,000.09	
Market Adjustment:				130%		\$310,500.21	
CDU Adjustment:				50		\$155,300.00	
Complete:				100		\$155,300.00	
Dollar Adjustments						(\$100.00)	
<b>Dwelling Value</b>						\$155,200.00	
Other Building Improvements				0		\$4,700.00	
<b>Total Improvement Value</b>						\$159,900.00	
<b>Total Land Value</b>						\$76,800.00	
<b>Total Assessed Value</b>						\$236,700.00	

Parcel Numbers: 786-9999-000	Property Address: DREXEL AVE W & S 31ST	Municipality: Franklin, City of
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Owner Name: GUZINSKI, BOGUMILA	Mailing Address: 8543 FRANCIS WAY WINDLAKE, WI 53185	Land Use: Residential
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Property Photograph:	Legal Description: S 190 FT OF E 200 FT OF W HALF OF SE 12 5 21 EXC E 45	Building Sketch:
<small>Descriptor/Use</small> <small>A: Fr</small> <small>B: Rugh</small>	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1201-Franklin	

**Building Description**

<b>Dwelling #</b>	
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**


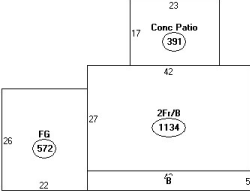
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
3/1/1989		\$5,800.00	Invalid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.674	Gross				\$500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
29,359	0.674				\$500		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Low	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						\$500.00	
Total Assessed Value						\$500.00	

Parcel Numbers: 787-0001-000      Property Address: 7876 BRIDGE VIEW DR S      Municipality: Franklin, City of

Owner Name: KAZMIERCZAK, JASON A & JANE C      Mailing Address: 7876 S BRIDGE VIEW DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	VICTORY CREEK ESTATES LOT 1	
	Parcel Sketch and Site Map obtained from the County GIS	<small>                 Descriptor/Area                  A: 2F/8 1134 sqft                  B: OFF 210 sqft                  C: FG 572 sqft                  D: Conc. Patio 391 sqft             </small>
	Neighborhood: 1212-Franklin	

### Building Description

<b>Dwelling #</b>	<b>787 0001 000- 1</b>		
Year Built:	1/1/2002	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2002	Bedrooms:	4
Remodeled/Effective Age:	-20	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:
787 0001 000- 1	1,134	1,134	0	0	0	0	2,268

Attachment Description(s):	Area:	Attachment Value:
11-OFP	210	\$4,200
13-AFG	572	\$17,200
33-Concrete Patio	391	\$2,000


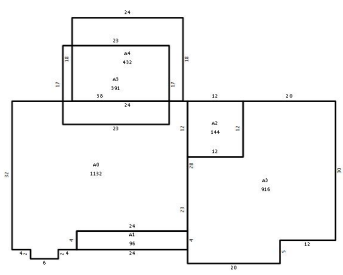
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
RP1-Inground Pool - Plastic Lined Pool	1/1/2016	512		Average	\$3,100.00	
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:			
4/28/2021	21-0139	\$6,851.00	FURREPLAC			
5/28/2002	02-0514	\$130,000.00	NEW CONST			
9/8/2016	16-2230	\$30,000.00	POOL			
9/8/2016	16-2229	\$6,000.00	FENCE			
7/24/2002	02-0817	\$6,900.00	HTG & A/C			
5/12/2020	20-1130	\$7,000.00	SHED 12X12			
9/7/2016	16-2221	\$2,000.00	POOL HEATER			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
7/6/2004		\$420,000.00	Invalid		Land and Improvements	
9/13/2006		\$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	0.453	Gross				\$77,300
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
19,733	0.453			\$77,300		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	787 0001 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,134	\$138,041.82
Second Story:	1,134	\$72,485.28
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$210,527.10
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,134	\$27,930.42
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,579.28
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	1,173	\$23,400.00
<b>Adjusted Base Price</b>		\$281,939.80
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$281,863.78
Market Adjustment:	58%	\$445,344.77
CDU Adjustment:	76	\$338,500.00
Complete:	100	\$338,500.00
Dollar Adjustments		\$900.00
<b>Dwelling Value</b>		\$339,400.00
Other Building Improvements	0	\$4,300.00
<b>Total Improvement Value</b>		\$343,700.00
<b>Total Land Value</b>		\$77,300.00
<b>Total Assessed Value</b>		\$421,000.00

Parcel Numbers: 787-0002-000      Property Address: 7862 BRIDGE VIEW DR S      Municipality: Franklin, City of

Owner Name: REDDY NARAYANA P      Mailing Address: 7862 S BRIDGE VIEW DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	VICTORY CREEK ESTATES LOT 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1212-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>787 0002 000- 1</b>		
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:	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:
787 0002 000- 1	1,276	1,132	0	0	0	0	2,408

Attachment Description(s):	Area:	Attachment Value:
11-OFP	96	\$1,900
13-AFG	916	\$27,500
33-Concrete Patio	432	\$2,200


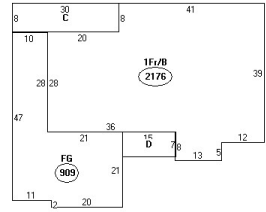
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
6/19/2002	02-0652	\$6,500.00	HTG & A/C			
5/3/2002	02-0388	\$130,000.00	NEW CONST			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
7/6/2004		\$420,000.00	Invalid		Land and Improvements	
10/10/2006		\$292,500.00	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				\$73,200
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
12,240	0.281			\$73,200		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	787 0002 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,276	\$151,257.04
Second Story:	1,132	\$72,357.44
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$223,614.48
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,276	\$30,215.68
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
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:	1,444	\$31,600.00
<b>Adjusted Base Price</b>		\$306,156.84
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$299,152.52
Market Adjustment:	58%	\$472,660.99
CDU Adjustment:	76	\$359,200.00
Complete:	100	\$359,200.00
Dollar Adjustments		(\$100.00)
<b>Dwelling Value</b>		\$359,100.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$359,100.00
<b>Total Land Value</b>		\$73,200.00
<b>Total Assessed Value</b>		\$432,300.00

Parcel Numbers: 787-0003-000      Property Address: 7840 BRIDGE VIEW DR S      Municipality: Franklin, City of

Owner Name: REIMER DAVID A & LISA M      Mailing Address: 7840 S BRIDGE VIEW DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	VICTORY CREEK ESTATES LOT 3	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <p>A: 1Fz/B 2176 sqft</p> <p>B: FG 909 sqft</p> <p>C: OFFP 240 sqft</p> <p>D: OFFP 105 sqft</p>
	Neighborhood:	

1212-Franklin

### Building Description

<b>Dwelling #</b>	<b>787 0003 000- 1</b>		
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:	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:
787 0003 000- 1	2,176	0	0	0	0	0	2,176

Attachment Description(s):	Area:	Attachment Value:
13-AFG	909	\$27,300
11-OFP	240	\$4,800
11-OFP	105	\$2,100

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


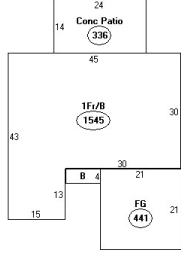


Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
5/3/2002	02-0389	\$140,000.00	NEW CONST			
6/28/2002	02-0712	\$7,800.00	HTG & A/C			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
7/6/2004		\$420,000.00	Invalid		Land and Improvements	
10/6/2006		\$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	0.281	Gross				\$73,200
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
12,240	0.281			\$73,200		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	787 0003 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	2,176	\$233,376.00
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$233,376.00
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	2,176	\$45,935.36
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,352.96
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$2,900.00
Attachments:	1,254	\$34,200.00
<b>Adjusted Base Price</b>		\$333,967.32
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$326,554.05
Market Adjustment:	40%	\$457,175.67
CDU Adjustment:	76	\$347,500.00
Complete:	100	\$347,500.00
Dollar Adjustments		\$1,000.00
<b>Dwelling Value</b>		\$348,500.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$348,500.00
<b>Total Land Value</b>		\$73,200.00
<b>Total Assessed Value</b>		\$421,700.00

Parcel Numbers: 787-0004-000      Property Address: 7828 BRIDGE VIEW DR S      Municipality: Franklin, City of

Owner Name: Michael Derleth      Mailing Address: 7828 S Bridge View Drive Franklin, WI 53132      Land Use: Residential

	Legal Description:	VICTORY CREEK ESTATES LOT 4	 <p><small>Descriptor/Size A: 1F1/B 1545 sqft B: OFF 36 sqft C: FG 441 sqft D: Cone Patio 336 sqft</small></p>
	Parcel Sketch and Site Map obtained from the County GIS		
	Neighborhood:	1212-Franklin	

### Building Description

<b>Dwelling #</b>	<b>787 0004 000- 1</b>		
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:	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:
787 0004 000- 1	1,545	0	0	0	0	0	1,545

Attachment Description(s):	Area:	Attachment Value:
11-OFP	36	\$700
13-AFG	441	\$13,200
33-Concrete Patio	336	\$1,700


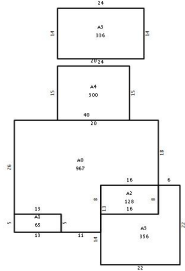
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
5/3/2002		02-0387	\$120,000.00		NEW CONST		
6/28/2002		02-0704	\$5,600.00		HTG & A/C		
7/25/2017		17-1733	\$3,340.00		ACREPLACE		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/13/2016		\$232,200.00	Invalid		Land and Improvements		
11/28/2005		\$250,000.00	Valid		Land and Improvements		
7/6/2004		\$0.00	Invalid		Land		
4/14/2022	11238756	\$340,000.00	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		0.283	Gross				\$73,300
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
12,327		0.283				\$73,300	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	787 0004 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,545	\$176,624.40
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$176,624.40
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,545	\$34,855.20
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$3,800.70
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	813	\$15,600.00
<b>Adjusted Base Price</b>		\$240,502.30
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$244,862.53
Market Adjustment:	50%	\$367,293.80
CDU Adjustment:	76	\$279,100.00
Complete:	100	\$279,100.00
Dollar Adjustments		(\$800.00)
<b>Dwelling Value</b>		\$278,300.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$278,300.00
<b>Total Land Value</b>		\$73,300.00
<b>Total Assessed Value</b>		\$351,600.00

Parcel Numbers: 787-0005-000      Property Address: 3979 WHISPERING RIDGE PASS W      Municipality: Franklin, City of

Owner Name: PATEL, BHAVESHKUMAR      Mailing Address: 3979 W WHISPERING RIDGE PASS FRANKLIN, WI 53132      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	VICTORY CREEK ESTATES LOT 5	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1212-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>787 0005 000- 1</b>		
Year Built:	1/1/2002	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2002	Bedrooms:	4
Remodeled/Effective Age:	-20	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:
787 0005 000- 1	967	1,095	0	0	0	0	2,062

Attachment Description(s):	Area:	Attachment Value:
13-AFG	128	\$3,800
11-OPF	65	\$1,300
13-AFG	356	\$10,700
33-Concrete Patio	300	\$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
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0


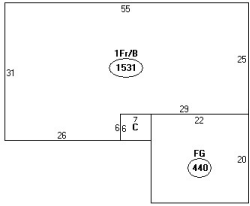
Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
6/17/2002	02-0631	\$140,000.00	NEW CONST			
9/20/2002	02-1071	\$7,750.00	HTG & A/C			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
7/6/2004		\$420,000.00	Invalid		Land and Improvements	
3/16/2006		\$290,000.00	Valid		Land and Improvements	
8/15/2016		\$309,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.355	Gross				\$73,100
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
15,464	0.355			\$73,100		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	787 0005 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	967	\$121,725.96
Second Story:	1,095	\$70,507.05
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$192,233.01
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	967	\$25,006.62
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,072.52
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	849	\$17,300.00
<b>Adjusted Base Price</b>		\$254,415.15
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$257,966.67
Market Adjustment:	57%	\$405,007.66
CDU Adjustment:	76	\$307,800.00
Complete:	100	\$307,800.00
Dollar Adjustments		\$300.00
<b>Dwelling Value</b>		\$308,100.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$308,100.00
<b>Total Land Value</b>		\$73,100.00
<b>Total Assessed Value</b>		\$381,200.00



Parcel Numbers: 787-0006-000      Property Address: 4011 WHISPERING RIDGE PASS W      Municipality: Franklin, City of

Owner Name: Taylor J. McCoy      Mailing Address: 4011 West Whispering Ridge Pass Franklin, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	VICTORY CREEK ESTATES LOT 6	
	Parcel Sketch and Site Map obtained from the County GIS	<small>Descriptor/Size</small> A: 1F2/B 1531 sqft B: FB 440 sqft C: OFP 42 sqft
	Neighborhood:	

1212-Franklin

### Building Description

<b>Dwelling #</b>	<b>787 0006 000- 1</b>		
Year Built:	1/1/2003	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2003	Bedrooms:	3
Remodeled/Effective Age:	-19	Full Baths:	2
Building Type/Style:	14-Modern Single Story	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:	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:
787 0006 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

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


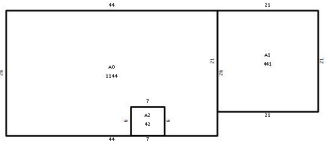
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/2/2003	03-1183	\$120,000.00	NEWDWLG				
1/27/2021	21-0012	\$18,975.00	INTREMOD				
10/3/2003	346677	\$6,467.00	AC/FURNACE				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/17/2020		\$345,000.00	Valid		Land and Improvements		
8/12/2010		\$221,000.00	Valid		Land and Improvements		
7/31/2009		\$220,000.00	Valid		Land and Improvements		
5/5/2003		\$57,990.00	Valid		Land		
6/6/2022	11254619	\$460,000.00	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	0.293	Gross				\$68,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,763	0.293				\$68,600		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light		6/28/2022	All Public		

Valuation/Explanation		
Dwelling #	787 0006 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
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
<b>Base Price</b>		\$175,023.92
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,531	\$34,539.36
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
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:	1	\$2,000.00
Attachments:	482	\$14,000.00
<b>Adjusted Base Price</b>		\$236,651.54
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$242,716.69
Market Adjustment:	54%	\$373,783.71
CDU Adjustment:	77	\$287,800.00
Complete:	100	\$287,800.00
Dollar Adjustments		\$0.00
<b>Dwelling Value</b>		\$287,800.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$287,800.00
<b>Total Land Value</b>		\$68,600.00
<b>Total Assessed Value</b>		\$356,400.00

Parcel Numbers: 787-0007-000      Property Address: 4037 WHISPERING RIDGE PASS W      Municipality: Franklin, City of

Owner Name: REAM BAHHUR      Mailing Address: 4037 W. WHISPERING RIDGE PASS FRANKLIN, WI 53132      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	VICTORY CREEK ESTATES LOT 7	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1212-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>787 0007 000- 1</b>		
Year Built:	1/1/2002	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2002	Bedrooms:	4
Remodeled/Effective Age:	-20	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:
787 0007 000- 1	1,150	1,150	0	0	0	0	2,300

Attachment Description(s): 13-AFG	Area: 441	Attachment Value: \$13,200
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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
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

**Other Building Improvements**


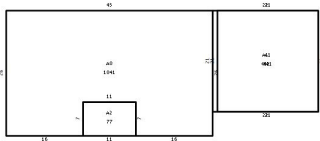
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History						
Date of Permit: 12/10/2002	Permit Number: 02-1347	Permit Amount: \$140,000.00	Details of Permit: NEWDWLG			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
5/19/2022	11253676	\$500,000.00	Valid	W/C D - Warrant/Condo Deed	Land and Improvements	Other
12/13/2002		\$54,990.00	Valid		Land	
5/14/2019		\$335,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class: A-Residential Primary Site	Acreeage: 0.293	Unit of Meassure: Gross	Influence Reason:	Influence Factor:	Dollar Adjusment:	Land Value: \$68,600
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage: 12,763	Total Acreage: 0.293	Depth:	Act. Frontage:	Assessed Land Value: \$68,600		
General Information						
Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: All Public	
Valuation/Explanation						
<b>Dwelling #</b>			<b>787 0007 000- 1</b>			
<b>Description</b>			<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>						
First Story:			1,150			\$139,259.12
Second Story:			1,150			\$73,124.48
Additional Story:			0			\$0.00
Attic/Finished Net:			0			\$0.00
Half Story/Finished Net:			0			\$0.00
<b>Base Price</b>					\$212,383.60	
<b>Unfinished Living Area:</b>						
Room/Unfinished:			0			\$0.00
Unfinished Basement:			1,150			\$28,176.72
Half Story/Unfinished:						\$0.00
<b>Structure Info, Features and Attachments:</b>						
Heating/AC			Air Conditioning - Same Ducts		\$5,628.48	
Plumbing			1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area			0			\$0.00
Features:			2			\$2,300.00
Attachments:			441			\$13,200.00
<b>Adjusted Base Price</b>					\$273,891.80	
<b>Changes/Adjustments</b>						
Grade Adjustment:			C+ 110%		\$284,230.98	
Market Adjustment:			50%		\$426,346.47	
CDU Adjustment:			76		\$324,000.00	
Complete:			100		\$324,000.00	
Dollar Adjustments					(\$600.00)	
<b>Dwelling Value</b>					\$323,400.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$323,400.00
<b>Total Land Value</b>		\$68,600.00
<b>Total Assessed Value</b>		\$392,000.00

Parcel Numbers: 787-0008-000      Property Address: 4055 WHISPERING RIDGE PASS W      Municipality: Franklin, City of

Owner Name: TOPALIAN, MIKE & ANITA N      Mailing Address: 4055 W WHISPERING RIDGE PASS FRANKLIN, WI 53132      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	VICTORY CREEK ESTATES LOT 8	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1212-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>787 0008 000- 1</b>		
Year Built:	1/1/2003	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2003	Bedrooms:	3
Remodeled/Effective Age:	-19	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:
787 0008 000- 1	1,118	1,041	0	0	0	0	2,159

Attachment Description(s): 13-AFG      Area: 462      Attachment Value: \$13,900

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**


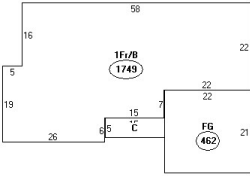
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
9/17/2003	275454	\$6,277.00	FURNACE
4/18/2003	03-1028	\$130,000.00	NEWDWLG

Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
3/18/2003		\$57,990.00	Valid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.293	Gross				\$68,600
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
12,763	0.293			\$68,600		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	
Valuation/Explanation						
<b>Dwelling #</b>				<b>787 0008 000- 1</b>		
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>
<b>Living Area:</b>						
First Story:				1,118		\$136,094.14
Second Story:				1,041		\$67,560.90
Additional Story:				0		\$0.00
Attic/Finished Net:				0		\$0.00
Half Story/Finished Net:				0		\$0.00
<b>Base Price</b>						\$203,655.04
<b>Unfinished Living Area:</b>						
Room/Unfinished:				0		\$0.00
Unfinished Basement:				1,118		\$27,536.34
Half Story/Unfinished:						\$0.00
<b>Structure Info, Features and Attachments:</b>						
Heating/AC				Air Conditioning - Same Ducts		\$5,311.14
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00
Finished Basement Living Area				0		\$0.00
Features:				1		\$300.00
Attachments:				462		\$13,900.00
<b>Adjusted Base Price</b>						\$262,905.52
<b>Changes/Adjustments</b>						
Grade Adjustment:				C+ 110%		\$273,576.07
Market Adjustment:				46%		\$399,421.07
CDU Adjustment:				77		\$307,600.00
Complete:				100		\$307,600.00
Dollar Adjustments						\$800.00
<b>Dwelling Value</b>						\$308,400.00
Other Building Improvements				0		\$0.00
<b>Total Improvement Value</b>						\$308,400.00
<b>Total Land Value</b>						\$68,600.00
<b>Total Assessed Value</b>						\$377,000.00



Parcel Numbers: 787-0009-000      Property Address: 4089 WHISPERING RIDGE PASS W      Municipality: Franklin, City of

Owner Name: LAMB, SEAN S      Mailing Address: 4089 W WHISPERING RIDGE PASS FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	VICTORY CREEK ESTATES LOT 9	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Descriptor/Size</small></p> <p>A: 1F/B 1749 sqft</p> <p>B: FG 462 sqft</p> <p>C: OFP 75 sqft</p>
	Neighborhood:	
	1212-Franklin	

### Building Description

<b>Dwelling #</b>	<b>787 0009 000- 1</b>		
Year Built:	1/1/2003	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2003	Bedrooms:	3
Remodeled/Effective Age:	-19	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:	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:
787 0009 000- 1	1,749	0	0	0	0	0	1,749

Attachment Description(s):	Area:	Attachment Value:
13-AFG	462	\$13,900
11-OFP	75	\$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	1/1/2016	80		Average	\$600.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
1/2/2003	03-0120	\$155,000.00	NEWDWLG				
7/5/2016	16-1614	\$2,446.00	ACC BLDG				
8/31/2016	16-2165	\$13,000.00	INTREMOD				
11/29/2016	16-2878	\$1,200.00	BSMT DUCT				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/8/2014		\$264,500.00	Valid		Land and Improvements		
4/30/2020		\$358,000.00	Valid		Land and Improvements		
11/18/2002		\$54,990.00	Valid		Land		
12/28/2004		\$223,900.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.293	Gross				\$68,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:			Assessed Land Value:	
12,763	0.293					\$68,600	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	787 0009 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,749	\$195,310.83
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$195,310.83
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,749	\$38,478.00
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,302.54
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	537	\$15,400.00
<b>Adjusted Base Price</b>		\$263,113.37
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$269,954.71
Market Adjustment:	62%	\$437,326.63
CDU Adjustment:	77	\$336,700.00
Complete:	100	\$336,700.00
Dollar Adjustments		(\$200.00)
<b>Dwelling Value</b>		\$336,500.00
Other Building Improvements	0	\$600.00
<b>Total Improvement Value</b>		\$337,100.00
<b>Total Land Value</b>		\$68,600.00
<b>Total Assessed Value</b>		\$405,700.00

Parcel Numbers: 787-0010-000      Property Address: 4113 WHISPERING RIDGE PASS W      Municipality: Franklin, City of

Owner Name: SPIREWKA, LISA A      Mailing Address: 4113 W WHISPERING RIDGE PASS FRANKLIN, WI 53132      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	VICTORY CREEK ESTATES LOT 10	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1212-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>787 0010 000- 1</b>		
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:	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:
787 0010 000- 1	1,000	1,015	0	0	0	0	2,015

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	15	\$1,500
11-OPF	125	\$2,500
13-AFG	660	\$19,800


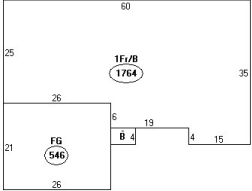
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
11/19/2002		02-1285	\$150,000.00		NEW CONST		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/1/2002		\$54,990.00	Valid		Land		
8/26/2016		\$239,200.00	Invalid		Land and Improvements		
7/23/2018		\$338,500.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.293	Gross				\$68,600
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
12,763		0.293				\$68,600	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	787 0010 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,000	\$124,560.00
Second Story:	1,015	\$65,873.50
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$190,433.50
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,000	\$25,420.00
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,956.90
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	800	\$23,800.00
<b>Adjusted Base Price</b>		\$259,113.40
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$256,314.74
Market Adjustment:	63%	\$417,793.03
CDU Adjustment:	76	\$317,500.00
Complete:	100	\$317,500.00
Dollar Adjustments		\$700.00
<b>Dwelling Value</b>		\$318,200.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$318,200.00
<b>Total Land Value</b>		\$68,600.00
<b>Total Assessed Value</b>		\$386,800.00

Parcel Numbers: 787-0011-000      Property Address: 4135 WHISPERING RIDGE PASS W      Municipality: Franklin, City of

Owner Name: CROWLEY, JAMES L & BETH L      Mailing Address: 4135 W WHISPERING RIDGE PASS FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	VICTORY CREEK ESTATES LOT 11	
	Parcel Sketch and Site Map obtained from the County GIS	<small>                 Description/Size                  A: 1F/B                  1764 sqft                  B: OFP                  24 sqft                  C: FG                  546 sqft             </small>
	Neighborhood: 1212-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>787 0011 000- 1</b>		
Year Built:	1/1/2003	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2003	Bedrooms:	3
Remodeled/Effective Age:	-19	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:
787 0011 000- 1	1,764	0	0	0	0	0	1,764

Attachment Description(s):	Area:	Attachment Value:
11-OFP	24	\$500
13-AFG	546	\$16,400

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:


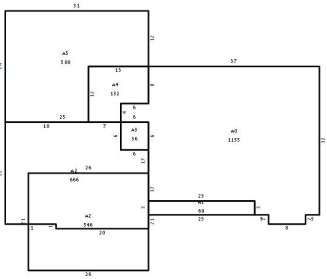
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
9/30/2003	326588	\$130,000.00	NEWDWLG				
11/20/2003	572396	\$7,645.00	AC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/1/2002		\$52,990.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.293	Gross				\$68,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
12,763	0.293			\$68,600			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>787 0011 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
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	
<b>Base Price</b>						\$196,050.96	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,764		\$38,631.60	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
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:				570		\$16,900.00	
<b>Adjusted Base Price</b>						\$265,544.00	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$270,978.40	
Market Adjustment:				50%		\$406,467.60	
CDU Adjustment:				77		\$313,000.00	
Complete:				100		\$313,000.00	
Dollar Adjustments						\$1,000.00	
<b>Dwelling Value</b>						\$314,000.00	



Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$314,000.00
<b>Total Land Value</b>		\$68,600.00
<b>Total Assessed Value</b>		\$382,600.00

Parcel Numbers: 787-0012-000      Property Address: 4157 WHISPERING RIDGE PASS W      Municipality: Franklin, City of

Owner Name: PATEL, JASMINE & SANJAY      Mailing Address: 4157 W WHISPERING RIDGE PASS FRANKLIN, WI 53132      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	VICTORY CREEK ESTATES LOT 12	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1212-Franklin	

### Building Description

<b>Dwelling #</b>	<b>787 0012 000- 1</b>		
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:	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:
787 0012 000- 1	1,875	1,191	0	0	0	0	3,066

Attachment Description(s):	Area:	Attachment Value:
13-AFG	36	\$1,100
11-OPF	69	\$1,400
13-AFG	666	\$20,000


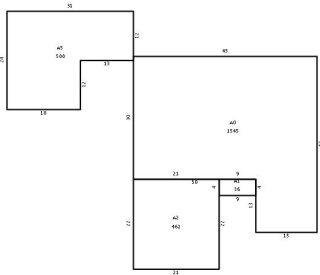
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	1,825	\$9,125
22-Additional Fixture	5	\$1,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	1,825	\$9,125

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
4/2/2003	03-0786	\$180,000.00	NEWDWLG			
8/11/2003	100869	\$8,230.00	AC/FURNACE			
4/2/2012	12-0550	\$30,000.00	ADDN			
5/21/2012	12-0954	\$500.00	FURREPLAC			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
3/22/2003		\$59,990.00	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				\$73,100
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
14,941	0.343			\$73,100		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	787 0012 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,875	\$206,306.25
Second Story:	1,191	\$75,759.51
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$282,065.76
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,875	\$40,762.50
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$7,542.36
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	6	\$3,500.00
Attachments:	771	\$22,500.00
<b>Adjusted Base Price</b>		\$368,573.62
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$376,830.98
Market Adjustment:	43%	\$538,868.30
CDU Adjustment:	77	\$414,900.00
Complete:	100	\$414,900.00
Dollar Adjustments		\$700.00
<b>Dwelling Value</b>		\$415,600.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$415,600.00
<b>Total Land Value</b>		\$73,100.00
<b>Total Assessed Value</b>		\$488,700.00

Parcel Numbers: 787-0013-000      Property Address: 4169 WHISPERING RIDGE PASS W      Municipality: Franklin, City of

Owner Name: WOLOSZ TIMOTHY M      Mailing Address: 4169 W WHISPERING RIDGE PASS FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	VICTORY CREEK ESTATES LOT 13	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1212-Franklin	

### Building Description

<b>Dwelling #</b>	<b>787 0013 000- 1</b>		
Year Built:	1/1/2003	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2003	Bedrooms:	3
Remodeled/Effective Age:	-19	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:
787 0013 000- 1	1,545	0	0	0	0	0	1,545

Attachment Description(s):	Area:	Attachment Value:
11-OFP	36	\$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


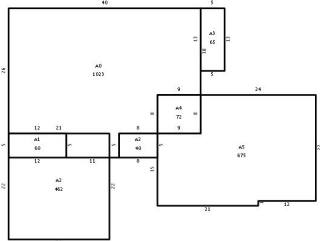
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
4/2/2003	03-0849	\$130,000.00	NEWDWLG				
8/13/2003	133740	\$7,180.00	AC/FURNACE				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/30/2006		\$236,500.00	Valid		Land and Improvements		
3/21/2003		\$62,990.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.450	Gross				\$79,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
19,602	0.450				\$79,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>787 0013 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,545		\$176,624.40	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$176,624.40	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,545		\$34,855.20	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$3,800.70	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				498		\$14,600.00	
<b>Adjusted Base Price</b>						\$239,502.30	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$244,862.53	
Market Adjustment:				54%		\$377,088.30	
CDU Adjustment:				77		\$290,400.00	
Complete:				100		\$290,400.00	
Dollar Adjustments						\$900.00	
<b>Dwelling Value</b>						\$291,300.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$291,300.00
<b>Total Land Value</b>		\$79,200.00
<b>Total Assessed Value</b>		\$370,500.00

Parcel Numbers: 787-0014-000      Property Address: 4175 WHISPERING RIDGE PASS W      Municipality: Franklin, City of

Owner Name: BIELKE BRANDON W      Mailing Address: 4175 W WHISPERING RIDGE PASS FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	VICTORY CREEK ESTATES LOT 14	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1212-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>787 0014 000- 1</b>		
Year Built:	1/1/2002	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2002	Bedrooms:	4
Remodeled/Effective Age:	-20	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:
787 0014 000- 1	1,128	1,095	0	0	0	0	2,223

Attachment Description(s):	Area:	Attachment Value:
13-AFG	72	\$2,200
11-OPF	60	\$1,200
13-AFG	675	\$20,300

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**


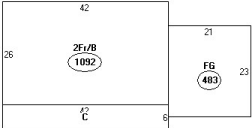
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
12/3/2002	02-1328	\$150,000.00	NEW CONST



Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/26/2003		\$240,860.00	Valid		Land and Improvements		
4/30/2004		\$296,400.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.410	Gross				\$84,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
17,860	0.410				\$84,600		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>787 0014 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,128		\$137,311.44	
Second Story:				1,095		\$70,507.05	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$207,818.49	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,128		\$27,782.64	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$5,468.58	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$600.00	
Attachments:				807		\$23,700.00	
<b>Adjusted Base Price</b>						\$277,572.71	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$278,599.98	
Market Adjustment:				57%		\$437,401.97	
CDU Adjustment:				76		\$332,400.00	
Complete:				100		\$332,400.00	
Dollar Adjustments						\$300.00	
<b>Dwelling Value</b>						\$332,700.00	
Other Building Improvements				0		\$0.00	
<b>Total Improvement Value</b>						\$332,700.00	
<b>Total Land Value</b>						\$84,600.00	
<b>Total Assessed Value</b>						\$417,300.00	

Parcel Numbers: 787-0015-000      Property Address: 4181 WHISPERING RIDGE PASS W      Municipality: Franklin, City of

Owner Name: ROPEL, RAYMOND JR      Mailing Address: 4181 W WHISPERING RIDGE PASS FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	VICTORY CREEK ESTATES LOT 15	
	Building Sketch:		
	Parcel Sketch and Site Map obtained from the County GIS		
	Neighborhood:	1212-Franklin	

Description/Size  
A: 2F/B  
1092 sqft  
B: FG  
483 sqft  
C: OFF  
252 sqft

### Building Description

<b>Dwelling #</b>	<b>787 0015 000- 1</b>	Exterior Wall:	04-Alum/Vinyl
Year Built:	1/1/2003	Bedrooms:	4
Year Remodeled:	1/1/2003	Full Baths:	2
Remodeled/Effective Age:	-19	Half Baths:	1
Building Type/Style:	12-Colonial	Rough-in:	0
Story:	2.00	Room Count:	4
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:
787 0015 000- 1	1,092	1,092	0	0	0	0	2,184

Attachment Description(s):	Area:	Attachment Value:
13-AFG	483	\$14,500
11-OFP	252	\$5,000

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


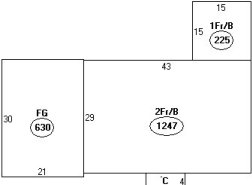
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit: 3/14/2003	Permit Number: 03-0756	Permit Amount: \$153,000.00	Details of Permit: NEWDWLG				
Ownership/Sales History							
Date of Sale: 2/4/2003 10/26/2012	Sale Document:	Purchase Amount: \$61,990.00 \$276,000.00	Sale Validity: Valid Valid	Conveyance Type:	Sale Type: Land Land and Improvements	Sale Validation Source:	
Land Breakdown							
Land Class: A-Residential Primary Site	Acreage: 0.240	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$69,900	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage: 10,454	Total Acreage: 0.240	Depth:	Act. Frontage:	Assessed Land Value: \$69,900			
General Information							
Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>787 0015 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,092		\$134,370.60	
Second Story:				1,092		\$70,313.88	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$204,684.48	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,092		\$27,310.92	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$5,372.64	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				735		\$19,500.00	
<b>Adjusted Base Price</b>						\$271,371.04	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$274,528.14	
Market Adjustment:				51%		\$414,537.50	
CDU Adjustment:				77		\$319,200.00	
Complete:				100		\$319,200.00	
Dollar Adjustments						(\$800.00)	
<b>Dwelling Value</b>						\$318,400.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$318,400.00
<b>Total Land Value</b>		\$69,900.00
<b>Total Assessed Value</b>		\$388,300.00

Parcel Numbers: 787-0016-000      Property Address: 4201 VICTORY CREEK DR W      Municipality: Franklin, City of

Owner Name: CHELIUS, PETER & KELTY      Mailing Address: 4201 W VICTORY CREEK DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	VICTORY CREEK ESTATES LOT 16	
	Parcel Sketch and Site Map obtained from the County GIS	<small>Description/Size</small> A: 2F1/B 1247 sqft B: FG 630 sqft C: OFF 40 sqft D: 1F1/B 225 sqft
	Neighborhood:	

1212-Franklin

### Building Description

<b>Dwelling #</b>	<b>787 0016 000- 1</b>		
Year Built:	1/1/2002	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2002	Bedrooms:	4
Remodeled/Effective Age:	-20	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:
787 0016 000- 1	1,472	1,247	0	0	0	0	2,719

Attachment Description(s):	Area:	Attachment Value:
13-AFG	630	\$18,900
11-OFP	40	\$800

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	2	\$4,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Good	600	\$3,600
22-Additional Fixture	4	\$1,200
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Good	600	\$3,600

### Other Building Improvements


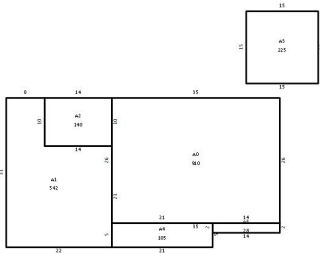
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit: 11/18/2002 3/12/2004	Permit Number: 02-1286 664	Permit Amount: \$200,000.00 \$12,000.00	Details of Permit: NEW CONST RECROOM				
Ownership/Sales History							
Date of Sale: 10/9/2002	Sale Document:	Purchase Amount: \$61,990.00	Sale Validity: Valid	Conveyance Type:	Sale Type: Land	Sale Validation Source:	
Land Breakdown							
Land Class: A-Residential Primary Site	Acreage: 0.318	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$75,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage: 13,852	Total Acreage: 0.318	Depth:	Act. Frontage:	Assessed Land Value: \$75,800			
General Information							
Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>787 0016 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,472		\$169,397.76	
Second Story:				1,247		\$78,835.34	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$248,233.10	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,472		\$33,517.44	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$6,688.74	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0		\$0.00	
Features:				6		\$5,200.00	
Attachments:				670		\$19,700.00	
<b>Adjusted Base Price</b>						\$325,542.28	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$330,706.51	
Market Adjustment:				47%		\$486,138.57	
CDU Adjustment:				76		\$369,500.00	
Complete:				100		\$369,500.00	
Dollar Adjustments						(\$500.00)	
<b>Dwelling Value</b>						\$369,000.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$369,000.00
<b>Total Land Value</b>		\$75,800.00
<b>Total Assessed Value</b>		\$444,800.00

Parcel Numbers: 787-0017-000      Property Address: 4257 VICTORY CREEK DR W      Municipality: Franklin, City of

Owner Name: WESOLOWSKI, JOHN A & CAROL L      Mailing Address: 4257 W VICTORY CREEK DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	VICTORY CREEK ESTATES LOT 17	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1212-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>787 0017 000- 1</b>		
Year Built:	1/1/2003	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2003	Bedrooms:	3
Remodeled/Effective Age:	-19	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:
787 0017 000- 1	1,050	938	0	0	0	0	1,988

Attachment Description(s):	Area:	Attachment Value:
13-AFG	542	\$16,300
99-Additional Attachments	28	\$2,800
11-Ofp	105	\$2,100

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


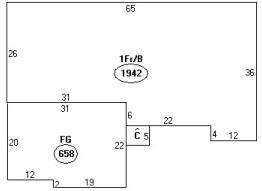


Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
1/2/2003	03-0142	\$140,000.00	NEWDWLG			
7/1/2020	20-1709	\$12,000.00	FUR+ACREPLAC			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
11/6/2002		\$63,990.00	Valid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.305	Gross				\$76,700
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
13,286	0.305			\$76,700		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	
Valuation/Explanation						
<b>Dwelling #</b>	<b>787 0017 000- 1</b>					
<b>Description</b>	<b>Area</b>			<b>Value Amount</b>		
<b>Living Area:</b>						
First Story:	1,050			\$129,202.50		
Second Story:	938			\$61,711.02		
Additional Story:	0			\$0.00		
Attic/Finished Net:	0			\$0.00		
Half Story/Finished Net:	0			\$0.00		
<b>Base Price</b>				\$190,913.52		
<b>Unfinished Living Area:</b>						
Room/Unfinished:	0			\$0.00		
Unfinished Basement:	1,050			\$26,260.50		
Half Story/Unfinished:				\$0.00		
<b>Structure Info, Features and Attachments:</b>						
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:	3			\$2,600.00		
Attachments:	675			\$21,200.00		
<b>Adjusted Base Price</b>				\$258,067.50		
<b>Changes/Adjustments</b>						
Grade Adjustment:	C+ 110%			\$257,694.25		
Market Adjustment:	60%			\$412,310.80		
CDU Adjustment:	77			\$317,500.00		
Complete:	100			\$317,500.00		
Dollar Adjustments				\$200.00		
<b>Dwelling Value</b>				\$317,700.00		

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$317,700.00
<b>Total Land Value</b>		\$76,700.00
<b>Total Assessed Value</b>		\$394,400.00

Parcel Numbers: 787-0018-000      Property Address: 4283 VICTORY CREEK DR W      Municipality: Franklin, City of

Owner Name: Collin Gehle and Rebecca Gehle Revocable Trust      Mailing Address: 4283 W. Victory Creek Drive Franklin, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	VICTORY CREEK ESTATES LOT 18	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Descriptor/Step</small> A: 1FV/B 1942 sqft B: FG 658 sqft C: OFP 30 sqft</p>
	Neighborhood:	

1212-Franklin

### Building Description

<b>Dwelling #</b>	<b>787 0018 000- 1</b>		
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:	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:
787 0018 000- 1	1,942	0	0	0	0	0	1,942

Attachment Description(s):	Area:	Attachment Value:
13-AFG	658	\$19,700
11-OFP	30	\$600

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	5	\$1,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Very Good	1,000	\$7,000
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Very Good	1,000	\$7,000

### Other Building Improvements


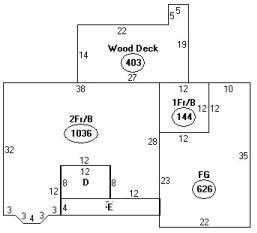
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
6/19/2002	02-0655	\$155,000.00	NEW CONST				
8/3/2017	17-1845	\$3,500.00	ACREPLACE				
9/5/2002	02-1010	\$6,300.00	HTG & A/C				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/16/2016		\$336,000.00	Valid		Land and Improvements		
6/30/2017		\$354,000.00	Valid		Land and Improvements		
5/16/2002		\$63,990.00	Valid		Land		
5/6/2022	11246786	\$400,000.00	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	0.312	Gross				\$77,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:			Assessed Land Value:	
13,591	0.312					\$77,600	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	787 0018 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,942	\$212,804.36
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$212,804.36
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,942	\$42,044.30
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,777.32
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	6	\$3,500.00
Attachments:	688	\$20,300.00
<b>Adjusted Base Price</b>		\$290,747.98
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$293,642.78
Market Adjustment:	58%	\$463,955.59
CDU Adjustment:	76	\$352,600.00
Complete:	100	\$352,600.00
Dollar Adjustments		\$1,100.00
<b>Dwelling Value</b>		\$353,700.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$353,700.00
<b>Total Land Value</b>		\$77,600.00
<b>Total Assessed Value</b>		\$431,300.00

Parcel Numbers: 787-0019-000      Property Address: 4286 VICTORY CREEK DR W      Municipality: Franklin, City of

Owner Name: SALEH, SAEED YOUSEF      Mailing Address: 4286 W VICTORY CREEK DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	VICTORY CREEK ESTATES LOT 37	
	Parcel Sketch and Site Map obtained from the County GIS Neighborhood: 1212-Franklin	Description/Size: A: 2Fr/B 1036 sqft B: 1Fr/B 144 sqft C: FG 526 sqft D: 1Fr/B 96 sqft E: OFP 96 sqft F: Wood Deck 403 sqft

### Building Description

<b>Dwelling #</b>	<b>787 0019 000- 1</b>		
Year Built:	1/1/2003	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2003	Bedrooms:	3
Remodeled/Effective Age:	-19	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:
787 0019 000- 1	1,276	1,036	0	0	0	0	2,312

Attachment Description(s):	Area:	Attachment Value:
13-AFG	626	\$18,800
11-OFP	96	\$1,900
31-WD	403	\$4,000

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	941	\$4,705
22-Additional Fixture	4	\$1,200
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	941	\$4,705


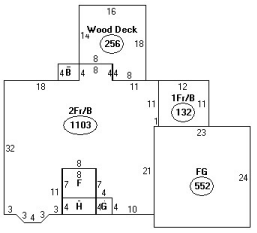
Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
5/31/2003	03-1484	\$185,000.00	NEWDWLG			
6/24/2004	2039	\$5,200.00	WDDK - CANCELED			
4/18/2016	16-0775	\$10,000.00	WDDK			
10/13/2005	53993	\$5,900.00	WDDK			
10/27/2003	442369	\$8,153.00	AC/FURNACE			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
5/6/2021		\$400,000.00	Valid		Land and Improvements	
12/7/2018		\$367,000.00	Valid		Land and Improvements	
5/24/2016		\$300,000.00	Valid		Land and Improvements	
2/18/2004		\$275,000.00	Valid		Land and Improvements	
11/13/2008		\$340,000.00	Invalid		Land and Improvements	
6/24/2005		\$300,000.00	Valid		Land and Improvements	
9/26/2012		\$338,000.00	Valid		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				\$83,500
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
11,021	0.253			\$83,500		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	787 0019 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,276	\$151,257.04
Second Story:	1,036	\$67,236.40
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$218,493.44
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,276	\$30,215.68
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,687.52
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	5	\$3,200.00
Attachments:	1,125	\$24,700.00
<b>Adjusted Base Price</b>		\$294,499.64
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$293,259.60
Market Adjustment:	40%	\$410,563.45
CDU Adjustment:	77	\$316,100.00
Complete:	100	\$316,100.00
Dollar Adjustments		\$400.00
<b>Dwelling Value</b>		\$316,500.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$316,500.00
<b>Total Land Value</b>		\$83,500.00
<b>Total Assessed Value</b>		\$400,000.00



Parcel Numbers: 787-0020-000      Property Address: 4254 VICTORY CREEK DR W      Municipality: Franklin, City of

Owner Name: Living Trust of Anita Jetani and Prashant Dalal      Mailing Address: 4254 W Victory Creek Drive Franklin, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	VICTORY CREEK ESTATES LOT 38	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Descriptor/Step</small></p> <ul style="list-style-type: none"> <li>A: 2F/B 1103 sqft</li> <li>B: FGH 20 sqft</li> <li>C: Wood Deck 256 sqft</li> <li>D: 1F/B 132 sqft</li> <li>E: FG 552 sqft</li> <li>F: 1F/B 56 sqft</li> <li>G: 1F/B 16 sqft</li> <li>H: OFF 32 sqft</li> </ul>
	Neighborhood:	

**Building Description**

<b>Dwelling #</b>	<b>787 0020 000- 1</b>		
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:	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:
787 0020 000- 1	1,307	1,123	0	0	0	0	2,430

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	20	\$2,000
31-WD	256	\$2,600
13-AFG	552	\$16,600
11-OFP	32	\$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**


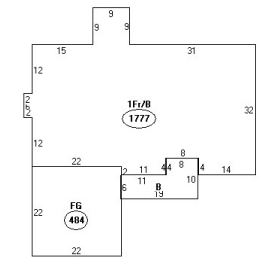
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
8/6/2004	2618	\$205,000.00	NEWDWLG				
3/12/2009	371	\$6,000.00	WDDK				
11/8/2004	3792	\$6,792.00	FURNEW				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
2/13/2003		\$72,990.00	Valid		Land		
10/4/2007		\$200,000.00	Invalid		Land and Improvements		
3/10/2022	11227781	\$387,000.00	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	0.253	Gross				\$83,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
11,021	0.253			\$83,500			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>	<b>787 0020 000- 1</b>						
<b>Description</b>	<b>Area</b>			<b>Value Amount</b>			
<b>Living Area:</b>							
First Story:	1,307			\$153,637.85			
Second Story:	1,123			\$71,782.16			
Additional Story:	0			\$0.00			
Attic/Finished Net:	0			\$0.00			
Half Story/Finished Net:	0			\$0.00			
<b>Base Price</b>				\$225,420.01			
<b>Unfinished Living Area:</b>							
Room/Unfinished:	0			\$0.00			
Unfinished Basement:	1,307			\$30,623.01			
Half Story/Unfinished:				\$0.00			
<b>Structure Info, Features and Attachments:</b>							
Heating/AC	Air Conditioning - Same Ducts			\$5,977.80			
Plumbing	1 - Half Bath 2 - Full Bath			\$12,203.00			
Finished Basement Living Area	0			\$0.00			
Features:	2			\$600.00			
Attachments:	860			\$21,800.00			
<b>Adjusted Base Price</b>				\$296,623.82			
<b>Changes/Adjustments</b>							
Grade Adjustment:	C+ 110%			\$301,646.20			
Market Adjustment:	46%			\$440,403.46			
CDU Adjustment:	78			\$343,500.00			
Complete:	100			\$343,500.00			
Dollar Adjustments				\$500.00			
<b>Dwelling Value</b>				\$344,000.00			

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$344,000.00
<b>Total Land Value</b>		\$83,500.00
<b>Total Assessed Value</b>		\$427,500.00

Parcel Numbers: 787-0021-000      Property Address: 4220 VICTORY CREEK DR W      Municipality: Franklin, City of

Owner Name: VANDERVORT, BENJAMIN J & KERRY A      Mailing Address: 4220 W VICTORY CREEK DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	VICTORY CREEK ESTATES LOT 39	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <p>A: 1Fz/B 1777 sqft</p> <p>B: OFF 146 sqft</p> <p>C: FG 484 sqft</p>
	Neighborhood:	

1212-Franklin

### Building Description

<b>Dwelling #</b>	<b>787 0021 000- 1</b>		
Year Built:	1/1/2003	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2003	Bedrooms:	3
Remodeled/Effective Age:	-19	Full Baths:	2
Building Type/Style:	14-Modern Single Story	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:
787 0021 000- 1	1,777	0	0	0	0	0	1,777

Attachment Description(s):	Area:	Attachment Value:
11-OFF	146	\$2,900
13-AFG	484	\$14,500

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	437	\$2,185
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	437	\$2,185

### Other Building Improvements


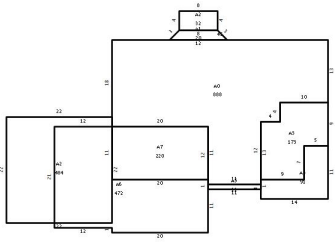
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
6/5/2003	03-1692	\$160,000.00	NEWDWLG				
10/29/2003	466476	\$7,956.00	AC/FURNACE				
8/23/2012	11293	\$3,000.00	BSMTREMOD				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/12/2012		\$253,000.00	Valid		Land and Improvements		
5/30/2003		\$75,990.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.253	Gross				\$83,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,021	0.253				\$83,500		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>787 0021 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,777		\$197,495.78	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$197,495.78	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,777		\$38,916.30	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$4,371.42	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0		\$0.00	
Features:				4		\$2,900.00	
Attachments:				630		\$17,400.00	
<b>Adjusted Base Price</b>						\$273,286.50	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$278,285.15	
Market Adjustment:				53%		\$425,776.28	
CDU Adjustment:				77		\$327,800.00	
Complete:				100		\$327,800.00	
Dollar Adjustments						\$800.00	
<b>Dwelling Value</b>						\$328,600.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$328,600.00
<b>Total Land Value</b>		\$83,500.00
<b>Total Assessed Value</b>		\$412,100.00

Parcel Numbers: 787-0022-000      Property Address: 4188 VICTORY CREEK DR W      Municipality: Franklin, City of

Owner Name: PUNATI, RAJASEKHAR      Mailing Address: 165 E FIELDSTONE CIR 6 OAK CREEK, WI 53154      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	VICTORY CREEK ESTATES LOT 40	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1212-Franklin	

### Building Description

<b>Dwelling #</b>	<b>787 0022 000- 1</b>		
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:	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:
787 0022 000- 1	1,081	1,119	0	0	0	0	2,200

Attachment Description(s):	Area:	Attachment Value:
13-AFG	220	\$6,600
31-WD	32	\$300
11-OFP	91	\$1,800
99-Additional Attachments	11	\$1,100
13-AFG	472	\$14,200

Feature Description(s): 22-Additional Fixture	Area: 6	Feature Value: \$1,800
Rec Room Condition: Average	Rec Room Area: 768	Rec Room Value: \$3,840
05-Metal Fireplace	1	\$2,000
Rec Room Condition: Average	Rec Room Area: 768	Rec Room Value: \$3,840

**Other Building Improvements**

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

Date of Permit: 4/14/2004	Permit Number: 1013	Permit Amount: \$170,000.00	Details of Permit: NEWDWLG
7/3/2006	2173	\$2,100.00	INTREMOD
12/22/2017	17-2923	\$10,000.00	RECROOM
2/23/2018	18-0341	\$750.00	INTREMOD-DUCTWK
7/12/2004	2261	\$8,800.00	AC

**Ownership/Sales History**

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
1/30/2004		\$83,990.00	Valid		Land	

**Land Breakdown**

Land Class: A-Residential Primary Site	Acreage: 0.282	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$86,800
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**Acreage/Squarefoot Variables**

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**Land Data & Computations**

Total Square Footage: 12,284	Total Acreage: 0.282	Depth:	Act. Frontage:	Assessed Land Value: \$86,800
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**General Information**


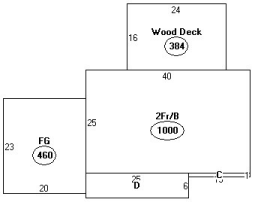
Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: All Public
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Valuation/Explanation		
Dwelling #	787 0022 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,081	\$133,017.05
Second Story:	1,119	\$71,526.48
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$204,543.53
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,081	\$27,035.81
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,412.00
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	7	\$3,800.00
Attachments:	826	\$24,000.00
<b>Adjusted Base Price</b>		\$276,994.34
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$274,113.77
Market Adjustment:	66%	\$455,028.87
CDU Adjustment:	78	\$354,900.00
Complete:	100	\$354,900.00
Dollar Adjustments		(\$700.00)
<b>Dwelling Value</b>		\$354,200.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$354,200.00
<b>Total Land Value</b>		\$86,800.00
<b>Total Assessed Value</b>		\$441,000.00

Parcel Numbers: 787-0023-000      Property Address: 4164 VICTORY CREEK DR W      Municipality: Franklin, City of

Owner Name: MEUDT, KATE E & JAMES A      Mailing Address: 4164 W VICTORY CREEK DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	VICTORY CREEK ESTATES LOT 41		<small>Descriptor/Size</small> A: 2F+FB 1000 sqft B: FG 460 sqft C: FGH 15 sqft D: OFF 150 sqft E: Wood Deck 384 sqft
	Parcel Sketch and Site Map obtained from the County GIS			
	Neighborhood:	1212-Franklin		

### Building Description

<b>Dwelling #</b>	<b>787 0023 000- 1</b>		
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:	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:
787 0023 000- 1	1,015	1,000	0	0	0	770	2,785

Attachment Description(s):	Area:	Attachment Value:
13-AFG	460	\$13,800
99-Additional Attachments	15	\$1,500
11-OFP	150	\$3,000
31-WD	384	\$3,800


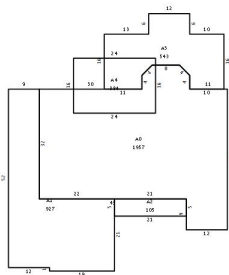
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
9/12/2003	231625	\$160,000.00	NEWDWLG			
8/16/2010	1673	\$1,500.00	RECROOM			
10/28/2019	19-2766	\$22,729.00	BATHREMOD			
11/11/2003	534777	\$7,930.00	AC			
11/3/2004	3742	\$6,000.00	WDDK (ATTACHED)			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
8/4/2003		\$77,990.00	Valid		Land	
5/29/2009		\$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	0.282	Gross				\$86,800
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
12,284	0.282			\$86,800		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	787 0023 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,015	\$126,428.40
Second Story:	1,000	\$64,900.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$191,328.40
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	230	\$0.00
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$6,851.10
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	770	\$20,782.30
Features:	2	\$2,300.00
Attachments:	1,009	\$22,100.00
<b>Adjusted Base Price</b>		\$255,564.80
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$254,281.28
Market Adjustment:	88%	\$478,048.81
CDU Adjustment:	77	\$368,100.00
Complete:	100	\$368,100.00
Dollar Adjustments		(\$600.00)
<b>Dwelling Value</b>		\$367,500.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$367,500.00
<b>Total Land Value</b>		\$86,800.00
<b>Total Assessed Value</b>		\$454,300.00

Parcel Numbers: 787-0024-000      Property Address: 4132 VICTORY CREEK DR W      Municipality: Franklin, City of

Owner Name: STARR, JOHN B & MARY K - REV TRUST      Mailing Address: 4132 W VICTORY CREEK DR FRANKLIN, WI 53132      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	VICTORY CREEK ESTATES LOT 42	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1212-Franklin	

### Building Description

<b>Dwelling #</b>	<b>787 0024 000- 1</b>		
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:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

### Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
787 0024 000- 1	1,957	0	0	0	0	0	1,957

Attachment Description(s):	Area:	Attachment Value:
13-AFG	927	\$27,800
11-OPF	105	\$2,100
31-WD	543	\$5,400


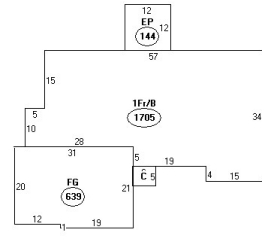
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
8/29/2003	178665	\$5,000.00	WDDK			
3/11/2016	16-0418	\$9,100.00	FURREPLAC+ACREP			
7/15/2002	02-0773	\$170,000.00	NEW CONST			
10/10/2002	02-1148	\$7,000.00	HTG & A/C			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
5/29/2013		\$284,500.00	Invalid		Land and Improvements	
6/30/2002		\$69,990.00	Valid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.253	Gross				\$83,500
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
11,021	0.253			\$83,500		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	787 0024 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,957	\$213,332.57
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$213,332.57
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,957	\$42,212.49
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,814.22
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	1,575	\$35,300.00
<b>Adjusted Base Price</b>		\$305,581.28
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$294,449.41
Market Adjustment:	49%	\$438,729.62
CDU Adjustment:	76	\$333,400.00
Complete:	100	\$333,400.00
Dollar Adjustments		\$1,000.00
<b>Dwelling Value</b>		\$334,400.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$334,400.00
<b>Total Land Value</b>		\$83,500.00
<b>Total Assessed Value</b>		\$417,900.00

Parcel Numbers: 787-0025-000      Property Address: 4110 VICTORY CREEK DR W      Municipality: Franklin, City of

Owner Name: DUWE NANCY M      Mailing Address: 4110 W VICTORY CREEK DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	VICTORY CREEK ESTATES LOT 43	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Usage</small></p> <p>A: 1F/B 1705 sqft</p> <p>B: FG 639 sqft</p> <p>C: OFP 30 sqft</p> <p>D: EP 144 sqft</p>
	Neighborhood:	

1212-Franklin

### Building Description

<b>Dwelling #</b>	<b>787 0025 000- 1</b>		
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:	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:
787 0025 000- 1	1,705	0	0	0	0	0	1,705

Attachment Description(s):	Area:	Attachment Value:
13-AFG	639	\$19,200
11-OPF	30	\$600
12-EFP	144	\$4,300

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


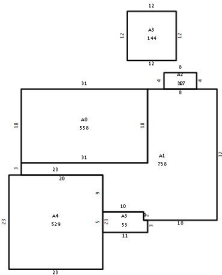


Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
7/8/2002	02-0743	\$175,000.00	NEW CONST			
11/17/2004	3903	\$26,627.00	EFP			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
11/1/2002		\$69,990.00	Valid		Land	
9/29/2003		\$249,900.00	Valid		Land and Improvements	
5/17/2002		\$69,990.00	Valid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.253	Gross				\$83,500
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
11,021	0.253			\$83,500		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	787 0025 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,705	\$190,397.35
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$190,397.35
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,705	\$37,510.00
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
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:	4	\$2,900.00
Attachments:	813	\$24,100.00
<b>Adjusted Base Price</b>		\$266,423.65
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$263,366.02
Market Adjustment:	60%	\$421,385.62
CDU Adjustment:	76	\$320,300.00
Complete:	100	\$320,300.00
Dollar Adjustments		(\$500.00)
<b>Dwelling Value</b>		\$319,800.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$319,800.00
<b>Total Land Value</b>		\$83,500.00
<b>Total Assessed Value</b>		\$403,300.00

Parcel Numbers: 787-0026-000      Property Address: 4092 VICTORY CREEK DR W      Municipality: Franklin, City of

Owner Name: REDKAR BHUSHAN C & RASHMI B      Mailing Address: 4092 W VICTORY CREEK DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	VICTORY CREEK ESTATES LOT 44	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1212-Franklin	

### Building Description

<b>Dwelling #</b>	<b>787 0026 000- 1</b>		
Year Built:	1/1/2003	Exterior Wall:	04-Alum/Vinyl
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:	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:
787 0026 000- 1	1,296	558	0	0	0	0	1,854

Attachment Description(s):	Area:	Attachment Value:
31-WD	32	\$300
11-OFP	53	\$1,100
13-AFG	529	\$15,900


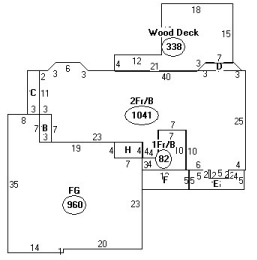
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
2/24/2003	03-0540	\$153,000.00	NEWDWLG			
8/1/2006	2558	\$3,600.00	AC			
7/21/2003	16497	\$4,800.00	FURNACE			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
10/24/2003		\$232,245.00	Valid		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				\$83,500
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
11,021	0.253			\$83,500		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	787 0026 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,296	\$153,627.84
Second Story:	558	\$39,751.92
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$193,379.76
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,296	\$30,689.28
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,560.84
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	614	\$17,300.00
<b>Adjusted Base Price</b>		\$260,432.88
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$264,916.17
Market Adjustment:	48%	\$392,075.93
CDU Adjustment:	77	\$301,900.00
Complete:	100	\$301,900.00
Dollar Adjustments		\$900.00
<b>Dwelling Value</b>		\$302,800.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$302,800.00
<b>Total Land Value</b>		\$83,500.00
<b>Total Assessed Value</b>		\$386,300.00

Parcel Numbers: 787-0027-000      Property Address: 4064 VICTORY CREEK DR W      Municipality: Franklin, City of

Owner Name: TOBIN, WILLIAM J JR      Mailing Address: 4064 W VICTORY CREEK DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	VICTORY CREEK ESTATES LOT 45	
	Parcel Sketch and Site Map obtained from the County GIS	<p>Neighborhood: 1212-Franklin</p>

### Building Description

<b>Dwelling #</b>	<b>787 0027 000- 1</b>		
Year Built:	1/1/2004	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2004	Bedrooms:	4
Remodeled/Effective Age:	-18	Full Baths:	3
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:
787 0027 000- 1	1,234	1,090	0	0	0	0	2,324

Attachment Description(s):	Area:	Attachment Value:
13-AFG	21	\$600
13-AFG	28	\$800
11-OFP	60	\$1,200
13-AFG	960	\$28,800
31-WD	338	\$3,400

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	3	\$900
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:
7/22/2004	2431	\$225,000.00	NEWDWLG
11/2/2004	3720	\$0.00	FURNEW/AC
4/20/2005	51355	\$10,000.00	WDDK

**Ownership/Sales History**

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
5/1/2003		\$75,990.00	Valid		Land	
11/3/2014		\$339,900.00	Valid		Land and Improvements	
4/23/2019		\$353,500.00	Invalid		Land and Improvements	

**Land Breakdown**

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.253	Gross				\$83,500

**Acreage/Squarefoot Variables**

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**Land Data & Computations**

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
11,021	0.253			\$83,500

**General Information**


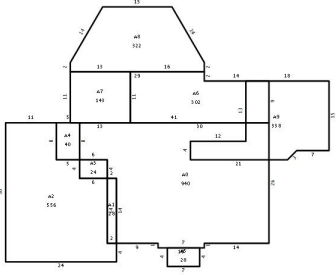
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Light			All Public

Valuation/Explanation		
Dwelling #	787 0027 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,234	\$147,574.06
Second Story:	1,090	\$70,185.10
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$217,759.16
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,234	\$29,529.62
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,717.04
Plumbing	0 - Half Bath 3 - Full Bath	\$14,644.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$2,900.00
Attachments:	1,407	\$34,800.00
<b>Adjusted Base Price</b>		\$305,349.82
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$294,414.80
Market Adjustment:	58%	\$465,175.39
CDU Adjustment:	78	\$362,800.00
Complete:	100	\$362,800.00
Dollar Adjustments		(\$1,100.00)
<b>Dwelling Value</b>		\$361,700.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$361,700.00
<b>Total Land Value</b>		\$83,500.00
<b>Total Assessed Value</b>		\$445,200.00



Parcel Numbers: 787-0028-000      Property Address: 4030 VICTORY CREEK DR W      Municipality: Franklin, City of

Owner Name: ARATA, JAMES E      Mailing Address: 4030 W VICTORY CREEK DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	VICTORY CREEK ESTATES LOT 46	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1212-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>787 0028 000- 1</b>		
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:	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:
787 0028 000- 1	1,310	964	0	0	0	0	2,274

Attachment Description(s):	Area:	Attachment Value:
13-AFG	24	\$700
13-AFG	556	\$16,700
35-Ms/Terrace	28	\$0
11-OFP	143	\$2,900
31-WD	322	\$3,200

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: 11/25/2002	Permit Number: 02-1312	Permit Amount: \$140,000.00	Details of Permit: NEW CONST
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**Ownership/Sales History**

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
2/24/2014		\$305,000.00	Valid		Land and Improvements	
9/30/2002		\$71,990.00	Valid		Land	
6/28/2004		\$340,000.00	Valid		Land and Improvements	

**Land Breakdown**

Land Class: A-Residential Primary Site	Acreage: 0.253	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$83,500
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**Acreage/Squarefoot Variables**

**Land Data & Computations**

Total Square Footage: 11,021	Total Acreage: 0.253	Depth:	Act. Frontage:	Assessed Land Value: \$83,500
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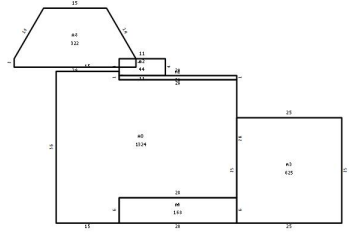
**General Information**

Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: All Public
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<b>Valuation/Explanation</b>		
<b>Dwelling #</b>	<b>787 0028 000- 1</b>	
<b>Description</b>	<b>Area</b>	<b>Value Amount</b>
<b>Living Area:</b>		
First Story:	1,310	\$153,990.50
Second Story:	964	\$62,968.48
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$216,958.98
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,310	\$30,693.30
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,594.04
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	1,073	\$23,500.00
<b>Adjusted Base Price</b>		\$291,549.32
<b>Changes/Adjustments</b>		
Grade Adjustment:	B+ 135%	\$358,356.58
Market Adjustment:	41%	\$505,282.78
CDU Adjustment:	76	\$384,000.00
Complete:	100	\$384,000.00
Dollar Adjustments		(\$500.00)
<b>Dwelling Value</b>		\$383,500.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$383,500.00
<b>Total Land Value</b>		\$83,500.00
<b>Total Assessed Value</b>		\$467,000.00

Parcel Numbers: 787-0029-000      Property Address: 3979 VICTORY CREEK DR W      Municipality: Franklin, City of

Owner Name: HAMED HAKAM T      Mailing Address: 3979 W VICTORY CREEK DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	VICTORY CREEK ESTATES LOT 47	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1212-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>787 0029 000- 1</b>		
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:	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:
787 0029 000- 1	1,324	1,352	0	0	0	0	2,676

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	28	\$2,800
31-WD	44	\$400
13-AFG	625	\$18,800
11-OPF	168	\$3,400


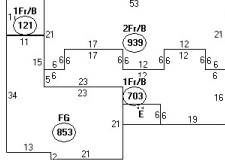
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:		
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
1/10/2003	03-0259	\$180,000.00	NEWDWLG				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/21/2006		\$325,000.00	Valid		Land and Improvements		
1/13/2003		\$61,990.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.285	Gross				\$79,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
12,415	0.285			\$79,300			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>787 0029 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,324		\$155,636.20	
Second Story:				1,352		\$84,107.92	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$239,744.12	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,324		\$31,021.32	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$6,582.96	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0		\$0.00	
Features:				3		\$2,600.00	
Attachments:				865		\$25,400.00	
<b>Adjusted Base Price</b>						\$317,551.40	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$318,506.54	
Market Adjustment:				44%		\$458,649.42	
CDU Adjustment:				77		\$353,200.00	
Complete:				100		\$353,200.00	
Dollar Adjustments						(\$1,000.00)	
<b>Dwelling Value</b>						\$352,200.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$352,200.00
<b>Total Land Value</b>		\$79,300.00
<b>Total Assessed Value</b>		\$431,500.00

Parcel Numbers: 787-0030-000      Property Address: 4011 VICTORY CREEK DR W      Municipality: Franklin, City of

Owner Name: EYRE, KEVIN L & LORI L      Mailing Address: 4011 W VICTORY CREEK DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	VICTORY CREEK ESTATES LOT 48	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <ul style="list-style-type: none"> <li>A: 2F1/B 929 sqft</li> <li>B: 1F1/B 121 sqft</li> <li>C: EFP 1300 sqft</li> <li>D: 1F1/B 703 sqft</li> <li>E: OFP 86 sqft</li> <li>F: FG 853 sqft</li> </ul>
	Neighborhood:	
	1212-Franklin	

### Building Description

<b>Dwelling #</b>	<b>787 0030 000- 1</b>		
Year Built:	1/1/2003	Exterior Wall:	04-Alum/Vinyl
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:	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:	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:
787 0030 000- 1	1,763	939	0	0	0	880	3,582

Attachment Description(s):	Area:	Attachment Value:
12-EFP	120	\$3,600
11-OPF	66	\$1,300
13-AFG	853	\$25,600

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


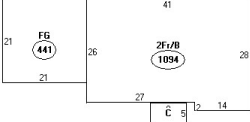
Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:		Permit Amount:		Details of Permit:	
3/14/2003		03-0950		\$210,000.00		NEWDWLG	
5/18/2004		1491		\$3,000.00		EXTREMOD	
12/4/2014		2925		\$1,600.00		ADDN	
7/29/2021		21-0508		\$70,000.00		INTREMOD	
8/29/2003		180856		\$9,000.00		AC/FURNACE	
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
3/27/2003		\$67,000.00	Valid		Land		
4/25/2014		\$329,000.00	Valid		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				\$77,400
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
11,413		0.262				\$77,400	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light		6/28/2022	All Public		



Valuation/Explanation		
Dwelling #	787 0030 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,763	\$195,939.82
Second Story:	939	\$61,776.81
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$257,716.63
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	883	\$23,682.06
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$8,811.72
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	880	\$23,751.20
Features:	4	\$2,900.00
Attachments:	1,039	\$30,500.00
<b>Adjusted Base Price</b>		\$359,564.61
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$358,781.07
Market Adjustment:	58%	\$566,874.09
CDU Adjustment:	77	\$436,500.00
Complete:	100	\$436,500.00
Dollar Adjustments		(\$300.00)
<b>Dwelling Value</b>		\$436,200.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$436,200.00
<b>Total Land Value</b>		\$77,400.00
<b>Total Assessed Value</b>		\$513,600.00

Parcel Numbers: 787-0031-000      Property Address: 4043 VICTORY CREEK DR W      Municipality: Franklin, City of

Owner Name: CHAUDHARI, JIGUAR U      Mailing Address: 4043 W VICTORY CREEK DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:	
	VICTORY CREEK ESTATES LOT 49		
	Parcel Sketch and Site Map obtained from the County GIS	<small>                 Descriptor/Size                  A: 2F/B 1024 sqft                  B: FG 441 sqft                  C: OFF 45 sqft             </small>	
	Neighborhood:	1212-Franklin	

### Building Description

<b>Dwelling #</b>	<b>787 0031 000- 1</b>		
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:	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:
787 0031 000- 1	1,094	1,094	0	0	0	0	2,188

Attachment Description(s):	Area:	Attachment Value:
13-AFG	441	\$13,200
11-OFP	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


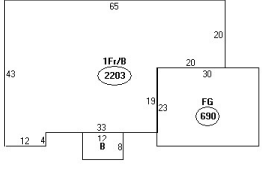
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit: 2/24/2003 7/31/2003	Permit Number: 03-0510 62153	Permit Amount: \$160,000.00 \$8,302.00	Details of Permit: NEWDWLG AC/FURNACE				
Ownership/Sales History							
Date of Sale: 11/27/2012 2/24/2003	Sale Document:	Purchase Amount: \$259,000.00 \$63,990.00	Sale Validity: Valid Valid	Conveyance Type:	Sale Type: Land and Improvements Land	Sale Validation Source:	
Land Breakdown							
Land Class: A-Residential Primary Site	Acreage: 0.262	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$77,400	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage: 11,413	Total Acreage: 0.262	Depth:	Act. Frontage:	Assessed Land Value: \$77,400			
General Information							
Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>787 0031 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,094		\$134,616.70	
Second Story:				1,094		\$70,442.66	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$205,059.36	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,094		\$27,360.94	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$5,382.48	
Plumbing				0 - Half Bath 3 - Full Bath		\$14,644.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				486		\$14,100.00	
<b>Adjusted Base Price</b>						\$268,846.78	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$277,691.46	
Market Adjustment:				51%		\$419,314.10	
CDU Adjustment:				77		\$322,900.00	
Complete:				100		\$322,900.00	
Dollar Adjustments						(\$800.00)	
<b>Dwelling Value</b>						\$322,100.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$322,100.00
<b>Total Land Value</b>		\$77,400.00
<b>Total Assessed Value</b>		\$399,500.00

Parcel Numbers: 787-0032-000      Property Address: 4077 VICTORY CREEK DR W      Municipality: Franklin, City of

Owner Name: ORLANDO, JOHN J      Mailing Address: 4077 W VICTORY CREEK DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	VICTORY CREEK ESTATES LOT 50	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	

1212-Franklin

**Building Description**

<b>Dwelling #</b>	<b>787 0032 000- 1</b>		
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:	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:
787 0032 000- 1	2,203	0	0	0	0	0	2,203

Attachment Description(s):	Area:	Attachment Value:
11-OFP	96	\$1,900
13-AFG	690	\$20,700

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:
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Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
6/20/2002	02-0656	\$165,000.00	NEW CONST			
7/19/2021	21-0505	\$17,000.00	EXTREMOD			
9/13/2002	02-1039	\$6,600.00	HTG & A/C			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
5/16/2002		\$63,990.00	Valid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.262	Gross				\$77,400
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
11,413	0.262			\$77,400		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light		6/28/2022	All Public	
Valuation/Explanation						
<b>Dwelling #</b>			<b>787 0032 000- 1</b>			
<b>Description</b>			<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>						
First Story:			2,203		\$235,500.70	
Second Story:			0		\$0.00	
Additional Story:			0		\$0.00	
Attic/Finished Net:			0		\$0.00	
Half Story/Finished Net:			0		\$0.00	
<b>Base Price</b>					\$235,500.70	
<b>Unfinished Living Area:</b>						
Room/Unfinished:			0		\$0.00	
Unfinished Basement:			2,203		\$46,218.94	
Half Story/Unfinished:					\$0.00	
<b>Structure Info, Features and Attachments:</b>						
Heating/AC			Air Conditioning - Same Ducts		\$5,419.38	
Plumbing			1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area			0		\$0.00	
Features:			4		\$2,900.00	
Attachments:			786		\$22,600.00	
<b>Adjusted Base Price</b>					\$324,842.02	
<b>Changes/Adjustments</b>						
Grade Adjustment:			C+ 110%		\$329,276.22	
Market Adjustment:			37%		\$451,108.42	
CDU Adjustment:			76		\$342,800.00	
Complete:			100		\$342,800.00	
Dollar Adjustments					(\$1,200.00)	
<b>Dwelling Value</b>					\$341,600.00	

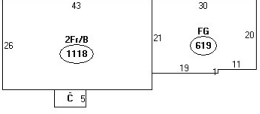
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$341,600.00
<b>Total Land Value</b>		\$77,400.00
<b>Total Assessed Value</b>		\$419,000.00

Parcel Numbers: 787-0033-000  
 Property Address: 4105 VICTORY CREEK DR W  
 Municipality: Franklin, City of

Owner Name: SEGU, GURUNATH R & MEENA G  
 Mailing Address: 4105 W VICTORY CREEK DR FRANKLIN, WI 53132  
 Land Use: Residential

Property Photograph: 

Legal Description: VICTORY CREEK ESTATES LOT 51

Building Sketch: 

Description/Usage	
A: 2F/B	1118 sqft
B: FG	619 sqft
C: OFP	45 sqft

Parcel Sketch and Site Map obtained from the County GIS

Neighborhood: 1212-Franklin

### Building Description

<b>Dwelling #</b>	<b>787 0033 000- 1</b>	
Year Built:	1/1/2002	Exterior Wall: 04-Alum/Vinyl
Year Remodeled:	1/1/2002	Bedrooms: 4
Remodeled/Effective Age:	-20	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:
787 0033 000- 1	1,118	1,118	0	0	0	0	2,236

Attachment Description(s):	Area:	Attachment Value:
13-AFG	619	\$18,600
11-OFP	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


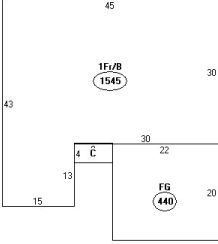
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:



Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
11/15/2002	02-1280	\$150,000.00	NEW CONST				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/6/2002		\$63,990.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.262	Gross				\$77,400	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
11,413	0.262			\$77,400			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>787 0033 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
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
<b>Base Price</b>						\$207,556.70	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0			\$0.00
Unfinished Basement:				1,118			\$27,536.34
Half Story/Unfinished:							\$0.00
<b>Structure Info, Features and Attachments:</b>							
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:				664			\$19,500.00
<b>Adjusted Base Price</b>						\$274,596.60	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$278,076.26	
Market Adjustment:				53%		\$425,456.68	
CDU Adjustment:				76		\$323,300.00	
Complete:				100		\$323,300.00	
Dollar Adjustments						(\$500.00)	
<b>Dwelling Value</b>						\$322,800.00	
Other Building Improvements				0			\$0.00
<b>Total Improvement Value</b>						\$322,800.00	
<b>Total Land Value</b>						\$77,400.00	
<b>Total Assessed Value</b>						\$400,200.00	

Parcel Numbers: 787-0034-000      Property Address: 4129 VICTORY CREEK DR W      Municipality: Franklin, City of

Owner Name: SCHIPKE, DEAN R & MARGARET R      Mailing Address: 4129 W VICTORY CREEK DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	VICTORY CREEK ESTATES LOT 52	
	Parcel Sketch and Site Map obtained from the County GIS	<small>                 Description/Size                  A: 1F1/2                  1545 sqft                  B: FG                  440 sqft                  C: OFF                  32 sqft             </small>
	Neighborhood: 1212-Franklin	

### Building Description

<b>Dwelling #</b>	<b>787 0034 000- 1</b>		
Year Built:	1/1/2003	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2003	Bedrooms:	3
Remodeled/Effective Age:	-19	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:
787 0034 000- 1	1,545	0	0	0	0	0	1,545

Attachment Description(s):	Area:	Attachment Value:
13-AFG	440	\$13,200
11-OFP	32	\$600

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Good	924	\$5,544
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Good	924	\$5,544

### Other Building Improvements


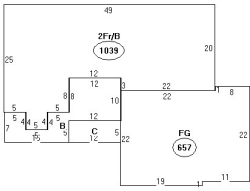
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/2016	64		Average	\$500.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/31/2003	03-1642	\$135,000.00	NEWDWLG				
10/27/2003	441639	\$7,037.00	AC/FURNACE				
11/2/2010	2359	\$15,000.00	BSMTREMOD				
8/30/2016	16-2157	\$2,106.00	ACCBLDG				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/30/2003		\$68,990.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.262	Gross				\$77,400	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,413	0.262				\$77,400		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>787 0034 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,545	\$176,624.40		
Second Story:				0	\$0.00		
Additional Story:				0	\$0.00		
Attic/Finished Net:				0	\$0.00		
Half Story/Finished Net:				0	\$0.00		
<b>Base Price</b>						\$176,624.40	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0	\$0.00		
Unfinished Basement:				1,545	\$34,855.20		
Half Story/Unfinished:					\$0.00		
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$3,800.70	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0	\$0.00		
Features:				4	\$2,900.00		
Attachments:				472	\$13,800.00		
<b>Adjusted Base Price</b>						\$239,302.30	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$244,862.53	
Market Adjustment:				63%		\$399,125.92	
CDU Adjustment:				77		\$307,300.00	
Complete:				100		\$307,300.00	
Dollar Adjustments						(\$500.00)	
<b>Dwelling Value</b>						\$306,800.00	

Other Building Improvements	0	\$500.00
<b>Total Improvement Value</b>		\$307,300.00
<b>Total Land Value</b>		\$77,400.00
<b>Total Assessed Value</b>		\$384,700.00

Parcel Numbers: 787-0035-000      Property Address: 4198 WHISPERING RIDGE PASS W      Municipality: Franklin, City of

Owner Name: SUNIL, JOSEPH      Mailing Address: 4198 W WHISPERING RIDGE PASS FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	VICTORY CREEK ESTATES LOT 53	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Descriptor/Area</small></p> <p>A: 2F/B 1039 sqft</p> <p>B: 1F/B 205 sqft</p> <p>C: OFF 50 sqft</p> <p>D: FG 657 sqft</p>
	Neighborhood: 1212-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>787 0035 000- 1</b>		
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:	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:
787 0035 000- 1	1,244	1,039	0	0	0	0	2,283

Attachment Description(s):	Area:	Attachment Value:
11-OFF	60	\$1,200
13-AFG	657	\$19,700

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**


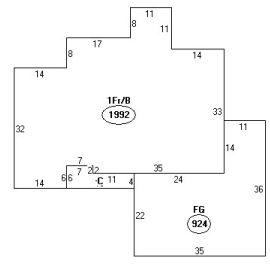
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
10/3/2003	347407	\$7,200.00	AC/FURNACE				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/14/2003		\$68,990.00	Valid		Land		
8/31/2021		\$405,000.00	Valid		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				\$77,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,502	0.287				\$77,800		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>787 0035 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,244		\$148,769.96	
Second Story:				1,039		\$67,431.10	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$216,201.06	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,244		\$29,768.92	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$5,616.18	
Plumbing				0 - Half Bath 3 - Full Bath		\$14,644.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				717		\$20,900.00	
<b>Adjusted Base Price</b>						\$289,430.16	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$292,853.18	
Market Adjustment:				45%		\$424,637.11	
CDU Adjustment:				77		\$327,000.00	
Complete:				100		\$327,000.00	
Dollar Adjustments						\$200.00	
<b>Dwelling Value</b>						\$327,200.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$327,200.00
<b>Total Land Value</b>		\$77,800.00
<b>Total Assessed Value</b>		\$405,000.00

Parcel Numbers: 787-0036-000      Property Address: 4176 WHISPERING RIDGE PASS W      Municipality: Franklin, City of

Owner Name: CONRAD, RANDALL J & DENISE      Mailing Address: 4176 W WHISPERING RIDGE PASS FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	VICTORY CREEK ESTATES LOT 54	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1212-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>787 0036 000- 1</b>		
Year Built:	1/1/2003	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2003	Bedrooms:	3
Remodeled/Effective Age:	-19	Full Baths:	2
Building Type/Style:	14-Modern Single Story	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:	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:
787 0036 000- 1	1,992	0	0	0	0	0	1,992

Attachment Description(s):	Area:	Attachment Value:
13-AFG	924	\$27,700
11-OFP	86	\$1,700

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:
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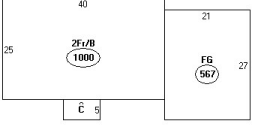


Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/3/2003	03-1255	\$175,000.00	NEWDWLG				
6/22/2021	21-0428	\$15,000.00	KITCHREMOD				
9/17/2003	275089	\$7,955.00	AC/FURNACE				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
3/19/2003		\$65,000.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.280	Gross				\$80,900	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,197	0.280				\$80,900		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light		6/28/2022	All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>787 0036 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,992		\$217,147.92	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$217,147.92	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,992		\$42,967.44	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$4,900.32	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				3		\$2,600.00	
Attachments:				1,010		\$29,400.00	
<b>Adjusted Base Price</b>						\$304,337.68	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$299,571.45	
Market Adjustment:				55%		\$464,335.74	
CDU Adjustment:				77		\$357,500.00	
Complete:				100		\$357,500.00	
Dollar Adjustments						\$100.00	
<b>Dwelling Value</b>						\$357,600.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$357,600.00
<b>Total Land Value</b>		\$80,900.00
<b>Total Assessed Value</b>		\$438,500.00

Parcel Numbers: 787-0037-000      Property Address: 4148 WHISPERING RIDGE PASS W      Municipality: Franklin, City of

Owner Name: CRAFT, NATHAN A      Mailing Address: 4148 W WHISPERING RIDGE PASS FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	VICTORY CREEK ESTATES LOT 55	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <p>A: 2F, 0 1000 sqft</p> <p>B: FG 567 sqft</p> <p>C: OFF 45 sqft</p>
	Neighborhood:	

1212-Franklin

### Building Description

<b>Dwelling #</b>	<b>787 0037 000- 1</b>		
Year Built:	1/1/2003	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2003	Bedrooms:	3
Remodeled/Effective Age:	-19	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:
787 0037 000- 1	1,000	1,000	0	0	0	0	2,000

Attachment Description(s):	Area:	Attachment Value:
13-AFG	567	\$17,000
11-OFP	45	\$900

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	330	\$1,650
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	330	\$1,650

### Other Building Improvements

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

Permit / Construction History			
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
2/25/2015	15-0374	\$834.00	INTREMOD (DUCT)
10/14/2003	390141	\$7,667.00	AC/FURNACE
3/12/2020	20-0654	\$6,600.00	EXTREMOD-ROOF
8/2/2014	14-1867	\$800.00	BSMT FINISH
7/31/2003	61423	\$140,000.00	NEWDWLG

Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
4/27/2020		\$355,500.00	Valid		Land and Improvements	
6/26/2003		\$71,990.00	Valid		Land	
9/20/2010		\$135,650.00	Invalid		Land and Improvements	
5/27/2011		\$250,000.00	Valid		Land and Improvements	
5/17/2017		\$314,000.00	Valid		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				\$79,100	

Acreage/Squarefoot Variables


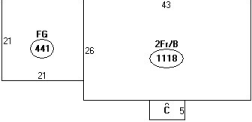
Land Data & Computations				
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
11,674	0.268			\$79,100

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

Valuation/Explanation		
Dwelling #	787 0037 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,000	\$124,560.00
Second Story:	1,000	\$64,900.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$189,460.00
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,000	\$25,420.00
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,920.00
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	612	\$17,900.00
<b>Adjusted Base Price</b>		\$252,203.00
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$255,203.30
Market Adjustment:	63%	\$415,981.38
CDU Adjustment:	77	\$320,300.00
Complete:	100	\$320,300.00
Dollar Adjustments		(\$100.00)
<b>Dwelling Value</b>		\$320,200.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$320,200.00
<b>Total Land Value</b>		\$79,100.00
<b>Total Assessed Value</b>		\$399,300.00

Parcel Numbers: 787-0038-000      Property Address: 4122 WHISPERING RIDGE PASS W      Municipality: Franklin, City of

Owner Name: DISARRO, MARIA A REVOCABLE TRUST      Mailing Address: 4122 W WHISPERING RIDGE PASS FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:	
	VICTORY CREEK ESTATES LOT 56		
	Parcel Sketch and Site Map obtained from the County GIS	<small>           Description/Size            A: 2F/B              1118 sqft            B: FG              441 sqft            C: Terrace              45 sqft         </small>	
	Neighborhood: 1212-Franklin		

#### Building Description

<b>Dwelling #</b>	<b>787 0038 000- 1</b>		
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:	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:
787 0038 000- 1	1,118	1,118	0	0	0	0	2,236

Attachment Description(s):	Area:	Attachment Value:
13-AFG	441	\$13,200
35-Ms/Terrace	45	\$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	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

#### Other Building Improvements

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


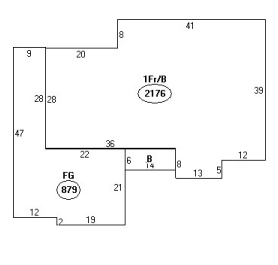
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
8/28/2002	02-0991	\$5,000.00	HTG SYSTEM				
6/19/2002	02-0649	\$140,000.00	NEW CONST				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/17/2002		\$59,990.00	Valid		Land		
9/15/2010		\$263,000.00	Invalid		Land and Improvements		
9/9/2015		\$265,500.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.254	Gross				\$78,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,064	0.254				\$78,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>787 0038 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
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	
<b>Base Price</b>						\$207,556.70	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,118		\$27,536.34	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
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:				4		\$2,900.00	
Attachments:				486		\$13,200.00	
<b>Adjusted Base Price</b>						\$268,896.60	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$278,076.26	
Market Adjustment:				51%		\$419,895.15	
CDU Adjustment:				76		\$319,100.00	
Complete:				100		\$319,100.00	
Dollar Adjustments						\$1,000.00	
<b>Dwelling Value</b>						\$320,100.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$320,100.00
<b>Total Land Value</b>		\$78,000.00
<b>Total Assessed Value</b>		\$398,100.00



Parcel Numbers: 787-0039-000      Property Address: 4094 WHISPERING RIDGE PASS W      Municipality: Franklin, City of

Owner Name: WILLERT, DAVID      Mailing Address: 4094 W WHISPERING RIDGE PASS FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	VICTORY CREEK ESTATES LOT 57	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <p>A: 1Fz/B 2176 sqft</p> <p>B: OFF 84 sqft</p> <p>C: FG 879 sqft</p>
Neighborhood:	1212-Franklin	

### Building Description

<b>Dwelling #</b>	<b>787 0039 000- 1</b>		
Year Built:	1/1/2003	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2003	Bedrooms:	3
Remodeled/Effective Age:	-19	Full Baths:	2
Building Type/Style:	14-Modern Single Story	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:
787 0039 000- 1	2,176	0	0	0	0	0	2,176

Attachment Description(s):	Area:	Attachment Value:
11-OFP	84	\$1,700
13-AFG	879	\$26,400

Feature Description(s):	Area:	Feature Value:
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	1,500	\$7,500
22-Additional Fixture	5	\$1,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	1,500	\$7,500

### Other Building Improvements


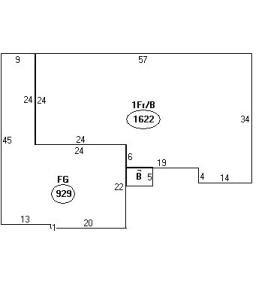
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/3/2003	03-1192	\$160,000.00	NEWDWLG				
9/8/2003	212268	\$8,385.00	AC/FURNACE				
5/16/2006	1585	\$300.00	HOTTUB				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/4/2020		\$387,000.00	Valid		Land and Improvements		
10/5/2016		\$282,500.00	Invalid		Land and Improvements		
5/2/2003		\$62,990.00	Valid		Land		
10/22/2014		\$282,500.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.254	Gross				\$78,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,064	0.254				\$78,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	787 0039 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	2,176	\$233,376.00
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$233,376.00
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	2,176	\$45,935.36
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,352.96
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	6	\$7,000.00
Attachments:	963	\$28,100.00
<b>Adjusted Base Price</b>		\$331,967.32
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$326,554.05
Market Adjustment:	36%	\$444,113.51
CDU Adjustment:	77	\$342,000.00
Complete:	100	\$342,000.00
Dollar Adjustments		\$300.00
<b>Dwelling Value</b>		\$342,300.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$342,300.00
<b>Total Land Value</b>		\$78,000.00
<b>Total Assessed Value</b>		\$420,300.00

Parcel Numbers: 787-0040-000      Property Address: 4066 WHISPERING RIDGE PASS W      Municipality: Franklin, City of

Owner Name: BAYON, SCOTT A      Mailing Address: 4066 W WHISPERING RIDGE PASS FRANKLIN, WI 53132      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	VICTORY CREEK ESTATES LOT 58	 <p><small>Description/Usage</small> A: 1FV/B 1622 sqft B: OFP 35 sqft C: FG 929 sqft</p>
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1212-Franklin	

### Building Description

<b>Dwelling #</b>	<b>787 0040 000- 1</b>		
Year Built:	1/1/2003	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2003	Bedrooms:	3
Remodeled/Effective Age:	-19	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:
787 0040 000- 1	1,622	0	0	0	0	0	1,622

Attachment Description(s):	Area:	Attachment Value:
11-OFP	35	\$700
13-AFG	929	\$27,900

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:


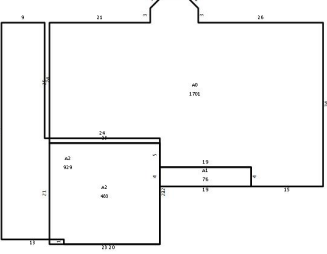
### Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
12/12/2002	02-1352	\$142,000.00	NEWDWLG

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/11/2003		\$212,770.00	Valid		Land and Improvements		
5/8/2012		\$95,600.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.254	Gross				\$78,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,064	0.254				\$78,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>787 0040 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,622	\$183,237.34		
Second Story:				0	\$0.00		
Additional Story:				0	\$0.00		
Attic/Finished Net:				0	\$0.00		
Half Story/Finished Net:				0	\$0.00		
<b>Base Price</b>						\$183,237.34	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0	\$0.00		
Unfinished Basement:				1,622	\$35,992.18		
Half Story/Unfinished:					\$0.00		
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$3,990.12	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0	\$0.00		
Features:				1	\$300.00		
Attachments:				964	\$28,600.00		
<b>Adjusted Base Price</b>						\$259,441.64	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$253,595.80	
Market Adjustment:				57%		\$398,145.41	
CDU Adjustment:				77		\$306,600.00	
Complete:				100		\$306,600.00	
Dollar Adjustments						\$0.00	
<b>Dwelling Value</b>						\$306,600.00	
Other Building Improvements				0	\$0.00		
<b>Total Improvement Value</b>						\$306,600.00	
<b>Total Land Value</b>						\$78,000.00	
<b>Total Assessed Value</b>						\$384,600.00	

Parcel Numbers: 787-0041-000      Property Address: 4034 WHISPERING RIDGE PASS W      Municipality: Franklin, City of

Owner Name: RIEL, MARK J & KRISTINE A      Mailing Address: 4034 W WHISPERING RIDGE PASS FRANKLIN, WI 53132      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	VICTORY CREEK ESTATES LOT 59	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1212-Franklin	

### Building Description

<b>Dwelling #</b>	<b>787 0041 000- 1</b>		
Year Built:	1/1/2003	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2003	Bedrooms:	3
Remodeled/Effective Age:	-19	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:
787 0041 000- 1	1,701	0	0	0	0	0	1,701

Attachment Description(s):	Area:	Attachment Value:
11-OFP	76	\$1,500
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

### Other Building Improvements

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


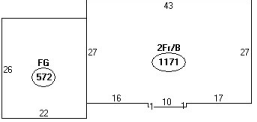
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
2/24/2003	03-0525	\$140,000.00	NEWDWLG			
10/28/2019	19-2769	\$4,400.00	FURREPLAC			
7/25/2003	39142	\$6,200.00	AC/FURNACE			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
2/21/2003		\$63,000.00	Valid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.254	Gross				\$78,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
11,064	0.254			\$78,000		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	
Valuation/Explanation						
<b>Dwelling #</b>			<b>787 0041 000- 1</b>			
<b>Description</b>			<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>						
First Story:			1,701			\$189,950.67
Second Story:			0			\$0.00
Additional Story:			0			\$0.00
Attic/Finished Net:			0			\$0.00
Half Story/Finished Net:			0			\$0.00
<b>Base Price</b>					\$189,950.67	
<b>Unfinished Living Area:</b>						
Room/Unfinished:			0			\$0.00
Unfinished Basement:			1,701			\$37,422.00
Half Story/Unfinished:						\$0.00
<b>Structure Info, Features and Attachments:</b>						
Heating/AC			Air Conditioning - Same Ducts		\$4,184.46	
Plumbing			0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area			0			\$0.00
Features:			1			\$300.00
Attachments:			559			\$16,000.00
<b>Adjusted Base Price</b>					\$255,179.13	
<b>Changes/Adjustments</b>						
Grade Adjustment:			C+ 110%		\$262,767.04	
Market Adjustment:			48%		\$388,895.22	
CDU Adjustment:			77		\$299,400.00	
Complete:			100		\$299,400.00	
Dollar Adjustments					(\$400.00)	
<b>Dwelling Value</b>					\$299,000.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$299,000.00
<b>Total Land Value</b>		\$78,000.00
<b>Total Assessed Value</b>		\$377,000.00



Parcel Numbers: 787-0042-000      Property Address: 4000 WHISPERING RIDGE PASS W      Municipality: Franklin, City of

Owner Name: GOLAKONDA, PHANIKHAR      Mailing Address: 4000 W WHISPERING RIDGE PASS FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	VICTORY CREEK ESTATES LOT 60	 <p style="font-size: small;">                     Description/Size                      A: 2F/B                      1,171 sqft                      B: FG                      572 sqft                 </p>
	Parcel Sketch and Site Map obtained from the County GIS		
	Neighborhood:	1212-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>787 0042 000- 1</b>	Exterior Wall:	04-Alum/Vinyl
Year Built:	1/1/2003	Bedrooms:	4
Year Remodeled:	1/1/2003	Full Baths:	2
Remodeled/Effective Age:	-19	Half Baths:	1
Building Type/Style:	12-Colonial	Rough-in:	0
Story:	2.00	Room Count:	4
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:
787 0042 000- 1	1,171	1,171	0	0	0	0	2,342

Attachment Description(s): 13-AFG	Area: 572	Attachment Value: \$17,200
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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	1	\$300
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

**Other Building Improvements**


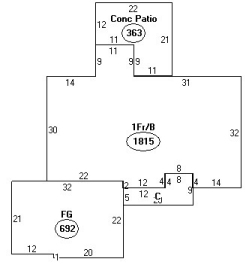
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
1/9/2003	03-0183	\$170,000.00	NEWDWLG				
7/31/2003	62884	\$8,150.00	AC/FURNACE				
8/19/2020	20-2276	\$8,870.00	ACREPLACE				
10/23/2019	19-2728	\$8,900.00	FURREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/29/2017		\$353,000.00	Valid		Land and Improvements		
11/8/2012		\$265,000.00	Valid		Land and Improvements		
11/25/2003		\$232,995.00	Valid		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				\$78,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:			Assessed Land Value:	
11,064	0.254					\$78,000	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	787 0042 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,171	\$141,363.12
Second Story:	1,171	\$74,487.31
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$215,850.43
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,171	\$28,420.17
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,761.32
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	572	\$17,200.00
<b>Adjusted Base Price</b>		\$281,734.92
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$288,458.41
Market Adjustment:	51%	\$435,572.20
CDU Adjustment:	77	\$335,400.00
Complete:	100	\$335,400.00
Dollar Adjustments		(\$600.00)
<b>Dwelling Value</b>		\$334,800.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$334,800.00
<b>Total Land Value</b>		\$78,000.00
<b>Total Assessed Value</b>		\$412,800.00

Parcel Numbers: 787-0043-000      Property Address: 3968 WHISPERING RIDGE PASS W      Municipality: Franklin, City of

Owner Name: ARENDT, MICHAEL F      Mailing Address: 3968 W WHISPERING RIDGE PASS FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	VICTORY CREEK ESTATES LOT 61	
	Parcel Sketch and Site Map obtained from the County GIS Neighborhood: 1212-Franklin	Description/Size: A: 1Fv/B 1815 sqft B: FG 692 sqft C: OFF 132 sqft D: Conc Patio 363 sqft

**Building Description**

<b>Dwelling #</b>	<b>787 0043 000- 1</b>		
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:	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:
787 0043 000- 1	1,815	0	0	0	0	0	1,815

Attachment Description(s):	Area:	Attachment Value:
13-AFG	692	\$20,800
11-OFP	132	\$2,600
33-Concrete Patio	363	\$1,800


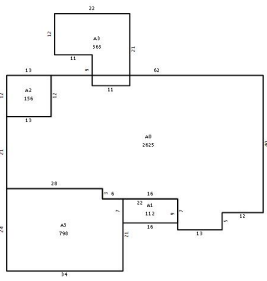
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
5/3/2002		02-0385	\$125,000.00		NEW CONST		
7/19/2002		02-0795	\$6,300.00		HTG & A/C		
11/12/2021		21-0791	\$48,500.00		INTREMOD		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/6/2004		\$420,000.00	Invalid		Land and Improvements		
9/30/2005		\$270,000.00	Invalid		Land and Improvements		
12/18/2018		\$0.00	Invalid		Land and Improvements		
1/31/2019		\$331,000.00	Valid		Land and Improvements		
4/12/2021		\$376,000.00	Valid		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				\$80,500
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
12,545		0.288				\$80,500	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light		6/28/2022	All Public		

Valuation/Explanation		
Dwelling #	787 0043 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
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
<b>Base Price</b>		\$200,811.60
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,815	\$39,603.30
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
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:	1,187	\$25,200.00
<b>Adjusted Base Price</b>		\$280,301.80
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$277,421.98
Market Adjustment:	40%	\$388,390.77
CDU Adjustment:	76	\$295,200.00
Complete:	100	\$295,200.00
Dollar Adjustments		\$300.00
<b>Dwelling Value</b>		\$295,500.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$295,500.00
<b>Total Land Value</b>		\$80,500.00
<b>Total Assessed Value</b>		\$376,000.00

Parcel Numbers: 787-0044-000      Property Address: 3930 VICTORY CREEK DR W      Municipality: Franklin, City of

Owner Name: WACHTER, TIM V      Mailing Address: 3930 W VICTORY CREEK DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	VICTORY CREEK ESTATES LOT 62	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1212-Franklin	

### Building Description

<b>Dwelling #</b>	<b>787 0044 000- 1</b>		
Year Built:	1/1/2006	Exterior Wall:	01-Wood
Year Remodeled:	1/1/2006	Bedrooms:	3
Remodeled/Effective Age:	-16	Full Baths:	3
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:
787 0044 000- 1	2,625	0	0	0	0	0	2,625

Attachment Description(s):	Area:	Attachment Value:
11-OFP	112	\$2,200
12-EFP	156	\$4,700
13-AFG	798	\$23,900

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:			
4/28/2006	1318	\$215,000.00	NEWDWLG			
2/16/2007	366	\$6,873.00	3 SEASON SUNROO			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
7/26/2002		\$75,000.00	Valid		Land	
1/28/2005		\$105,000.00	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				\$96,100
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
16,117	0.370			\$96,100		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	



Valuation/Explanation		
Dwelling #	787 0044 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	2,625	\$273,262.50
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$273,262.50
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	2,625	\$52,788.75
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$6,457.50
Plumbing	0 - Half Bath 3 - Full Bath	\$14,644.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$2,900.00
Attachments:	1,066	\$30,800.00
<b>Adjusted Base Price</b>		\$380,852.75
<b>Changes/Adjustments</b>		
Grade Adjustment:	B 128%	\$444,355.52
Market Adjustment:	22%	\$542,113.73
CDU Adjustment:	80	\$433,700.00
Complete:	100	\$433,700.00
Dollar Adjustments		\$100.00
<b>Dwelling Value</b>		\$433,800.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$433,800.00
<b>Total Land Value</b>		\$96,100.00
<b>Total Assessed Value</b>		\$529,900.00

Parcel Numbers: 787-0045-000	Property Address: VICTORY CREEK DR W (OL 2)	Municipality: Franklin, City of
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Owner Name: VICTORY CREEK ESTATES OWNER'S ASSOC	Mailing Address: 7840 S BRIDGEVIEW DR FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph:	Legal Description: VICTORY CREEK ESTATES OUTLOT 2	Building Sketch:
<small>Descriptor/Map</small>	Parcel Sketch and Site Map obtained from the County GIS Neighborhood: 1212-Franklin	<small>Descriptor/Map</small>

**Building Description**

<b>Dwelling #</b>	
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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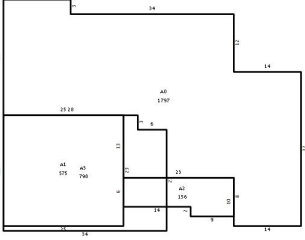
**Permit / Construction History**

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:	
11/13/2003		\$100.00	Invalid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.960	Gross				\$1,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
41,818	0.960				\$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: 787-1001-000      Property Address: 3710 DREXEL AVE W      Municipality: Franklin, City of

Owner Name: DZIAK, BRIAN J      Mailing Address: PO BOX 321361 FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	CERTIFIED SURVEY MAP NO 7802 SW 1/4 SEC 12-5-21 LOT 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1201-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>787 1001 000- 1</b>		
Year Built:	1/1/2016	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2016	Bedrooms:	3
Remodeled/Effective Age:	-6	Full Baths:	2
Building Type/Style:	14-Modern Single Story	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:
787 1001 000- 1	1,797	0	0	0	0	0	1,797

Attachment Description(s):	Area:	Attachment Value:
13-AFG	575	\$17,300
11-OPF	156	\$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	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

**Other Building Improvements**


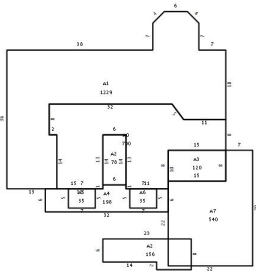
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
1/6/2016	16-0012	\$180,000.00	NEWDWLG				
11/1/2016	16-2682	\$6,500.00	FURNACE+AC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
1/30/2007		\$187,200.00	Invalid		Land		
11/3/2011		\$335,000.00	Invalid		Land		
9/15/2009		\$0.00	Invalid		Land		
7/18/2017		\$339,000.00	Valid		Land and Improvements		
8/7/2014		\$53,000.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.280	Gross				\$51,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
12,197	0.280			\$51,300			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Below Street	Paved	Light			Well		

Valuation/Explanation		
Dwelling #	787 1001 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,797	\$199,718.58
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$199,718.58
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,797	\$39,354.30
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
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:	731	\$20,400.00
<b>Adjusted Base Price</b>		\$273,815.50
<b>Changes/Adjustments</b>		
Grade Adjustment:	B+ 135%	\$338,600.93
Market Adjustment:	16%	\$392,777.07
CDU Adjustment:	90	\$353,500.00
Complete:	100	\$353,500.00
Dollar Adjustments		(\$600.00)
<b>Dwelling Value</b>		\$352,900.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$352,900.00
<b>Total Land Value</b>		\$51,300.00
<b>Total Assessed Value</b>		\$404,200.00

Parcel Numbers: 787-1002-000      Property Address: 3724 DREXEL AVE W      Municipality: Franklin, City of

Owner Name: MUELLER, IAN M & KATHRYN E      Mailing Address: 3724 W DREXEL AVE FRANKLIN, WI 53132      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	CERTIFIED SURVEY MAP NO 7802 SW 1/4 SEC 12-5-21 LOT 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1201-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>787 1002 000- 1</b>		
Year Built:	1/1/2006	Exterior Wall:	01-Wood
Year Remodeled:	1/1/2006	Bedrooms:	4
Remodeled/Effective Age:	-16	Full Baths:	3
Building Type/Style:	13-Contemporary	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:
787 1002 000- 1	2,007	890	0	0	0	0	2,897

Attachment Description(s):	Area:	Attachment Value:
11-OFP	35	\$700
11-OFP	35	\$700
13-AFG	120	\$3,600
99-Additional Attachments	35	\$3,500
99-Additional Attachments	35	\$3,500
11-OFP	198	\$4,000
13-AFG	540	\$16,200

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:
7/10/2006	2229	\$2,000.00	RAZED
10/11/2006	3460	\$7,830.00	AC & FURNACE
8/25/2006	2894	\$300,000.00	NEWDWLG

### Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
1/24/2012		\$250,000.00	Invalid		Land and Improvements	
11/3/2011		\$335,000.00	Invalid		Land and Improvements	
9/15/2009		\$0.00	Invalid		Land and Improvements	
1/30/2007		\$187,200.00	Invalid		Land	

### Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	1.236	Gross				\$85,300

### Acreage/Squarefoot Variables

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### Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
53,840	1.236			\$85,300

### General Information


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



Valuation/Explanation		
Dwelling #	787 1002 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	2,007	\$217,980.27
Second Story:	890	\$59,167.20
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$277,147.47
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	2,007	\$43,150.50
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$7,126.62
Plumbing	1 - Half Bath 3 - Full Bath	\$19,525.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$2,900.00
Attachments:	998	\$32,200.00
<b>Adjusted Base Price</b>		\$382,049.59
<b>Changes/Adjustments</b>		
Grade Adjustment:	B 128%	\$444,095.48
Market Adjustment:	17%	\$519,591.71
CDU Adjustment:	80	\$415,700.00
Complete:	100	\$415,700.00
Dollar Adjustments		(\$400.00)
<b>Dwelling Value</b>		\$415,300.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$415,300.00
<b>Total Land Value</b>		\$85,300.00
<b>Total Assessed Value</b>		\$500,600.00

Parcel Numbers: 787-9989-003	Property Address: 3600 DREXEL AVE W	Municipality: Franklin, City of
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Owner Name: ULMA, AL REVOCABLE LIVING TRUST	Mailing Address: 7411 W COLD SPRING RD GREENFIELD, WI 53220	Land Use: Residential
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Property Photograph: 	Legal Description: CERTIFIED SURVEY MAP NO 3676 SW 12 5 21 PARCEL 1 & LANDS	Building Sketch:	
	Parcel Sketch and Site Map obtained from the County GIS		<small>Description/Map</small>
	Neighborhood: 1201-Franklin		

**Building Description**

<b>Dwelling #</b>	
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**


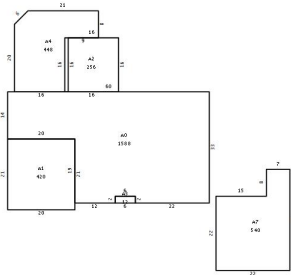
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
7/1/1999	99-0910	\$0.00	DUCTWORK
3/24/2011	481	\$6,000.00	RAZE DWLG
1/1/2000	00-0005	\$700.00	REROOF PART

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/1/1991		\$85,800.00	Invalid		Land and Improvements		
6/29/2015		\$6,350,000.00	Invalid		Land and Improvements		
6/29/2015		\$6,350,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
D12-2ND Grade Tillable	31.000	Acreage				\$7,500	
E13-Undeveloped Low	9.980	Acreage				\$25,900	
Acreage/Squarefoot Variables							
Acreage Variable 1 - 31.00 @ \$241.00 Total of Above: 7,471.00							
Acreage Variable 1 - 9.98 @ \$2,600.00 Total of Above: 25,948.00							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
1,785,089	40.980				\$33,400		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Rolling	Paved	Medium			Well		
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
<b>Total Improvement Value</b>		\$0.00
<b>Total Land Value</b>		\$33,400.00
<b>Total Assessed Value</b>		\$33,400.00

Parcel Numbers: 787-9990-002      Property Address: 7505 37TH PL S      Municipality: Franklin, City of

Owner Name: NOOK, JOHN A & LAURA L      Mailing Address: 7505 S 37TH PL FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	CERTIFIED SURVEY MAP NO 3700 SW 12 5 21 PARCEL 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1201-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>787 9990 002- 1</b>		
Year Built:	1/1/1983	Exterior Wall:	07-Brick
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:
787 9990 002- 1	1,588	0	0	0	0	0	1,588

Attachment Description(s):	Area:	Attachment Value:
23-AMG	420	\$14,700
33-Concrete Patio	256	\$1,300
11-OFP	12	\$200
31-WD	448	\$4,500


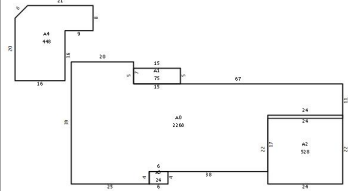
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type: RS1-Frame Utility Shed	Year Built: 1/1/1990	Area: 80	Construction:	Condition: Average	Value: \$200.00	
Permit / Construction History						
Date of Permit: 11/30/2009 5/1/2000	Permit Number: 2411 00-0514	Permit Amount: \$5,164.00 \$4,500.00	Details of Permit: FP DECK 12X24'			
Ownership/Sales History						
Date of Sale: 1/1/1989	Sale Document:	Purchase Amount: \$82,900.00	Sale Validity: Valid	Conveyance Type:	Sale Type: Land and Improvements	Sale Validation Source:
Land Breakdown						
Land Class: A-Residential Primary Site	Acreage: 0.312	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$66,100
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage: 13,591	Total Acreage: 0.312	Depth:	Act. Frontage:	Assessed Land Value: \$66,100		
General Information						
Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: All Public	
Valuation/Explanation						
<b>Dwelling #</b>	<b>787 9990 002- 1</b>					
<b>Description</b>	<b>Area</b>			<b>Value Amount</b>		
<b>Living Area:</b>						
First Story:	1,588			\$195,085.80		
Second Story:	0			\$0.00		
Additional Story:	0			\$0.00		
Attic/Finished Net:	0			\$0.00		
Half Story/Finished Net:	0			\$0.00		
<b>Base Price</b>				\$195,085.80		
<b>Unfinished Living Area:</b>						
Room/Unfinished:	0			\$0.00		
Unfinished Basement:	1,588			\$35,523.56		
Half Story/Unfinished:				\$0.00		
<b>Structure Info, Features and Attachments:</b>						
Heating/AC	Air Conditioning - Same Ducts			\$3,906.48		
Plumbing	1 - Half Bath 1 - Full Bath			\$4,881.00		
Finished Basement Living Area	0			\$0.00		
Features:	3			\$2,600.00		
Attachments:	1,136			\$20,700.00		
<b>Adjusted Base Price</b>				\$262,696.84		
<b>Changes/Adjustments</b>						
Grade Adjustment:	C+ 110%			\$263,336.52		
Market Adjustment:	47%			\$387,104.69		
CDU Adjustment:	65			\$251,600.00		
Complete:	100			\$251,600.00		
Dollar Adjustments				(\$500.00)		
<b>Dwelling Value</b>				\$251,100.00		

Other Building Improvements	0	\$200.00
<b>Total Improvement Value</b>		\$251,300.00
<b>Total Land Value</b>		\$66,100.00
<b>Total Assessed Value</b>		\$317,400.00

Parcel Numbers: 787-9990-003      Property Address: 3653 MARQUETTE AVE W      Municipality: Franklin, City of

Owner Name: LEINONEN, CRAIG & JANICE      Mailing Address: 3653 W MARQUETTE AVE FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	
	C S M NO 6751 SW 12 5 21 PARCEL 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1201-Franklin	

### Building Description

<b>Dwelling #</b>	<b>787 9990 003- 1</b>		
Year Built:	1/1/1975	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1975	Bedrooms:	4
Remodeled/Effective Age:	-47	Full Baths:	2
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:
787 9990 003- 1	2,268	0	0	0	0	0	2,268

Attachment Description(s):	Area:	Attachment Value:
11-OFP	24	\$500
13-AFG	528	\$15,800
33-Concrete Patio	75	\$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	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0


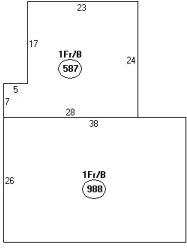


Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:	Details of Permit:			
6/10/2014		14-1288	\$8,000.00	REROOF			
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/1/1989		\$120,000.00	Invalid		Land and Improvements		
2/1/2000		\$139,500.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.387	Gross				\$69,300
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
16,858		0.387			\$69,300		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			Well		
Valuation/Explanation							
<b>Dwelling #</b>				<b>787 9990 003- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				2,268		\$241,451.28	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$241,451.28	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				2,268		\$47,310.48	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
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:				627		\$16,700.00	
<b>Adjusted Base Price</b>						\$323,764.76	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C 100%		\$300,964.76	
Market Adjustment:				35%		\$406,302.43	
CDU Adjustment:				60		\$243,800.00	
Complete:				100		\$243,800.00	
Dollar Adjustments						(\$200.00)	
<b>Dwelling Value</b>						\$243,600.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$243,600.00
<b>Total Land Value</b>		\$69,300.00
<b>Total Assessed Value</b>		\$312,900.00

Parcel Numbers: 787-9994-000      Property Address: 3806 DREXEL AVE W      Municipality: Franklin, City of

Owner Name: KUBRICKY, DENNIS & PEGGY      Mailing Address: 3806 W DREXEL AVE FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	COM IN S LI 996.36 FT W OF SE COR OF SW 12 5 21 TH W	
	Parcel Sketch and Site Map obtained from the County GIS	<small>Descriptor/Map</small> A: 1F1/B 988 sqft B: 1F1/B 587 sqft
	Neighborhood:	

1201-Franklin

**Building Description**

<b>Dwelling #</b>	<b>787 9994 000- 1</b>		
Year Built:	1/1/1955	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1955	Bedrooms:	4
Remodeled/Effective Age:	-67	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:	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:
787 9994 000- 1	1,575	0	0	0	0	0	1,575

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	484	\$2,420

**Other Building Improvements**


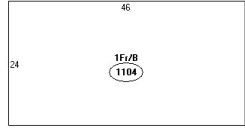
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1920	240		Fair	\$1,500.00
RG1-Detached Frame Garage	1/1/1956	624		Fair	\$4,700.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
3/1/1994	94-0109	\$8,000.00	BSMT REPAIR				
2/18/2005	50500	\$22,000.00	RECROOM				
4/21/2005	51390	\$4,500.00	ACREPLACE				
4/10/2020	20-0866	\$24,000.00	FOUNDRPR				
2/18/2005	50499	\$83,000.00	ADDTN				
11/1/1996	96-1291	\$1,744.00	A/C				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/28/2001		\$130,000.00	Invalid		Land and Improvements		
8/1/1999		\$107,500.00	Valid		Land and Improvements		
7/1/1992		\$65,400.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.780	Gross				\$80,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
33,977	0.780				\$80,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Well		

Valuation/Explanation		
Dwelling #	787 9994 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,575	\$178,998.75
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$178,998.75
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,575	\$35,232.75
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$3,874.50
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	1	\$300.00
Attachments:		
<b>Adjusted Base Price</b>		\$230,609.00
<b>Changes/Adjustments</b>		
Grade Adjustment:	C 100%	\$230,309.00
Market Adjustment:	39%	\$320,129.51
CDU Adjustment:	60	\$192,100.00
Complete:	100	\$192,100.00
Dollar Adjustments		(\$300.00)
<b>Dwelling Value</b>		\$191,800.00
Other Building Improvements	0	\$6,200.00
<b>Total Improvement Value</b>		\$198,000.00
<b>Total Land Value</b>		\$80,200.00
<b>Total Assessed Value</b>		\$278,200.00

Parcel Numbers: 787-9995-000      Property Address: 3820 DREXEL AVE W      Municipality: Franklin, City of

Owner Name: JENJAK, LAWRENCE P & CONNIE      Mailing Address: 3820 W DREXEL AVE FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:	
	E 80 FT OF W 162 FT OF S 295 FT OF E HALF OF SW 12 5 21		
	Parcel Sketch and Site Map obtained from the County GIS	<small>Description/Use</small> A: 1F/2 1104 sqft	
	Neighborhood:	1201-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>787 9995 000- 1</b>		
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:	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:
787 9995 000- 1	1,104	0	0	0	0	0	1,104

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	440		Average	\$4,400.00


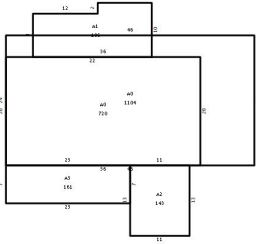
**Permit / Construction History**

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
7/1/1995	95-0747	\$1,650.00	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	0.430	Gross				\$59,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
18,731	0.430				\$59,700		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Sewer		
Valuation/Explanation							
<b>Dwelling #</b>				<b>787 9995 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
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	
<b>Base Price</b>						\$134,389.92	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,104		\$27,191.52	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
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:				1		\$300.00	
Attachments:							
<b>Adjusted Base Price</b>						\$164,597.28	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$180,727.01	
Market Adjustment:				33%		\$240,366.92	
CDU Adjustment:				60		\$144,200.00	
Complete:				100		\$144,200.00	
Dollar Adjustments						(\$300.00)	
<b>Dwelling Value</b>						\$143,900.00	
Other Building Improvements				0		\$4,400.00	
<b>Total Improvement Value</b>						\$148,300.00	
<b>Total Land Value</b>						\$59,700.00	
<b>Total Assessed Value</b>						\$208,000.00	

Parcel Numbers: 787-9996-000      Property Address: 3836 DREXEL AVE W      Municipality: Franklin, City of

Owner Name: THOMAE, DONNA L. F/K/A NETZEL      Mailing Address: 3836 W DREXEL AVE FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	
	W 82 FT OF S 295 FT OF E HALF OF SW 12 5 21 EXC S 60	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1201-Franklin	

### Building Description

<b>Dwelling #</b>	<b>787 9996 000- 1</b>		
Year Built:	1/1/1950	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1950	Bedrooms:	4
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:	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:
787 9996 000- 1	881	0	0	0	405	0	1,286

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	196	\$1,000
33-Concrete Patio	143	\$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:
RS1-Frame Utility Shed	1/1/1970	400		Fair	\$600.00
RG1-Detached Frame Garage	1/1/1950	960		Average	\$8,200.00

### Permit / Construction History


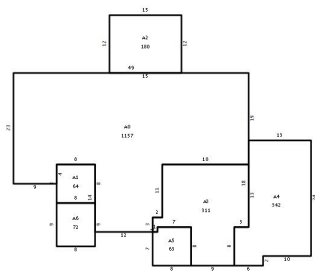
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
12/21/2011	2666	\$4,813.00	FURREPLAC



Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
3/28/2016		\$130,000.00	Invalid		Land and Improvements		
7/1/1986		\$43,500.00	Invalid		Land and Improvements		
7/1/1998		\$96,000.00	Valid		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				\$60,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
19,166	0.440				\$60,700		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Well		
Valuation/Explanation							
<b>Dwelling #</b>				<b>787 9996 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				881		\$113,966.16	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				405		\$26,514.00	
<b>Base Price</b>						\$140,480.16	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				0		\$0.00	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
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:				339		\$1,700.00	
<b>Adjusted Base Price</b>						\$142,480.16	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C 100%		\$140,480.16	
Market Adjustment:				78%		\$250,054.69	
CDU Adjustment:				50		\$125,000.00	
Complete:				100		\$125,000.00	
Dollar Adjustments						(\$300.00)	
<b>Dwelling Value</b>						\$124,700.00	
Other Building Improvements				0		\$8,800.00	
<b>Total Improvement Value</b>						\$133,500.00	
<b>Total Land Value</b>						\$60,700.00	
<b>Total Assessed Value</b>						\$194,200.00	

Parcel Numbers: 787-9999-001      Property Address: 4282 DREXEL AVE W      Municipality: Franklin, City of

Owner Name: RUDELICH, JASON C & KATHLEEN T      Mailing Address: 4282 W DREXEL AVE FRANKLIN, WI 53132      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	CERTIFIED SURVEY MAP NO 4994 SW 12 5 21 PARCEL 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1212-Franklin	

### Building Description

<b>Dwelling #</b>	<b>787 9999 001- 1</b>		
Year Built:	1/1/2018	Exterior Wall:	01-Wood
Year Remodeled:	1/1/2018	Bedrooms:	4
Remodeled/Effective Age:	-4	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:
787 9999 001- 1	1,401	1,468	0	0	0	0	2,869

Attachment Description(s):	Area:	Attachment Value:
13-AFG	311	\$9,300
13-AFG	342	\$10,300
13-AFG	63	\$1,900
11-OFP	72	\$1,400


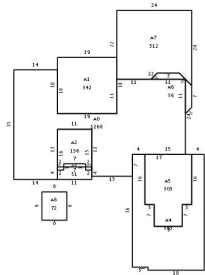
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	4	\$1,200
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
6/25/2018	18-1584	\$350,000.00	NEWDWLG			
10/11/2018	18-2536	\$12,000.00	HVAC			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
12/15/2017		\$99,500.00	Valid		Land	
5/1/2019		\$496,900.00	Valid		Land and Improvements	
10/18/2002		\$55,000.00	Invalid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.574	Gross				\$96,900
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
25,003	0.574			\$96,900		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Medium			Well	

Valuation/Explanation		
Dwelling #	787 9999 001- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,401	\$162,277.83
Second Story:	1,468	\$90,516.88
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$252,794.71
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,401	\$32,194.98
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$7,057.74
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	5	\$3,200.00
Attachments:	788	\$22,900.00
<b>Adjusted Base Price</b>		\$330,350.43
<b>Changes/Adjustments</b>		
Grade Adjustment:	B+ 135%	\$410,738.08
Market Adjustment:	27%	\$521,637.36
CDU Adjustment:	92	\$479,900.00
Complete:	100	\$479,900.00
Dollar Adjustments		(\$1,600.00)
<b>Dwelling Value</b>		\$478,300.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$478,300.00
<b>Total Land Value</b>		\$96,900.00
<b>Total Assessed Value</b>		\$575,200.00

Parcel Numbers: 787-9999-002      Property Address: 4250 DREXEL AVE W      Municipality: Franklin, City of

Owner Name: KIRANDEEP LLC      Mailing Address: 4250 W DREXEL AVE FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	CERTIFIED SURVEY MAP NO 4994 SW 12 5 21 PARCEL 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1212-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>787 9999 002- 1</b>		
Year Built:	1/1/2002	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2002	Bedrooms:	4
Remodeled/Effective Age:	-20	Full Baths:	3
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:
787 9999 002- 1	1,782	1,571	0	0	0	0	3,353

Attachment Description(s):	Area:	Attachment Value:
13-AFG	303	\$9,100
35-Ms/Terrace	51	\$0
13-AFG	543	\$16,300
33-Concrete Patio	512	\$2,600


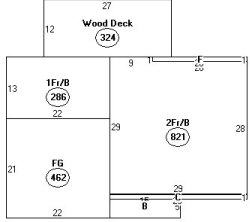
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
4/8/2002	02-0260	\$237,900.00	NEW CONST			
5/13/2002	02-0433	\$12,076.00	HTG & A/C			
8/1/2005	361713	\$700.00	FENCE			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
3/20/2002		\$55,000.00	Invalid		Land	
11/17/2017		\$500,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.574	Gross				\$96,900
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
25,003	0.574			\$96,900		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Medium			Well	

Valuation/Explanation		
Dwelling #	787 9999 002- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,782	\$198,051.48
Second Story:	1,571	\$96,098.07
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$294,149.55
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,782	\$39,025.80
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$8,248.38
Plumbing	1 - Half Bath 3 - Full Bath	\$19,525.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$2,900.00
Attachments:	1,409	\$28,000.00
<b>Adjusted Base Price</b>		\$391,848.73
<b>Changes/Adjustments</b>		
Grade Adjustment:	B+ 135%	\$487,280.79
Market Adjustment:	36%	\$662,701.87
CDU Adjustment:	76	\$503,700.00
Complete:	100	\$503,700.00
Dollar Adjustments		\$300.00
<b>Dwelling Value</b>		\$504,000.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$504,000.00
<b>Total Land Value</b>		\$96,900.00
<b>Total Assessed Value</b>		\$600,900.00

Parcel Numbers: 788-0002-000      Property Address: 7834 STONEBROOK CT S      Municipality: Franklin, City of

Owner Name: ROGALINSKI, STEVEN D & PEGGY S      Mailing Address: 7834 S STONEBROOK CT FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	STONEBROOK LOT 2	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Descriptor/Size</small></p> <ul style="list-style-type: none"> <li>A: 2F1/B 521 sqft</li> <li>B: OFF 75 sqft</li> <li>C: FGH 29 sqft</li> <li>D: FG 462 sqft</li> <li>E: 1F1/B 286 sqft</li> <li>F: FGH 20 sqft</li> <li>G: Wood Deck 324 sqft</li> </ul>
	Neighborhood:	

1113-Franklin

### Building Description

<b>Dwelling #</b>	<b>788 0002 000- 1</b>		
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:
788 0002 000- 1	1,107	870	0	0	0	0	1,977

Attachment Description(s):	Area:	Attachment Value:
11-OFP	75	\$1,500
99-Additional Attachments	29	\$2,900
13-AFG	462	\$13,900
99-Additional Attachments	20	\$2,000
31-WD	324	\$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:
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### Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
7/1/1995	95-0812	\$5,000.00	DECK
7/1/1995	95-0779	\$4,500.00	HOTTUB
6/2/2006	1792	\$5,000.00	AC/FURREPLAC
6/9/2008	1183	\$7,000.00	EXTREMOD

### Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
8/1/1992		\$134,900.00	Valid		Land and Improvements	
6/1/2000		\$189,900.00	Invalid		Land and Improvements	
1/17/2003		\$205,500.00	Valid		Land and Improvements	
10/22/2004		\$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	0.382	Gross				\$75,300

### Acreage/Squarefoot Variables

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### Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
16,640	0.382			\$75,300


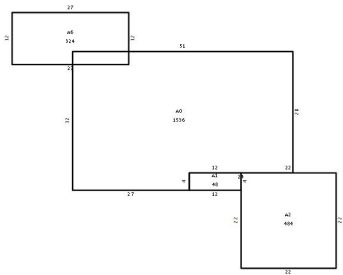
### General Information

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

Valuation/Explanation		
Dwelling #	788 0002 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,107	\$134,755.11
Second Story:	870	\$57,837.60
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$192,592.71
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,107	\$27,265.41
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
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:	910	\$23,500.00
<b>Adjusted Base Price</b>		\$262,724.54
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$260,616.99
Market Adjustment:	80%	\$469,110.59
CDU Adjustment:	65	\$304,900.00
Complete:	100	\$304,900.00
Dollar Adjustments		\$0.00
<b>Dwelling Value</b>		\$304,900.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$304,900.00
<b>Total Land Value</b>		\$75,300.00
<b>Total Assessed Value</b>		\$380,200.00

Parcel Numbers: 788-0003-000      Property Address: 7826 STONEBROOK CT S      Municipality: Franklin, City of

Owner Name: SOMMERS, LEONARD      Mailing Address: 7826 S STONEBROOK CT FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	STONEBROOK LOT 3	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	

1113-Franklin

### Building Description

<b>Dwelling #</b>	<b>788 0003 000- 1</b>		
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:	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:
788 0003 000- 1	1,536	0	0	0	0	0	1,536

Attachment Description(s):	Area:	Attachment Value:
11-OFP	48	\$1,000
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


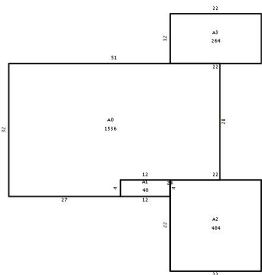
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit: 6/14/2012	Permit Number: 12-1201	Permit Amount: \$2,695.00	Details of Permit: FURREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/1/1989		\$104,250.00	Valid		Land and Improvements		
12/3/2014		\$217,000.00	Valid		Land and Improvements		
8/5/2016		\$233,164.00	Valid		Land and Improvements		
Land Breakdown							
Land Class: A-Residential Primary Site	Acreage: 0.479	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$78,100	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage: 20,865	Total Acreage: 0.479	Depth:	Act. Frontage:	Assessed Land Value: \$78,100			
General Information							
Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: Public Sewer		
Valuation/Explanation							
<b>Dwelling #</b>				<b>788 0003 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
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	
<b>Base Price</b>						\$175,595.52	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,536		\$34,652.16	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$3,778.56	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				532		\$15,500.00	
<b>Adjusted Base Price</b>						\$239,148.24	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$243,483.06	
Market Adjustment:				65%		\$401,747.06	
CDU Adjustment:				65		\$261,100.00	
Complete:				100		\$261,100.00	
Dollar Adjustments						(\$100.00)	
<b>Dwelling Value</b>						\$261,000.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$261,000.00
<b>Total Land Value</b>		\$78,100.00
<b>Total Assessed Value</b>		\$339,100.00

Parcel Numbers: 788-0004-000	Property Address: 7818 STONEBROOK CT S	Municipality: Franklin, City of
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Owner Name: PESEK, MARY E	Mailing Address: 7818 S STONEBROOK CT FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: STONEBROOK LOT 4	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1113-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>788 0004 000- 1</b>		
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:
788 0004 000- 1	1,536	0	0	0	0	0	1,536

Attachment Description(s):	Area:	Attachment Value:
11-OFP	48	\$1,000
13-AFG	484	\$14,500
31-WD	264	\$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


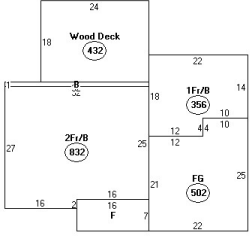
Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
5/14/2013		13-0818	\$7,975.00		FOUNDRPR		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/1/1994		\$140,000.00	Invalid		Land and Improvements		
5/1/1995		\$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		0.413	Gross				\$77,100
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
17,990		0.413				\$77,100	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Sewer		
Valuation/Explanation							
<b>Dwelling #</b>				<b>788 0004 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
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	
<b>Base Price</b>						\$175,595.52	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,536		\$34,652.16	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
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:				796		\$18,100.00	
<b>Adjusted Base Price</b>						\$239,307.24	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$240,797.96	
Market Adjustment:				65%		\$397,316.64	
CDU Adjustment:				65		\$258,300.00	
Complete:				100		\$258,300.00	
Dollar Adjustments						(\$500.00)	
<b>Dwelling Value</b>						\$257,800.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$257,800.00
<b>Total Land Value</b>		\$77,100.00
<b>Total Assessed Value</b>		\$334,900.00



Parcel Numbers: 788-0005-000      Property Address: 7810 STONEBROOK CT S      Municipality: Franklin, City of

Owner Name: MILETICH NIKOLA & CASSIE      Mailing Address: 7810 S STONEBROOK CT FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	STONEBROOK LOT 5	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Descriptor/Size</small></p> <ul style="list-style-type: none"> <li>A: 2Fr/B 352 sqft</li> <li>B: FOH 32 sqft</li> <li>C: Wood Deck 432 sqft</li> <li>D: 1Fr/B 356 sqft</li> <li>E: FB 502 sqft</li> <li>F: OFF 112 sqft</li> </ul>
	Neighborhood:	

1113-Franklin

### Building Description

<b>Dwelling #</b>	<b>788 0005 000- 1</b>		
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:
788 0005 000- 1	1,188	864	0	0	0	0	2,052

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	32	\$3,200
31-WD	432	\$4,300
13-AFG	502	\$15,100
11-OFP	112	\$2,200


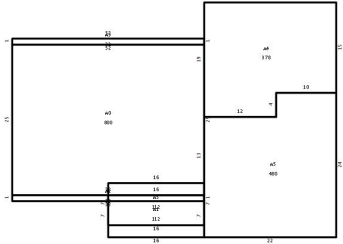
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	469	\$2,345
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	469	\$2,345

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
3/12/2007		511	\$5,250.00		FOUNDRPR		
6/9/2015		15-1247	\$7,200.00		ACREPLACE		
9/29/2014		14-2325	\$3,000.00		BSMT FINISH		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/1/1999		\$181,000.00	Valid		Land and Improvements		
12/1/1989		\$133,000.00	Valid		Land and Improvements		
6/7/2007		\$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	0.270	Gross				\$66,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,761	0.270				\$66,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Sewer		

Valuation/Explanation		
Dwelling #	788 0005 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,188	\$143,415.36
Second Story:	864	\$57,438.72
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$200,854.08
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,188	\$28,832.76
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,047.92
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	1,078	\$24,800.00
<b>Adjusted Base Price</b>		\$274,037.76
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$271,631.54
Market Adjustment:	74%	\$472,638.87
CDU Adjustment:	65	\$307,200.00
Complete:	100	\$307,200.00
Dollar Adjustments		\$400.00
<b>Dwelling Value</b>		\$307,600.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$307,600.00
<b>Total Land Value</b>		\$66,000.00
<b>Total Assessed Value</b>		\$373,600.00

Parcel Numbers: 788-0006-000      Property Address: 7802 STONEBROOK CT S      Municipality: Franklin, City of

Owner Name: MANTHEY, JAMES E & LAUREN J      Mailing Address: 7802 S STONEBROOK CT FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	STONEBROOK LOT 6	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1113-Franklin	

### Building Description

<b>Dwelling #</b>	<b>788 0006 000- 1</b>		
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:
788 0006 000- 1	1,178	864	0	0	0	0	2,042

Attachment Description(s):	Area:	Attachment Value:
11-OFP	112	\$2,200
99-Additional Attachments	32	\$3,200
99-Additional Attachments	32	\$3,200
13-AFG	480	\$14,400


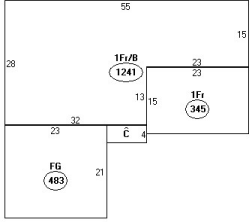
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
10/17/2006	3516	\$3,700.00	FURREPLAC			
5/9/2014	14-0975	\$4,725.00	FNDTN REPAIR			
3/2/2021	21-0068	\$6,200.00	FURREPLAC			
6/20/2014	14-1424	\$3,650.00	FURREPLAC			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
5/1/1993		\$155,900.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.356	Gross				\$72,500
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
15,507	0.356			\$72,500		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			Public Sewer	

Valuation/Explanation		
Dwelling #	788 0006 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,178	\$142,208.16
Second Story:	864	\$57,438.72
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$199,646.88
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,178	\$28,590.06
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
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:	656	\$23,000.00
<b>Adjusted Base Price</b>		\$270,763.26
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$270,009.59
Market Adjustment:	69%	\$456,316.20
CDU Adjustment:	65	\$296,600.00
Complete:	100	\$296,600.00
Dollar Adjustments		\$400.00
<b>Dwelling Value</b>		\$297,000.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$297,000.00
<b>Total Land Value</b>		\$72,500.00
<b>Total Assessed Value</b>		\$369,500.00

Parcel Numbers: 788-0007-000      Property Address: 7801 STONEBROOK CT S      Municipality: Franklin, City of

Owner Name: CHMIELEWSKI, CARYL A      Mailing Address: 7801 S STONEBROOK CT FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	STONEBROOK LOT 7	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Descriptor/Size</small></p> <p>A: 1F/B 1241 sqft</p> <p>B: 1F 345 sqft</p> <p>C: OFF 36 sqft</p> <p>D: FG 483 sqft</p>
	Neighborhood:	

1113-Franklin

**Building Description**

<b>Dwelling #</b>	<b>788 0007 000- 1</b>		
Year Built:	1/1/1988	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1988	Bedrooms:	4
Remodeled/Effective Age:	-34	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:
788 0007 000- 1	1,586	0	0	0	0	405	1,991

Attachment Description(s):	Area:	Attachment Value:
11-OFP	36	\$700
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**


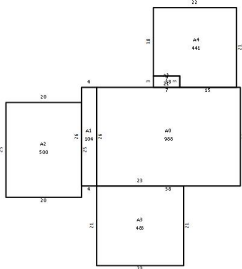
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
1/2/2019	19-0008	\$3,600.00	FURREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/1/1988		\$23,500.00	Invalid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.818	Gross				\$84,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
35,632	0.818			\$84,200			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Cul-de-sac			Public Sewer		
Valuation/Explanation							
<b>Dwelling #</b>				<b>788 0007 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,586		\$180,248.90	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$180,248.90	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				836		\$22,872.96	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$4,897.86	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				405		\$10,930.95	
Features:				2		\$2,300.00	
Attachments:				519		\$15,200.00	
<b>Adjusted Base Price</b>						\$243,772.67	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$248,899.94	
Market Adjustment:				72%		\$428,107.89	
CDU Adjustment:				65		\$278,300.00	
Complete:				100		\$278,300.00	
Dollar Adjustments						(\$200.00)	
<b>Dwelling Value</b>						\$278,100.00	
Other Building Improvements				0		\$0.00	
<b>Total Improvement Value</b>						\$278,100.00	
<b>Total Land Value</b>						\$84,200.00	
<b>Total Assessed Value</b>						\$362,300.00	



Parcel Numbers: 788-0008-000      Property Address: 7809 STONEBROOK CT S      Municipality: Franklin, City of

Owner Name: MICHLIG, JOHN D      Mailing Address: 7809 S STONEBROOK CT FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	STONEBROOK LOT 8	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1113-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>788 0008 000- 1</b>		
Year Built:	1/1/1989	Exterior Wall:	01-Wood
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:	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:
788 0008 000- 1	1,113	988	0	0	0	0	2,101

Attachment Description(s):	Area:	Attachment Value:
13-AFG	500	\$15,000
33-Concrete Patio	441	\$2,200

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
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**


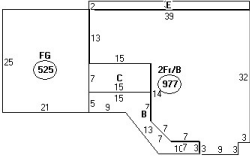
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/1/1994	94-0472	\$1,000.00	RECROOM				
6/13/2008	1239	\$3,685.00	FURREPLAC				
8/15/2008	1878	\$4,000.00	FOUNDRPR				
5/31/2016	16-1217	\$2,950.00	ACREPLACE				
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		
11/1/1994		\$168,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.579	Gross				\$81,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
25,221	0.579			\$81,200			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Sewer		
Valuation/Explanation							
<b>Dwelling #</b>	<b>788 0008 000- 1</b>						
<b>Description</b>	<b>Area</b>					<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:	1,113					\$135,485.49	
Second Story:	988					\$64,536.16	
Additional Story:	0					\$0.00	
Attic/Finished Net:	0					\$0.00	
Half Story/Finished Net:	0					\$0.00	
<b>Base Price</b>						\$200,021.65	
<b>Unfinished Living Area:</b>							
Room/Unfinished:	0					\$0.00	
Unfinished Basement:	1,113					\$27,413.19	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC	Air Conditioning - Same Ducts					\$5,168.46	
Plumbing	1 - Half Bath 2 - Full Bath					\$12,203.00	
Finished Basement Living Area	0					\$0.00	
Features:	2					\$2,300.00	
Attachments:	941					\$17,200.00	
<b>Adjusted Base Price</b>						\$264,306.30	
<b>Changes/Adjustments</b>							
Grade Adjustment:	C+ 110%					\$269,286.93	
Market Adjustment:	68%					\$452,402.04	
CDU Adjustment:	65					\$294,100.00	
Complete:	100					\$294,100.00	
Dollar Adjustments						(\$100.00)	
<b>Dwelling Value</b>						\$294,000.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$294,000.00
<b>Total Land Value</b>		\$81,200.00
<b>Total Assessed Value</b>		\$375,200.00

Parcel Numbers: 788-0009-000      Property Address: 7817 STONEBROOK CT S      Municipality: Franklin, City of

Owner Name: DEMARAIS, DAVID R & LINDA      Mailing Address: 7817 S STONEBROOK CT FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	STONEBROOK LOT 9	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Descriptor/Size</small></p> <ul style="list-style-type: none"> <li>A: 2F1/B 977 sqft</li> <li>B: OFF 143 sqft</li> <li>C: 1F1/B 1162 sqft</li> <li>D: FG 525 sqft</li> <li>E: FGH 78 sqft</li> </ul>
	Neighborhood:	
	1113-Franklin	

### Building Description

<b>Dwelling #</b>	<b>788 0009 000- 1</b>		
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:
788 0009 000- 1	1,082	1,055	0	0	0	0	2,137

Attachment Description(s):	Area:	Attachment Value:
11-OFP	143	\$2,900
13-AFG	525	\$15,800
99-Additional Attachments	78	\$7,800


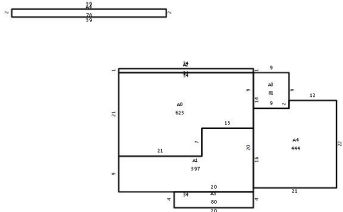
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
11/16/2006	3898	\$4,226.00	FURREPLAC			
8/18/2017	17-1978	\$4,666.00	ACREPLACE			
5/3/2016	16-0953	\$9,000.00	EXTREMOD ROOF			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
6/1/1989		\$23,300.00	Valid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.437	Gross				\$77,700
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
19,036	0.437			\$77,700		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Cul-de-sac			Public Sewer	

Valuation/Explanation		
Dwelling #	788 0009 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,082	\$133,140.10
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
<b>Base Price</b>		\$201,071.55
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,082	\$27,060.82
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,257.02
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$2,900.00
Attachments:	746	\$26,500.00
<b>Adjusted Base Price</b>		\$274,992.39
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$270,151.63
Market Adjustment:	66%	\$448,451.70
CDU Adjustment:	65	\$291,500.00
Complete:	100	\$291,500.00
Dollar Adjustments		(\$200.00)
<b>Dwelling Value</b>		\$291,300.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$291,300.00
<b>Total Land Value</b>		\$77,700.00
<b>Total Assessed Value</b>		\$369,000.00

Parcel Numbers: 788-0010-000      Property Address: 7825 STONEBROOK CT S      Municipality: Franklin, City of

Owner Name: ADAMSKI, JOHN D & ANN M      Mailing Address: 7825 S STONEBROOK CT FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	STONEBROOK LOT 10	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	

1113-Franklin

### Building Description

<b>Dwelling #</b>	<b>788 0010 000- 1</b>		
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:
788 0010 000- 1	1,101	657	0	0	0	0	1,758

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	34	\$3,400
13-AFG	444	\$13,300
11-OFP	80	\$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


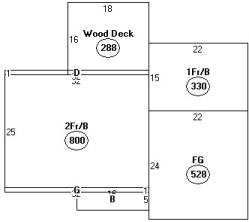
Other Building Improvements						
Structure Type: WD-Wood Deck	Year Built: 1/1/2008	Area: 154	Construction:	Condition: Average	Value: \$300.00	
Permit / Construction History						
Date of Permit: 5/16/2008 6/8/2010 8/16/2010	Permit Number: 964 1034 1678	Permit Amount: \$3,200.00 \$4,725.00 \$6,468.00	Details of Permit: WDDK FOUNDRPR AC&FURREPLAC			
Ownership/Sales History						
Date of Sale: 7/1/1989 8/1/1998	Sale Document:	Purchase Amount: \$21,490.00 \$154,000.00	Sale Validity: Valid Valid	Conveyance Type:	Sale Type: Land Land and Improvements	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: \$70,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage: 13,678	Total Acreage: 0.314	Depth:	Act. Frontage:	Assessed Land Value: \$70,000		
General Information						
Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: Public Sewer	



Valuation/Explanation		
Dwelling #	788 0010 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,101	\$134,024.73
Second Story:	657	\$45,484.11
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$179,508.84
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,101	\$27,117.63
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,324.68
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	5	\$3,200.00
Attachments:	558	\$18,300.00
<b>Adjusted Base Price</b>		\$239,773.15
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$240,100.47
Market Adjustment:	66%	\$398,566.77
CDU Adjustment:	65	\$259,100.00
Complete:	100	\$259,100.00
Dollar Adjustments		\$700.00
<b>Dwelling Value</b>		\$259,800.00
Other Building Improvements	0	\$300.00
<b>Total Improvement Value</b>		\$260,100.00
<b>Total Land Value</b>		\$70,000.00
<b>Total Assessed Value</b>		\$330,100.00

Parcel Numbers: 788-0011-000      Property Address: 7833 STONEBROOK CT S      Municipality: Franklin, City of

Owner Name: ASSAD, ENAD K      Mailing Address: 7833 S STONEBROOK CT FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:	
	STONEBROOK LOT 11		<small>Descriptor/Size</small> A: 2F1/B 800 sqft B: OFF 80 sqft C: Wood Deck 288 sqft D:FGH 32 sqft E: 1F1/B 330 sqft F: FG 528 sqft G:FGH 32 sqft
	Parcel Sketch and Site Map obtained from the County GIS		
	Neighborhood:		

### Building Description

<b>Dwelling #</b>	<b>788 0011 000- 1</b>		
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:
788 0011 000- 1	1,130	864	0	0	0	0	1,994

Attachment Description(s):	Area:	Attachment Value:
11-OFP	80	\$1,600
31-WD	288	\$2,900
99-Additional Attachments	32	\$3,200
13-AFG	528	\$15,800
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:
	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:
3/5/2014	14-0438	\$5,137.00	ACREPLACE

### Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
9/2/2014		\$205,000.00	Invalid		Land and Improvements	
1/22/2013		\$156,600.00	Invalid		Land and Improvements	
5/5/2003		\$208,000.00	Valid		Land and Improvements	
2/1/1990		\$120,900.00	Valid		Land and Improvements	

### Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.301	Gross				\$68,700

### Acreage/Squarefoot Variables

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### Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
13,112	0.301			\$68,700


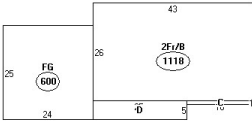
### General Information

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

Valuation/Explanation		
Dwelling #	788 0011 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,130	\$137,554.90
Second Story:	864	\$57,438.72
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$194,993.62
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,130	\$27,831.90
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,905.24
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	960	\$26,700.00
<b>Adjusted Base Price</b>		\$268,933.76
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$263,927.14
Market Adjustment:	67%	\$440,758.32
CDU Adjustment:	65	\$286,500.00
Complete:	100	\$286,500.00
Dollar Adjustments		\$200.00
<b>Dwelling Value</b>		\$286,700.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$286,700.00
<b>Total Land Value</b>		\$68,700.00
<b>Total Assessed Value</b>		\$355,400.00

Parcel Numbers: 788-0012-000      Property Address: 4309 VICTORY CREEK DR W      Municipality: Franklin, City of

Owner Name: CHOW DAY NEAL A & KATIE      Mailing Address: 4309 W VICTORY CREEK DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:	
	VICTORY CREEK ESTATES LOT 19		
	Parcel Sketch and Site Map obtained from the County GIS		
	Neighborhood:	1212-Franklin	

### Building Description

<b>Dwelling #</b>	<b>788 0012 000- 1</b>		
Year Built:	1/1/2003	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2003	Bedrooms:	3
Remodeled/Effective Age:	-19	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:
788 0012 000- 1	1,118	1,136	0	0	0	0	2,254

Attachment Description(s):	Area:	Attachment Value:
13-AFG	600	\$18,000
99-Additional Attachments	18	\$1,800
11-OFP	125	\$2,500


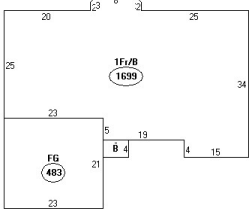
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	400	\$2,000
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	400	\$2,000

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
1/10/2003	03-0150	\$166,000.00	NEWDWLG			
10/13/2011	2202	\$2,500.00	RECRM			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
1/9/2003		\$63,990.00	Valid		Land	
3/27/2009		\$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	0.303	Gross				\$76,800
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
13,199	0.303			\$76,800		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	788 0012 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,118	\$136,094.14
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
<b>Base Price</b>		\$208,707.26
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,118	\$27,536.34
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,544.84
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	743	\$22,300.00
<b>Adjusted Base Price</b>		\$278,591.44
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$279,390.58
Market Adjustment:	55%	\$433,055.41
CDU Adjustment:	77	\$333,500.00
Complete:	100	\$333,500.00
Dollar Adjustments		\$500.00
<b>Dwelling Value</b>		\$334,000.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$334,000.00
<b>Total Land Value</b>		\$76,800.00
<b>Total Assessed Value</b>		\$410,800.00

Parcel Numbers: 788-0013-000      Property Address: 4343 VICTORY CREEK DR W      Municipality: Franklin, City of

Owner Name: SINGH, JASPREET      Mailing Address: 4343 W VICTORY CREEK DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	VICTORY CREEK ESTATES LOT 20	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Descriptor/Size</small></p> <p>A: 1F/B 1699 sqft</p> <p>B: OFF 24 sqft</p> <p>C: FG 483 sqft</p>
	Neighborhood:	
	1212-Franklin	

### Building Description

<b>Dwelling #</b>	<b>788 0013 000- 1</b>		
Year Built:	1/1/2003	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2003	Bedrooms:	3
Remodeled/Effective Age:	-19	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:
788 0013 000- 1	1,699	0	0	0	0	0	1,699

Attachment Description(s):	Area:	Attachment Value:
11-OFF	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:


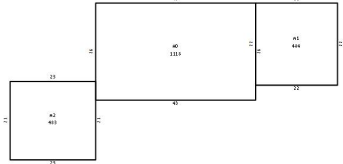


Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/31/2003	03-1633	\$125,000.00	NEWDWLG				
10/27/2003	442735	\$7,557.00	AC/FURNACE				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/2/2003		\$69,990.00	Valid		Land		
7/12/2019		\$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	0.288	Gross				\$73,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
12,545	0.288			\$73,200			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>788 0013 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,699		\$190,933.62	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$190,933.62	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,699		\$37,530.91	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$4,179.54	
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	
<b>Adjusted Base Price</b>						\$257,266.07	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$263,962.68	
Market Adjustment:				49%		\$393,304.39	
CDU Adjustment:				77		\$302,800.00	
Complete:				100		\$302,800.00	
Dollar Adjustments						(\$100.00)	
<b>Dwelling Value</b>						\$302,700.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$302,700.00
<b>Total Land Value</b>		\$73,200.00
<b>Total Assessed Value</b>		\$375,900.00

Parcel Numbers: 788-0014-000	Property Address: 7830 VICTORY CREEK CT S	Municipality: Franklin, City of
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Owner Name: GIANNOPOULOS JEANIE	Mailing Address: 7830 S VICTORY CREEK CT FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: VICTORY CREEK ESTATES LOT 21	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1212-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>788 0014 000- 1</b>		
Year Built:	1/1/2003	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2003	Bedrooms:	3
Remodeled/Effective Age:	-19	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:
788 0014 000- 1	1,118	1,118	0	0	0	0	2,236

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


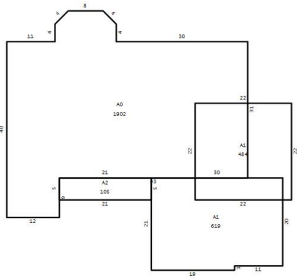
Structure Type: RS1-Frame Utility Shed	Year Built: 1/1/2015	Area: 120	Construction:	Condition: Average	Value: \$700.00
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
8/21/2003	141410	\$8,097.00	AC/FURNACE				
4/30/2015	15-0867	\$400.00	SHED (10 X 12 W				
4/28/2015	15-0844	\$1,500.00	PORCH (PERGOLA)				
4/2/2003	03-0979	\$150,000.00	NEWDWLG				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
3/4/2009		\$265,000.00	Valid		Land and Improvements		
3/7/2003		\$66,990.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.337	Gross				\$79,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
14,680	0.337				\$79,800		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>788 0014 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
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	
<b>Base Price</b>						\$207,556.70	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,118		\$27,536.34	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
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:				1		\$2,000.00	
Attachments:				484		\$14,500.00	
<b>Adjusted Base Price</b>						\$269,296.60	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$278,076.26	
Market Adjustment:				50%		\$417,114.39	
CDU Adjustment:				77		\$321,200.00	
Complete:				100		\$321,200.00	
Dollar Adjustments						(\$900.00)	
<b>Dwelling Value</b>						\$320,300.00	

Other Building Improvements	0	\$700.00
<b>Total Improvement Value</b>		\$321,000.00
<b>Total Land Value</b>		\$79,800.00
<b>Total Assessed Value</b>		\$400,800.00

Parcel Numbers: 788-0015-000      Property Address: 7842 VICTORY CREEK CT S      Municipality: Franklin, City of

Owner Name: TANWAR, AMIT      Mailing Address: 7842 S VICTORY CREEK CT FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	VICTORY CREEK ESTATES LOT 22	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1212-Franklin	

### Building Description

<b>Dwelling #</b>	<b>788 0015 000- 1</b>		
Year Built:	1/1/2003	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2003	Bedrooms:	3
Remodeled/Effective Age:	-19	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:
788 0015 000- 1	1,902	0	0	0	0	0	1,902

Attachment Description(s):	Area:	Attachment Value:
13-AFG	619	\$18,600
11-OPF	105	\$2,100

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	5	\$1,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Good	1,098	\$6,588
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Good	1,098	\$6,588

### Other Building Improvements

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


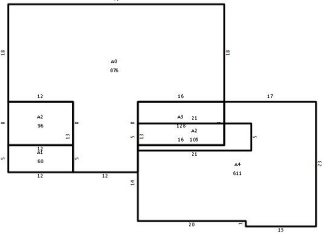
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
8/20/2003	120956	\$160,000.00	NEWDWLG				
6/12/2006	1886	\$28,000.00	REC ROOM				
11/11/2003	531855	\$8,206.00	AC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/9/2003		\$71,990.00	Valid		Land		
6/28/2013		\$286,500.00	Valid		Land and Improvements		
5/19/2020		\$328,400.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.251	Gross				\$71,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
10,934	0.251				\$71,300		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>788 0015 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,902		\$208,421.16	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$208,421.16	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,902		\$41,178.30	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$4,678.92	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				6		\$3,500.00	
Attachments:				724		\$20,700.00	
<b>Adjusted Base Price</b>						\$285,800.38	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$287,760.42	
Market Adjustment:				52%		\$437,395.84	
CDU Adjustment:				77		\$336,800.00	
Complete:				100		\$336,800.00	
Dollar Adjustments						\$700.00	
<b>Dwelling Value</b>						\$337,500.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$337,500.00
<b>Total Land Value</b>		\$71,300.00
<b>Total Assessed Value</b>		\$408,800.00



Parcel Numbers: 788-0016-000	Property Address: 7856 VICTORY CREEK CT S	Municipality: Franklin, City of
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Owner Name: RUBBANI, KALIM	Mailing Address: 7856 S VICTORY CREEK CT FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: VICTORY CREEK ESTATES LOT 23	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1212-Franklin	

### Building Description

<b>Dwelling #</b>	<b>788 0016 000- 1</b>		
Year Built:	1/1/2003	Exterior Wall:	04-Alum/Vinyl
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:	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:
788 0016 000- 1	972	1,004	0	0	0	0	1,976

Attachment Description(s):	Area:	Attachment Value:
13-AFG	128	\$3,800
11-OPF	60	\$1,200
13-AFG	611	\$18,300


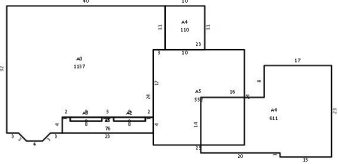
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition: Average	Rec Room Area: 536	Rec Room Value: \$2,680
22-Additional Fixture	4	\$1,200
Rec Room Condition: Average	Rec Room Area: 536	Rec Room Value: \$2,680

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
3/21/2003		03-0746	\$155,000.00		NEWDWLG		
7/21/2003		16862	\$8,400.00		AC/FURNACE		
11/15/2016		16-2791	\$700.00		BSMT DUCT		
3/21/2016		16-0465	\$12,000.00		BASEMNT REMOD		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/25/2020		\$376,000.00	Valid		Land and Improvements		
3/11/2003		\$66,990.00	Valid		Land		
9/11/2020		\$376,000.00	Valid		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				\$70,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
11,326		0.260				\$70,600	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	788 0016 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	972	\$122,355.36
Second Story:	1,004	\$65,159.60
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$187,514.96
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	972	\$25,135.92
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,860.96
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	5	\$3,200.00
Attachments:	799	\$23,300.00
<b>Adjusted Base Price</b>		\$256,214.84
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$252,686.32
Market Adjustment:	75%	\$442,201.07
CDU Adjustment:	77	\$340,500.00
Complete:	100	\$340,500.00
Dollar Adjustments		(\$400.00)
<b>Dwelling Value</b>		\$340,100.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$340,100.00
<b>Total Land Value</b>		\$70,600.00
<b>Total Assessed Value</b>		\$410,700.00

Parcel Numbers: 788-0017-000	Property Address: 7872 VICTORY CREEK CT S	Municipality: Franklin, City of
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Owner Name: NAJI, HAITHEM & LINDA	Mailing Address: 7872 S VICTORY CREEK CT FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: VICTORY CREEK ESTATES LOT 24	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1212-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>788 0017 000- 1</b>		
Year Built:	1/1/2003	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2003	Bedrooms:	3
Remodeled/Effective Age:	-19	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:
788 0017 000- 1	1,247	1,153	0	0	0	0	2,400

Attachment Description(s):	Area:	Attachment Value:
11-OFP	8	\$200
11-OFP	8	\$200
11-OFP	76	\$1,500
13-AFG	552	\$16,600


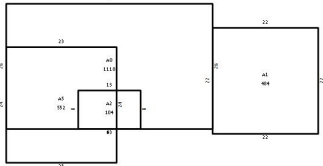
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
12/20/2002		03-1374	\$170,000.00		NEWDWLG		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
1/15/2003		\$63,990.00	Valid		Land		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.315	Gross				\$74,500
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
13,721		0.315				\$74,500	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>788 0017 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,247		\$149,128.73	
Second Story:				1,153		\$73,342.33	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$222,471.06	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,247		\$29,840.71	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$5,904.00	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				644		\$18,500.00	
<b>Adjusted Base Price</b>						\$291,218.77	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$297,460.65	
Market Adjustment:				52%		\$452,140.18	
CDU Adjustment:				77		\$348,100.00	
Complete:				100		\$348,100.00	
Dollar Adjustments						(\$600.00)	
<b>Dwelling Value</b>						\$347,500.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$347,500.00
<b>Total Land Value</b>		\$74,500.00
<b>Total Assessed Value</b>		\$422,000.00

Parcel Numbers: 788-0018-000	Property Address: 7890 VICTORY CREEK CT S	Municipality: Franklin, City of
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Owner Name: SOLOMON, STEPHEN	Mailing Address: 7890 S VICTORY CREEK CT FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: VICTORY CREEK ESTATES LOT 25	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1212-Franklin		

**Building Description**

<b>Dwelling #</b>	<b>788 0018 000- 1</b>		
Year Built:	1/1/2003	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2003	Bedrooms:	3
Remodeled/Effective Age:	-19	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:
788 0018 000- 1	1,222	1,118	0	0	0	0	2,340

Attachment Description(s): 13-AFG	Area: 484	Attachment Value: \$14,500
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Feature Description(s): 22-Additional Fixture	Area: 4	Feature Value: \$1,200
Rec Room Condition: Good	Rec Room Area: 968	Rec Room Value: \$5,808
05-Metal Fireplace	1	\$2,000
Rec Room Condition: Good	Rec Room Area: 968	Rec Room Value: \$5,808

**Other Building Improvements**

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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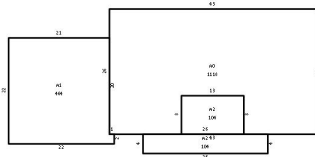
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
2/24/2003	03-0507	\$155,000.00	NEWDWLG				
8/21/2013	13-1889	\$3,400.00	BSMTREMOD				
9/11/2013	13-2118	\$5,624.00	EGRS WNDW				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/15/2003		\$224,660.00	Valid		Land and Improvements		
8/18/2011		\$276,000.00	Valid		Land and Improvements		
10/11/2021		\$367,200.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.353	Gross				\$72,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
15,377	0.353			\$72,300			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>	<b>788 0018 000- 1</b>						
<b>Description</b>	<b>Area</b>					<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:	1,222					\$146,138.98	
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	
<b>Base Price</b>	<b>\$217,601.54</b>						
<b>Unfinished Living Area:</b>							
Room/Unfinished:	0					\$0.00	
Unfinished Basement:	1,222					\$29,242.46	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC	Air Conditioning - Same Ducts					\$5,756.40	
Plumbing	1 - Half Bath 2 - Full Bath					\$12,203.00	
Finished Basement Living Area	0					\$0.00	
Features:	5					\$3,200.00	
Attachments:	484					\$14,500.00	
<b>Adjusted Base Price</b>	<b>\$282,503.40</b>						
<b>Changes/Adjustments</b>							
Grade Adjustment:	C+ 110%					\$291,283.74	
Market Adjustment:	56%					\$454,402.63	
CDU Adjustment:	77					\$349,900.00	
Complete:	100					\$349,900.00	
Dollar Adjustments						\$500.00	
<b>Dwelling Value</b>	<b>\$350,400.00</b>						



Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$350,400.00
<b>Total Land Value</b>		\$72,300.00
<b>Total Assessed Value</b>		\$422,700.00

Parcel Numbers: 788-0019-000      Property Address: 7883 VICTORY CREEK CT S      Municipality: Franklin, City of

Owner Name: JESKE, BRIAN A & KIMBERLY K      Mailing Address: 7883 S VICTORY CREEK CT FRANKLIN, WI 53132      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	VICTORY CREEK ESTATES LOT 26	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1212-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>788 0019 000- 1</b>		
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:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

**Square Footage / Attachments**

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
788 0019 000- 1	1,118	1,118	0	0	0	0	2,236

Attachment Description(s):	Area:	Attachment Value:
13-AFG	464	\$13,900
11-OPF	104	\$2,100

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


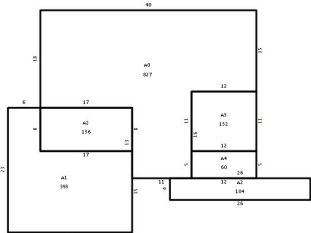
**Other Building Improvements**

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

Permit / Construction History							
Date of Permit: 11/20/2003	Permit Number: 571666	Permit Amount: \$8,265.00	Details of Permit: AC				
Ownership/Sales History							
Date of Sale: 6/30/2003	Sale Document:	Purchase Amount: \$67,990.00	Sale Validity: Valid	Conveyance Type:	Sale Type: Land	Sale Validation Source:	
Land Breakdown							
Land Class: A-Residential Primary Site	Acreage: 0.310	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$69,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage: 13,504	Total Acreage: 0.310	Depth:	Act. Frontage:	Assessed Land Value: \$69,700			
General Information							
Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>788 0019 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
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	
<b>Base Price</b>						\$207,556.70	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,118		\$27,536.34	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
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:				568		\$16,000.00	
<b>Adjusted Base Price</b>						\$271,096.60	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$278,076.26	
Market Adjustment:				49%		\$414,333.63	
CDU Adjustment:				77		\$319,000.00	
Complete:				100		\$319,000.00	
Dollar Adjustments						\$1,000.00	
<b>Dwelling Value</b>						\$320,000.00	
Other Building Improvements				0		\$0.00	
<b>Total Improvement Value</b>						\$320,000.00	
<b>Total Land Value</b>						\$69,700.00	
<b>Total Assessed Value</b>						\$389,700.00	

Parcel Numbers: 788-0020-000	Property Address: 7871 VICTORY CREEK CT S	Municipality: Franklin, City of
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Owner Name: MURPHY, MICHAEL J & LAURA L	Mailing Address: 7871 S VICTORY CREEK CT FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: VICTORY CREEK ESTATES LOT 27	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1212-Franklin	

### Building Description

<b>Dwelling #</b>	<b>788 0020 000- 1</b>		
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:	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:
788 0020 000- 1	959	963	0	0	0	0	1,922

Attachment Description(s):	Area:	Attachment Value:
13-AFG	136	\$4,100
13-AFG	393	\$11,800
11-OFP	60	\$1,200


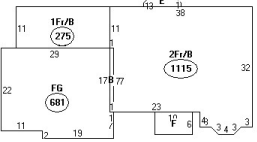
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
6/5/2003	03-1763	\$150,000.00	NEWDWLG			
11/20/2003	572031	\$8,212.00	AC			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
9/9/2003		\$66,990.00	Valid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.496	Gross				\$77,900
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
21,606	0.496			\$77,900		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	
Valuation/Explanation						
<b>Dwelling #</b>	<b>788 0020 000- 1</b>					
<b>Description</b>	<b>Area</b>				<b>Value Amount</b>	
<b>Living Area:</b>						
First Story:	959				\$120,718.92	
Second Story:	963				\$62,903.16	
Additional Story:	0				\$0.00	
Attic/Finished Net:	0				\$0.00	
Half Story/Finished Net:	0				\$0.00	
<b>Base Price</b>						\$183,622.08
<b>Unfinished Living Area:</b>						
Room/Unfinished:	0				\$0.00	
Unfinished Basement:	959				\$24,799.74	
Half Story/Unfinished:					\$0.00	
<b>Structure Info, Features and Attachments:</b>						
Heating/AC	Air Conditioning - Same Ducts				\$4,728.12	
Plumbing	1 - Half Bath 2 - Full Bath				\$12,203.00	
Finished Basement Living Area	0				\$0.00	
Features:	4				\$2,900.00	
Attachments:	589				\$17,100.00	
<b>Adjusted Base Price</b>						\$245,352.94
<b>Changes/Adjustments</b>						
Grade Adjustment:	C+ 110%				\$247,888.23	
Market Adjustment:	60%				\$396,621.17	
CDU Adjustment:	77				\$305,400.00	
Complete:	100				\$305,400.00	
Dollar Adjustments					(\$400.00)	
<b>Dwelling Value</b>						\$305,000.00

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$305,000.00
<b>Total Land Value</b>		\$77,900.00
<b>Total Assessed Value</b>		\$382,900.00

Parcel Numbers: 788-0021-000      Property Address: 7855 VICTORY CREEK CT S      Municipality: Franklin, City of

Owner Name: MAHMOUD, MONA      Mailing Address: 7855 S VICTORY CREEK CT FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:	
	VICTORY CREEK ESTATES LOT 28		
	Parcel Sketch and Site Map obtained from the County GIS		
	Neighborhood: 1212-Franklin		

**Description/Size**  
A: 2F/B 1135 sqft  
B: 1F/FG 17 sqft  
C: FG 681 sqft  
D: 1F/B 275 sqft  
E: 1F/B 26 sqft  
F: OFP 60 sqft

### Building Description

<b>Dwelling #</b>	<b>788 0021 000- 1</b>		
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:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

### Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
788 0021 000- 1	1,416	1,132	0	0	0	0	2,548

Attachment Description(s):	Area:	Attachment Value:
13-AFG	17	\$500
13-AFG	681	\$20,400
11-OFP	60	\$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


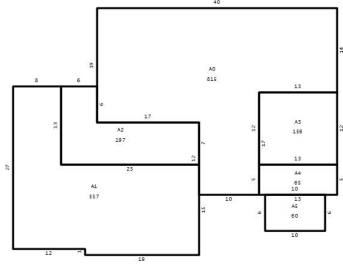
Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed	1/1/2019	96		Average	\$800.00	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
7/31/2003	61057	\$175,000.00	NEWDWLG			
7/25/2019	19-1861	\$2,941.00	SHED 8X12			
10/14/2003	390506	\$8,230.00	AC/FURNACE			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
2/12/2004		\$270,000.00	Invalid		Land and Improvements	
5/24/2019		\$241,000.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.592	Gross				\$81,400
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
25,788	0.592			\$81,400		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	



Valuation/Explanation		
Dwelling #	788 0021 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,416	\$164,015.28
Second Story:	1,132	\$72,357.44
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$236,372.72
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,416	\$32,539.68
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$6,268.08
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	758	\$22,100.00
<b>Adjusted Base Price</b>		\$312,083.48
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$316,121.83
Market Adjustment:	43%	\$452,054.21
CDU Adjustment:	77	\$348,100.00
Complete:	100	\$348,100.00
Dollar Adjustments		(\$700.00)
<b>Dwelling Value</b>		\$347,400.00
Other Building Improvements	0	\$800.00
<b>Total Improvement Value</b>		\$348,200.00
<b>Total Land Value</b>		\$81,400.00
<b>Total Assessed Value</b>		\$429,600.00

Parcel Numbers: 788-0022-000      Property Address: 7847 VICTORY CREEK CT S      Municipality: Franklin, City of

Owner Name: ELLSWORTH, PHILLIP      Mailing Address: 7847 S VICTORY CREEK CT FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	VICTORY CREEK ESTATES LOT 29	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1212-Franklin	

### Building Description

<b>Dwelling #</b>	<b>788 0022 000- 1</b>		
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:	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:
788 0022 000- 1	971	1,012	0	0	0	0	1,983

Attachment Description(s):	Area:	Attachment Value:
13-AFG	197	\$5,900
13-AFG	557	\$16,700
11-OFP	65	\$1,300

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition: Very Good	Rec Room Area: 534	Rec Room Value: \$3,738

### Other Building Improvements


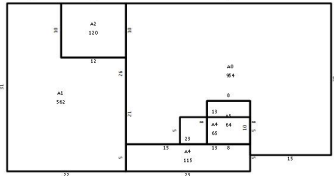
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
1/10/2003	03-0223	\$150,000.00	NEWDWLG				
10/14/2005	771515	\$11,000.00	RECROOM				
10/31/2005	860268	\$0.00	HVAC FOR REC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/28/2017		\$350,000.00	Invalid		Land and Improvements		
12/13/2002		\$63,990.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.378	Gross				\$82,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
16,466	0.378				\$82,800		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>788 0022 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				971	\$122,229.48		
Second Story:				1,012	\$65,678.80		
Additional Story:				0	\$0.00		
Attic/Finished Net:				0	\$0.00		
Half Story/Finished Net:				0	\$0.00		
<b>Base Price</b>						\$187,908.28	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0	\$0.00		
Unfinished Basement:				971	\$25,110.06		
Half Story/Unfinished:					\$0.00		
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$4,878.18	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0	\$0.00		
Features:				3	\$900.00		
Attachments:				819	\$23,900.00		
<b>Adjusted Base Price</b>						\$254,899.52	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$253,109.47	
Market Adjustment:				64%		\$415,099.53	
CDU Adjustment:				77		\$319,600.00	
Complete:				100		\$319,600.00	
Dollar Adjustments						\$500.00	
<b>Dwelling Value</b>						\$320,100.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$320,100.00
<b>Total Land Value</b>		\$82,800.00
<b>Total Assessed Value</b>		\$402,900.00

Parcel Numbers: 788-0023-000      Property Address: 7829 VICTORY CREEK CT S      Municipality: Franklin, City of

Owner Name: D'AMATO, LORENZO & MARIANNE      Mailing Address: 7829 S VICTORY CREEK CT FRANKLIN, WI 53132      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	VICTORY CREEK ESTATES LOT 30	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1212-Franklin	

### Building Description

<b>Dwelling #</b>	<b>788 0023 000- 1</b>		
Year Built:	1/1/2004	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2004	Bedrooms:	3
Remodeled/Effective Age:	-18	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:
788 0023 000- 1	1,138	954	0	0	0	0	2,092

Attachment Description(s):	Area:	Attachment Value:
13-AFG	562	\$16,900
11-OPF	115	\$2,300

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


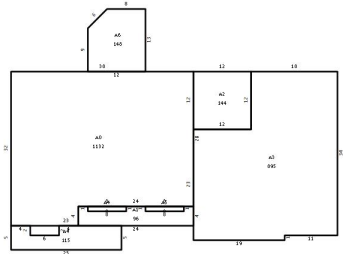
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
2/17/2004	424	\$145,000.00	NEWDWLG				
4/29/2004	1260	\$7,895.00	AC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/16/2003		\$68,990.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.286	Gross				\$73,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
12,458	0.286			\$73,700			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>788 0023 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,138			\$138,528.74
Second Story:				954			\$62,315.28
Additional Story:				0			\$0.00
Attic/Finished Net:				0			\$0.00
Half Story/Finished Net:				0			\$0.00
<b>Base Price</b>						\$200,844.02	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0			\$0.00
Unfinished Basement:				1,138			\$28,028.94
Half Story/Unfinished:							\$0.00
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$5,146.32	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0			\$0.00
Features:				2			\$2,300.00
Attachments:				677			\$19,200.00
<b>Adjusted Base Price</b>						\$267,722.28	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$270,844.51	
Market Adjustment:				51%		\$408,975.21	
CDU Adjustment:				78		\$319,000.00	
Complete:				100		\$319,000.00	
Dollar Adjustments						(\$900.00)	
<b>Dwelling Value</b>						\$318,100.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$318,100.00
<b>Total Land Value</b>		\$73,700.00
<b>Total Assessed Value</b>		\$391,800.00

Parcel Numbers: 788-0024-000      Property Address: 4426 VICTORY CREEK DR W      Municipality: Franklin, City of

Owner Name: Chris and Nina Portman      Mailing Address: 4426 West Victory Creek Drive Franklin, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	VICTORY CREEK ESTATES LOT 31	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1212-Franklin	

### Building Description

<b>Dwelling #</b>	<b>788 0024 000- 1</b>		
Year Built:	1/1/2002	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2002	Bedrooms:	4
Remodeled/Effective Age:	-20	Full Baths:	3
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:
788 0024 000- 1	1,276	1,148	0	0	0	307	2,731

Attachment Description(s):	Area:	Attachment Value:
11-OFP	8	\$200
11-OFP	8	\$200
11-OFP	96	\$1,900
13-AFG	895	\$26,900
31-WD	148	\$1,500



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:
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### Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
10/24/2002	02-1199	\$180,000.00	NEW CONST
11/25/2003	592484	\$1,500.00	WDDK
8/21/2013	13-1891	\$8,225.00	FUR/ACREPLAC
6/28/2014	14-1477	\$6,500.00	DAMAGE REPAIR
9/23/2003	298099	\$500.00	GARAGE FURNACE

### Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
8/29/2002		\$71,990.00	Valid		Land	
11/28/2005		\$386,000.00	Valid		Land and Improvements	
7/22/2009		\$377,500.00	Valid		Land and Improvements	
5/2/2022	11242961	\$635,000.00	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	0.336	Gross				\$93,600

### Acreage/Squarefoot Variables

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### Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
14,636	0.336			\$93,600


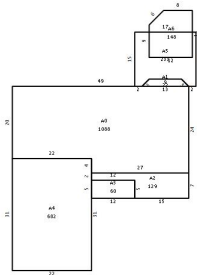
### General Information

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

Valuation/Explanation		
Dwelling #	788 0024 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,276	\$151,257.04
Second Story:	1,148	\$73,380.16
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$224,637.20
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	969	\$25,058.34
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$6,718.26
Plumbing	1 - Half Bath 3 - Full Bath	\$19,525.00
Finished Basement Living Area	307	\$8,285.93
Features:	4	\$2,900.00
Attachments:	1,155	\$30,700.00
<b>Adjusted Base Price</b>		\$317,824.73
<b>Changes/Adjustments</b>		
Grade Adjustment:	B 128%	\$363,807.65
Market Adjustment:	68%	\$611,196.86
CDU Adjustment:	76	\$464,500.00
Complete:	100	\$464,500.00
Dollar Adjustments		\$200.00
<b>Dwelling Value</b>		\$464,700.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$464,700.00
<b>Total Land Value</b>		\$93,600.00
<b>Total Assessed Value</b>		\$558,300.00

Parcel Numbers: 788-0025-000      Property Address: 4400 VICTORY CREEK DR W      Municipality: Franklin, City of

Owner Name: KUMAR, VINDER      Mailing Address: 4400 W VICTORY CREEK DR FRANKLIN, WI 53132      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	VICTORY CREEK ESTATES LOT 32	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1212-Franklin	

### Building Description

<b>Dwelling #</b>	<b>788 0025 000- 1</b>		
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:	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:
788 0025 000- 1	1,239	1,088	0	0	0	0	2,327

Attachment Description(s):	Area:	Attachment Value:
11-OFP	60	\$1,200
13-AFG	682	\$20,500
31-WD	233	\$2,300


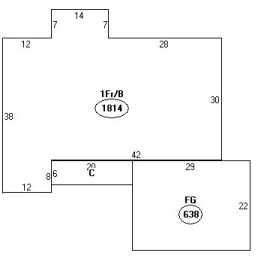
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Very Good	900	\$6,300
22-Additional Fixture	4	\$1,200
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Very Good	900	\$6,300

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
2/25/2003	03-0497	\$175,000.00	NEWDWLG			
9/3/2003	209711	\$5,000.00	WDDK			
7/19/2007	1697	\$20,000.00	BSMT REMOD			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
12/26/2002		\$69,990.00	Valid		Land	
8/3/2016		\$357,400.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.254	Gross				\$83,300
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
11,064	0.254			\$83,300		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	788 0025 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,239	\$148,172.01
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
<b>Base Price</b>		\$218,228.33
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,239	\$29,649.27
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,724.42
Plumbing	0 - Half Bath 3 - Full Bath	\$14,644.00
Finished Basement Living Area	0	\$0.00
Features:	5	\$3,200.00
Attachments:	975	\$24,000.00
<b>Adjusted Base Price</b>		\$295,446.02
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$295,070.62
Market Adjustment:	61%	\$475,063.70
CDU Adjustment:	77	\$365,800.00
Complete:	100	\$365,800.00
Dollar Adjustments		(\$1,000.00)
<b>Dwelling Value</b>		\$364,800.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$364,800.00
<b>Total Land Value</b>		\$83,300.00
<b>Total Assessed Value</b>		\$448,100.00

Parcel Numbers: 788-0026-000      Property Address: 4384 VICTORY CREEK DR W      Municipality: Franklin, City of

Owner Name: BHATTI, MUNIR      Mailing Address: 4384 W VICTORY CREEK DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description: VICTORY CREEK ESTATES LOT 33	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1212-Franklin	
	Description/Size: A: 1F1/B 1814 sqft B: FG 638 sqft C: OFP 120 sqft	

### Building Description

<b>Dwelling #</b>	<b>788 0026 000- 1</b>		
Year Built:	1/1/2003	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2003	Bedrooms:	3
Remodeled/Effective Age:	-19	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:
788 0026 000- 1	1,814	0	0	0	0	0	1,814

Attachment Description(s):	Area:	Attachment Value:
13-AFG	638	\$19,100
11-OFP	120	\$2,400

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	1,626	\$8,130

### Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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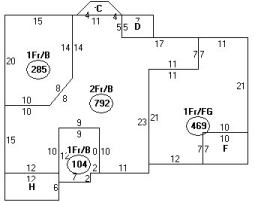
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
7/29/2003	47908	\$152,000.00	NEWDWLG				
5/9/2016	16-1017	\$1,500.00	BASEMENT REMOD				
10/3/2003	347042	\$6,226.00	FURNACE				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/14/2004		\$267,000.00	Valid		Land and Improvements		
7/31/2003		\$75,990.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.253	Gross				\$83,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,021	0.253				\$83,500		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>788 0026 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,814			\$200,700.96
Second Story:				0			\$0.00
Additional Story:				0			\$0.00
Attic/Finished Net:				0			\$0.00
Half Story/Finished Net:				0			\$0.00
<b>Base Price</b>						\$200,700.96	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0			\$0.00
Unfinished Basement:				1,814			\$39,581.48
Half Story/Unfinished:							\$0.00
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$4,462.44	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0			\$0.00
Features:				1			\$2,000.00
Attachments:				758			\$21,500.00
<b>Adjusted Base Price</b>						\$275,566.88	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$277,273.57	
Market Adjustment:				59%		\$440,864.97	
CDU Adjustment:				77		\$339,500.00	
Complete:				100		\$339,500.00	
Dollar Adjustments						(\$500.00)	
<b>Dwelling Value</b>						\$339,000.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$339,000.00
<b>Total Land Value</b>		\$83,500.00
<b>Total Assessed Value</b>		\$422,500.00



Parcel Numbers: 788-0027-000      Property Address: 4360 VICTORY CREEK DR W      Municipality: Franklin, City of

Owner Name: BURGOS, ARTURO      Mailing Address: 4360 W VICTORY CREEK DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	VICTORY CREEK ESTATES LOT 34	
	Parcel Sketch and Site Map obtained from the County GIS	<p>Neighborhood: 1212-Franklin</p> <p><small>Description/Size: A: 2F1/B 752 sqft B: 1F1/B 285 sqft C: 1F1/B 21 sqft D: 1F1/OPF 35 sqft E: 1F1/FG 469 sqft F: FG 70 sqft G: 1F1/B 104 sqft H: 1F1/B 72 sqft</small></p>

### Building Description

<b>Dwelling #</b>	<b>788 0027 000- 1</b>		
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:	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:
788 0027 000- 1	1,274	1,296	0	0	0	0	2,570

Attachment Description(s):	Area:	Attachment Value:
11-OFP	35	\$700
13-AFG	469	\$14,100
13-AFG	70	\$2,100


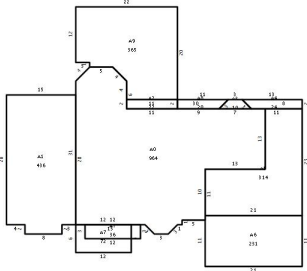
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	5	\$1,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	562	\$2,810
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	562	\$2,810

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
2/27/2004	526	\$9,090.00	AC			
12/16/2003	657863	\$230,000.00	NEWDWLG			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
12/17/2003		\$79,990.00	Valid		Land	
11/23/2004		\$238,000.00	Invalid		Land and Improvements	
3/29/2019		\$435,000.00	Valid		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				\$83,500
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
11,021	0.253			\$83,500		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	788 0027 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,274	\$151,019.96
Second Story:	1,296	\$81,466.56
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$232,486.52
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,274	\$30,168.32
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$6,322.20
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	6	\$3,500.00
Attachments:	574	\$16,900.00
<b>Adjusted Base Price</b>		\$301,580.04
<b>Changes/Adjustments</b>		
Grade Adjustment:	B- 120%	\$337,416.05
Market Adjustment:	54%	\$519,620.71
CDU Adjustment:	78	\$405,300.00
Complete:	100	\$405,300.00
Dollar Adjustments		\$100.00
<b>Dwelling Value</b>		\$405,400.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$405,400.00
<b>Total Land Value</b>		\$83,500.00
<b>Total Assessed Value</b>		\$488,900.00

Parcel Numbers: 788-0028-000	Property Address: 4338 VICTORY CREEK DR W	Municipality: Franklin, City of
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Owner Name: AMIN, TAREK	Mailing Address: 4338 W VICTORY CREEK DR FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: VICTORY CREEK ESTATES LOT 35	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1212-Franklin	

### Building Description

<b>Dwelling #</b>	<b>788 0028 000- 1</b>		
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:	6
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:
788 0028 000- 1	1,410	1,354	0	0	0	0	2,764

Attachment Description(s):	Area:	Attachment Value:
13-AFG	314	\$9,400
31-WD	22	\$200
99-Additional Attachments	22	\$2,200
99-Additional Attachments	24	\$2,400
13-AFG	231	\$6,900
11-OFP	36	\$700
99-Additional Attachments	20	\$2,000
31-WD	364	\$3,600

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:
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### Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
12/9/2003	632662	\$240,000.00	NEWDWLG
4/29/2004	1259	\$8,477.00	AC
4/27/2010	631	\$11,250.00	WDDK

### Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
12/17/2003		\$79,990.00	Valid		Land and Improvements	
1/12/2017		\$415,000.00	Valid		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				\$83,500

### Acreage/Squarefoot Variables

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### Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
11,021	0.253			\$83,500


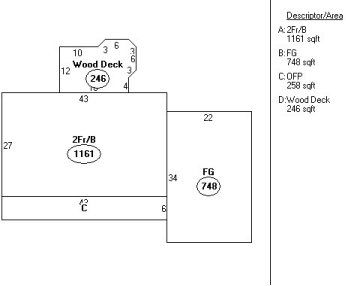
### General Information

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

Valuation/Explanation		
Dwelling #	788 0028 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,410	\$163,320.30
Second Story:	1,354	\$84,232.34
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$247,552.64
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,410	\$32,401.80
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$6,799.44
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$2,900.00
Attachments:	1,033	\$27,400.00
<b>Adjusted Base Price</b>		\$329,256.88
<b>Changes/Adjustments</b>		
Grade Adjustment:	B- 120%	\$358,748.26
Market Adjustment:	46%	\$523,772.45
CDU Adjustment:	77	\$403,300.00
Complete:	100	\$403,300.00
Dollar Adjustments		(\$1,000.00)
<b>Dwelling Value</b>		\$402,300.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$402,300.00
<b>Total Land Value</b>		\$83,500.00
<b>Total Assessed Value</b>		\$485,800.00

Parcel Numbers: 788-0029-000      Property Address: 4312 VICTORY CREEK DR W      Municipality: Franklin, City of

Owner Name: MCCARTHY, NATHAN & ERIN      Mailing Address: 4312 W VICTORY CREEK DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	VICTORY CREEK ESTATES LOT 36	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1212-Franklin	

### Building Description

<b>Dwelling #</b>	<b>788 0029 000- 1</b>		
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:	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:
788 0029 000- 1	1,161	1,161	0	0	0	0	2,322

Attachment Description(s):	Area:	Attachment Value:
13-AFG	748	\$22,400
11-OFP	258	\$5,200
31-WD	246	\$2,500

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:			
6/5/2003	03-1749	\$150,000.00	NEWDWLG			
11/29/2004	3968	\$6,700.00	FURNACE			
4/26/2006	1292	\$5,000.00	WDDK			
5/22/2008	1024	\$1,300.00	EXTREMOD-W,D			
9/13/2004	3035	\$180,000.00	NEWDWLG			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
11/15/2018		\$351,000.00	Valid		Land and Improvements	
8/27/2015		\$324,900.00	Valid		Land and Improvements	
3/31/2005		\$276,000.00	Valid		Land and Improvements	
12/13/2004		\$90,000.00	Invalid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.253	Gross				\$83,500
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
11,021	0.253			\$83,500		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	



<b>Valuation/Explanation</b>		
<b>Dwelling #</b>	<b>788 0029 000- 1</b>	
<b>Description</b>	<b>Area</b>	<b>Value Amount</b>
<b>Living Area:</b>		
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
<b>Base Price</b>		\$214,007.13
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,161	\$28,177.47
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
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:	2	\$5,800.00
Attachments:	1,252	\$30,100.00
<b>Adjusted Base Price</b>		\$295,999.72
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$286,109.69
Market Adjustment:	56%	\$446,331.12
CDU Adjustment:	78	\$348,100.00
Complete:	100	\$348,100.00
Dollar Adjustments		(\$800.00)
<b>Dwelling Value</b>		\$347,300.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$347,300.00
<b>Total Land Value</b>		\$83,500.00
<b>Total Assessed Value</b>		\$430,800.00

Parcel Numbers: 788-0030-000	Property Address: 4250 VICTORY CREEK DR W (OL 1)	Municipality: Franklin, City of
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Owner Name: VICTORY CREEK ESTATES OWNER'S ASSOC	Mailing Address: 7840 S BRIDGEVIEW DR FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph:	Legal Description: VICTORY CREEK ESTATES OUTLOT 1	Building Sketch:
<small>Descriptor/Map</small>	Parcel Sketch and Site Map obtained from the County GIS Neighborhood: 1212-Franklin	<small>Descriptor/Map</small>

**Building Description**

<b>Dwelling #</b>	
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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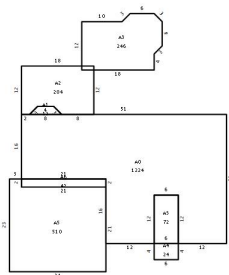
**Permit / Construction History**

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:	
11/13/2003		\$100.00	Invalid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.703	Gross				\$1,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
30,623	0.703				\$1,500		
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						\$1,500.00	
Total Assessed Value						\$1,500.00	

Parcel Numbers: 788-0031-000      Property Address: 4508 VICTORY CREEK DR W      Municipality: Franklin, City of

Owner Name: SHAH, RUCHIT & ANKITABEN      Mailing Address: 4508 W VICTORY CREEK DR FRANKLIN, WI 53132      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	VICTORY CREEK WEST LOT 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1212-Franklin	

### Building Description

<b>Dwelling #</b>	<b>788 0031 000- 1</b>		
Year Built:	1/1/2004	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2004	Bedrooms:	4
Remodeled/Effective Age:	-18	Full Baths:	3
Building Type/Style:	12-Colonial	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:
788 0031 000- 1	1,308	1,266	0	0	0	0	2,574

Attachment Description(s):	Area:	Attachment Value:
13-AFG	42	\$1,300
31-WD	204	\$2,000
11-OFP	24	\$500
13-AFG	510	\$15,300


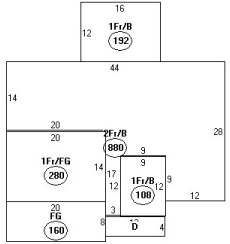
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
4/6/2007		695	\$14,500.00		BSMT REMOD		
8/19/2004		2762	\$3,200.00		AC		
8/20/2013		13-1885	\$3,000.00		SHED		
7/20/2004		2369	\$253,725.00		NEWDWLG		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
1/23/2004		\$712,000.00	Invalid		Land		
11/26/2004		\$330,000.00	Valid		Land and Improvements		
8/15/2012		\$322,600.00	Invalid		Land and Improvements		
12/6/2012		\$0.00	Invalid		Land and Improvements		
2/2/2018		\$375,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.657	Gross				\$85,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
28,619	0.657				\$85,700		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	788 0031 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,308	\$153,755.40
Second Story:	1,266	\$79,580.76
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$233,336.16
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,308	\$30,646.44
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$6,332.04
Plumbing	0 - Half Bath 3 - Full Bath	\$14,644.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	780	\$19,100.00
<b>Adjusted Base Price</b>		\$306,658.64
<b>Changes/Adjustments</b>		
Grade Adjustment:	B- 120%	\$341,950.37
Market Adjustment:	51%	\$516,345.06
CDU Adjustment:	78	\$402,700.00
Complete:	100	\$402,700.00
Dollar Adjustments		\$800.00
<b>Dwelling Value</b>		\$403,500.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$403,500.00
<b>Total Land Value</b>		\$85,700.00
<b>Total Assessed Value</b>		\$489,200.00

Parcel Numbers: 788-0032-000      Property Address: 4496 VICTORY CREEK DR W      Municipality: Franklin, City of

Owner Name: AVERY, JOHN E & DEBRA A      Mailing Address: 4496 W VICTORY CREEK DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	VICTORY CREEK WEST LOT 2	
	Parcel Sketch and Site Map obtained from the County GIS	<p>Neighborhood: 1212-Franklin</p>

### Building Description

<b>Dwelling #</b>	<b>788 0032 000- 1</b>		
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:	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:
788 0032 000- 1	1,180	1,160	0	0	0	0	2,340

Attachment Description(s):	Area:	Attachment Value:
13-AFG	280	\$8,400
11-OFP	48	\$1,000
13-AFG	160	\$4,800

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


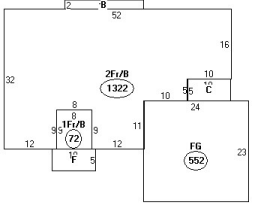
Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
8/3/2004	2541	\$240,000.00	NEWDWLG			
9/10/2004	3020	\$3,200.00	AC			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
1/23/2004		\$712,000.00	Invalid		Land	
11/17/2004		\$335,540.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.503	Gross				\$102,900
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
21,911	0.503			\$102,900		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	



Valuation/Explanation		
Dwelling #	788 0032 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,180	\$142,449.60
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
<b>Base Price</b>		\$216,237.20
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,180	\$28,638.60
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,756.40
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	488	\$14,200.00
<b>Adjusted Base Price</b>		\$279,635.20
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$289,118.72
Market Adjustment:	50%	\$433,678.08
CDU Adjustment:	78	\$338,300.00
Complete:	100	\$338,300.00
Dollar Adjustments		(\$200.00)
<b>Dwelling Value</b>		\$338,100.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$338,100.00
<b>Total Land Value</b>		\$102,900.00
<b>Total Assessed Value</b>		\$441,000.00

Parcel Numbers: 788-0033-000      Property Address: 4470 VICTORY CREEK DR W      Municipality: Franklin, City of

Owner Name: JONES, PARK J      Mailing Address: 4470 W VICTORY CREEK DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	 <p style="font-size: small;">                 Descriptor/Area                  A: 2F/B 1322 sqft                  B: 1F/B 36 sqft                  C: 1F/F/FG 50 sqft                  D: FG 552 sqft                  E: 1F/B 172 sqft                  F: OFF 50 sqft             </p>
	VICTORY CREEK WEST LOT 3	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1212-Franklin	

### Building Description

<b>Dwelling #</b>	<b>788 0033 000- 1</b>		
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:	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:
788 0033 000- 1	1,430	1,372	0	0	0	0	2,802

Attachment Description(s):	Area:	Attachment Value:
13-AFG	50	\$1,500
13-AFG	552	\$16,600
11-OFP	50	\$1,000


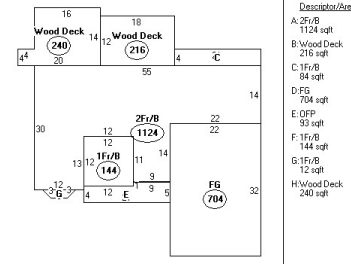
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	800	\$4,000
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	800	\$4,000

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
2/26/2004	503	\$130,000.00	NEWDWLG			
3/17/2008	478	\$30,000.00	RECROOM			
4/27/2004	1186	\$3,200.00	AC			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
1/23/2004		\$712,000.00	Invalid		Land	
7/29/2004		\$362,500.00	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				\$93,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
15,943	0.366			\$93,000		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	788 0033 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,430	\$165,636.90
Second Story:	1,372	\$85,352.12
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$250,989.02
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,430	\$32,861.40
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$6,892.92
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$2,900.00
Attachments:	652	\$19,100.00
<b>Adjusted Base Price</b>		\$324,946.34
<b>Changes/Adjustments</b>		
Grade Adjustment:	B- 120%	\$363,535.61
Market Adjustment:	40%	\$508,949.85
CDU Adjustment:	78	\$397,000.00
Complete:	100	\$397,000.00
Dollar Adjustments		\$1,100.00
<b>Dwelling Value</b>		\$398,100.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$398,100.00
<b>Total Land Value</b>		\$93,000.00
<b>Total Assessed Value</b>		\$491,100.00

Parcel Numbers: 788-0034-000      Property Address: 4456 VICTORY CREEK DR W      Municipality: Franklin, City of

Owner Name: JEREB, STEVEN J & NYLA J - REV TRUST      Mailing Address: 4456 W VICTORY CREEK DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	VICTORY CREEK WEST LOT 4	
	Parcel Sketch and Site Map obtained from the County GIS		
	Neighborhood:	1212-Franklin	

### Building Description

<b>Dwelling #</b>	<b>788 0034 000- 1</b>		
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:	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:
788 0034 000- 1	1,364	1,124	0	0	0	0	2,488

Attachment Description(s):	Area:	Attachment Value:
31-WD	216	\$2,200
13-AFG	704	\$21,100
11-OFP	93	\$1,900
31-WD	240	\$2,400


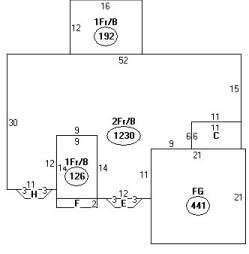
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Good	900	\$5,400
22-Additional Fixture	5	\$1,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Good	900	\$5,400

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:		Details of Permit:			
8/19/2004	2764	\$3,200.00		AC			
7/28/2008	1693	\$30,000.00		RECROOM			
1/19/2018	18-0121	\$5,200.00		FURREPLAC			
7/9/2021	21-0293	\$7,160.00		ACREPLACE			
4/4/2012	12-0582	\$15,000.00		WDDK			
7/21/2004	2399	\$270,000.00		NEWDWLG			
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/19/2017		\$368,500.00	Invalid		Land and Improvements		
1/23/2004		\$712,000.00	Invalid		Land		
12/14/2004		\$350,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.448	Gross				\$100,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
19,515	0.448				\$100,500		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	788 0034 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,364	\$159,165.16
Second Story:	1,124	\$71,846.08
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$231,011.24
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,364	\$31,644.80
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$6,120.48
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	6	\$3,500.00
Attachments:	1,253	\$27,600.00
<b>Adjusted Base Price</b>		\$312,079.52
<b>Changes/Adjustments</b>		
Grade Adjustment:	B- 120%	\$337,175.42
Market Adjustment:	52%	\$512,506.64
CDU Adjustment:	78	\$399,800.00
Complete:	100	\$399,800.00
Dollar Adjustments		(\$700.00)
<b>Dwelling Value</b>		\$399,100.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$399,100.00
<b>Total Land Value</b>		\$100,500.00
<b>Total Assessed Value</b>		\$499,600.00

Parcel Numbers: 788-0035-000      Property Address: 4442 VICTORY CREEK DR W      Municipality: Franklin, City of

Owner Name: SREENIVASARAO, KANDIPATI      Mailing Address: 4442 W VICTORY CREEK DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	VICTORY CREEK WEST LOT 5	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <p>A: 2F/B 1230 sqft          B: 1F/B 132 sqft          C: 1F/FG 66 sqft          D: FG 441 sqft          E: 1F/B 12 sqft          F: OFF 18 sqft          G: 1F/B 126 sqft          H: 1F/B 12 sqft</p>
Neighborhood:	1212-Franklin	

### Building Description

<b>Dwelling #</b>	<b>788 0035 000- 1</b>		
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:	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:
788 0035 000- 1	1,572	1,296	0	0	0	0	2,868

Attachment Description(s):	Area:	Attachment Value:
13-AFG	66	\$2,000
13-AFG	441	\$13,200
11-OFP	18	\$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


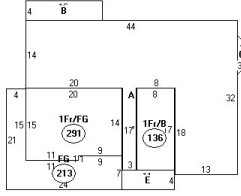


Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
<b>Permit / Construction History</b>						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
9/10/2004	3015	\$3,200.00	AC			
8/5/2004	2586	\$270,000.00	NEWDWLG			
<b>Ownership/Sales History</b>						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
11/29/2004		\$364,545.00	Valid		Land and Improvements	
1/23/2004		\$712,000.00	Invalid		Land	
<b>Land Breakdown</b>						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.574	Gross				\$107,800
<b>Acreage/Squarefoot Variables</b>						
<b>Land Data &amp; Computations</b>						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
25,003	0.574			\$107,800		
<b>General Information</b>						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	788 0035 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,572	\$178,657.80
Second Story:	1,296	\$81,466.56
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$260,124.36
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,572	\$35,165.64
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$7,055.28
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	525	\$15,600.00
<b>Adjusted Base Price</b>		\$332,748.28
<b>Changes/Adjustments</b>		
Grade Adjustment:	B- 120%	\$377,457.94
Market Adjustment:	34%	\$505,793.63
CDU Adjustment:	78	\$394,500.00
Complete:	100	\$394,500.00
Dollar Adjustments		\$800.00
<b>Dwelling Value</b>		\$395,300.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$395,300.00
<b>Total Land Value</b>		\$107,800.00
<b>Total Assessed Value</b>		\$503,100.00

Parcel Numbers: 788-0036-000      Property Address: 4453 VICTORY CREEK DR W      Municipality: Franklin, City of

Owner Name: PEDDAMALLU, RUKMANGADA R      Mailing Address: 4453 W VICTORY CREEK DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	VICTORY CREEK WEST LOT 6	 <p><small>Descriptor/Size A: 2Fr/B 301 sqft B: 1Fr/B 64 sqft C: 1Fr/B 112 sqft D: 1Fr/B 136 sqft E: OFF 44 sqft F: FG 213 sqft G: 1Fr/FG 291 sqft</small></p>
	Parcel Sketch and Site Map obtained from the County GIS		
	Neighborhood:	1212-Franklin	

### Building Description

<b>Dwelling #</b>	<b>788 0036 000- 1</b>		
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:	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:
788 0036 000- 1	1,113	1,192	0	0	0	0	2,305

Attachment Description(s):	Area:	Attachment Value:
13-AFG	291	\$8,700
11-OFP	44	\$900
13-AFG	213	\$6,400


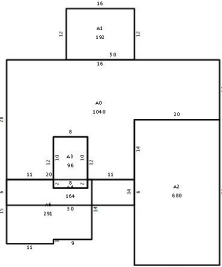
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	5	\$1,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Good	813	\$4,878
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Good	813	\$4,878

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
5/28/2004	1626	\$3,200.00	AC			
4/16/2004	1043	\$130,000.00	NEWDWLG			
5/6/2020	20-1089	\$10,000.00	FUR+ACREPLAC			
5/23/2014	14-1103	\$18,000.00	BSMT FINISH			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
1/23/2004		\$712,000.00	Invalid		Land	
8/24/2004		\$329,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.540	Gross				\$87,200
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
23,522	0.540			\$87,200		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	788 0036 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,113	\$135,485.49
Second Story:	1,192	\$75,823.12
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$211,308.61
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,113	\$27,413.19
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,670.30
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	6	\$3,500.00
Attachments:	548	\$16,000.00
<b>Adjusted Base Price</b>		\$276,095.10
<b>Changes/Adjustments</b>		
Grade Adjustment:	B- 120%	\$307,914.12
Market Adjustment:	54%	\$474,187.75
CDU Adjustment:	78	\$369,900.00
Complete:	100	\$369,900.00
Dollar Adjustments		\$1,100.00
<b>Dwelling Value</b>		\$371,000.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$371,000.00
<b>Total Land Value</b>		\$87,200.00
<b>Total Assessed Value</b>		\$458,200.00

Parcel Numbers: 788-0037-000      Property Address: 4481 VICTORY CREEK DR W      Municipality: Franklin, City of

Owner Name: HAMDAN, MOHAREB A & SINA M      Mailing Address: 4481 W VICTORY CREEK DR FRANKLIN, WI 53132      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	VICTORY CREEK WEST LOT 7	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1212-Franklin	

### Building Description

<b>Dwelling #</b>	<b>788 0037 000- 1</b>		
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:	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:
788 0037 000- 1	1,328	1,040	0	0	0	0	2,368

Attachment Description(s):	Area:	Attachment Value:
13-AFG	680	\$20,400
11-OPF	164	\$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	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

### Other Building Improvements

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


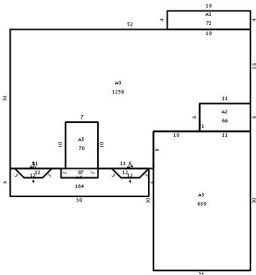
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
8/25/2004	2830	\$3,200.00	AC				
7/15/2004	2307	\$246,000.00	NEWDWLG				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
1/23/2004		\$712,000.00	Invalid		Land		
10/28/2004		\$335,913.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.637	Gross				\$92,100	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
27,748	0.637			\$92,100			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>788 0037 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,328		\$156,106.40	
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	
<b>Base Price</b>						\$223,602.40	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,328		\$31,115.04	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$5,825.28	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0		\$0.00	
Features:				3		\$2,600.00	
Attachments:				844		\$23,700.00	
<b>Adjusted Base Price</b>						\$299,045.72	
<b>Changes/Adjustments</b>							
Grade Adjustment:				B 128%		\$349,114.52	
Market Adjustment:				52%		\$530,654.07	
CDU Adjustment:				78		\$413,900.00	
Complete:				100		\$413,900.00	
Dollar Adjustments						\$500.00	
<b>Dwelling Value</b>						\$414,400.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$414,400.00
<b>Total Land Value</b>		\$92,100.00
<b>Total Assessed Value</b>		\$506,500.00



Parcel Numbers: 788-0038-000      Property Address: 4501 VICTORY CREEK DR W      Municipality: Franklin, City of

Owner Name: MUDILI, SRINIVAS      Mailing Address: 4501 W VICTORY CREEK DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	VICTORY CREEK WEST LOT 8	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1212-Franklin	

### Building Description

<b>Dwelling #</b>	<b>788 0038 000- 1</b>		
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:	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:	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:
788 0038 000- 1	1,422	1,322	0	0	0	0	2,744

Attachment Description(s):	Area:	Attachment Value:
13-AFG	66	\$2,000
13-AFG	630	\$18,900

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	7	\$2,100
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	1,194	\$5,970
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	1,194	\$5,970

### Other Building Improvements

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

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
10/4/2004	3319	\$3,800.00	FURNEW/AC				
8/27/2004	2867	\$287,000.00	NEWDWLG				
1/30/2020	20-0289	\$50.00	DUCTWORK				
12/26/2019	19-3334	\$35,000.00	INTREM0D				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
1/23/2004		\$712,000.00	Invalid		Land		
12/10/2004		\$362,781.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.720	Gross				\$87,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
31,363	0.720				\$87,700		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>788 0038 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,422		\$164,710.26	
Second Story:				1,322		\$82,651.44	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$247,361.70	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,422		\$32,677.56	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$6,750.24	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0		\$0.00	
Features:				8		\$4,100.00	
Attachments:				696		\$20,900.00	
<b>Adjusted Base Price</b>						\$323,992.50	
<b>Changes/Adjustments</b>							
Grade Adjustment:				B- 120%		\$358,791.00	
Market Adjustment:				52%		\$545,362.32	
CDU Adjustment:				78		\$425,400.00	
Complete:				100		\$425,400.00	
Dollar Adjustments						\$400.00	
<b>Dwelling Value</b>						\$425,800.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$425,800.00
<b>Total Land Value</b>		\$87,700.00
<b>Total Assessed Value</b>		\$513,500.00

Parcel Numbers: 788-0039-000	Property Address: VICTORY CREEK DR W (OL 1)	Municipality: Franklin, City of
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Owner Name: VICTORY CREEK WEST HOMEOWNERS ASSOC	Mailing Address: 4456 W VICTORY CREEK DR FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph:	Legal Description: VICTORY CREEK WEST OUTLOT 1	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: 1212-Franklin		

**Building Description**

<b>Dwelling #</b>	
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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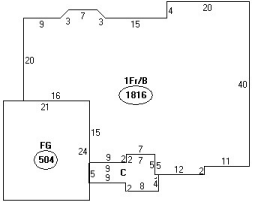
**Permit / Construction History**

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:	
1/23/2004		\$712,000.00	Invalid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	1.945	Gross				\$1,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
84,724	1.945				\$1,800		
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						\$1,800.00	
Total Assessed Value						\$1,800.00	

Parcel Numbers: 788-0040-000      Property Address: 5088 EVERGREEN ST W      Municipality: Franklin, City of

Owner Name: NIEMANN, DEBRA      Mailing Address: 5088 W EVERGREEN ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	WINTERHAVEN SUBDIVISION LOT 1	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <p>A: 1FVR 1816 sqft</p> <p>B: FG 504 sqft</p> <p>C: OFF 112 sqft</p>
Neighborhood:	1114-Franklin	

### Building Description

<b>Dwelling #</b>	<b>788 0040 000- 1</b>		
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:	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:
788 0040 000- 1	1,816	0	0	0	0	0	1,816

Attachment Description(s):	Area:	Attachment Value:
13-AFG	504	\$15,100
11-OFP	112	\$2,200

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	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:
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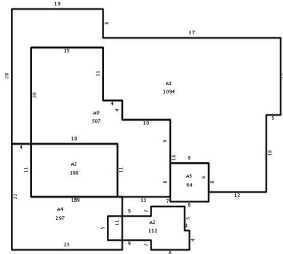
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
6/1/2012	12-1072	\$6,900.00	FENCE				
6/1/2005	51974	\$100.00	AC				
4/20/2005	51361	\$160,000.00	NEWDWLG				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/1/2006		\$286,000.00	Valid		Land and Improvements		
2/14/2005		\$79,000.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.297	Gross				\$77,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,937	0.297				\$77,700		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>788 0040 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,816		\$200,922.24	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$200,922.24	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,816		\$39,625.12	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$4,467.36	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				5		\$6,700.00	
Attachments:				616		\$17,300.00	
<b>Adjusted Base Price</b>						\$276,336.72	
<b>Changes/Adjustments</b>							
Grade Adjustment:				B- 120%		\$302,804.06	
Market Adjustment:				37%		\$414,841.57	
CDU Adjustment:				79		\$327,700.00	
Complete:				100		\$327,700.00	
Dollar Adjustments						(\$500.00)	
<b>Dwelling Value</b>						\$327,200.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$327,200.00
<b>Total Land Value</b>		\$77,700.00
<b>Total Assessed Value</b>		\$404,900.00



Parcel Numbers: 788-0041-000      Property Address: 5056 EVERGREEN ST W      Municipality: Franklin, City of

Owner Name: GUPTA, VIKAS      Mailing Address: 5056 W EVERGREEN ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	WINTERHAVEN SUBDIVISION LOT 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1114-Franklin	

### Building Description

<b>Dwelling #</b>	<b>788 0041 000- 1</b>		
Year Built:	1/1/2006	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2006	Bedrooms:	4
Remodeled/Effective Age:	-16	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:
788 0041 000- 1	1,601	705	0	0	0	0	2,306

Attachment Description(s):	Area:	Attachment Value:
13-AFG	198	\$5,900
11-OPF	64	\$1,300
13-AFG	297	\$8,900


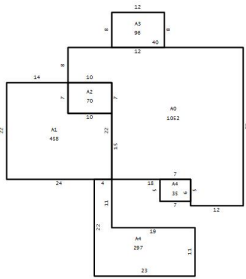
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	4	\$1,200
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
11/12/2005		4427	\$200,000.00		NEWDWLG		
1/11/2006		82	\$0.00		AC & FURNACE		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/2/2004		\$81,900.00	Valid		Land		
12/7/2005		\$85,700.00	Valid		Land		
3/16/2007		\$335,000.00	Valid		Land and Improvements		
11/7/2011		\$242,800.00	Invalid		Land and Improvements		
4/10/2012		\$264,400.00	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				\$77,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
11,979		0.275				\$77,000	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	788 0041 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,601	\$180,864.97
Second Story:	705	\$48,320.70
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$229,185.67
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,601	\$35,526.19
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,672.76
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	5	\$3,200.00
Attachments:	559	\$16,100.00
<b>Adjusted Base Price</b>		\$301,887.62
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$310,846.38
Market Adjustment:	48%	\$460,052.65
CDU Adjustment:	80	\$368,000.00
Complete:	100	\$368,000.00
Dollar Adjustments		(\$500.00)
<b>Dwelling Value</b>		\$367,500.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$367,500.00
<b>Total Land Value</b>		\$77,000.00
<b>Total Assessed Value</b>		\$444,500.00

Parcel Numbers: 788-0042-000      Property Address: 5024 EVERGREEN ST W      Municipality: Franklin, City of

Owner Name: GAVINI, SANDHYA      Mailing Address: 5024 W EVERGREEN ST FRANKLIN, WI 53132      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	WINTERHAVEN SUBDIVISION LOT 3	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1114-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>788 0042 000- 1</b>		
Year Built:	1/1/2013	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2013	Bedrooms:	4
Remodeled/Effective Age:	-9	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:
788 0042 000- 1	1,148	1,122	0	0	0	0	2,270

Attachment Description(s):	Area:	Attachment Value:
13-AFG	70	\$2,100
13-AFG	458	\$13,700
11-OFP	35	\$700


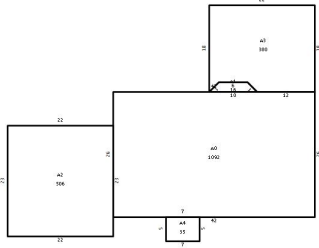
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
3/21/2013		13-0387	\$191,050.00		NEWDWLG		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/30/2016		\$380,527.00	Valid		Land and Improvements		
7/26/2013		\$360,300.00	Invalid		Land and Improvements		
9/14/2004		\$83,900.00	Valid		Land		
12/28/2012		\$65,000.00	Valid		Land		
2/15/2013		\$90,000.00	Valid		Land		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.283	Gross				\$94,000
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
12,327		0.283				\$94,000	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	788 0042 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,148	\$139,746.04
Second Story:	1,122	\$71,718.24
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$211,464.28
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,148	\$28,275.24
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,584.20
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$2,900.00
Attachments:	563	\$16,500.00
<b>Adjusted Base Price</b>		\$276,926.72
<b>Changes/Adjustments</b>		
Grade Adjustment:	B 128%	\$329,634.20
Market Adjustment:	44%	\$474,673.25
CDU Adjustment:	87	\$413,000.00
Complete:	100	\$413,000.00
Dollar Adjustments		\$800.00
<b>Dwelling Value</b>		\$413,800.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$413,800.00
<b>Total Land Value</b>		\$94,000.00
<b>Total Assessed Value</b>		\$507,800.00

Parcel Numbers: 788-0043-000	Property Address: 4980 EVERGREEN ST W	Municipality: Franklin, City of
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Owner Name: FRANK, WILLIAM J & JULIET M	Mailing Address: 4980 W EVERGREEN ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WINTERHAVEN SUBDIVISION LOT 4	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1114-Franklin	

### Building Description

<b>Dwelling #</b>	<b>788 0043 000- 1</b>		
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:	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:
788 0043 000- 1	1,108	1,092	0	0	0	0	2,200

Attachment Description(s):	Area:	Attachment Value:
13-AFG	506	\$15,200
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:


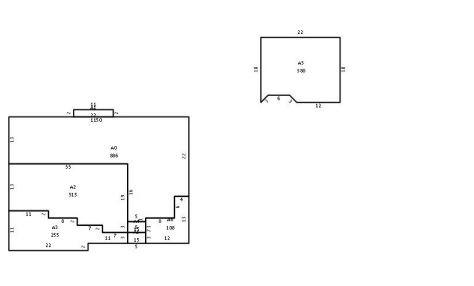
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
1/13/2005	50130	\$130,000.00	NEWDWLG				
5/15/2015	15-1014	\$11,900.00	WDDK				
10/24/2005	817535	\$0.00	AC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/14/2004		\$83,900.00	Valid		Land		
11/30/2007		\$293,000.00	Valid		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				\$79,400	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,763	0.293				\$79,400		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>788 0043 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,108		\$134,876.84	
Second Story:				1,092		\$70,313.88	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$205,190.72	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,108		\$27,290.04	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$5,412.00	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				886		\$19,000.00	
<b>Adjusted Base Price</b>						\$271,395.76	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$275,105.34	
Market Adjustment:				51%		\$415,409.06	
CDU Adjustment:				79		\$328,200.00	
Complete:				100		\$328,200.00	
Dollar Adjustments						\$300.00	
<b>Dwelling Value</b>						\$328,500.00	



Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$328,500.00
<b>Total Land Value</b>		\$79,400.00
<b>Total Assessed Value</b>		\$407,900.00

Parcel Numbers: 788-0044-000      Property Address: 4952 EVERGREEN ST W      Municipality: Franklin, City of

Owner Name: OTT, GEORGE F & CONNIE A      Mailing Address: 4952 W EVERGREEN ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	
	WINTERHAVEN SUBDIVISION LOT 5	
	Parcel Sketch and Site Map obtained from the County GIS	
Neighborhood:	1114-Franklin	

### Building Description

<b>Dwelling #</b>	<b>788 0044 000- 1</b>		
Year Built:	1/1/2013	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2013	Bedrooms:	3
Remodeled/Effective Age:	-9	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:
788 0044 000- 1	1,016	1,416	0	0	0	0	2,432

Attachment Description(s):	Area:	Attachment Value:
11-OFP	15	\$300
13-AFG	515	\$15,500
13-AFG	255	\$7,700
11-OFP	15	\$300


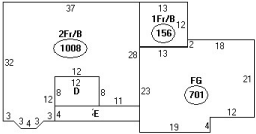
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
5/7/2013		13-0748	\$210,000.00		NEWDWLG		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/15/2013		\$74,000.00	Valid		Land		
11/22/2013		\$334,900.00	Invalid		Land and Improvements		
2/14/2005		\$80,000.00	Valid		Land		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.302	Gross				\$96,600
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
13,155		0.302				\$96,600	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	788 0044 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,016	\$126,552.96
Second Story:	1,416	\$87,692.88
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$214,245.84
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,016	\$25,826.72
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,982.72
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	800	\$23,800.00
<b>Adjusted Base Price</b>		\$284,658.28
<b>Changes/Adjustments</b>		
Grade Adjustment:	B 128%	\$330,570.60
Market Adjustment:	23%	\$406,601.84
CDU Adjustment:	87	\$353,700.00
Complete:	100	\$353,700.00
Dollar Adjustments		(\$1,000.00)
<b>Dwelling Value</b>		\$352,700.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$352,700.00
<b>Total Land Value</b>		\$96,600.00
<b>Total Assessed Value</b>		\$449,300.00

Parcel Numbers: 788-0045-000      Property Address: 4928 EVERGREEN ST W      Municipality: Franklin, City of

Owner Name: MANTES, JONATHAN M      Mailing Address: 4928 W EVERGREEN ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	WINTERHAVEN SUBDIVISION LOT 6	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <ul style="list-style-type: none"> <li>A: 2F/B 1008 sqft</li> <li>B: 1F/B 156 sqft</li> <li>C: FG 701 sqft</li> <li>D: 1F/B 86 sqft</li> <li>E: OFF 92 sqft</li> </ul>
Neighborhood:	1114-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>788 0045 000- 1</b>		
Year Built:	1/1/2004	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2004	Bedrooms:	3
Remodeled/Effective Age:	-18	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:
788 0045 000- 1	1,260	1,008	0	0	0	0	2,268

Attachment Description(s):	Area:	Attachment Value:
13-AFG	701	\$21,000
11-OFP	92	\$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:
RS1-Frame Utility Shed	1/1/2017	80		Average	\$600.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
10/15/2004	3477	\$180,000.00	NEWDWLG				
8/22/2017	17-2013	\$1,000.00	SHED 8X10				
1/11/2005	50095	\$8,746.00	AC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/30/2004		\$81,900.00	Valid		Land		
6/2/2014		\$270,500.00	Invalid		Land and Improvements		
1/6/2015		\$290,000.00	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				\$80,900	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
13,416	0.308			\$80,900			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>	<b>788 0045 000- 1</b>						
<b>Description</b>	<b>Area</b>				<b>Value Amount</b>		
<b>Living Area:</b>							
First Story:	1,260				\$149,360.40		
Second Story:	1,008				\$65,419.20		
Additional Story:	0				\$0.00		
Attic/Finished Net:	0				\$0.00		
Half Story/Finished Net:	0				\$0.00		
<b>Base Price</b>					\$214,779.60		
<b>Unfinished Living Area:</b>							
Room/Unfinished:	0				\$0.00		
Unfinished Basement:	1,260				\$29,836.80		
Half Story/Unfinished:					\$0.00		
<b>Structure Info, Features and Attachments:</b>							
Heating/AC	Air Conditioning - Same Ducts				\$5,579.28		
Plumbing	1 - Half Bath 2 - Full Bath				\$12,203.00		
Finished Basement Living Area	0				\$0.00		
Features:	2				\$2,300.00		
Attachments:	793				\$22,800.00		
<b>Adjusted Base Price</b>					\$287,498.68		
<b>Changes/Adjustments</b>							
Grade Adjustment:	C+ 110%				\$288,638.55		
Market Adjustment:	51%				\$435,844.21		
CDU Adjustment:	78				\$340,000.00		
Complete:	100				\$340,000.00		
Dollar Adjustments					(\$200.00)		
<b>Dwelling Value</b>					\$339,800.00		

Other Building Improvements	0	\$600.00
<b>Total Improvement Value</b>		\$340,400.00
<b>Total Land Value</b>		\$80,900.00
<b>Total Assessed Value</b>		\$421,300.00

Parcel Numbers: 788-0046-000      Property Address: 4880 EVERGREEN ST W      Municipality: Franklin, City of

Owner Name: RYNDERS, PAUL M & SARA A      Mailing Address: 4880 W EVERGREEN ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	WINTERHAVEN SUBDIVISION LOT 7	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	1114-Franklin

### Building Description

<b>Dwelling #</b>	<b>788 0046 000- 1</b>		
Year Built:	1/1/2004	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2004	Bedrooms:	3
Remodeled/Effective Age:	-18	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:
788 0046 000- 1	1,761	0	0	0	0	0	1,761

Attachment Description(s):	Area:	Attachment Value:
13-AFG	506	\$15,200
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

### Other Building Improvements

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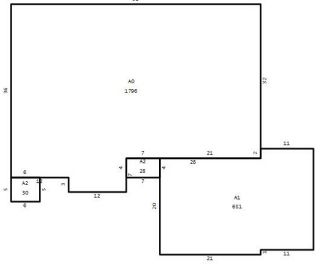


Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
9/24/2004	3166	\$145,000.00	NEWDWLG				
12/28/2004	4320	\$6,100.00	FUR				
7/11/2005	52556	\$100.00	AC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/17/2007		\$243,000.00	Valid		Land and Improvements		
9/14/2004		\$84,900.00	Valid		Land		
8/2/2011		\$245,000.00	Valid		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				\$81,100	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
13,504	0.310				\$81,100		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>788 0046 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,761		\$195,717.54	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$195,717.54	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,761		\$38,565.90	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
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		\$300.00	
Attachments:				536		\$15,800.00	
<b>Adjusted Base Price</b>						\$262,037.50	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$270,531.25	
Market Adjustment:				43%		\$386,859.69	
CDU Adjustment:				78		\$301,800.00	
Complete:				100		\$301,800.00	
Dollar Adjustments						\$0.00	
<b>Dwelling Value</b>						\$301,800.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$301,800.00
<b>Total Land Value</b>		\$81,100.00
<b>Total Assessed Value</b>		\$382,900.00

Parcel Numbers: 788-0047-000      Property Address: 4854 EVERGREEN ST W      Municipality: Franklin, City of

Owner Name: WILSON, CHRISTOPHER J      Mailing Address: 4854 W EVERGREEN ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	WINTERHAVEN SUBDIVISION LOT 8	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1114-Franklin	

### Building Description

<b>Dwelling #</b>	<b>788 0047 000- 1</b>		
Year Built:	1/1/2004	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2004	Bedrooms:	3
Remodeled/Effective Age:	-18	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:
788 0047 000- 1	1,796	0	0	0	0	0	1,796

Attachment Description(s):	Area:	Attachment Value:
13-AFG	651	\$19,500
11-OPF	28	\$600

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	228	\$1,140
22-Additional Fixture	4	\$1,200
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	228	\$1,140

### Other Building Improvements


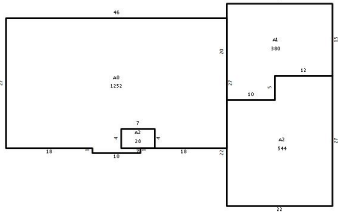
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:		Permit Number:		Permit Amount:		Details of Permit:	
9/28/2004		3202		\$178,670.00		NEWDWLG	
10/11/2004		3381		\$3,200.00		FUR/ACNEW	
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:		Sale Type:	Sale Validation Source:
4/29/2004		\$84,900.00	Valid			Land	
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.341	Gross				\$83,100
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:		Depth:		Assessed Land Value:	
14,854		0.341				\$83,100	
General Information							
Topography:	Street/Road:	Fronting Traffic:		Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light				All Public	
Valuation/Explanation							
<b>Dwelling #</b>				<b>788 0047 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,796		\$199,607.44	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$199,607.44	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,796		\$39,332.40	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$4,418.16	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				5		\$3,200.00	
Attachments:				679		\$20,100.00	
<b>Adjusted Base Price</b>						\$273,980.00	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$275,748.00	
Market Adjustment:				49%		\$410,864.52	
CDU Adjustment:				78		\$320,500.00	
Complete:				100		\$320,500.00	
Dollar Adjustments						\$900.00	
<b>Dwelling Value</b>						\$321,400.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$321,400.00
<b>Total Land Value</b>		\$83,100.00
<b>Total Assessed Value</b>		\$404,500.00

Parcel Numbers: 788-0048-000      Property Address: 4959 EVERGREEN ST W      Municipality: Franklin, City of

Owner Name: BUCHMAN, MARK A & ELLA LOUISE      Mailing Address: 4959 W EVERGREEN ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	WINTERHAVEN SUBDIVISION LOT 9	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1114-Franklin	

### Building Description

<b>Dwelling #</b>	<b>788 0048 000- 1</b>		
Year Built:	1/1/2004	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2004	Bedrooms:	3
Remodeled/Effective Age:	-18	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:
788 0048 000- 1	1,632	1,252	0	0	0	0	2,884

Attachment Description(s):	Area:	Attachment Value:
13-AFG	544	\$16,300

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	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:


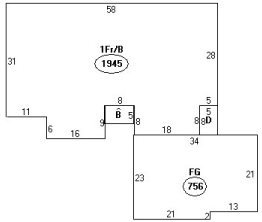
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
10/9/2004	3376	\$205,000.00	NEWDWLG				
6/22/2006	2028	\$2,500.00	PERGOLA				
7/2/2008	1466	\$700.00	FENCE				
11/19/2018	18-2895	\$3,000.00	FENCE				
1/21/2005	50183	\$7,618.00	AC				
6/21/2006	2020	\$500.00	FENCE				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/17/2004		\$89,900.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.318	Gross				\$82,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:			Assessed Land Value:	
13,852	0.318					\$82,300	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	788 0048 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,632	\$184,367.04
Second Story:	1,252	\$78,700.72
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$263,067.76
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,632	\$36,214.08
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$7,094.64
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	6	\$5,200.00
Attachments:	544	\$16,300.00
<b>Adjusted Base Price</b>		\$340,079.48
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$350,437.43
Market Adjustment:	38%	\$483,603.65
CDU Adjustment:	78	\$377,200.00
Complete:	100	\$377,200.00
Dollar Adjustments		\$1,200.00
<b>Dwelling Value</b>		\$378,400.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$378,400.00
<b>Total Land Value</b>		\$82,300.00
<b>Total Assessed Value</b>		\$460,700.00



Parcel Numbers: 788-0049-000      Property Address: 4981 EVERGREEN ST W      Municipality: Franklin, City of

Owner Name: RADJENOVICH, PETER J      Mailing Address: 4981 W EVERGREEN ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	WINTERHAVEN SUBDIVISION LOT 10	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Descriptor/Size</small></p> <p>A: 1Fr/B 1945 sqft</p> <p>B: OFF 40 sqft</p> <p>C: FG 756 sqft</p> <p>D: OFF 40 sqft</p>
	Neighborhood:	
1114-Franklin		

### Building Description

<b>Dwelling #</b>	<b>788 0049 000- 1</b>		
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:	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:
788 0049 000- 1	1,945	0	0	0	0	0	1,945

Attachment Description(s):	Area:	Attachment Value:
11-OFP	40	\$800
13-AFG	756	\$22,700
11-OFP	40	\$800


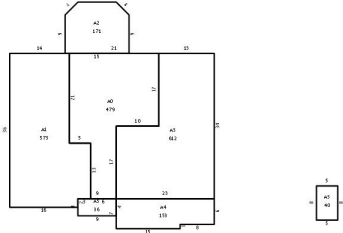
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	6	\$1,800
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Very Good	1,088	\$7,616
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Very Good	1,088	\$7,616

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		51367	\$180,000.00		NEWDWLG		
6/27/2013		13-1283	\$25,000.00		BSMTREMOD		
6/29/2005		52431	\$5,950.00		AC		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/21/2004		\$83,900.00	Valid		Land		
5/15/2006		\$335,900.00	Invalid		Land and Improvements		
10/31/2011		\$319,500.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.326	Gross				\$83,100	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
14,201	0.326				\$83,100		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	788 0049 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,945	\$213,133.10
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$213,133.10
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,945	\$42,109.25
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,784.70
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	7	\$3,800.00
Attachments:	836	\$24,300.00
<b>Adjusted Base Price</b>		\$295,449.05
<b>Changes/Adjustments</b>		
Grade Adjustment:	B- 120%	\$320,818.86
Market Adjustment:	45%	\$465,187.35
CDU Adjustment:	79	\$367,500.00
Complete:	100	\$367,500.00
Dollar Adjustments		\$300.00
<b>Dwelling Value</b>		\$367,800.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$367,800.00
<b>Total Land Value</b>		\$83,100.00
<b>Total Assessed Value</b>		\$450,900.00

Parcel Numbers: 788-0050-000      Property Address: 5023 EVERGREEN ST W      Municipality: Franklin, City of

Owner Name: LEE, MINH      Mailing Address: 5023 W EVERGREEN ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	WINTERHAVEN SUBDIVISION LOT 11	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1114-Franklin	

### Building Description

<b>Dwelling #</b>	<b>788 0050 000- 1</b>		
Year Built:	1/1/2004	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2004	Bedrooms:	5
Remodeled/Effective Age:	-18	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:
788 0050 000- 1	1,223	1,091	0	0	0	0	2,314

Attachment Description(s):	Area:	Attachment Value:
13-AFG	612	\$18,400
13-AFG	153	\$4,600
11-OFP	36	\$700


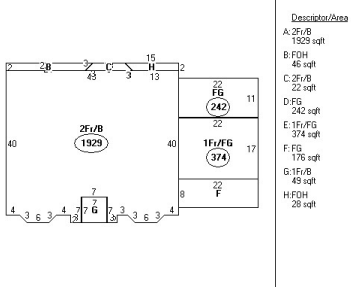
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	7	\$2,100
Rec Room Condition: Very Good	Rec Room Area: 1,060	Rec Room Value: \$7,420
05-Metal Fireplace	1	\$2,000
Rec Room Condition: Very Good	Rec Room Area: 1,060	Rec Room Value: \$7,420

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
7/28/2004		2496	\$280,000.00		NEWDWLG		
8/16/2007		1950	\$700.00		ACCESSORY BLDG		
11/26/2013		13-2844	\$20,000.00		BSMTREMOD		
9/15/2004		3069	\$6,100.00		FUR/AC		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/22/2005		\$355,400.00	Invalid		Land and Improvements		
8/1/2005		\$355,400.00	Invalid		Land and Improvements		
6/17/2004		\$83,900.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.335	Gross				\$83,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
14,593		0.335				\$83,700	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	788 0050 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,223	\$146,258.57
Second Story:	1,091	\$70,249.49
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$216,508.06
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,223	\$29,266.39
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,692.44
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	8	\$4,100.00
Attachments:	801	\$23,700.00
<b>Adjusted Base Price</b>		\$291,469.89
<b>Changes/Adjustments</b>		
Grade Adjustment:	B- 120%	\$316,403.87
Market Adjustment:	59%	\$503,082.15
CDU Adjustment:	78	\$392,400.00
Complete:	100	\$392,400.00
Dollar Adjustments		(\$1,100.00)
<b>Dwelling Value</b>		\$391,300.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$391,300.00
<b>Total Land Value</b>		\$83,700.00
<b>Total Assessed Value</b>		\$475,000.00

Parcel Numbers: 788-0051-000      Property Address: 5055 EVERGREEN ST W      Municipality: Franklin, City of

Owner Name: ABDUL, AZIZ      Mailing Address: 5055 W EVERGREEN ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	WINTERHAVEN SUBDIVISION LOT 12	
	Parcel Sketch and Site Map obtained from the County GIS	
Neighborhood:		
1114-Franklin		

### Building Description

<b>Dwelling #</b>	<b>788 0051 000- 1</b>		
Year Built:	1/1/2009	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2009	Bedrooms:	5
Remodeled/Effective Age:	-13	Full Baths:	4
Building Type/Style:	12-Colonial	Half Baths:	2
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:
788 0051 000- 1	2,000	2,399	0	0	0	0	4,399

Attachment Description(s):	Area:	Attachment Value:
13-AFG	374	\$11,200
99-Additional Attachments	46	\$4,600
13-AFG	242	\$7,300
13-AFG	176	\$5,300
99-Additional Attachments	28	\$2,800

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	5	\$1,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	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	96		Average	\$400.00

### Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
6/25/2009	1042	\$175,000.00	NEWDWLG
5/25/2011	936	\$2,500.00	FENCE
11/6/2009	2272	\$500.00	SHED
9/9/2009	1703	\$25,000.00	AC

### Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
6/4/2004		\$83,900.00	Valid		Land	
5/27/2005		\$92,000.00	Valid		Land	
12/10/2008		\$84,000.00	Valid		Land	

### Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.343	Gross				\$84,300

### Acreage/Squarefoot Variables

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### Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
14,941	0.343			\$84,300

### General Information

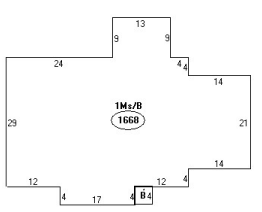
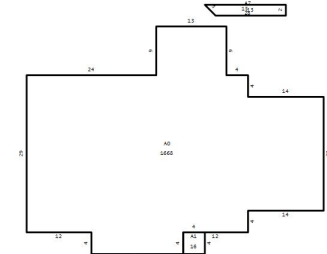
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Light			All Public



Valuation/Explanation		
Dwelling #	788 0051 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	2,000	\$217,220.00
Second Story:	2,399	\$140,077.61
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$357,297.61
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	2,000	\$43,000.00
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$10,821.54
Plumbing	2 - Half Bath 4 - Full Bath	\$31,728.00
Finished Basement Living Area	0	\$0.00
Features:	6	\$3,500.00
Attachments:	866	\$31,200.00
<b>Adjusted Base Price</b>		\$477,547.15
<b>Changes/Adjustments</b>		
Grade Adjustment:	B- 120%	\$531,416.58
Market Adjustment:	7%	\$568,615.74
CDU Adjustment:	83	\$472,000.00
Complete:	100	\$472,000.00
Dollar Adjustments		(\$400.00)
<b>Dwelling Value</b>		\$471,600.00
Other Building Improvements	0	\$400.00
<b>Total Improvement Value</b>		\$472,000.00
<b>Total Land Value</b>		\$84,300.00
<b>Total Assessed Value</b>		\$556,300.00

Parcel Numbers: 788-0052-000      Property Address: 7812 51ST ST S      Municipality: Franklin, City of

Owner Name: MARTIN, DON J & SANDRA      Mailing Address: 7360 S 51ST ST FRANKLIN, WI 53132      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:	
 <p> <small>                     Description/Size                      A: 1M±/B                      1668 sqft                      B: OFF                      16 sqft                 </small> </p>	WINTERHAVEN SUBDIVISION LOT 13		
	Parcel Sketch and Site Map obtained from the County GIS		
	Neighborhood: 1114-Franklin		

**Building Description**

<b>Dwelling #</b>	<b>788 0052 000- 1</b>		
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:	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:
788 0052 000- 1	1,668	0	0	0	0	0	1,668

Attachment Description(s): 11-OFP	Area: 16	Attachment Value: \$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
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

**Other Building Improvements**

Structure Type: RG1-Detached Frame Garage	Year Built: 1/1/2005	Area: 600	Construction:	Condition: Average	Value: \$9,800.00
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
11/9/2004	3812	\$6,000.00	DETGARAGE				
10/29/2012	212908	\$2,300.00	FURREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
3/25/2004		\$156,000.00	Invalid		Land and Improvements		
9/25/2003		\$419,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.390	Gross				\$69,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
16,988	0.390			\$69,800			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>788 0052 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,668		\$197,908.20	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$197,908.20	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,668		\$36,846.12	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
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:				2		\$5,800.00	
Attachments:				16		\$300.00	
<b>Adjusted Base Price</b>						\$249,838.60	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$268,112.46	
Market Adjustment:				24%		\$332,459.45	
CDU Adjustment:				55		\$182,900.00	
Complete:				100		\$182,900.00	
Dollar Adjustments						(\$700.00)	
<b>Dwelling Value</b>						\$182,200.00	

Other Building Improvements	0	\$9,800.00
<b>Total Improvement Value</b>		\$192,000.00
<b>Total Land Value</b>		\$69,800.00
<b>Total Assessed Value</b>		\$261,800.00

Parcel Numbers: 788-0053-000	Property Address: EVERGREEN ST W	Municipality: Franklin, City of
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Owner Name: WINTERHAVEN HOME OWNER'S ASSOCIATION	Mailing Address: 4854 W EVERGREEN ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph:	Legal Description: WINTERHAVEN SUBDIVISION OUTLOT 1	Building Sketch:				
<small>Descriptor/Map</small>	<table border="1" style="width:100%; border-collapse: collapse;"> <tr> <td colspan="2">Parcel Sketch and Site Map obtained from the County GIS</td> </tr> <tr> <td colspan="2">Neighborhood: 1114-Franklin</td> </tr> </table>	Parcel Sketch and Site Map obtained from the County GIS		Neighborhood: 1114-Franklin		<small>Descriptor/Map</small>
Parcel Sketch and Site Map obtained from the County GIS						
Neighborhood: 1114-Franklin						

**Building Description**

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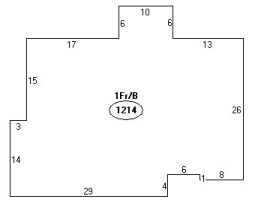
**Permit / Construction History**

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	0.960	Gross				\$900	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
41,818	0.960				\$900		
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						\$900.00	
Total Assessed Value						\$900.00	

Parcel Numbers: 788-1000-000      Property Address: 7710 51ST ST #100 S      Municipality: Franklin, City of

Owner Name: KAMINSKI, JOAN      Mailing Address: 7710 S 51ST ST #100 FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	FRANCIS WOODS CONDOMINIUM SE 1/4 SEC 11-5-21 UNIT 100	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1151-Franklin	

### Building Description

<b>Dwelling #</b>	<b>788 1000 000- 1</b>		
Year Built:	1/1/2005	Exterior Wall:	09-Masonry/Frame
Year Remodeled:	1/1/2005	Bedrooms:	2
Remodeled/Effective Age:	-17	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:	Good	Basement Description:	Partial
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:
788 1000 000- 1	1,214	0	0	0	0	0	1,214

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


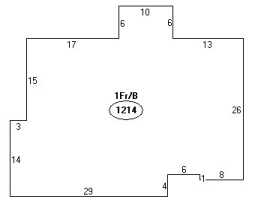
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
7/31/2006	2567	\$5,000.00	SIGN
4/3/2006	939	\$0.00	HVAC
11/22/2005	4588	\$1,854,133.00	16 UNIT CONDO

Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
4/20/2012		\$111,800.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.000	Gross				\$21,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
0	0.000			\$21,000		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	
Valuation/Explanation						
<b>Dwelling #</b>			<b>788 1000 000- 1</b>			
<b>Description</b>			<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>						
First Story:			1,214			\$157,431.52
Second Story:			0			\$0.00
Additional Story:			0			\$0.00
Attic/Finished Net:			0			\$0.00
Half Story/Finished Net:			0			\$0.00
<b>Base Price</b>					\$157,431.52	
<b>Unfinished Living Area:</b>						
Room/Unfinished:			0			\$0.00
Unfinished Basement:			1,214			\$16,571.10
Half Story/Unfinished:						\$0.00
<b>Structure Info, Features and Attachments:</b>						
Heating/AC			Air Conditioning - Same Ducts		\$2,986.44	
Plumbing			0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area			0			\$0.00
Features:			1			\$300.00
Attachments:						
<b>Adjusted Base Price</b>					\$184,611.06	
<b>Changes/Adjustments</b>						
Grade Adjustment:			C+ 110%		\$202,742.17	
Market Adjustment:			0%		\$202,742.17	
CDU Adjustment:			84		\$170,300.00	
Complete:			100		\$170,300.00	
Dollar Adjustments					(\$500.00)	
<b>Dwelling Value</b>					\$169,800.00	
Other Building Improvements			0			\$0.00
<b>Total Improvement Value</b>					\$169,800.00	
<b>Total Land Value</b>					\$21,000.00	
<b>Total Assessed Value</b>					\$190,800.00	



Parcel Numbers: 788-1001-000      Property Address: 7710 51ST ST #101 S      Municipality: Franklin, City of

Owner Name: PIERCE, KAREN ANN - REV TRUST      Mailing Address: 7710 S 51ST ST #101 FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	FRANCIS WOODS CONDOMINIUM SE 1/4 SEC 11-5-21 UNIT 101	
	Parcel Sketch and Site Map obtained from the County GIS	<small>Description/Size A: 1F/8 1214 sqft</small>
	Neighborhood: 1151-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>788 1001 000- 1</b>		
Year Built:	1/1/2005	Exterior Wall:	09-Masonry/Frame
Year Remodeled:	1/1/2005	Bedrooms:	2
Remodeled/Effective Age:	-17	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:	Good	Basement Description:	Partial
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:
788 1001 000- 1	1,214	0	0	0	0	0	1,214

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:
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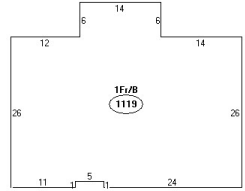
**Permit / Construction History**

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
11/22/2005	4588	\$1,854,133.00	16 UNIT CONDO
4/3/2006	939	\$0.00	HVAC

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/16/2012		\$112,000.00	Valid		Land and Improvements		
7/20/2006		\$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	0.000	Gross				\$21,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
0	0.000				\$21,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>788 1001 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,214		\$157,431.52	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$157,431.52	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,214		\$16,571.10	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$2,986.44	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:							
<b>Adjusted Base Price</b>						\$184,611.06	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$202,742.17	
Market Adjustment:				0%		\$202,742.17	
CDU Adjustment:				84		\$170,300.00	
Complete:				100		\$170,300.00	
Dollar Adjustments						(\$500.00)	
<b>Dwelling Value</b>						\$169,800.00	
Other Building Improvements				0		\$0.00	
<b>Total Improvement Value</b>						\$169,800.00	
<b>Total Land Value</b>						\$21,000.00	
<b>Total Assessed Value</b>						\$190,800.00	

Parcel Numbers: 788-1002-000      Property Address: 7710 51ST ST #102 S      Municipality: Franklin, City of

Owner Name: KAMINSKI, JOAN      Mailing Address: 7710 S 51ST ST #100 FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	FRANCIS WOODS CONDOMINIUM SE 1/4 SEC 11-5-21 UNIT 102	
	Parcel Sketch and Site Map obtained from the County GIS	<small>Description/Map A: 1F/8 1119 sqft</small>
	Neighborhood: 1151-Franklin	

### Building Description

<b>Dwelling #</b>	<b>788 1002 000- 1</b>		
Year Built:	1/1/2005	Exterior Wall:	09-Masonry/Frame
Year Remodeled:	1/1/2005	Bedrooms:	2
Remodeled/Effective Age:	-17	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:	Good	Basement Description:	Partial
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:
788 1002 000- 1	1,119	0	0	0	0	0	1,119

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:
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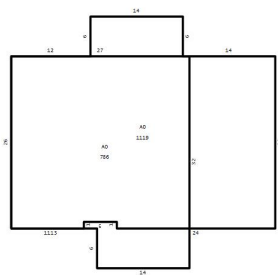
### Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
11/22/2005	4588	\$1,854,133.00	16 UNIT CONDO
4/3/2006	939	\$0.00	HVAC

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/14/2012		\$99,800.00	Valid		Land and Improvements		
4/2/2018		\$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	0.000	Gross				\$21,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
0	0.000				\$21,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>788 1002 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,119		\$146,790.42	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$146,790.42	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,119		\$15,498.15	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$2,752.74	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:							
<b>Adjusted Base Price</b>						\$172,663.31	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$189,599.64	
Market Adjustment:				-4%		\$182,015.66	
CDU Adjustment:				84		\$152,900.00	
Complete:				100		\$152,900.00	
Dollar Adjustments						\$600.00	
<b>Dwelling Value</b>						\$153,500.00	
Other Building Improvements				0		\$0.00	
<b>Total Improvement Value</b>						\$153,500.00	
<b>Total Land Value</b>						\$21,000.00	
<b>Total Assessed Value</b>						\$174,500.00	

Parcel Numbers: 788-1003-000      Property Address: 7710 51ST ST #103 S      Municipality: Franklin, City of

Owner Name: PEPLINSKI, GRACE M      Mailing Address: 7710 S 51ST ST #103 FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	FRANCIS WOODS CONDOMINIUM SE 1/4 SEC 11-5-21 UNIT 103	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1151-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>788 1003 000- 1</b>		
Year Built:	1/1/2005	Exterior Wall:	09-Masonry/Frame
Year Remodeled:	1/1/2005	Bedrooms:	1
Remodeled/Effective Age:	-17	Full Baths:	1
Building Type/Style:	17-Condominium	Half Baths:	0
Story:	1.00	Rough-in:	0
Grade:	C+	Room Count:	2
CDU/Overall Condition:	Good	Basement Description:	Partial
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:
788 1003 000- 1	786	0	0	0	0	0	786

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**


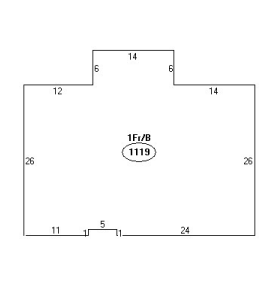
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
11/22/2005	4588	\$1,854,133.00	16 UNIT CONDO
4/3/2006	939	\$0.00	HVAC

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/13/2015		\$70,000.00	Valid		Land and Improvements		
10/30/2013		\$85,000.00	Invalid		Land and Improvements		
6/30/2009		\$119,000.00	Invalid		Land and Improvements		
10/2/2009		\$109,000.00	Valid		Land and Improvements		
3/31/2014		\$70,000.00	Valid		Land and Improvements		
11/19/2018		\$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	0.000	Gross				\$21,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
0	0.000			\$21,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>788 1003 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				786		\$112,193.64	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$112,193.64	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				786		\$0.00	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$1,933.56	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:							
<b>Adjusted Base Price</b>						\$114,427.20	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$125,539.92	
Market Adjustment:				17%		\$146,881.71	
CDU Adjustment:				84		\$123,400.00	
Complete:				100		\$123,400.00	
Dollar Adjustments						\$0.00	
<b>Dwelling Value</b>						\$123,400.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$123,400.00
<b>Total Land Value</b>		\$21,000.00
<b>Total Assessed Value</b>		\$144,400.00

Parcel Numbers: 788-1004-000	Property Address: 7710 51ST ST #104 S	Municipality: Franklin, City of
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Owner Name: GLOMSKI, MICHAEL T & ROBERTA	Mailing Address: 7710 S 51ST ST #104 FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: FRANCIS WOODS CONDOMINIUM SE 1/4 SEC 11-5-21 UNIT 104	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1151-Franklin	

### Building Description

<b>Dwelling #</b>	<b>788 1004 000- 1</b>		
Year Built:	1/1/2005	Exterior Wall:	09-Masonry/Frame
Year Remodeled:	1/1/2005	Bedrooms:	2
Remodeled/Effective Age:	-17	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:	Good	Basement Description:	Partial
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:
788 1004 000- 1	1,119	0	0	0	0	0	1,119

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


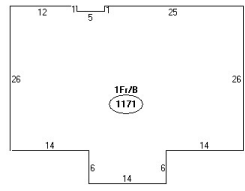
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
11/22/2005	4588	\$1,854,133.00	16 UNIT CONDO
4/3/2006	939	\$0.00	HVAC



Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
5/25/2012		\$101,500.00	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				\$21,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
0	0.000			\$21,000		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	
Valuation/Explanation						
<b>Dwelling #</b>			<b>788 1004 000- 1</b>			
<b>Description</b>			<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>						
First Story:			1,119			\$146,790.42
Second Story:			0			\$0.00
Additional Story:			0			\$0.00
Attic/Finished Net:			0			\$0.00
Half Story/Finished Net:			0			\$0.00
<b>Base Price</b>					\$146,790.42	
<b>Unfinished Living Area:</b>						
Room/Unfinished:			0			\$0.00
Unfinished Basement:			1,119			\$15,498.15
Half Story/Unfinished:						\$0.00
<b>Structure Info, Features and Attachments:</b>						
Heating/AC			Air Conditioning - Same Ducts		\$2,752.74	
Plumbing			0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area			0			\$0.00
Features:			1			\$300.00
Attachments:						
<b>Adjusted Base Price</b>					\$172,663.31	
<b>Changes/Adjustments</b>						
Grade Adjustment:			C+ 110%		\$189,599.64	
Market Adjustment:			-4%		\$182,015.66	
CDU Adjustment:			84		\$152,900.00	
Complete:			100		\$152,900.00	
Dollar Adjustments					\$600.00	
<b>Dwelling Value</b>					\$153,500.00	
Other Building Improvements			0			\$0.00
<b>Total Improvement Value</b>					\$153,500.00	
<b>Total Land Value</b>					\$21,000.00	
<b>Total Assessed Value</b>					\$174,500.00	

Parcel Numbers: 788-1005-000      Property Address: 7710 51ST ST #105 S      Municipality: Franklin, City of

Owner Name: LONG, CYNTHIA L      Mailing Address: 7710 S 51ST ST #105 FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	FRANCIS WOODS CONDOMINIUM SE 1/4 SEC 11-5-21 UNIT 105	
	Parcel Sketch and Site Map obtained from the County GIS	<small>Description/Size</small> <small>A: 1F/8</small> <small>1171 sqft</small>
	Neighborhood:	
	1151-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>788 1005 000- 1</b>		
Year Built:	1/1/2005	Exterior Wall:	09-Masonry/Frame
Year Remodeled:	1/1/2005	Bedrooms:	2
Remodeled/Effective Age:	-17	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:	Good	Basement Description:	Partial
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:
788 1005 000- 1	1,171	0	0	0	0	0	1,171

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:
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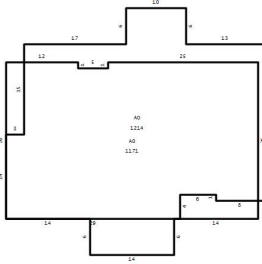
**Permit / Construction History**

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
11/22/2005	4588/	\$1,854,133.00	16 UNIT CONDO
4/3/2006	939	\$0.00	HVAC

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
1/4/2019		\$163,900.00	Valid		Land and Improvements		
6/29/2010		\$159,200.00	Valid		Land and Improvements		
1/3/2019		\$163,900.00	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				\$21,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
0	0.000				\$21,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>788 1005 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,171		\$152,733.53	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$152,733.53	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,171		\$16,101.25	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$2,880.66	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:							
<b>Adjusted Base Price</b>						\$179,337.44	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$196,941.18	
Market Adjustment:				2%		\$200,880.01	
CDU Adjustment:				84		\$168,700.00	
Complete:				100		\$168,700.00	
Dollar Adjustments						(\$500.00)	
<b>Dwelling Value</b>						\$168,200.00	
Other Building Improvements				0		\$0.00	
<b>Total Improvement Value</b>						\$168,200.00	
<b>Total Land Value</b>						\$21,000.00	
<b>Total Assessed Value</b>						\$189,200.00	

Parcel Numbers: 788-1006-000	Property Address: 7710 51ST ST #106 S	Municipality: Franklin, City of
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Owner Name: Patsy Stinebaugh	Mailing Address: 7710 S 51st St Unit 106 Franklin, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: FRANCIS WOODS CONDOMINIUM SE 1/4 SEC 11-5-21 UNIT 106	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1151-Franklin		

**Building Description**

<b>Dwelling #</b>	<b>788 1006 000- 1</b>		
Year Built:	1/1/2005	Exterior Wall:	09-Masonry/Frame
Year Remodeled:	1/1/2005	Bedrooms:	2
Remodeled/Effective Age:	-17	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:	Good	Basement Description:	Partial
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:
788 1006 000- 1	1,250	0	0	0	0	0	1,250

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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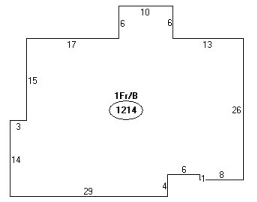
**Permit / Construction History**

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
11/22/2005	4588	\$1,854,133.00	16 UNIT CONDO
4/3/2006	939	\$0.00	HVAC

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/2/2012		\$112,000.00	Invalid		Land and Improvements		
6/29/2022	11260962	\$159,000.00	Invalid	O - Other	Other	Other	
5/31/2022	11253005	\$230,000.00	Valid	W/C D - Warrant/Condo Deed	Other	Other	
5/31/2022	11253004	\$159,000.00	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	0.000	Gross				\$21,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
0	0.000				\$21,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>788 1006 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,250		\$157,431.52	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$157,431.52	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,250		\$16,571.10	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$2,986.44	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:							
<b>Adjusted Base Price</b>						\$184,611.06	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$202,742.17	
Market Adjustment:				0%		\$202,742.17	
CDU Adjustment:				84		\$170,300.00	
Complete:				100		\$170,300.00	
Dollar Adjustments						(\$500.00)	
<b>Dwelling Value</b>						\$169,800.00	
Other Building Improvements				0		\$0.00	
<b>Total Improvement Value</b>						\$169,800.00	
<b>Total Land Value</b>						\$21,000.00	
<b>Total Assessed Value</b>						\$190,800.00	

Parcel Numbers: 788-1007-000      Property Address: 7710 51ST ST #107 S      Municipality: Franklin, City of

Owner Name: WEISER, EUGENE      Mailing Address: 7710 S 51ST ST #107 FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	FRANCIS WOODS CONDOMINIUM SE 1/4 SEC 11-5-21 UNIT 107	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1151-Franklin	

### Building Description

<b>Dwelling #</b>	<b>788 1007 000- 1</b>		
Year Built:	1/1/2005	Exterior Wall:	09-Masonry/Frame
Year Remodeled:	1/1/2005	Bedrooms:	2
Remodeled/Effective Age:	-17	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:	Good	Basement Description:	Partial
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:
788 1007 000- 1	1,214	0	0	0	0	0	1,214

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:


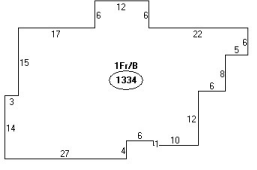
### Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
11/22/2005	4588	\$1,854,133.00	16 UNIT CONDO
4/3/2006	939	\$0.00	HVAC

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
3/28/2013		\$105,000.00	Invalid		Land and Improvements		
9/2/2021		\$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	0.000	Gross				\$21,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
0	0.000				\$21,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>788 1007 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,214		\$157,431.52	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$157,431.52	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,214		\$16,571.10	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$2,986.44	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:							
<b>Adjusted Base Price</b>						\$184,611.06	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$202,742.17	
Market Adjustment:				14%		\$231,126.07	
CDU Adjustment:				84		\$194,100.00	
Complete:				100		\$194,100.00	
Dollar Adjustments						(\$100.00)	
<b>Dwelling Value</b>						\$194,000.00	
Other Building Improvements				0		\$0.00	
<b>Total Improvement Value</b>						\$194,000.00	
<b>Total Land Value</b>						\$21,000.00	
<b>Total Assessed Value</b>						\$215,000.00	

Parcel Numbers: 788-1008-000      Property Address: 7710 51ST ST S      Municipality: Franklin, City of

Owner Name: BETZ, JOHN      Mailing Address: 7710 S 51ST ST #200 FRANKLIN, WI 53132      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	FRANCIS WOODS CONDOMINIUM SE 1/4 SEC 11-5-21 UNIT 200	
	Parcel Sketch and Site Map obtained from the County GIS	<small>Description/Size A: 1F4/B 1334 sqft</small>
	Neighborhood:	
	1151-Franklin	

### Building Description

<b>Dwelling #</b>	<b>788 1008 000- 1</b>		
Year Built:	1/1/2005	Exterior Wall:	09-Masonry/Frame
Year Remodeled:	1/1/2005	Bedrooms:	2
Remodeled/Effective Age:	-17	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:	Good	Basement Description:	Partial
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:
788 1008 000- 1	1,334	0	0	0	0	0	1,334

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


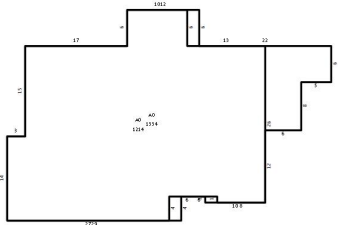
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
11/22/2005	4588	\$1,854,133.00	16 UNIT CONDO
4/3/2006	939	\$0.00	HVAC



Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/17/2013		\$105,000.00	Valid		Land and Improvements		
10/3/2006		\$222,900.00	Valid		Land and Improvements		
7/30/2014		\$109,600.00	Invalid		Land and Improvements		
7/30/2020		\$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				\$21,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
0	0.000			\$21,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>	<b>788 1008 000- 1</b>						
<b>Description</b>	<b>Area</b>			<b>Value Amount</b>			
<b>Living Area:</b>							
First Story:	1,334			\$170,992.12			
Second Story:	0			\$0.00			
Additional Story:	0			\$0.00			
Attic/Finished Net:	0			\$0.00			
Half Story/Finished Net:	0			\$0.00			
<b>Base Price</b>				\$170,992.12			
<b>Unfinished Living Area:</b>							
Room/Unfinished:	0			\$0.00			
Unfinished Basement:	1,334			\$17,808.90			
Half Story/Unfinished:				\$0.00			
<b>Structure Info, Features and Attachments:</b>							
Heating/AC	Air Conditioning - Same Ducts			\$3,281.64			
Plumbing	0 - Half Bath 2 - Full Bath			\$7,322.00			
Finished Basement Living Area	0			\$0.00			
Features:	1			\$300.00			
Attachments:							
<b>Adjusted Base Price</b>				\$199,704.66			
<b>Changes/Adjustments</b>							
Grade Adjustment:	C+ 110%			\$219,345.13			
Market Adjustment:	-9%			\$199,604.07			
CDU Adjustment:	84			\$167,700.00			
Complete:	100			\$167,700.00			
Dollar Adjustments				\$800.00			
<b>Dwelling Value</b>				\$168,500.00			
Other Building Improvements	0			\$0.00			
<b>Total Improvement Value</b>				\$168,500.00			
<b>Total Land Value</b>				\$21,000.00			
<b>Total Assessed Value</b>				\$189,500.00			

Parcel Numbers: 788-1009-000	Property Address: 7710 51ST ST #201 S	Municipality: Franklin, City of
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Owner Name: EATON, RICHARD W	Mailing Address: 7710 S 51ST ST #201 FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: FRANCIS WOODS CONDOMINIUM SE 1/4 SEC 11-5-21 UNIT 201	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1151-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>788 1009 000- 1</b>		
Year Built:	1/1/2005	Exterior Wall:	09-Masonry/Frame
Year Remodeled:	1/1/2005	Bedrooms:	2
Remodeled/Effective Age:	-17	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:	Good	Basement Description:	Partial
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:
788 1009 000- 1	1,214	0	0	0	0	0	1,214

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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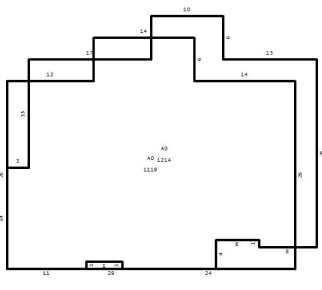
**Permit / Construction History**

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
11/22/2005	4588	\$1,854,133.00	16 UNIT CONDO
8/29/2019	19-2245	\$6,447.00	FUR+ACREPLAC
4/3/2006	939	\$0.00	HVAC

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/9/2012		\$112,000.00	Invalid		Land and Improvements		
8/12/2015		\$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	0.000	Gross				\$21,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
0	0.000				\$21,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>788 1009 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,214		\$157,431.52	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$157,431.52	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,214		\$16,571.10	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$2,986.44	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:							
<b>Adjusted Base Price</b>						\$184,611.06	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$202,742.17	
Market Adjustment:				0%		\$202,742.17	
CDU Adjustment:				84		\$170,300.00	
Complete:				100		\$170,300.00	
Dollar Adjustments						(\$500.00)	
<b>Dwelling Value</b>						\$169,800.00	
Other Building Improvements				0		\$0.00	
<b>Total Improvement Value</b>						\$169,800.00	
<b>Total Land Value</b>						\$21,000.00	
<b>Total Assessed Value</b>						\$190,800.00	

Parcel Numbers: 788-1010-000	Property Address: 7710 51ST ST #202 S	Municipality: Franklin, City of
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Owner Name: MACK, LAWRENCE E & VICTORIA	Mailing Address: 7710 S 51ST ST #202 FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: FRANCIS WOODS CONDOMINIUM SE 1/4 SEC 11-5-21 UNIT 202	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1151-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>788 1010 000- 1</b>		
Year Built:	1/1/2005	Exterior Wall:	09-Masonry/Frame
Year Remodeled:	1/1/2005	Bedrooms:	2
Remodeled/Effective Age:	-17	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:	Good	Basement Description:	Partial
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:
788 1010 000- 1	1,119	0	0	0	0	0	1,119

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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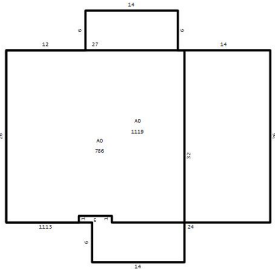
**Permit / Construction History**

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
4/3/2006	939	\$0.00	HVAC
11/22/2005	4588	\$1,854,133.00	16 UNIT CONDO

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/3/2012		\$99,840.00	Invalid		Land and Improvements		
5/15/2018		\$134,000.00	Valid		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				\$21,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
0	0.000				\$21,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>788 1010 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,119		\$146,790.42	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$146,790.42	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,119		\$15,498.15	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$2,752.74	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:							
<b>Adjusted Base Price</b>						\$172,663.31	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$189,599.64	
Market Adjustment:				-4%		\$182,015.66	
CDU Adjustment:				84		\$152,900.00	
Complete:				100		\$152,900.00	
Dollar Adjustments						\$600.00	
<b>Dwelling Value</b>						\$153,500.00	
Other Building Improvements				0		\$0.00	
<b>Total Improvement Value</b>						\$153,500.00	
<b>Total Land Value</b>						\$21,000.00	
<b>Total Assessed Value</b>						\$174,500.00	

Parcel Numbers: 788-1011-000      Property Address: 7710 51ST ST #203 S      Municipality: Franklin, City of

Owner Name: Oxford Holding, Inc.      Mailing Address: 5434 West Capitol Drive Milwaukee, WI 53218      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	FRANCIS WOODS CONDOMINIUM SE 1/4 SEC 11-5-21 UNIT 203	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1151-Franklin	

### Building Description

<b>Dwelling #</b>	<b>788 1011 000- 1</b>		
Year Built:	1/1/2005	Exterior Wall:	09-Masonry/Frame
Year Remodeled:	1/1/2005	Bedrooms:	1
Remodeled/Effective Age:	-17	Full Baths:	1
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:
788 1011 000- 1	786	0	0	0	0	0	786

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:
4/3/2006	939	\$0.00	HVAC
11/22/2005	4588	\$1,854,133.00	16 UNIT CONDO


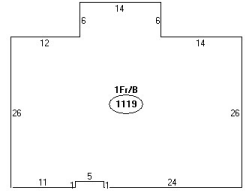
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/21/2018		\$109,000.00	Valid		Land and Improvements		
2/28/2014		\$70,000.00	Valid		Land and Improvements		
7/20/2006		\$149,900.00	Valid		Land and Improvements		
6/26/2013		\$83,500.00	Invalid		Land and Improvements		
1/28/2022	11214531	\$120,000.00	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	0.000	Gross				\$21,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
0	0.000			\$21,000			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>788 1011 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				786		\$112,193.64	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$112,193.64	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				786		\$0.00	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$1,933.56	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:							
<b>Adjusted Base Price</b>						\$114,427.20	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$125,539.92	
Market Adjustment:				24%		\$155,669.50	
CDU Adjustment:				79		\$123,000.00	
Complete:				100		\$123,000.00	
Dollar Adjustments						\$400.00	
<b>Dwelling Value</b>						\$123,400.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$123,400.00
<b>Total Land Value</b>		\$21,000.00
<b>Total Assessed Value</b>		\$144,400.00



Parcel Numbers: 788-1012-000      Property Address: 7710 51ST ST #204 S      Municipality: Franklin, City of

Owner Name: BORGSTROM, TIMOTHY K      Mailing Address: 7710 S 51ST ST #204 FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	FRANCIS WOODS CONDOMINIUM SE 1/4 SEC 11-5-21 UNIT 204	
	Parcel Sketch and Site Map obtained from the County GIS	<small>Description/Map A: 1F/8 1119 sqft</small>
	Neighborhood: 1151-Franklin	

### Building Description

<b>Dwelling #</b>	<b>788 1012 000- 1</b>		
Year Built:	1/1/2005	Exterior Wall:	09-Masonry/Frame
Year Remodeled:	1/1/2005	Bedrooms:	2
Remodeled/Effective Age:	-17	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:	Good	Basement Description:	Partial
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:
788 1012 000- 1	1,119	0	0	0	0	0	1,119

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:
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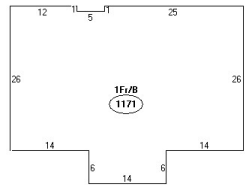
### Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
4/3/2006	939	\$0.00	HVAC
11/22/2005	4588	\$1,854,133.00	16 UNIT CONDO

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/5/2007		\$182,000.00	Valid		Land and Improvements		
7/10/2009		\$180,000.00	Invalid		Land and Improvements		
10/24/2012		\$95,500.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.000	Gross				\$21,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
0	0.000				\$21,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>788 1012 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,119		\$146,790.42	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$146,790.42	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,119		\$15,498.15	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$2,752.74	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:							
<b>Adjusted Base Price</b>						\$172,663.31	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$189,599.64	
Market Adjustment:				-4%		\$182,015.66	
CDU Adjustment:				84		\$152,900.00	
Complete:				100		\$152,900.00	
Dollar Adjustments						\$600.00	
<b>Dwelling Value</b>						\$153,500.00	
Other Building Improvements				0		\$0.00	
<b>Total Improvement Value</b>						\$153,500.00	
<b>Total Land Value</b>						\$21,000.00	
<b>Total Assessed Value</b>						\$174,500.00	

Parcel Numbers: 788-1013-000      Property Address: 7710 51ST ST #205 S      Municipality: Franklin, City of

Owner Name: ADAMS, JULIE A - ET AL      Mailing Address: 6607 RADBURN LN GREENDALE, WI 53129      Land Use: Residential

	Legal Description:	Building Sketch:
	FRANCIS WOODS CONDOMINIUM SE 1/4 SEC 11-5-21 UNIT 205	
	Parcel Sketch and Site Map obtained from the County GIS	<small>Description/Size</small> <small>A: 1F/B</small> <small>1171 sqft</small>
	Neighborhood:	
	1151-Franklin	

### Building Description

<b>Dwelling #</b>	<b>788 1013 000- 1</b>		
Year Built:	1/1/2005	Exterior Wall:	09-Masonry/Frame
Year Remodeled:	1/1/2005	Bedrooms:	2
Remodeled/Effective Age:	-17	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:	Good	Basement Description:	Partial
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:
788 1013 000- 1	1,171	0	0	0	0	0	1,171

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:


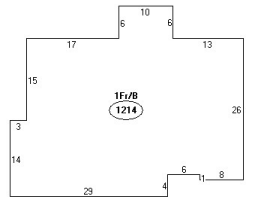
### Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
4/3/2006	939	\$0.00	HVAC
11/22/2005	4588	\$1,854,133.00	16 UNIT CONDO

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
1/18/2011		\$200,000.00	Invalid		Land and Improvements		
3/12/2007		\$204,400.00	Valid		Land and Improvements		
11/9/2010		\$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	0.000	Gross				\$21,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
0	0.000				\$21,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>788 1013 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,171		\$152,733.53	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$152,733.53	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,171		\$16,101.25	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$2,880.66	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:							
<b>Adjusted Base Price</b>						\$179,337.44	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$196,941.18	
Market Adjustment:				-5%		\$187,094.13	
CDU Adjustment:				84		\$157,200.00	
Complete:				100		\$157,200.00	
Dollar Adjustments						(\$100.00)	
<b>Dwelling Value</b>						\$157,100.00	
Other Building Improvements				0		\$0.00	
<b>Total Improvement Value</b>						\$157,100.00	
<b>Total Land Value</b>						\$21,000.00	
<b>Total Assessed Value</b>						\$178,100.00	

Parcel Numbers: 788-1014-000      Property Address: 7710 51ST ST #206 S      Municipality: Franklin, City of

Owner Name: RUDE, THOMAS D      Mailing Address: 7710 S 51ST ST #206 FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	FRANCIS WOODS CONDOMINIUM SE 1/4 SEC 11-5-21 UNIT 206	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1151-Franklin	

### Building Description

<b>Dwelling #</b>	<b>788 1014 000- 1</b>		
Year Built:	1/1/2005	Exterior Wall:	09-Masonry/Frame
Year Remodeled:	1/1/2005	Bedrooms:	2
Remodeled/Effective Age:	-17	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:	Good	Basement Description:	Partial
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:
788 1014 000- 1	1,214	0	0	0	0	0	1,214

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:


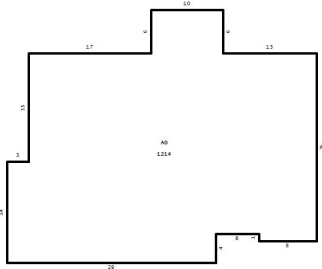
### Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
4/3/2006	939	\$0.00	HVAC
11/22/2005	4588	\$1,854,133.00	16 UNIT CONDO

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
1/15/2014		\$96,000.00	Invalid		Land and Improvements		
9/11/2006		\$206,900.00	Valid		Land and Improvements		
9/5/2013		\$169,400.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.000	Gross				\$21,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
0	0.000				\$21,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>788 1014 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,214		\$157,431.52	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$157,431.52	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,214		\$16,571.10	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$2,986.44	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:							
<b>Adjusted Base Price</b>						\$184,611.06	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$202,742.17	
Market Adjustment:				0%		\$202,742.17	
CDU Adjustment:				84		\$170,300.00	
Complete:				100		\$170,300.00	
Dollar Adjustments						(\$500.00)	
<b>Dwelling Value</b>						\$169,800.00	
Other Building Improvements				0		\$0.00	
<b>Total Improvement Value</b>						\$169,800.00	
<b>Total Land Value</b>						\$21,000.00	
<b>Total Assessed Value</b>						\$190,800.00	

Parcel Numbers: 788-1015-000	Property Address: 7710 51ST ST #207 S	Municipality: Franklin, City of
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Owner Name: GRIESEMER, STANLEY A & VIRGINIA C	Mailing Address: 7710 S 51ST ST #207 FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: FRANCIS WOODS CONDOMINIUM SE 1/4 SEC 11-5-21 UNIT 207	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1151-Franklin		

**Building Description**

<b>Dwelling #</b>	<b>788 1015 000- 1</b>		
Year Built:	1/1/2005	Exterior Wall:	09-Masonry/Frame
Year Remodeled:	1/1/2005	Bedrooms:	2
Remodeled/Effective Age:	-17	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:	Good	Basement Description:	Partial
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:
788 1015 000- 1	1,214	0	0	0	0	0	1,214

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**


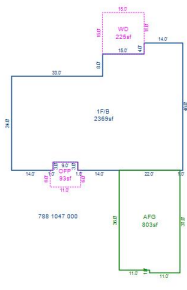
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
11/22/2005	4588	\$1,854,133.00	16 UNIT CONDO
4/3/2006	939	\$0.00	HVAC
5/10/2019	19-0984	\$5,300.00	FURREPLAC

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/20/2014		\$109,500.00	Invalid		Land and Improvements		
3/15/2012		\$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	0.000	Gross				\$21,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
0	0.000				\$21,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>788 1015 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,214		\$157,431.52	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$157,431.52	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,214		\$16,571.10	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$2,986.44	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:							
<b>Adjusted Base Price</b>						\$184,611.06	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$202,742.17	
Market Adjustment:				0%		\$202,742.17	
CDU Adjustment:				84		\$170,300.00	
Complete:				100		\$170,300.00	
Dollar Adjustments						(\$500.00)	
<b>Dwelling Value</b>						\$169,800.00	
Other Building Improvements				0		\$0.00	
<b>Total Improvement Value</b>						\$169,800.00	
<b>Total Land Value</b>						\$21,000.00	
<b>Total Assessed Value</b>						\$190,800.00	



Parcel Numbers: 788-1047-000      Property Address: 4816 EVERGREEN ST W      Municipality: Franklin, City of

Owner Name: HATCH, CHRISTA      Mailing Address: 4816 W EVERGREEN ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	EVERGREEN PARK ESTATES, SE 1/4 SEC 11-5-21, LOT 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
1101-Franklin		

### Building Description

<b>Dwelling #</b>	<b>788 1047 000- 1</b>		
Year Built:	1/1/2021	Exterior Wall:	01-Wood
Year Remodeled:	1/1/2021	Bedrooms:	3
Remodeled/Effective Age:	-1	Full Baths:	2
Building Type/Style:	14-Modern Single Story	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:	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:
788 1047 000- 1	2,369	0	0	0	0	0	2,369

Attachment Description(s):	Area:	Attachment Value:
31-WD	225	\$2,300
13-AFG	803	\$24,100
11-OPF	93	\$1,900


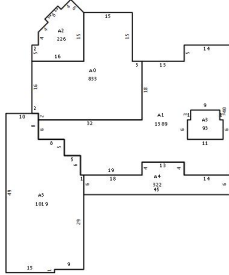
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
4/5/2021		PB0116	\$545,929.00		NEWDWLG		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/12/2016		\$0.00	Invalid		Land		
8/14/2018		\$155,400.00	Valid		Land		
12/23/2020		\$156,000.00	Invalid		Land		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.772	Gross				\$120,600
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
33,628		0.772				\$120,600	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			Well		

Valuation/Explanation		
Dwelling #	788 1047 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	2,369	\$250,616.51
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$250,616.51
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	2,369	\$48,896.16
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,827.74
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$2,900.00
Attachments:	1,121	\$28,300.00
<b>Adjusted Base Price</b>		\$348,743.41
<b>Changes/Adjustments</b>		
Grade Adjustment:	B- 120%	\$381,052.09
Market Adjustment:	32%	\$502,988.76
CDU Adjustment:	94	\$472,800.00
Complete:	100	\$472,800.00
Dollar Adjustments		(\$200.00)
<b>Dwelling Value</b>		\$472,600.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$472,600.00
<b>Total Land Value</b>		\$120,600.00
<b>Total Assessed Value</b>		\$593,200.00

Parcel Numbers: 788-1048-000      Property Address: 4730 EVERGREEN ST W      Municipality: Franklin, City of

Owner Name: MILLER, MARK      Mailing Address: 4730 W EVERGREEN ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	
	EVERGREEN PARK ESTATES, SE 1/4 SEC 11-5-21, LOT 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1101-Franklin	

### Building Description

<b>Dwelling #</b>	<b>788 1048 000- 1</b>		
Year Built:	1/1/2019	Exterior Wall:	01-Wood
Year Remodeled:	1/1/2019	Bedrooms:	4
Remodeled/Effective Age:	-3	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:
788 1048 000- 1	2,448	833	0	0	0	0	3,281

Attachment Description(s):	Area:	Attachment Value:
13-AFG	1,019	\$30,600
11-OPF	322	\$6,400

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	7	\$2,100
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Good	1,245	\$7,470
05-Metal Fireplace	2	\$4,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Good	1,245	\$7,470

### Other Building Improvements


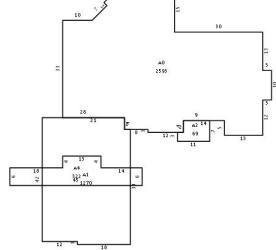
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
11/20/2018	18-2909	\$539,000.00	NEWDWLG				
10/23/2020	20-3094	\$12,500.00	FBLA				
7/10/2019	19-1684	\$11,302.00	HVAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/22/2018		\$154,900.00	Valid		Land		
7/12/2016		\$0.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	1.000	Gross				\$125,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
43,560	1.000				\$125,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			Well		
Valuation/Explanation							
<b>Dwelling #</b>				<b>788 1048 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				2,448	\$258,019.20		
Second Story:				833	\$56,577.36		
Additional Story:				0	\$0.00		
Attic/Finished Net:				0	\$0.00		
Half Story/Finished Net:				0	\$0.00		
<b>Base Price</b>						\$314,596.56	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0	\$0.00		
Unfinished Basement:				2,448	\$50,232.96		
Half Story/Unfinished:					\$0.00		
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$8,071.26	
Plumbing				1 - Half Bath 3 - Full Bath		\$19,525.00	
Finished Basement Living Area				0	\$0.00		
Features:				9	\$6,100.00		
Attachments:				1,341	\$37,000.00		
<b>Adjusted Base Price</b>						\$435,525.78	
<b>Changes/Adjustments</b>							
Grade Adjustment:				B+ 135%		\$529,774.80	
Market Adjustment:				21%		\$641,027.51	
CDU Adjustment:				94		\$602,600.00	
Complete:				100		\$602,600.00	
Dollar Adjustments						(\$2,500.00)	
<b>Dwelling Value</b>						\$600,100.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$600,100.00
<b>Total Land Value</b>		\$125,000.00
<b>Total Assessed Value</b>		\$725,100.00

Parcel Numbers: 788-1049-000      Property Address: 4704 EVERGREEN ST W      Municipality: Franklin, City of

Owner Name: JESSUP, WILLIAM R      Mailing Address: 4704 W EVERGREEN ST FRANKLIN, WI 53132      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	EVERGREEN PARK ESTATES, SE 1/4 SEC 11-5-21, LOT 3	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1101-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>788 1049 000- 1</b>		
Year Built:	1/1/2019	Exterior Wall:	01-Wood
Year Remodeled:	1/1/2019	Bedrooms:	3
Remodeled/Effective Age:	-3	Full Baths:	2
Building Type/Style:	14-Modern Single Story	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:
788 1049 000- 1	2,592	0	0	0	0	0	2,592

Attachment Description(s):	Area:	Attachment Value:
13-AFG	1,270	\$38,100
11-OPF	69	\$1,400

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	2	\$4,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	1,085	\$5,425
22-Additional Fixture	7	\$2,100
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	1,085	\$5,425

**Other Building Improvements**

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


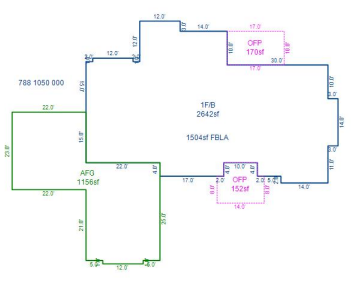
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
4/26/2019	19-0857	\$13,000.00	HVAC				
12/11/2018	18-3095	\$462,300.00	NEWDWLG				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/12/2016		\$0.00	Valid		Land		
8/30/2018		\$159,000.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.860	Gross				\$123,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
37,462	0.860			\$123,600			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			Well		
Valuation/Explanation							
<b>Dwelling #</b>				<b>788 1049 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				2,592		\$270,708.48	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$270,708.48	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				2,592		\$52,384.32	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$6,376.32	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0		\$0.00	
Features:				9		\$6,100.00	
Attachments:				1,339		\$39,500.00	
<b>Adjusted Base Price</b>						\$387,272.12	
<b>Changes/Adjustments</b>							
Grade Adjustment:				B+ 135%		\$461,257.36	
Market Adjustment:				17%		\$539,671.11	
CDU Adjustment:				94		\$507,300.00	
Complete:				100		\$507,300.00	
Dollar Adjustments						\$1,400.00	
<b>Dwelling Value</b>						\$508,700.00	



Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$508,700.00
<b>Total Land Value</b>		\$123,600.00
<b>Total Assessed Value</b>		\$632,300.00

Parcel Numbers: 788-1050-000      Property Address: 4811 EVERGREEN ST W      Municipality: Franklin, City of

Owner Name: LEMERE, JAMES C & JENNIFER L      Mailing Address: 8061 S RIVER LN FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	
	EVERGREEN PARK ESTATES, SE 1/4 SEC 11-5-21, LOT 4	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1101-Franklin	

### Building Description

<b>Dwelling #</b>	<b>788 1050 000- 1</b>		
Year Built:	1/1/2021	Exterior Wall:	01-Wood
Year Remodeled:	1/1/2021	Bedrooms:	5
Remodeled/Effective Age:	-1	Full Baths:	3
Building Type/Style:	14-Modern Single Story	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	A	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:
788 1050 000- 1	2,642	0	0	0	0	1,504	4,146

Attachment Description(s):	Area:	Attachment Value:
11-OFP	170	\$3,400
11-OFP	152	\$3,000
13-AFG	1,156	\$34,700

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	5	\$1,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	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:		
9/9/2022		PB21-0376	\$1.00		Occupancy Permit for One-Family Houses Detached (no further information provided)		
6/16/2021		PB0376	\$724,414.00		NEWDWLG		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/22/2018		\$160,000.00	Valid		Land		
3/29/2019		\$150,000.00	Valid		Land		
7/12/2016		\$0.00	Valid		Land		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.507	Gross				\$114,100
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
22,085		0.507				\$114,100	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Steep	Paved	Medium			Well		

Valuation/Explanation		
Dwelling #	788 1050 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	2,642	\$275,032.20
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$275,032.20
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,138	\$28,028.94
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$10,199.16
Plumbing	1 - Half Bath 3 - Full Bath	\$19,525.00
Finished Basement Living Area	1,504	\$40,592.96
Features:	6	\$3,500.00
Attachments:	1,478	\$41,100.00
<b>Adjusted Base Price</b>		\$417,978.26
<b>Changes/Adjustments</b>		
Grade Adjustment:	A 155%	\$578,736.30
Market Adjustment:	-74%	\$150,471.44
CDU Adjustment:	94	\$141,400.00
Complete:	100	\$141,400.00
Dollar Adjustments		\$600.00
<b>Dwelling Value</b>		\$142,000.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$142,000.00
<b>Total Land Value</b>		\$114,100.00
<b>Total Assessed Value</b>		\$256,100.00

Parcel Numbers: 788-1051-000	Property Address: CHERRYWOOD ST W	Municipality: Franklin, City of
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Owner Name: CREATIVE HOMES INC. +	Mailing Address: 9244 W GRANDVIEW CT FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph:	Legal Description: EVERGREEN PARK ESTATES, SE 1/4 SEC 11-5-21, OUTLOT 1	Building Sketch:
<small>Descriptor/Map</small>	Parcel Sketch and Site Map obtained from the County GIS Neighborhood: 1101-Franklin	<small>Descriptor/Map</small>

**Building Description**

<b>Dwelling #</b>	
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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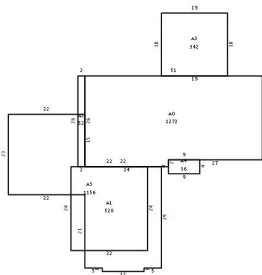
**Permit / Construction History**

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	1.906	Gross				\$1,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
83,025	1.906				\$1,700		
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:							
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						\$1,700.00	
Total Assessed Value						\$1,700.00	

Parcel Numbers: 788-9979-001      Property Address: 4501 MARQUETTE AVE W      Municipality: Franklin, City of

Owner Name: BARAKAT KIFAH & ALIA      Mailing Address: 4501 W MARQUETTE AVE FRANKLIN, WI 53132      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	COM AT A PT ON W LI OF E 30 ACS OF E 1/2 OF SE 11 5 21	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1101-Franklin	

### Building Description

<b>Dwelling #</b>	<b>788 9979 001- 1</b>		
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:	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:
788 9979 001- 1	1,324	0	0	0	0	624	1,948

Attachment Description(s):	Area:	Attachment Value:
13-AFG	528	\$15,800
33-Concrete Patio	342	\$1,700
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
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:	
8/12/2004		\$211,000.00	Valid		Land and Improvements		
2/1/2001		\$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		1.040	Gross				\$92,900
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
45,302		1.040				\$92,900	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			Public Sewer		
Valuation/Explanation							
<b>Dwelling #</b>				<b>788 9979 001- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,324		\$155,636.20	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$155,636.20	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				648		\$19,537.20	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$4,792.08	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				624		\$16,841.76	
Features:				4		\$6,400.00	
Attachments:				906		\$18,200.00	
<b>Adjusted Base Price</b>						\$226,288.24	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$221,857.06	
Market Adjustment:				73%		\$383,812.72	
CDU Adjustment:				60		\$230,300.00	
Complete:				100		\$230,300.00	
Dollar Adjustments						(\$400.00)	
<b>Dwelling Value</b>						\$229,900.00	


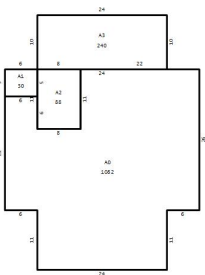


Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$229,900.00
<b>Total Land Value</b>		\$92,900.00
<b>Total Assessed Value</b>		\$322,800.00

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: 788-9982-000      Property Address: 7508 51ST ST S      Municipality: Franklin, City of

Owner Name: HARROLD, JACK W      Mailing Address: 5208 S 51ST ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	
	N 147.58 FT OF W 147.58 FT OF SE 11 5 21 CONT 0.50 ACS	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1101-Franklin	

### Building Description

<b>Dwelling #</b>	<b>788 9982 000- 1</b>		
Year Built:	1/1/1876	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1876	Bedrooms:	2
Remodeled/Effective Age:	-146	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:	Crawl
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:
788 9982 000- 1	1,170	0	0	0	0	0	1,170

Attachment Description(s):	Area:	Attachment Value:
12-EFP	30	\$900
33-Concrete Patio	240	\$1,200

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

### Other Building Improvements


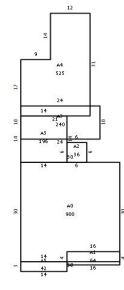
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1958	480		Average	\$4,100.00

Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
5/20/2014	14-1063	\$13,500.00	REROOF			
6/1/1999	99-0607	\$3,800.00	A/C			
6/1/1995	95-0494	\$3,500.00	ADDN 5X6'			
4/24/2014	14-0828	\$2,000.00	ACREPLACE			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
10/25/2004		\$160,000.00	Valid		Land and Improvements	
7/1/2013		\$149,100.00	Invalid		Land and Improvements	
10/17/2013		\$0.00	Invalid		Land and Improvements	
12/6/2021		\$194,000.00	Valid		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				\$51,400
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
13,068	0.300			\$51,400		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Above Street	Paved	Medium			Public Water	

Valuation/Explanation		
Dwelling #	788 9982 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,170	\$141,242.40
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$141,242.40
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	88	\$654.72
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
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	\$5,500.00
Attachments:	270	\$2,100.00
<b>Adjusted Base Price</b>		\$152,375.32
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$159,252.85
Market Adjustment:	93%	\$307,358.00
CDU Adjustment:	45	\$138,300.00
Complete:	100	\$138,300.00
Dollar Adjustments		\$200.00
<b>Dwelling Value</b>		\$138,500.00
Other Building Improvements	0	\$4,100.00
<b>Total Improvement Value</b>		\$142,600.00
<b>Total Land Value</b>		\$51,400.00
<b>Total Assessed Value</b>		\$194,000.00

Parcel Numbers: 788-9983-000      Property Address: 7526 51ST ST S      Municipality: Franklin, City of

Owner Name: PASKIEWICZ, SONJA L      Mailing Address: 7526 S 51ST ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	CERTIFIED SURVEY MAP 685 SE 11 5 21	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1101-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>788 9983 000- 1</b>		
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:	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:
788 9983 000- 1	1,138	0	0	0	0	0	1,138

Attachment Description(s):	Area:	Attachment Value:
11-OFP	64	\$1,300
12-EFP	36	\$1,100
33-Concrete Patio	525	\$2,600

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	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0


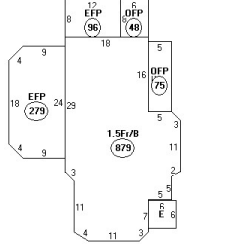
Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
RG1-Detached Frame Garage		1/1/1973	672		Average	\$6,700.00	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/8/2021		\$165,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.460	Gross				\$66,000
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
20,038		0.460				\$66,000	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Medium			Public Water		
Valuation/Explanation							
<b>Dwelling #</b>				<b>788 9983 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,138		\$138,528.74	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$138,528.74	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				942		\$24,793.44	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
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:				625		\$5,000.00	
<b>Adjusted Base Price</b>						\$179,003.18	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$185,023.50	
Market Adjustment:				93%		\$357,095.35	
CDU Adjustment:				50		\$178,500.00	
Complete:				100		\$178,500.00	
Dollar Adjustments						(\$400.00)	
<b>Dwelling Value</b>						\$178,100.00	

Other Building Improvements	0	\$6,700.00
<b>Total Improvement Value</b>		\$184,800.00
<b>Total Land Value</b>		\$66,000.00
<b>Total Assessed Value</b>		\$250,800.00



Parcel Numbers: 788-9984-000      Property Address: 7582 51ST ST S      Municipality: Franklin, City of

Owner Name: VANCE TRUST DTD 3/15/2010      Mailing Address: 7582 S 51ST ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	COM IN W LI 498.84 FT S OF NW COR OF SE 11 5 21 TH E	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <p>A: 1.5F2/B 372 sqft</p> <p>B: EFP 96 sqft</p> <p>C: OFP 48 sqft</p> <p>D: OFP 75 sqft</p> <p>E: OFP 36 sqft</p> <p>F: EFP 279 sqft</p>
	Neighborhood:	

### Building Description

<b>Dwelling #</b>	<b>788 9984 000- 1</b>		
Year Built:	1/1/1890	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1890	Bedrooms:	3
Remodeled/Effective Age:	-132	Full Baths:	1
Building Type/Style:	10-Farmhouse	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:
788 9984 000- 1	879	0	0	0	494	0	1,373

Attachment Description(s):	Area:	Attachment Value:
12-EFP	96	\$2,900
11-OFP	48	\$1,000
11-OFP	75	\$1,500
11-OFP	36	\$700
12-EFP	279	\$8,400

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:
RG1-Detached Frame Garage	1/1/1920	720		Poor	\$4,500.00
RG1-Detached Frame Garage	1/1/1901	484		Poor	\$3,000.00

Permit / Construction History							
Date of Permit: 10/30/2013 9/1/2004	Permit Number: 13-2614 2937	Permit Amount: \$2,417.00 \$12,000.00	Details of Permit: FURREPLAC EFP				
Ownership/Sales History							
Date of Sale: 3/15/2010	Sale Document:	Purchase Amount: \$233,200.00	Sale Validity: Invalid	Conveyance Type:	Sale Type: Land and Improvements	Sale Validation Source:	
Land Breakdown							
Land Class: A-Residential Primary Site	Acreage: 3.240	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$111,900	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage: 141,134	Total Acreage: 3.240	Depth:	Act. Frontage:	Assessed Land Value: \$111,900			
General Information							
Topography: Above Street	Street/Road: Paved	Fronting Traffic: Medium	Inspected By:	Inspected On:	Utilities: Public Water		
Valuation/Explanation							
<b>Dwelling #</b>				<b>788 9984 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				879		\$113,707.44	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				494		\$30,070.17	
<b>Base Price</b>						\$143,777.61	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				879		\$23,574.78	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$3,377.58	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				534		\$14,500.00	
<b>Adjusted Base Price</b>						\$190,410.97	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C 100%		\$175,610.97	
Market Adjustment:				129%		\$402,149.12	
CDU Adjustment:				45		\$181,000.00	
Complete:				100		\$181,000.00	
Dollar Adjustments						(\$400.00)	
<b>Dwelling Value</b>						\$180,600.00	

Other Building Improvements	0	\$7,500.00
<b>Total Improvement Value</b>		\$188,100.00
<b>Total Land Value</b>		\$111,900.00
<b>Total Assessed Value</b>		\$300,000.00

Parcel Numbers: 788-9985-000      Property Address: 7610 51ST ST S      Municipality: Franklin, City of

Owner Name: CAMPBELL JOHN M & JEANINE B      Mailing Address: 7610 S 51ST ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	COM IN W LI 688.71 FT S OF NW COR OF SE 11 5 21 TH E	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1101-Franklin	

### Building Description

<b>Dwelling #</b>	<b>788 9985 000- 1</b>		
Year Built:	12/31/1899	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	12/31/1899	Bedrooms:	4
Remodeled/Effective Age:	-123	Full Baths:	1
Building Type/Style:	10-Farmhouse	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:	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:
788 9985 000- 1	748	0	0	0	421	0	1,169

Attachment Description(s):	Area:	Attachment Value:
12-EFP	64	\$1,900
31-WD	107	\$1,100
33-Concrete Patio	204	\$1,000

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	374	\$1,870

### Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1901	880		Fair	\$5,600.00


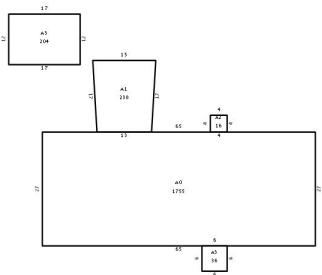
### Permit / Construction History

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:	
8/11/2003		\$172,000.00	Valid		Land and Improvements		
10/29/2001		\$49,837.00	Invalid		Land and Improvements		
4/16/2003		\$43,600.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	1.850	Gross				\$99,900	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
80,586	1.850				\$99,900		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			Public Water		
Valuation/Explanation							
<b>Dwelling #</b>				<b>788 9985 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				748		\$101,608.32	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				421		\$26,810.19	
<b>Base Price</b>						\$128,418.51	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				748		\$21,407.76	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
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:				375		\$4,000.00	
<b>Adjusted Base Price</b>						\$159,007.27	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C 100%		\$154,707.27	
Market Adjustment:				66%		\$256,814.07	
CDU Adjustment:				45		\$115,600.00	
Complete:				100		\$115,600.00	
Dollar Adjustments						\$200.00	
<b>Dwelling Value</b>						\$115,800.00	
Other Building Improvements				0		\$5,600.00	
<b>Total Improvement Value</b>						\$121,400.00	
<b>Total Land Value</b>						\$99,900.00	
<b>Total Assessed Value</b>						\$221,300.00	

Parcel Numbers: 788-9986-008      Property Address: 7716 51ST ST S      Municipality: Franklin, City of

Owner Name: SCHURG, DALLAS      Mailing Address: 7716 S 51ST ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	
	CSM NO 2855 SE 11 5 21 PARCEL 2 EXC THE S 80 FT	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1101-Franklin	

### Building Description

<b>Dwelling #</b>	<b>788 9986 008- 1</b>		
Year Built:	1/1/1975	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1975	Bedrooms:	3
Remodeled/Effective Age:	-47	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:
788 9986 008- 1	1,755	0	0	0	0	0	1,755

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	238	\$1,200
35-Ms/Terrace	16	\$0
35-Ms/Terrace	36	\$0

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


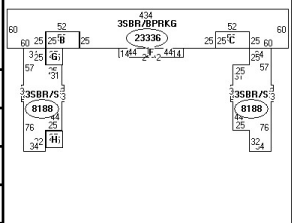
Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
6/21/2005	52274	\$2,620.00	ACREPLACE			
1/1/1995	95-0007	\$1,841.00	REPL FURNACE			
9/6/2016	16-2215	\$2,900.00	FURREPLAC			
12/1/2010	2623	\$5,800.00	EXTREMOD			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
10/1/1993		\$99,000.00	Invalid		Land and Improvements	
3/29/2019		\$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	0.860	Gross				\$89,200
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
37,462	0.860			\$89,200		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Above Street	Paved	Medium			All Public	

Valuation/Explanation		
Dwelling #	788 9986 008- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,755	\$195,050.70
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$195,050.70
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,755	\$38,434.50
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,317.30
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$3,300.00
Attachments:	290	\$1,200.00
<b>Adjusted Base Price</b>		\$247,183.50
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$266,951.85
Market Adjustment:	21%	\$323,011.74
CDU Adjustment:	60	\$193,800.00
Complete:	100	\$193,800.00
Dollar Adjustments		(\$600.00)
<b>Dwelling Value</b>		\$193,200.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$193,200.00
<b>Total Land Value</b>		\$89,200.00
<b>Total Assessed Value</b>		\$282,400.00



Parcel Numbers: 788-9986-009	Property Address: 7700 51ST ST S	Municipality: Franklin, City of
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Owner Name: CLARE MEADOWS, LLC	Mailing Address: 7700 S 51ST ST FRANKLIN, WI 53132	Land Use: Commercial
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Property Photograph: 	Legal Description: CSM NO 6278 SE 11 5 21 PARCEL 1	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 999-Franklin	
	Zoning:	

### Building Description

Building #	1	
Building Type/Style:	300-Apts over 2 Story	One Bedroom:
Stories:		Two Bedroom:
Year Built:	1997	Three Bedroom:
Remodeled/Effective Age:		Total Unit Count:
Grade Factor:	C	Business Name:
		CLARE MEADOWS OF FRANKLIN_x0000_x0000_x0000_x0 000_x0000_
Market Adjustment:	-100	CDU/Overall Condition
		Average
Building #	2	
Building Type/Style:	300-Apts over 2 Story	One Bedroom:
Stories:		Two Bedroom:
Year Built:	1997	Three Bedroom:
Remodeled/Effective Age:		Total Unit Count:
Grade Factor:	C	Business Name:
Market Adjustment:	95	CDU/Overall Condition
		Average
Building #	3	
Building Type/Style:	300-Apts over 2 Story	One Bedroom:
Stories:		Two Bedroom:
Year Built:	1997	Three Bedroom:
Remodeled/Effective Age:		Total Unit Count:
Grade Factor:	C	Business Name:
Market Adjustment:	9	CDU/Overall Condition
		Average

### Structure / Basement Data

Building #	Section #	Occupancy:	Year:	Area:	Framing:	Wall Hgt:	Rental:
1	1	300-Apts over 2 Story	1997	46,328	D4-Wood Average	9	
2	2	300-Apts over 2 Story	1997	44,964	D4-Wood Average	9	
3	3	300-Apts over 2 Story	1997	39,712	D4-Wood Average	9	
Building #	Section #	Description:	Basement Area:		Total Area:		
1			26,040		72,368		
2					44,964		
3					39,712		

Components					Site Improvements				
Bldg #	Sec. #	Description:	Area:	Value:	Bldg #	Sec. #	Description:	Area:	Value:
1	1	HVAC-Hot Water	26,040	\$39,100	1				
1	1	HVAC-Hot Water	26,040	\$39,100	2				
1	1	HVAC-Hot Water	26,040	\$39,100	3				
1	1	HVAC-Hot Water	26,040	\$39,100					
2									
3									

**Detached Improvements**

Structure:	Year:	Sq Ft:	Grade:	Construction:	Condition:
PA-Paving	1/1/1997	37,200	C		Average

**Permit / Construction History**

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
6/9/2017	17-1288	\$7,130.00	AC FOR MULTI-US
10/1/1996	96-1204	\$6,000,000.00	135 UNIT APT
7/1/1997	97-0636	\$352,541.00	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		\$600,000.00	Valid		Land	
12/12/2013		\$4,735,900.00	Valid		Land and Improvements	

**Land Breakdown**

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
B-Commercial Primary Site	6.882	Gross				\$1,397,300.00

**Acreage/Squarefoot Variables**

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**Land Data & Computations**

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Total Land Value:
299,780	6.882			\$1,397,300.00

**General Information**

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

**Assessment History**


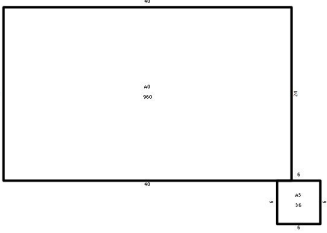
Parcel Year:	Acres Total:	Land Total:	Improvement Total:

Valuation/Explanation		
<b>Building #</b>	<b>1</b>	
<b>Description</b>	<b>Area</b>	<b>Value Amount</b>
Structure:	46,328	\$2,914,031.00
<b>Commercial Building Base Price</b>		\$2,914,031.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
<b>Adjusted Base Price</b>		\$2,914,031.00
Depreciation Adjustment:	0	\$0.00
<b>Adjusted Base Price with Depreciation</b>		\$2,914,031.00
Grade Adjustment:	C	0.00
Market Adjustment:	-100	(\$2,914,031.00)
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$100.00
<b>Commercial Building Value</b>		\$100.00
<b>Building #</b>	<b>2</b>	
<b>Description</b>	<b>Area</b>	<b>Value Amount</b>
Structure:	44,964	\$2,828,236.00
<b>Commercial Building Base Price</b>		\$2,828,236.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
<b>Adjusted Base Price</b>		\$2,828,236.00
Depreciation Adjustment:	0	\$0.00
<b>Adjusted Base Price with Depreciation</b>		\$2,828,236.00
Grade Adjustment:	C	0.00
Market Adjustment:	95	\$2,686,824.20
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$17,000.00
<b>Commercial Building Value</b>		\$5,532,100.00
<b>Building #</b>	<b>3</b>	
<b>Description</b>	<b>Area</b>	<b>Value Amount</b>
Structure:	39,712	\$2,497,885.00
<b>Commercial Building Base Price</b>		\$2,497,885.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
<b>Adjusted Base Price</b>		\$2,497,885.00
Depreciation Adjustment:	0	\$0.00
<b>Adjusted Base Price with Depreciation</b>		\$2,497,885.00
Grade Adjustment:	C	0.00
Market Adjustment:	9	\$224,809.65
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$19,900.00
<b>Commercial Building Value</b>		\$2,742,600.00

<b>Total Dwelling Value</b>		\$0
Detached Improvements	0	\$7,400.00
<b>Total Improvement Value</b>		\$6,935,800.00
<b>Total Land Value</b>		\$1,397,300.00
<b>Total Assessed Value</b>		\$8,333,100.00

Parcel Numbers: 788-9986-011	Property Address: 7728 51ST ST S	Municipality: Franklin, City of
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Owner Name: FRANCISCAN SISTERS OF ST CLARE INC	Mailing Address: 7732 S 51ST ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: CSM NO 6725 SE 11 5 21 PARCEL 1	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1101-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>788 9986 011- 1</b>		
Year Built:	1/1/1950	Exterior Wall:	09-Masonry/Frame
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:	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:
788 9986 011- 1	960	0	0	0	540	0	1,500

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**


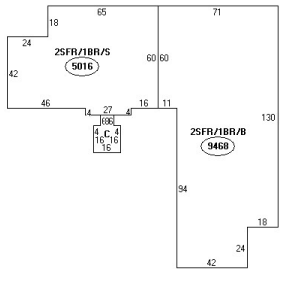
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1950	440		Average	\$4,400.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
7/11/2006	2239	\$152,957.00	INTREMOD				
8/4/2006	2600	\$19,000.00	GAZEBO				
4/3/2008	604	\$5,870.00	FURREPLAC				
2/12/2007	326	\$3,770.00	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	0.600	Gross				\$55,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
26,136	0.600				\$55,600		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>788 9986 011- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				960	\$128,812.80		
Second Story:				0	\$0.00		
Additional Story:				0	\$0.00		
Attic/Finished Net:				0	\$0.00		
Half Story/Finished Net:				540	\$34,581.60		
<b>Base Price</b>						\$163,394.40	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0	\$0.00		
Unfinished Basement:				960	\$24,825.60		
Half Story/Unfinished:					\$0.00		
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$3,690.00	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0	\$0.00		
Features:				1	\$300.00		
Attachments:							
<b>Adjusted Base Price</b>						\$192,210.00	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C 100%		\$191,910.00	
Market Adjustment:				43%		\$274,431.30	
CDU Adjustment:				55		\$150,900.00	
Complete:				100		\$150,900.00	
Dollar Adjustments						\$500.00	
<b>Dwelling Value</b>						\$151,400.00	

Other Building Improvements	0	\$4,400.00
<b>Total Improvement Value</b>		\$155,800.00
<b>Total Land Value</b>		\$55,600.00
<b>Total Assessed Value</b>		\$211,400.00

Parcel Numbers: 788-9986-012      Property Address: 7760 51ST ST S      Municipality: Franklin, City of

Owner Name: CLARE MEADOWS OF FRANKLIN II      Mailing Address: 5201 E TERRACE DR #300 MADISON, WI 53718      Land Use: Commercial

	Legal Description:	Building Sketch:
	CSM NO 6725 PARCEL 2 SE 11 5 21	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 999-Franklin	
	Zoning:	

**Building Description**

<b>Building #</b>	<b>1</b>	
Building Type/Style:	300-Apts over 2 Story	One Bedroom:
Stories:		Two Bedroom:
Year Built:	2000	Three Bedroom:
Remodeled/Effective Age:		Total Unit Count:
Grade Factor:	C	Business Name:
Market Adjustment:	10	CDU/Overall Condition
		Average
		CLARE MEADOWS OF FRKN II_x0000_x0000_x0000_x0000_x0000_
<b>Building #</b>	<b>2</b>	
Building Type/Style:	300-Apts over 2 Story	One Bedroom:
Stories:		Two Bedroom:
Year Built:	2000	Three Bedroom:
Remodeled/Effective Age:		Total Unit Count:
Grade Factor:	C	Business Name:
Market Adjustment:	-23	CDU/Overall Condition
		Average

**Structure / Basement Data**

Building #	Section #	Occupancy:	Year:	Area:	Framing:	Wall Hgt:	Rental:
1	1	300-Apts over 2 Story	2000	14,484	D4-Wood Average	8	
2	2	300-Apts over 2 Story	2000	14,484	D4-Wood Average	8	

Building #	Section #	Description:	Basement Area:	Total Area:
1			9,468	23,952
2				14,484

**Components      Site Improvements**

Bldg #	Sec. #	Description:	Area:	Value:	Bldg #	Sec. #	Description:	Area:	Value:
1	1	HVAC-Hot Water	9,468	\$14,200	1				
1	1	HVAC-Forced Air Unit	9,468	\$14,200	2				
1	1	HVAC-Hot Water	9,468	\$14,200					
2									

**Detached Improvements**

Structure:	Year:	Sq Ft:	Grade:	Construction:	Condition:
PA-Paving	1/1/2000	18,000	C		Average





Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
12/1/1999	99-1474	\$1,750,000.00	40UNIT APTS			
6/1/2000	00-0616	\$130,000.00	BOILER			
11/18/2010	2544	\$5,000.00	BELL TOWER			
7/31/2018	18-1942	\$67,000.00	ROOFING			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
10/1/1999		\$160,000.00	Invalid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
B-Commercial Primary Site	3.450	Gross				\$414,000.00
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Total Land Value:		
150,282	3.450			\$414,000.00		
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		
<b>Building #</b>	<b>1</b>	
<b>Description</b>	<b>Area</b>	<b>Value Amount</b>
Structure:	14,484	\$911,044.00
<b>Commercial Building Base Price</b>		\$911,044.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
<b>Adjusted Base Price</b>		\$911,044.00
Depreciation Adjustment:	0	\$0.00
<b>Adjusted Base Price with Depreciation</b>		\$911,044.00
Grade Adjustment:	C	0.00
Market Adjustment:	10	\$91,104.40
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$600.00
<b>Commercial Building Value</b>		\$1,002,700.00
<b>Building #</b>	<b>2</b>	
<b>Description</b>	<b>Area</b>	<b>Value Amount</b>
Structure:	14,484	\$911,044.00
<b>Commercial Building Base Price</b>		\$911,044.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
<b>Adjusted Base Price</b>		\$911,044.00
Depreciation Adjustment:	0	\$0.00
<b>Adjusted Base Price with Depreciation</b>		\$911,044.00
Grade Adjustment:	C	0.00
Market Adjustment:	-23	(\$209,540.12)
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$6,100.00
<b>Commercial Building Value</b>		\$707,600.00
<b>Total Dwelling Value</b>		\$0
Detached Improvements	0	\$3,600.00
<b>Total Improvement Value</b>		\$1,482,400.00
<b>Total Land Value</b>		\$414,000.00
<b>Total Assessed Value</b>		\$1,896,400.00

Parcel Numbers: 788-9987-000      Property Address: 7630 51ST ST S      Municipality: Franklin, City of

Owner Name: ROMBCA, JOHN ROBERT      Mailing Address: 7630 S 51ST ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	
	COM IN W LI 1709.77 FT N OF SW COR OF SE 11 5 21 TH N	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1101-Franklin	

### Building Description

<b>Dwelling #</b>	<b>788 9987 000- 1</b>		
Year Built:	1/1/1971	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1971	Bedrooms:	4
Remodeled/Effective Age:	-51	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:
788 9987 000- 1	962	802	0	0	0	0	1,764

Attachment Description(s):	Area:	Attachment Value:
31-WD	18	\$200
99-Additional Attachments	18	\$1,800
99-Additional Attachments	16	\$1,600
99-Additional Attachments	58	\$5,800
31-WD	288	\$2,900
13-AFG	440	\$13,200
11-OFP	81	\$1,600
11-OFP	190	\$3,800


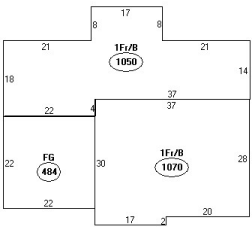
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
6/1/1999		99-0643	\$1,000.00		PATIO DOOR		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/12/2020		\$290,000.00	Invalid		Land and Improvements		
4/30/2008		\$232,300.00	Invalid		Land and Improvements		
6/13/2020		\$290,000.00	Invalid		Land and Improvements		
3/1/1990		\$90,000.00	Invalid		Land and Improvements		
4/15/2003		\$153,800.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		1.280	Gross				\$95,000
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
55,757		1.280				\$95,000	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			Public Water		

Valuation/Explanation		
Dwelling #	788 9987 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	962	\$121,096.56
Second Story:	802	\$54,471.84
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$175,568.40
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	726	\$20,778.12
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
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:	1,109	\$30,900.00
<b>Adjusted Base Price</b>		\$232,427.52
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$221,350.27
Market Adjustment:	74%	\$385,149.47
CDU Adjustment:	60	\$231,100.00
Complete:	100	\$231,100.00
Dollar Adjustments		\$600.00
<b>Dwelling Value</b>		\$231,700.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$231,700.00
<b>Total Land Value</b>		\$95,000.00
<b>Total Assessed Value</b>		\$326,700.00

Parcel Numbers: 788-9988-000      Property Address: 7636 51ST ST S      Municipality: Franklin, City of

Owner Name: MORALES, HECTOR MANUAL CRUZ      Mailing Address: 7636 S 51ST ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	COM IN W LI 1609.77 FT N OF SW COR OF SE 11 5 21 TH N	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <p>A: 1F/B 1070 sqft</p> <p>B: FG 484 sqft</p> <p>C: 1F/B 1050 sqft</p>
	Neighborhood:	

1101-Franklin

**Building Description**

<b>Dwelling #</b>	<b>788 9988 000- 1</b>		
Year Built:	1/1/1957	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1957	Bedrooms:	4
Remodeled/Effective Age:	-65	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:
788 9988 000- 1	2,120	0	0	0	0	0	2,120

Attachment Description(s):	Area:	Attachment Value:
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	535	\$2,675

**Other Building Improvements**

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/1920	220		Fair	\$300.00
RS1-Frame Utility Shed	1/1/2017	96		Average	\$800.00


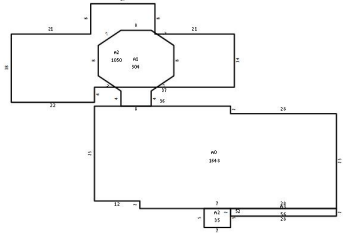
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
7/1/1999	99-0858	\$1,575.00	A/C				
6/5/2015	15-1219	\$3,500.00	ACREPLACE				
3/13/2014	14-0497	\$22,400.00	FNDTN REPAIR				
6/22/2017	17-1436	\$0.00	FENCE RELOCATIO				
8/3/2016	16-1891	\$50,000.00	ADDTN W/BSMT				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/9/2014		\$130,000.00	Invalid		Land and Improvements		
9/4/2013		\$34,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.860	Gross				\$89,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:			Assessed Land Value:	
37,462	0.860					\$89,200	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	788 9988 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	2,120	\$228,366.40
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$228,366.40
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	2,120	\$45,007.60
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,215.20
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	1	\$300.00
Attachments:	484	\$14,500.00
<b>Adjusted Base Price</b>		\$300,711.20
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$314,502.32
Market Adjustment:	39%	\$437,158.23
CDU Adjustment:	55	\$240,400.00
Complete:	100	\$240,400.00
Dollar Adjustments		(\$400.00)
<b>Dwelling Value</b>		\$240,000.00
Other Building Improvements	0	\$1,100.00
<b>Total Improvement Value</b>		\$241,100.00
<b>Total Land Value</b>		\$89,200.00
<b>Total Assessed Value</b>		\$330,300.00



Parcel Numbers: 788-9990-000	Property Address: 7770 51ST ST S	Municipality: Franklin, City of
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Owner Name: GANIERE, RICHARD & LAURA	Mailing Address: 7770 S 51ST ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: COM IN W LI 810.46 FT N OF SW COR OF SE 11 5 21 TH N 100 FT	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1101-Franklin		

### Building Description

<b>Dwelling #</b>	<b>788 9990 000- 1</b>		
Year Built:	1/1/1973	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1973	Bedrooms:	3
Remodeled/Effective Age:	-49	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:
788 9990 000- 1	1,704	0	0	0	0	0	1,704

Attachment Description(s):	Area:	Attachment Value:
31-WD	304	\$3,000
35-Ms/Terrace	35	\$0
99-Additional Attachments	56	\$5,600

Feature Description(s): 22-Additional Fixture	Area: 2	Feature Value: \$600
Rec Room Condition: Average	Rec Room Area: 382	Rec Room Value: \$1,910
03-Masonry Fireplace	1	\$5,500
Rec Room Condition: Average	Rec Room Area: 382	Rec Room Value: \$1,910
02-Basement Garage	2	\$3,000
Rec Room Condition: Average	Rec Room Area: 382	Rec Room Value: \$1,910

**Other Building Improvements**

Structure Type: RS1-Frame Utility Shed	Year Built: 1/1/1988	Area: 216	Construction:	Condition: Average	Value: \$400.00
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**Permit / Construction History**

Date of Permit: 7/27/2004	Permit Number: 2483	Permit Amount: \$2,250.00	Details of Permit: WDDK
5/14/2004	1443	\$3,900.00	ABVPOOL
8/3/2020	20-2048	\$600.00	INTREMOD-BSMTBA
3/5/2014	14-0439	\$6,400.00	ACREPLACE

**Ownership/Sales History**

Date of Sale: 6/17/2002	Sale Document:	Purchase Amount: \$186,000.00	Sale Validity: Valid	Conveyance Type:	Sale Type: Land and Improvements	Sale Validation Source:
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**Land Breakdown**

Land Class: A-Residential Primary Site	Acreage: 0.860	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$89,200
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**Acreage/Squarefoot Variables**

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**Land Data & Computations**

Total Square Footage: 37,462	Total Acreage: 0.860	Depth:	Act. Frontage:	Assessed Land Value: \$89,200
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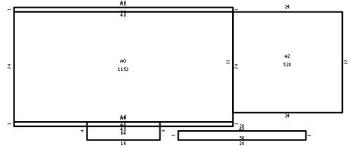
**General Information**

Topography: Above Street	Street/Road: Paved	Fronting Traffic: Medium	Inspected By:	Inspected On:	Utilities: All Public
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Valuation/Explanation		
Dwelling #	788 9990 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,704	\$190,285.68
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$190,285.68
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,648	\$36,569.12
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,191.84
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	5	\$9,100.00
Attachments:	395	\$8,600.00
<b>Adjusted Base Price</b>		\$260,949.64
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$267,574.60
Market Adjustment:	52%	\$406,713.40
CDU Adjustment:	60	\$244,000.00
Complete:	100	\$244,000.00
Dollar Adjustments		\$0.00
<b>Dwelling Value</b>		\$244,000.00
Other Building Improvements	0	\$400.00
<b>Total Improvement Value</b>		\$244,400.00
<b>Total Land Value</b>		\$89,200.00
<b>Total Assessed Value</b>		\$333,600.00

Parcel Numbers: 788-9992-006	Property Address: 7852 51ST ST S	Municipality: Franklin, City of
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Owner Name: SAULD, TIMOTHY L	Mailing Address: 8057 S 56TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: CERTIFIED SURVEY MAP NO 4877 SE 11 5 21 PARCEL 1	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1101-Franklin	

### Building Description

<b>Dwelling #</b>	<b>788 9992 006- 1</b>		
Year Built:	1/1/1987	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1987	Bedrooms:	6
Remodeled/Effective Age:	-35	Full Baths:	2
Building Type/Style:	19-Duplex	Half Baths:	2
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:
788 9992 006- 1	1,152	1,248	0	0	0	0	2,400

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	48	\$4,800
13-AFG	528	\$15,800
11-OFP	64	\$1,300
99-Additional Attachments	48	\$4,800

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	4	\$1,200
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

### Other Building Improvements


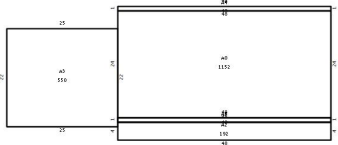
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
1/1/1994		\$163,000.00	Valid		Land and Improvements		
9/1/1996		\$175,000.00	Valid		Land and Improvements		
3/3/1999		\$172,000.00	Valid		Land and Improvements		
5/3/2021		\$335,000.00	Valid		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				\$59,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
13,591	0.312			\$59,500			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>788 9992 006- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,152		\$139,069.44	
Second Story:				1,248		\$78,898.56	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$217,968.00	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,152		\$27,959.04	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$5,904.00	
Plumbing				2 - Half Bath 2 - Full Bath		\$17,084.00	
Finished Basement Living Area				0		\$0.00	
Features:				4		\$1,200.00	
Attachments:				688		\$26,700.00	
<b>Adjusted Base Price</b>						\$296,815.04	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$295,806.54	
Market Adjustment:				43%		\$423,003.36	
CDU Adjustment:				65		\$275,000.00	
Complete:				100		\$275,000.00	
Dollar Adjustments						\$500.00	
<b>Dwelling Value</b>						\$275,500.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$275,500.00
<b>Total Land Value</b>		\$59,500.00
<b>Total Assessed Value</b>		\$335,000.00

Parcel Numbers: 788-9992-007	Property Address: 5066 DREXEL AVE W	Municipality: Franklin, City of
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Owner Name: ZIOLKOWSKI JAN & HENRYKA	Mailing Address: 14306 W GATEWOOD DR NEW BERLIN, WI 53151	Land Use: Residential
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Property Photograph: 	Legal Description: CERTIFIED SURVEY MAP NO 4877 SE 11 5 21 PARCEL 2	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1101-Franklin		

**Building Description**

<b>Dwelling #</b>	<b>788 9992 007- 1</b>		
Year Built:	1/1/1987	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1987	Bedrooms:	6
Remodeled/Effective Age:	-35	Full Baths:	2
Building Type/Style:	19-Duplex	Half Baths:	2
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:
788 9992 007- 1	1,152	1,248	0	0	0	0	2,400

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	48	\$4,800
11-OFP	48	\$1,000
11-OFP	192	\$3,800
13-AFG	550	\$16,500
99-Additional Attachments	48	\$4,800

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	4	\$1,200
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	1/1/1996	120		Average	\$300.00


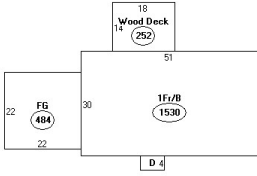
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
9/1/1995	95-1076	\$800.00	SHED 10X22'				
8/27/2009	1608	\$6,500.00	EXTREMOD-R				
3/10/2008	426	\$2,796.00	FURREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/27/2002		\$209,500.00	Valid		Land and Improvements		
8/7/2009		\$245,000.00	Valid		Land and Improvements		
8/1/1992		\$154,000.00	Valid		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				\$59,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
13,591	0.312				\$59,500		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>788 9992 007- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,152		\$139,069.44	
Second Story:				1,248		\$78,898.56	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$217,968.00	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,152		\$27,959.04	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$5,904.00	
Plumbing				2 - Half Bath 2 - Full Bath		\$17,084.00	
Finished Basement Living Area				0		\$0.00	
Features:				4		\$1,200.00	
Attachments:				886		\$30,900.00	
<b>Adjusted Base Price</b>						\$301,015.04	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$295,806.54	
Market Adjustment:				63%		\$482,164.67	
CDU Adjustment:				65		\$313,400.00	
Complete:				100		\$313,400.00	
Dollar Adjustments						(\$900.00)	
<b>Dwelling Value</b>						\$312,500.00	



Other Building Improvements	0	\$300.00
<b>Total Improvement Value</b>		\$312,800.00
<b>Total Land Value</b>		\$59,500.00
<b>Total Assessed Value</b>		\$372,300.00

Parcel Numbers: 788-9992-008      Property Address: 7830 51ST ST S      Municipality: Franklin, City of

Owner Name: LUPELLWITZ, JUDITH M - TRUST      Mailing Address: 7830 S 51ST ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description: CERTIFIED SURVEY MAP NO 4729 SE 11 5 21 LOT 1 & PART OF	Building Sketch: 	Description/Step A: 1F/1B 1530 sqft B: FG 484 sqft C: Wood Deck 252 sqft D: OFF 28 sqft
	Parcel Sketch and Site Map obtained from the County GIS		
	Neighborhood: 1101-Franklin		

### Building Description

<b>Dwelling #</b>	<b>788 9992 008- 1</b>		
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:	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:
788 9992 008- 1	1,530	0	0	0	0	0	1,530

Attachment Description(s):	Area:	Attachment Value:
13-AFG	484	\$14,500
31-WD	252	\$2,500
11-OFP	28	\$600


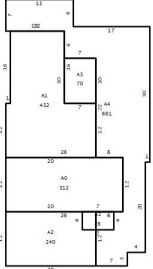
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
<b>Permit / Construction History</b>						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
2/22/2002	02-0119	\$1,650.00	A/C			
4/13/2009	544	\$3,883.00	FURREPLAC			
<b>Ownership/Sales History</b>						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
2/1/1988		\$87,800.00	Valid		Land and Improvements	
10/26/2016		\$120,000.00	Invalid		Land and Improvements	
<b>Land Breakdown</b>						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.450	Gross				\$65,400
<b>Acreage/Squarefoot Variables</b>						
<b>Land Data &amp; Computations</b>						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
19,602	0.450			\$65,400		
<b>General Information</b>						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Medium			All Public	

Valuation/Explanation		
Dwelling #	788 9992 008- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
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
<b>Base Price</b>		\$174,909.60
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,530	\$34,516.80
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
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:	764	\$17,600.00
<b>Adjusted Base Price</b>		\$234,207.40
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$235,738.14
Market Adjustment:	53%	\$360,679.35
CDU Adjustment:	65	\$234,400.00
Complete:	100	\$234,400.00
Dollar Adjustments		\$300.00
<b>Dwelling Value</b>		\$234,700.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$234,700.00
<b>Total Land Value</b>		\$65,400.00
<b>Total Assessed Value</b>		\$300,100.00

Parcel Numbers: 788-9992-009	Property Address: 7846 51ST ST S	Municipality: Franklin, City of
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Owner Name: MORGESE, PATRICK J	Mailing Address: 11225 W RAWSON AVE FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: CERTIFIED SURVEY MAP NO 4729 SE 11 5 21 LOT 2 & PART OF	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1101-Franklin	

### Building Description

<b>Dwelling #</b>	<b>788 9992 009- 1</b>		
Year Built:	1/1/1885	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1885	Bedrooms:	2
Remodeled/Effective Age:	-137	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:
788 9992 009- 1	1,054	312	0	0	0	0	1,366

Attachment Description(s): 31-WD	Area: 681	Attachment Value: \$6,800
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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: 1/1/1970	Area: 704	Construction:	Condition: Good	Value: \$7,900.00
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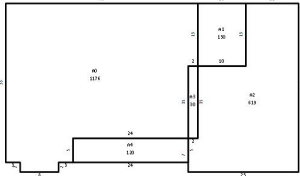
### Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
3/1/1999	99-0230	\$4,500.00	REMOV/REROOF
9/30/2013	13-2311	\$6,000.00	SIDING
7/16/2013	13-1429	\$3,300.00	DETGAR ADDN

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/31/2013		\$64,800.00	Invalid		Land and Improvements		
9/30/2005		\$149,900.00	Valid		Land and Improvements		
1/9/2007		\$80,500.00	Invalid		Land and Improvements		
3/15/2013		\$54,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.510	Gross				\$70,400	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
22,216	0.510				\$70,400		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			Public Water		
Valuation/Explanation							
<b>Dwelling #</b>				<b>788 9992 009- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,054		\$129,694.70	
Second Story:				312		\$23,596.56	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$153,291.26	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				984		\$25,446.24	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$3,360.36	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:							
Attachments:				681		\$6,800.00	
<b>Adjusted Base Price</b>						\$188,897.86	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C 100%		\$182,097.86	
Market Adjustment:				111%		\$384,226.49	
CDU Adjustment:				45		\$172,900.00	
Complete:				100		\$172,900.00	
Dollar Adjustments						\$0.00	
<b>Dwelling Value</b>						\$172,900.00	
Other Building Improvements				0		\$7,900.00	
<b>Total Improvement Value</b>						\$180,800.00	
<b>Total Land Value</b>						\$70,400.00	
<b>Total Assessed Value</b>						\$251,200.00	

Parcel Numbers: 788-9995-000      Property Address: 4720 DREXEL AVE W      Municipality: Franklin, City of

Owner Name: LEHOULLIER, JACOB J      Mailing Address: 4720 W DREXEL AVE FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	
	COM IN S LI 168.87 FT W OF SE COR OF W HALF OF SE 11 5	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1101-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>788 9995 000- 1</b>		
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:	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:
788 9995 000- 1	1,306	1,206	0	0	0	0	2,512

Attachment Description(s):	Area:	Attachment Value:
13-AFG	30	\$900
13-AFG	619	\$18,600
11-OFP	120	\$2,400

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	6	\$1,800
Rec Room Condition: Average	Rec Room Area: 1,044	Rec Room Value: \$5,220
03-Masonry Fireplace	1	\$5,500
Rec Room Condition: Average	Rec Room Area: 1,044	Rec Room Value: \$5,220


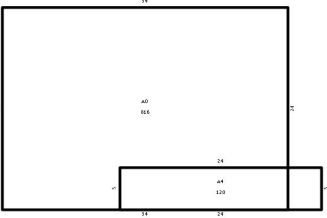
Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
12/5/2003	620608	\$3,000.00	RECROOM			
3/17/2017	17-0535	\$7,900.00	FOUNDRPR W/BEAM			
3/21/2019	19-0527	\$15,000.00	BATHREMOD			
12/8/2017	17-2830	\$4,800.00	FURREPLAC			
9/7/2011	1890	\$12,812.00	FENCE			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
2/1/1989		\$22,000.00	Valid		Land	
8/14/2006		\$370,000.00	Valid		Land and Improvements	
1/31/2018		\$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	1.010	Gross				\$92,700
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
43,996	1.010			\$92,700		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Medium			Public Sewer	



Valuation/Explanation		
Dwelling #	788 9995 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,306	\$153,520.30
Second Story:	1,206	\$76,243.32
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$229,763.62
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,306	\$30,599.58
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$6,179.52
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	7	\$7,300.00
Attachments:	769	\$21,900.00
<b>Adjusted Base Price</b>		\$307,945.72
<b>Changes/Adjustments</b>		
Grade Adjustment:	B- 120%	\$334,494.86
Market Adjustment:	58%	\$528,501.89
CDU Adjustment:	65	\$343,500.00
Complete:	100	\$343,500.00
Dollar Adjustments		\$400.00
<b>Dwelling Value</b>		\$343,900.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$343,900.00
<b>Total Land Value</b>		\$92,700.00
<b>Total Assessed Value</b>		\$436,600.00

Parcel Numbers: 788-9996-000	Property Address: 4714 DREXEL AVE W	Municipality: Franklin, City of
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Owner Name: UTPHALL, CHERYL L	Mailing Address: 4714 W DREXEL AVE FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: COM SE COR OF W HALF OF SE 11 5 21 TH W 168.87 FT N	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1101-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>788 9996 000- 1</b>		
Year Built:	1/1/1927	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1927	Bedrooms:	1
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:	3
CDU/Overall Condition:	Very Good	Basement Description:	Full Basement
Interior Condition:	Poorer	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:
788 9996 000- 1	816	0	0	0	459	0	1,275

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**


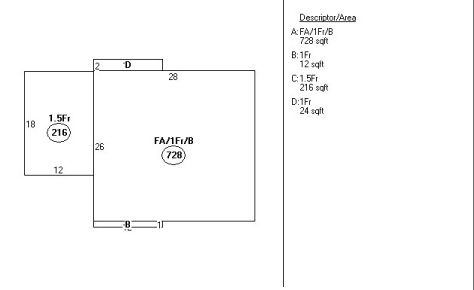
Structure Type: RG1-Detached Frame Garage	Year Built: 1/1/1985	Area: 720	Construction:	Condition: Average	Value: \$8,100.00
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
1/1/2000	99-1476	\$5,000.00	RESIDING				
1/30/2014	14-0205	\$1,000.00	DECK				
1/1/2000	99-1475	\$5,000.00	REROOF				
2/1/2000	00-0080	\$10,000.00	WINDOWS/DRYW				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/1/1985		\$49,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	1.420	Gross				\$96,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
61,855	1.420				\$96,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			Well		
Valuation/Explanation							
<b>Dwelling #</b>				<b>788 9996 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
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		
<b>Base Price</b>				\$135,713.04			
<b>Unfinished Living Area:</b>							
Room/Unfinished:				643	\$16,004.27		
Unfinished Basement:				816	\$22,325.76		
Half Story/Unfinished:					\$0.00		
<b>Structure Info, Features and Attachments:</b>							
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:							
Attachments:							
<b>Adjusted Base Price</b>				\$177,179.57			
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%	\$194,897.53		
Market Adjustment:				-5%	\$185,152.65		
CDU Adjustment:				60	\$111,100.00		
Complete:				100	\$111,100.00		
Dollar Adjustments					(\$500.00)		
<b>Dwelling Value</b>				\$110,600.00			

Other Building Improvements	0	\$8,100.00
<b>Total Improvement Value</b>		\$118,700.00
<b>Total Land Value</b>		\$96,200.00
<b>Total Assessed Value</b>		\$214,900.00

Parcel Numbers: 788-9997-000      Property Address: 4628 DREXEL AVE W      Municipality: Franklin, City of

Owner Name: Shahzad Qureshi      Mailing Address: 1065 Green Ridge Terrace Brookfield, WI 53045      Land Use: Residential

	Legal Description: S 430 FT OF W 150 FT OF E HALF OF SE 11 5 21 EXC S 40	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1101-Franklin	

### Building Description

<b>Dwelling #</b>	<b>788 9997 000- 1</b>		
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:	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:	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:
788 9997 000- 1	980	0	0	146	0	0	1,126

Attachment Description(s):      Area:      Attachment Value:

Feature Description(s):	Area:	Feature Value:
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	300	\$1,500
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	1/1/1930	660		Average	\$6,600.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
1/1/1997	97-0017	\$25,000.00	FIRE REPAIR				
3/1/1997	97-0119	\$100.00	3 SKYLIGHTS				
9/11/2009	1733	\$1,200.00	FURREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/12/2022	11274582	\$246,100.00		QCD - Quit Claim Deed	Land and Improvements	Other	
11/1/1995		\$68,500.00	Valid		Land and Improvements		
6/28/2010		\$117,500.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	1.260	Gross				\$94,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
54,886	1.260				\$94,800		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Medium			Well		
Valuation/Explanation							
<b>Dwelling #</b>	<b>788 9997 000- 1</b>						
<b>Description</b>	<b>Area</b>			<b>Value Amount</b>			
<b>Living Area:</b>							
First Story:	980			\$123,362.40			
Second Story:	0			\$0.00			
Additional Story:	0			\$0.00			
Attic/Finished Net:	146			\$4,473.44			
Half Story/Finished Net:	0			\$0.00			
<b>Base Price</b>				\$127,835.84			
<b>Unfinished Living Area:</b>							
Room/Unfinished:	0			\$0.00			
Unfinished Basement:	728			\$20,835.36			
Half Story/Unfinished:				\$0.00			
<b>Structure Info, Features and Attachments:</b>							
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:							
<b>Adjusted Base Price</b>				\$161,793.20			
<b>Changes/Adjustments</b>							
Grade Adjustment:	C 100%			\$155,993.20			
Market Adjustment:	143%			\$379,063.48			
CDU Adjustment:	55			\$208,500.00			
Complete:	100			\$208,500.00			
Dollar Adjustments				\$0.00			
<b>Dwelling Value</b>				\$208,500.00			

Other Building Improvements	0	\$6,600.00
<b>Total Improvement Value</b>		\$215,100.00
<b>Total Land Value</b>		\$94,800.00
<b>Total Assessed Value</b>		\$309,900.00

Parcel Numbers: 788-9998-000      Property Address: 4610 DREXEL AVE W      Municipality: Franklin, City of

Owner Name: SUHAYSIK, STEVEN M      Mailing Address: 4610 W DREXEL AVE FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	E 160 FT OF W 310 FT OF S 370 FT OF E HALF OF SE 11 5	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <p>A: 1.5Fv/B 380 sqft</p> <p>B: EFP 144 sqft</p> <p>C: 1Fv/B 480 sqft</p>
	Neighborhood:	

1101-Franklin

### Building Description

<b>Dwelling #</b>	<b>788 9998 000- 1</b>		
Year Built:	1/1/1860	Exterior Wall:	05-Cem. Fiber
Year Remodeled:	1/1/1860	Bedrooms:	4
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:	6
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Better	Heating:	Basic Heating
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:
788 9998 000- 1	1,360	0	0	0	495	0	1,855

Attachment Description(s):	Area:	Attachment Value:
12-EFP	144	\$4,300

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:
AR1-Granary Wood	1/1/1901	432		Fair	\$1,000.00
RG1-Detached Frame Garage	1/1/2008	720		Average	\$13,500.00



Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
12/1/1997	97-1262	\$2,783.00	FURREPLAC				
7/12/2008	1612	\$21,000.00	DETGARAGE				
3/4/2008	378	\$3,500.00	RAZED				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/31/2015		\$165,000.00	Valid		Land and Improvements		
8/31/2015		\$165,000.00	Valid		Land and Improvements		
8/1/1983		\$66,000.00	Valid		Land and Improvements		
11/9/2011		\$205,500.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	1.120	Gross				\$93,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:			Assessed Land Value:	
48,787	1.120					\$93,600	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			Well		

Valuation/Explanation		
Dwelling #	788 9998 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,360	\$158,698.40
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	495	\$30,115.80
<b>Base Price</b>		\$188,814.20
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,360	\$31,552.00
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
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:	144	\$4,300.00
<b>Adjusted Base Price</b>		\$224,966.20
<b>Changes/Adjustments</b>		
Grade Adjustment:	C 100%	\$220,366.20
Market Adjustment:	16%	\$255,624.79
CDU Adjustment:	45	\$115,000.00
Complete:	100	\$115,000.00
Dollar Adjustments		\$500.00
<b>Dwelling Value</b>		\$115,500.00
Other Building Improvements	0	\$14,500.00
<b>Total Improvement Value</b>		\$130,000.00
<b>Total Land Value</b>		\$93,600.00
<b>Total Assessed Value</b>		\$223,600.00

Parcel Numbers: 789-9989-000	Property Address: 7575 51ST 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: E 300 FT OF N 53 ONE THIRD ACS OF SW 11 5 21 CONT 6.058	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**

<b>Dwelling #</b>	
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:				
6/7/2011	1057	\$3,000.00	RAZE BARN 30X60				
1/21/2011	128	\$2,000.00	RAZE INGRND POO				
6/7/2011	1054	\$2,000.00	RAZE SHED 18X24				
1/21/2011	126	\$100.00	RAZE SHED				
6/7/2011	1055	\$3,000.00	RAZE BARN 42X18				
6/7/2011	1058	\$10,000.00	RAZE DWLG				
1/21/2011	127	\$400.00	RAZE POOL ENCLO				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/1/1987		\$91,700.00	Valid		Land and Improvements		
11/14/2003		\$295,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	5.390	Gross				\$119,400	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
234,788	5.390				\$119,400		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Below Street	Paved	Medium			Well		

Valuation/Explanation		
Dwelling #		
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:		
Second Story:		
Additional Story:		
Attic/Finished Net:		
Half Story/Finished Net:		
<b>Base Price</b>		
<b>Unfinished Living Area:</b>		
Room/Unfinished:		
Unfinished Basement:		
Half Story/Unfinished:		
<b>Structure Info, Features and Attachments:</b>		
Heating/AC		
Plumbing	- Half Bath - Full Bath	
Finished Basement Living Area		
Features:		
Attachments:		
<b>Adjusted Base Price</b>		\$0.00
<b>Changes/Adjustments</b>		
Grade Adjustment:	%	
Market Adjustment:		
CDU Adjustment:		
Complete:	100%	
Dollar Adjustments		
<b>Dwelling Value</b>		
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$0.00
<b>Total Land Value</b>		\$119,400.00
<b>Total Assessed Value</b>		\$119,400.00

Parcel Numbers: 789-9991-002	Property Address: 5704 DREXEL 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 225 FT E OF SW COR OF SW 11 5 21 TH N 250 FT E 175 F	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**

<b>Dwelling #</b>	
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:
10/1/1998	B981268	\$0.00	RAZE SHED
10/1/1998	B981267	\$0.00	RAZE SHED
10/1/1998	B981269	\$0.00	RAZE BARN

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/1/1997		\$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	0.840	Gross				\$80,900	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
36,590	0.840				\$80,900		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Rolling	Paved	Light			Public Water		
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						\$80,900.00	
Total Assessed Value						\$80,900.00	

Parcel Numbers: 789-9991-003	Property Address: DREXEL 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 SW COR OF SW 11 5 21 TH E 225 FT N 250 FT E 175 FT S	Building Sketch: <div style="border: 1px solid black; width: 100%; height: 100%;"></div>
	Parcel Sketch and Site Map obtained from the County GIS	Description/Map A: Fr 0: eqn
	Neighborhood: 1101-Franklin	

**Building Description**

<b>Dwelling #</b>	
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	21.000	Gross				\$180,600	
D12-2ND Grade Tillable	21.300	Acreage				\$5,100	
E13-Undeveloped Low	3.000	Acreage				\$7,800	
Acreage/Squarefoot Variables							
Acreage Variable 1 - 3.00 @ \$2,600.00 Total of Above: 7,800.00							
Acreage Variable 1 - 21.30 @ \$241.00 Total of Above: 5,133.30							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
1,973,268	45.300				\$193,500		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Rolling	Paved	Medium			Public Water		
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
<b>Total Improvement Value</b>		\$0.00
<b>Total Land Value</b>		\$193,500.00
<b>Total Assessed Value</b>		\$193,500.00

Parcel Numbers: 789-9992-000	Property Address: 7721 51ST 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: COM IN E LI 1308.95 FT S OF NE COR OF SW 11 5 21 TH W	Building Sketch:				
<small>Descriptor/Map</small>	<table border="1" style="width:100%; border-collapse: collapse;"> <tr> <td colspan="2">Parcel Sketch and Site Map obtained from the County GIS</td> </tr> <tr> <td colspan="2">Neighborhood: 1101-Franklin</td> </tr> </table>	Parcel Sketch and Site Map obtained from the County GIS		Neighborhood: 1101-Franklin		<small>Descriptor/Map</small>
Parcel Sketch and Site Map obtained from the County GIS						
Neighborhood: 1101-Franklin						

**Building Description**

<p><b>Dwelling #</b></p> <p>Year Built:</p> <p>Year Remodeled:</p> <p>Remodeled/Effective Age:</p> <p>Building Type/Style:</p> <p>Story:</p> <p>Grade:</p> <p>CDU/Overall Condition:</p> <p>Interior Condition:</p> <p>Kitchen Condition:</p> <p>Bath Condition:</p>	<p>Exterior Wall:</p> <p>Bedrooms:</p> <p>Full Baths:</p> <p>Half Baths:</p> <p>Rough-in: 0</p> <p>Room Count:</p> <p>Basement Description:</p> <p>Heating:</p> <p>Type of Fuel:</p> <p>Type of System:</p>
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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:				
10/1/1997	97-0995	\$1,000.00	RELOCAT BLDG				
1/19/2011	110	\$10,000.00	RAZE DWLG				
1/1/1998	B980039	\$1,790.00	FURREPLAC				
1/19/2011	113	\$5,000.00	RAZE DET GAR				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/18/2009		\$750,000.00	Invalid		Land and Improvements		
6/1/1989		\$176,700.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	5.670	Gross				\$120,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
246,985	5.670				\$120,600		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Medium			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
<b>Total Improvement Value</b>		\$0.00
<b>Total Land Value</b>		\$120,600.00
<b>Total Assessed Value</b>		\$120,600.00

Parcel Numbers: 789-9993-000	Property Address: 51ST 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: N 72.50 FT OF S 888 FT OF E 300 FT OF SW 11 5 21 CONT	Building Sketch:
<div style="border: 1px solid black; padding: 2px; font-size: 8px;">                 Description/Map A: 1F B: 0sq             </div>	Parcel Sketch and Site Map obtained from the County GIS Neighborhood: 1101-Franklin	

**Building Description**

<b>Dwelling #</b> 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:	
12/18/2009		\$750,000.00	Invalid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.440	Gross				\$20,400	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
19,166	0.440				\$20,400		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	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						\$20,400.00	
Total Assessed Value						\$20,400.00	

Parcel Numbers: 789-9994-000	Property Address: 7801 51ST 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: N 435.50 FT OF S 818.50 FT OF E 300 FT OF SW 11 5 21	Building Sketch:
<small>Descriptor/Map</small>	Parcel Sketch and Site Map obtained from the County GIS Neighborhood: 1101-Franklin	<small>Descriptor/Map</small>

**Building Description**

<b>Dwelling #</b> 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:				
1/18/2011	104	\$5,000.00	RAZE POLE BARN				
1/18/2011	106	\$4,000.00	RAZE DET GARAGE				
1/18/2011	105	\$2,000.00	RAZE POLE BARN				
1/18/2011	107	\$24,000.00	RAZE DWLG				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/18/2009		\$750,000.00	Invalid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	2.670	Gross				\$107,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
116,305	2.670				\$107,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Medium			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
<b>Total Improvement Value</b>		\$0.00
<b>Total Land Value</b>		\$107,000.00
<b>Total Assessed Value</b>		\$107,000.00

Parcel Numbers: 789-9995-001	Property Address: DREXEL 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 1308.95 FT S OF N LI & 1307.75 FT W OF E LI OF SW	Building Sketch:
<div style="border: 1px solid black; padding: 2px; font-size: 8px;">                 Description/Map A: 1F B: 0 sq ft             </div>	Parcel Sketch and Site Map obtained from the County GIS Neighborhood: 1101-Franklin	

**Building Description**

<b>Dwelling #</b>	
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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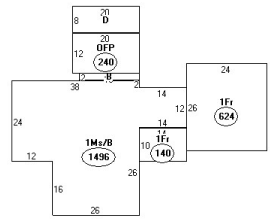
**Permit / Construction History**

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:	
12/18/2009		\$750,000.00	Invalid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	21.320	Gross				\$363,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
928,699	21.320				\$363,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Rolling	Paved	Medium			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						\$363,200.00	
Total Assessed Value						\$363,200.00	

Parcel Numbers: 789-9996-000      Property Address: 5324 DREXEL AVE W      Municipality: Franklin, City of

Owner Name: PAYNE & DOLAN INC      Mailing Address: N3 W23650 BADINGER RD WAUKESHA, WI 53188      Land Use: Residential

	Legal Description:	Building Sketch:	
	COM IN S LI 820 FT W OF SE COR OF SW 11 5 21 TH N 392		<small>Descriptor/Size</small> A: 1Mz/B 1496 sqft B: 1Fr 36 sqft C: OFF 240 sqft D: Conc Patio 160 sqft E: 1Fr 624 sqft F: 1Fr 140 sqft
	Parcel Sketch and Site Map obtained from the County GIS		
	Neighborhood: 1101-Franklin		

### Building Description

<b>Dwelling #</b>	<b>789 9996 000- 1</b>		
Year Built:	1/1/1953	Exterior Wall:	07-Brick
Year Remodeled:	1/1/1953	Bedrooms:	3
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:	7
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:
789 9996 000- 1	2,296	0	0	0	0	0	2,296

Attachment Description(s):	Area:	Attachment Value:
11-OFP	240	\$4,800
33-Concrete Patio	160	\$800

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	1,120	\$5,600
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	1,120	\$5,600

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
AL1-Lean-To Wood	1/1/1965	624		Fair	\$500.00	
AP3-Pole 1 Side Open Metal	1/1/1965	784		Average	\$1,300.00	
AP2-Pole 4 Sides Closed Wood	1/1/1958	624		Average	\$1,900.00	
AP1-Pole 4 Sides Closed Metal	1/1/1965	440		Fair	\$800.00	
AP3-Pole 1 Side Open Metal	1/1/1965	272		Average	\$500.00	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
1/1/2000	99-1531	\$5,600.00	HTG & A/C			
7/16/2012	12-1525	\$2,750.00	ACREPLACE			
10/1/1999	99-1287	\$37,500.00	GAR=LVG AREA			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
12/18/2009		\$550,000.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	2.210	Gross				\$103,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
96,268	2.210			\$103,000		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Above Street	Paved	Medium			Public Water	

Valuation/Explanation		
Dwelling #	789 9996 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	2,296	\$214,561.20
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$214,561.20
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,496	\$34,063.92
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,648.16
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$5,800.00
Attachments:	400	\$5,600.00
<b>Adjusted Base Price</b>		\$270,554.28
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$285,069.71
Market Adjustment:	34%	\$381,993.41
CDU Adjustment:	55	\$210,100.00
Complete:	100	\$210,100.00
Dollar Adjustments		(\$100.00)
<b>Dwelling Value</b>		\$210,000.00
Other Building Improvements	0	\$5,000.00
<b>Total Improvement Value</b>		\$215,000.00
<b>Total Land Value</b>		\$103,000.00
<b>Total Assessed Value</b>		\$318,000.00

Parcel Numbers: 789-9997-000	Property Address: 5214 DREXEL 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 820 FT W OF SE COR OF SW 11 5 21 TH N 380.11 FT E 520	Building Sketch:
<small>Descriptor/Map</small>	Parcel Sketch and Site Map obtained from the County GIS Neighborhood: 1101-Franklin	<small>Descriptor/Map</small>

**Building Description**

<b>Dwelling #</b> 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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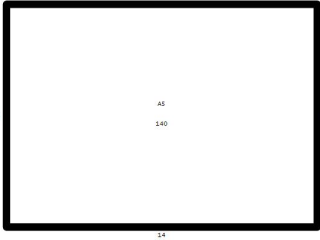


Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
1/21/2011	132	\$3,000.00	RAZE DET GAR				
1/21/2011	133	\$12,000.00	RAZE POLE BARN				
1/21/2011	134	\$100.00	RAZE SHED				
1/21/2011	136	\$10,289.00	RAZE DWLG				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/1/1989		\$152,000.00	Invalid		Land and Improvements		
12/18/2009		\$750,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	4.650	Gross				\$124,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
202,554	4.650				\$124,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Medium			All Public		
Valuation/Explanation							
Dwelling #							
Description	Area					Value Amount	
<b>Living Area:</b>							
First Story:							
Second Story:							
Additional Story:							
Attic/Finished Net:							
Half Story/Finished Net:							
<b>Base Price</b>							
<b>Unfinished Living Area:</b>							
Room/Unfinished:							
Unfinished Basement:							
Half Story/Unfinished:							
<b>Structure Info, Features and Attachments:</b>							
Heating/AC							
Plumbing				- Half Bath - Full Bath			
Finished Basement Living Area							
Features:							
Attachments:							
<b>Adjusted Base Price</b>						\$0.00	
<b>Changes/Adjustments</b>							
Grade Adjustment:				%			
Market Adjustment:							
CDU Adjustment:							
Complete:				100%			
Dollar Adjustments							
<b>Dwelling Value</b>							

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$0.00
<b>Total Land Value</b>		\$124,000.00
<b>Total Assessed Value</b>		\$124,000.00

Parcel Numbers: 789-9998-000	Property Address: 51ST 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: N 145 FT OF S 380 FT OF E 300 FT OF SW 11 5 21 CONT 1	Building Sketch:
<small>Descriptor/Size A: 1Ft B: 14ft</small>	Parcel Sketch and Site Map obtained from the County GIS Neighborhood: 1101-Franklin	

**Building Description**

<b>Dwelling #</b> 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:	
12/18/2009		\$750,000.00	Invalid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.890	Gross				\$82,400	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
38,768	0.890				\$82,400		
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						\$82,400.00	
Total Assessed Value						\$82,400.00	

Parcel Numbers: 789-9999-000	Property Address: 7877 51ST 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: S 132 FT OF E 165 FT OF SW 11 5 21 EXC S 40 FT FOR STR	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**

<b>Dwelling #</b>	
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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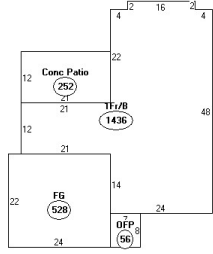
**Permit / Construction History**

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
1/21/2011	131	\$3,000.00	RAZE DET GAR
7/28/2006	2514	\$2,200.00	FURREPLAC
1/21/2011	129	\$7,679.00	RAZE DWLG

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/1/1986		\$65,000.00	Valid		Land and Improvements		
12/18/2009		\$750,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.279	Gross				\$63,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,153	0.279				\$63,300		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Medium			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						\$63,300.00	
Total Assessed Value						\$63,300.00	

Parcel Numbers: 790-0001-000      Property Address: 7765 66TH ST S      Municipality: Franklin, City of

Owner Name: HAGEN, ANITA L      Mailing Address: 7765 S 66TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	PARK VIEW NORTH BLK 1 LOT 1	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <p>A: 1F/B 1436 sqft</p> <p>B: OFF 56 sqft</p> <p>C: FG 528 sqft</p> <p>D: Cone Patio 252 sqft</p>
	Neighborhood:	

1015-Franklin

### Building Description

<b>Dwelling #</b>	<b>790 0001 000- 1</b>		
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:	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:
790 0001 000- 1	1,436	0	0	0	0	0	1,436

Attachment Description(s):	Area:	Attachment Value:
11-OFP	56	\$1,100
13-AFG	528	\$15,800
33-Concrete Patio	252	\$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


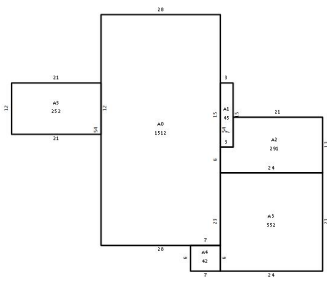
Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
9/1/1999		99-1164	\$170.00		SHED 8X8'		
1/15/2007		100	\$300.00		FENCE		
10/31/2006		3701	\$1,500.00		FURREPLAC		
1/10/2007		57	\$1,200.00		RESIDING RESIDE		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/1/1994		\$115,000.00	Valid		Land and Improvements		
7/1/1998		\$133,000.00	Valid		Land and Improvements		
10/7/2018		\$261,000.00	Valid		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	Semi-Improved	Light			All Public		



Valuation/Explanation		
Dwelling #	790 0001 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,436	\$166,331.88
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$166,331.88
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,436	\$32,999.28
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$3,532.56
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	836	\$18,200.00
<b>Adjusted Base Price</b>		\$228,244.72
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$228,519.19
Market Adjustment:	86%	\$425,045.70
CDU Adjustment:	60	\$255,000.00
Complete:	100	\$255,000.00
Dollar Adjustments		\$700.00
<b>Dwelling Value</b>		\$255,700.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$255,700.00
<b>Total Land Value</b>		\$65,300.00
<b>Total Assessed Value</b>		\$321,000.00

Parcel Numbers: 790-0002-000      Property Address: 7777 66TH ST S      Municipality: Franklin, City of

Owner Name: DANIELS, ROBERT A & NICOLE A      Mailing Address: 7777 S 66TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	PARK VIEW NORTH BLK 1 LOT 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1015-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>790 0002 000- 1</b>		
Year Built:	1/1/1975	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1975	Bedrooms:	3
Remodeled/Effective Age:	-47	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:
790 0002 000- 1	1,557	0	0	0	0	0	1,557

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	291	\$1,500
13-AFG	552	\$16,600
11-OFP	42	\$800


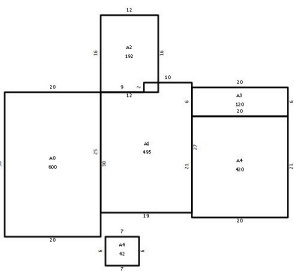
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

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:	
9/25/2002		\$161,000.00	Valid		Land and Improvements		
7/25/2002		\$140,000.00	Invalid		Land and Improvements		
8/1/1990		\$89,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.287	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 #	790 0002 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,557	\$176,953.05
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$176,953.05
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,512	\$34,110.72
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$3,830.22
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	885	\$18,900.00
<b>Adjusted Base Price</b>		\$241,274.99
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$241,752.49
Market Adjustment:	68%	\$406,144.18
CDU Adjustment:	60	\$243,700.00
Complete:	100	\$243,700.00
Dollar Adjustments		(\$400.00)
<b>Dwelling Value</b>		\$243,300.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$243,300.00
<b>Total Land Value</b>		\$65,300.00
<b>Total Assessed Value</b>		\$308,600.00

Parcel Numbers: 790-0003-000	Property Address: 7789 66TH ST S	Municipality: Franklin, City of
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Owner Name: ARANDA, ARMANDO	Mailing Address: 7789 S 66TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: PARK VIEW NORTH BLK 1 LOT 3	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1015-Franklin	

### Building Description

<b>Dwelling #</b>	<b>790 0003 000- 1</b>		
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:	04-Cape Cod	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:	Gas
Bath Condition:		Type of System:	Warm Air

### Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
790 0003 000- 1	1,215	0	0	0	338	0	1,553

Attachment Description(s):	Area:	Attachment Value:
31-WD	192	\$1,900
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


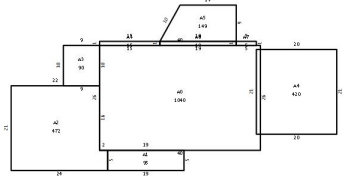
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
9/6/2016	16-2213	\$4,576.00	FURREPLAC				
6/4/2020	20-1362	\$4,360.00	FOUNDRPR				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/1/1993		\$122,900.00	Valid		Land and Improvements		
3/1/1998		\$139,000.00	Valid		Land and Improvements		
6/19/2020		\$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	0.284	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:		
Above Street	Semi-Improved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>	<b>790 0003 000- 1</b>						
<b>Description</b>	<b>Area</b>				<b>Value Amount</b>		
<b>Living Area:</b>							
First Story:	1,215				\$145,301.85		
Second Story:	0				\$0.00		
Additional Story:	0				\$0.00		
Attic/Finished Net:	0				\$0.00		
Half Story/Finished Net:	338				\$22,824.00		
<b>Base Price</b>					<b>\$168,125.85</b>		
<b>Unfinished Living Area:</b>							
Room/Unfinished:	0				\$0.00		
Unfinished Basement:	1,095				\$27,385.95		
Half Story/Unfinished:					\$0.00		
<b>Structure Info, Features and Attachments:</b>							
Heating/AC	Air Conditioning - Same Ducts				\$3,820.38		
Plumbing	0 - Half Bath 2 - Full Bath				\$7,322.00		
Finished Basement Living Area	0				\$0.00		
Features:	2				\$2,300.00		
Attachments:	612				\$14,500.00		
<b>Adjusted Base Price</b>					<b>\$223,454.18</b>		
<b>Changes/Adjustments</b>							
Grade Adjustment:	C+ 110%				\$227,319.60		
Market Adjustment:	78%				\$404,628.88		
CDU Adjustment:	65				\$263,000.00		
Complete:	100				\$263,000.00		
Dollar Adjustments					\$100.00		
<b>Dwelling Value</b>					<b>\$263,100.00</b>		

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$263,100.00
<b>Total Land Value</b>		\$65,200.00
<b>Total Assessed Value</b>		\$328,300.00

Parcel Numbers: 790-0004-000      Property Address: 6658 ROBINWOOD LN W      Municipality: Franklin, City of

Owner Name: HOWARD, JOHN K      Mailing Address: 6658 W ROBINWOOD LN FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	PARK VIEW NORTH BLK 1 LOT 4	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1015-Franklin	

### Building Description

<b>Dwelling #</b>	<b>790 0004 000- 1</b>		
Year Built:	1/1/1977	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1977	Bedrooms:	4
Remodeled/Effective Age:	-45	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:
790 0004 000- 1	1,130	1,079	0	0	0	0	2,209

Attachment Description(s):	Area:	Attachment Value:
31-WD	19	\$200
99-Additional Attachments	19	\$1,900
11-OFP	95	\$1,900
13-AFG	472	\$14,200
99-Additional Attachments	15	\$1,500
31-WD	148	\$1,500
99-Additional Attachments	5	\$500



Feature Description(s): 22-Additional Fixture	Area: 2	Feature Value: \$600
Rec Room Condition: Average	Rec Room Area: 120	Rec Room Value: \$600
03-Masonry Fireplace	1	\$5,500
Rec Room Condition: Average	Rec Room Area: 120	Rec Room Value: \$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:
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**Ownership/Sales History**

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
10/1/1989		\$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	0.291	Gross				\$64,500

**Acreage/Squarefoot Variables**

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**Land Data & Computations**

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
12,676	0.291			\$64,500


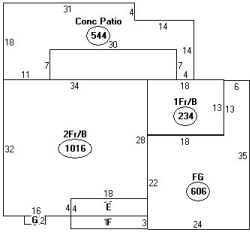
**General Information**

Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Above Street	Paved	Cul-de-sac			All Public

Valuation/Explanation		
Dwelling #	790 0004 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,130	\$137,554.90
Second Story:	1,079	\$69,476.81
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$207,031.71
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,130	\$27,831.90
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,434.14
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$6,100.00
Attachments:	773	\$21,700.00
<b>Adjusted Base Price</b>		\$280,300.75
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$277,750.83
Market Adjustment:	52%	\$422,181.25
CDU Adjustment:	60	\$253,300.00
Complete:	100	\$253,300.00
Dollar Adjustments		\$300.00
<b>Dwelling Value</b>		\$253,600.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$253,600.00
<b>Total Land Value</b>		\$64,500.00
<b>Total Assessed Value</b>		\$318,100.00

Parcel Numbers: 790-0005-000      Property Address: 6670 ROBINWOOD LN W      Municipality: Franklin, City of

Owner Name: GRICHAR, MICHAEL J & MAUREEN M      Mailing Address: 6670 W ROBINWOOD LN FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	PARK VIEW NORTH BLK 1 LOT 5	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Descriptor/Size</small></p> <ul style="list-style-type: none"> <li>A: 2Fr/B 1016 sqft</li> <li>B: Conc. Patio 544 sqft</li> <li>C: 1Fr/B 234 sqft</li> <li>D: FG 606 sqft</li> <li>E: FGH/OFP 72 sqft</li> <li>F: OFP 54 sqft</li> <li>G: 114 10 sqft</li> </ul>
	Neighborhood:	

### Building Description

<b>Dwelling #</b>	<b>790 0005 000- 1</b>		
Year Built:	1/1/1979	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1979	Bedrooms:	3
Remodeled/Effective Age:	-43	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:
790 0005 000- 1	1,260	1,088	0	0	0	0	2,348

Attachment Description(s):	Area:	Attachment Value:
11-OFP	72	\$1,400
99-Additional Attachments	72	\$7,200
33-Concrete Patio	544	\$2,700
13-AFG	606	\$18,200
11-OFP	54	\$1,100

Feature Description(s): 22-Additional Fixture	Area: 4	Feature Value: \$1,200
Rec Room Condition: Average	Rec Room Area: 371	Rec Room Value: \$1,855
03-Masonry Fireplace	1	\$5,500
Rec Room Condition: Average	Rec Room Area: 371	Rec Room Value: \$1,855

**Other Building Improvements**

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

Date of Permit: 7/1/1999	Permit Number: 99-0796	Permit Amount: \$3,200.00	Details of Permit: REPL HTG&A/C
4/8/2019	19-0695	\$10,000.00	FUR+ACREPLAC
9/13/2017	17-2160	\$18,300.00	FOUNDRPR W/BEAM

**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: 0.423	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$75,500
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**Acreage/Squarefoot Variables**

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**Land Data & Computations**

Total Square Footage: 18,426	Total Acreage: 0.423	Depth:	Act. Frontage:	Assessed Land Value: \$75,500
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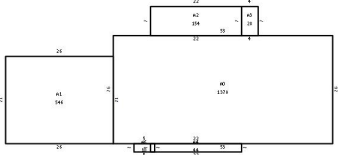
**General Information**

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 #	790 0005 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,260	\$149,360.40
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
<b>Base Price</b>		\$219,416.72
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,250	\$29,600.00
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,776.08
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	5	\$6,700.00
Attachments:	1,348	\$30,600.00
<b>Adjusted Base Price</b>		\$299,414.80
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$288,326.28
Market Adjustment:	81%	\$521,870.57
CDU Adjustment:	60	\$313,100.00
Complete:	100	\$313,100.00
Dollar Adjustments		(\$400.00)
<b>Dwelling Value</b>		\$312,700.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$312,700.00
<b>Total Land Value</b>		\$75,500.00
<b>Total Assessed Value</b>		\$388,200.00

Parcel Numbers: 790-0006-000      Property Address: 6682 ROBINWOOD LN W      Municipality: Franklin, City of

Owner Name: WIDMER, CALEB S & SHEENA      Mailing Address: 6682 W ROBINWOOD LN FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	PARK VIEW NORTH BLK 1 LOT 6	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1015-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>790 0006 000- 1</b>		
Year Built:	1/1/1977	Exterior Wall:	09-Masonry/Frame
Year Remodeled:	1/1/1977	Bedrooms:	4
Remodeled/Effective Age:	-45	Full Baths:	2
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:	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:
790 0006 000- 1	1,422	0	0	0	0	0	1,422

Attachment Description(s):	Area:	Attachment Value:
13-AFG	546	\$16,400
31-WD	154	\$1,500
33-Concrete Patio	154	\$800
31-WD	28	\$300

Feature Description(s):	Area:	Feature Value:
03-Masonry Fireplace	1	\$5,500
Rec Room Condition: Average	Rec Room Area: 689	Rec Room Value: \$3,445
22-Additional Fixture	4	\$1,200
Rec Room Condition: Average	Rec Room Area: 689	Rec Room Value: \$3,445


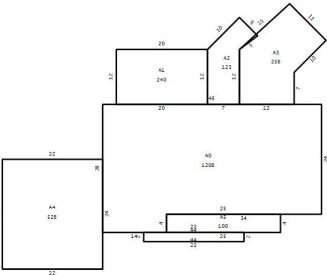
Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:		Details of Permit:			
8/1/2000	00-0975	\$5,410.00		FURREPLAC			
10/23/2001	01-1193	\$4,000.00		EXTREMOD-R			
7/8/2016	16-1631	\$2,000.00		FURREPLAC			
7/22/2008	1646	\$8,000.00		BATHREMOD			
8/1/2000	00-0565	\$0.00		AC			
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/29/2016		\$265,000.00	Valid		Land and Improvements		
3/1/1986		\$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	0.341	Gross				\$68,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
14,854	0.341				\$68,500		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Cul-de-sac			All Public		

Valuation/Explanation		
Dwelling #	790 0006 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,422	\$180,138.96
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$180,138.96
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,378	\$31,969.60
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$3,498.12
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	5	\$6,700.00
Attachments:	882	\$19,000.00
<b>Adjusted Base Price</b>		\$253,509.68
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$250,590.65
Market Adjustment:	89%	\$473,616.33
CDU Adjustment:	60	\$284,200.00
Complete:	100	\$284,200.00
Dollar Adjustments		\$100.00
<b>Dwelling Value</b>		\$284,300.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$284,300.00
<b>Total Land Value</b>		\$68,500.00
<b>Total Assessed Value</b>		\$352,800.00



Parcel Numbers: 790-0007-000      Property Address: 6695 ROBINWOOD LN W      Municipality: Franklin, City of

Owner Name: HAMBERGER, L KEVIN & NANCY J - REV TRUST      Mailing Address: 6695 W ROBINWOOD LN FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	PARK VIEW NORTH BLK 1 LOT 7	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
1015-Franklin		

### Building Description

<b>Dwelling #</b>	<b>790 0007 000- 1</b>		
Year Built:	1/1/1980	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1980	Bedrooms:	3
Remodeled/Effective Age:	-42	Full Baths:	2
Building Type/Style:	04-Cape Cod	Half Baths:	1
Story:	1.50	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:
790 0007 000- 1	1,448	0	0	0	680	0	2,128

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	122	\$600
31-WD	257	\$2,600
13-AFG	528	\$15,800
11-OPF	100	\$2,000


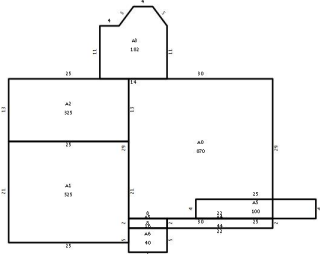
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	576	\$2,880
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	576	\$2,880

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	99-0461	\$3,991.00	REROOF			
10/29/2015	15-2605	\$7,750.00	ACREPLACE (+FUR			
12/10/2001	01-1334	\$2,950.00	REPL FURNACE			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
4/1/1983		\$99,000.00	Valid		Land and Improvements	
4/20/2018		\$304,500.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.370	Gross				\$72,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
16,117	0.370			\$72,000		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Above Street	Paved	Cul-de-sac			All Public	

Valuation/Explanation		
Dwelling #	790 0007 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
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:	680	\$38,088.24
<b>Base Price</b>		\$205,810.08
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,208	\$28,907.44
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,234.88
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	1,007	\$21,000.00
<b>Adjusted Base Price</b>		\$275,755.40
<b>Changes/Adjustments</b>		
Grade Adjustment:	B- 120%	\$302,586.48
Market Adjustment:	88%	\$568,862.58
CDU Adjustment:	60	\$341,300.00
Complete:	100	\$341,300.00
Dollar Adjustments		(\$300.00)
<b>Dwelling Value</b>		\$341,000.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$341,000.00
<b>Total Land Value</b>		\$72,000.00
<b>Total Assessed Value</b>		\$413,000.00

Parcel Numbers: 790-0008-000      Property Address: 6683 ROBINWOOD LN W      Municipality: Franklin, City of

Owner Name: RIZVI, FARHAN      Mailing Address: 6683 W ROBINWOOD LN FRANKLIN, WI 53132      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	PARK VIEW NORTH BLK 1 LOT 8	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1015-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>790 0008 000- 1</b>		
Year Built:	1/1/1978	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1978	Bedrooms:	3
Remodeled/Effective Age:	-44	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:
790 0008 000- 1	1,195	930	0	0	0	0	2,125

Attachment Description(s):	Area:	Attachment Value:
11-OFP	16	\$300
99-Additional Attachments	16	\$1,600
13-AFG	525	\$15,800
31-WD	182	\$1,800
99-Additional Attachments	44	\$4,400
11-OFP	40	\$800

Feature Description(s): 22-Additional Fixture	Area: 2	Feature Value: \$600
Rec Room Condition: Average	Rec Room Area: 450	Rec Room Value: \$2,250
03-Masonry Fireplace	1	\$5,500
Rec Room Condition: Average	Rec Room Area: 450	Rec Room Value: \$2,250

**Other Building Improvements**

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

Date of Permit: 4/1/1995	Permit Number: 95-0334	Permit Amount: \$4,000.00	Details of Permit: RESIDING
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**Ownership/Sales History**

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
6/12/2007		\$230,000.00	Valid		Land and Improvements	
4/18/2012		\$180,420.00	Valid		Land and Improvements	

**Land Breakdown**

Land Class: A-Residential Primary Site	Acreage: 0.358	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$69,600
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**Acreage/Squarefoot Variables**

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**Land Data & Computations**

Total Square Footage: 15,594	Total Acreage: 0.358	Depth:	Act. Frontage:	Assessed Land Value: \$69,600
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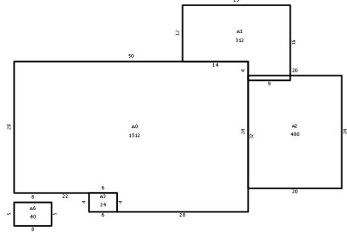
**General Information**

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 #	790 0008 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,195	\$144,260.40
Second Story:	930	\$61,184.70
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$205,445.10
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,195	\$29,002.65
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
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:	3	\$6,100.00
Attachments:	823	\$24,700.00
<b>Adjusted Base Price</b>		\$282,678.25
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$277,066.08
Market Adjustment:	82%	\$504,260.26
CDU Adjustment:	60	\$302,600.00
Complete:	100	\$302,600.00
Dollar Adjustments		\$700.00
<b>Dwelling Value</b>		\$303,300.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$303,300.00
<b>Total Land Value</b>		\$69,600.00
<b>Total Assessed Value</b>		\$372,900.00

Parcel Numbers: 790-0009-000      Property Address: 6669 ROBINWOOD LN W      Municipality: Franklin, City of

Owner Name: SCHWARZKOPF, PAUL & CHERYL      Mailing Address: 6669 W ROBINWOOD LN FRANKLIN, WI 53132      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	PARK VIEW NORTH BLK 1 LOT 9	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1015-Franklin	

### Building Description

<b>Dwelling #</b>	<b>790 0009 000- 1</b>		
Year Built:	1/1/1977	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1977	Bedrooms:	4
Remodeled/Effective Age:	-45	Full Baths:	2
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:	Hot Water

### Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
790 0009 000- 1	1,512	0	0	0	0	700	2,212

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	312	\$1,600
13-AFG	480	\$14,400
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	504	\$2,520

### Other Building Improvements

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

### Permit / Construction History


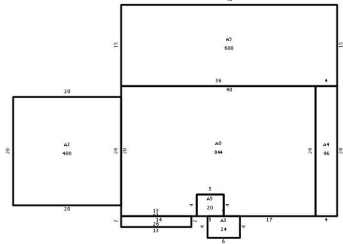
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
7/1/1999	99-0853	\$4,950.00	A/C

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/1/1987		\$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	0.407	Gross				\$73,900	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
17,729	0.407				\$73,900		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Cul-de-sac			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>790 0009 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,512		\$172,851.84	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$172,851.84	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				812		\$22,216.32	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$5,441.52	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				700		\$18,893.00	
Features:				2		\$600.00	
Attachments:				816		\$16,500.00	
<b>Adjusted Base Price</b>						\$248,705.68	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$254,766.25	
Market Adjustment:				75%		\$445,840.93	
CDU Adjustment:				60		\$267,500.00	
Complete:				100		\$267,500.00	
Dollar Adjustments						\$100.00	
<b>Dwelling Value</b>						\$267,600.00	
Other Building Improvements				0		\$0.00	
<b>Total Improvement Value</b>						\$267,600.00	
<b>Total Land Value</b>						\$73,900.00	
<b>Total Assessed Value</b>						\$341,500.00	



Parcel Numbers: 790-0010-000	Property Address: 6655 ROBINWOOD LN W	Municipality: Franklin, City of
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Owner Name: JORGENSEN, JOHN R & PATRICIA M	Mailing Address: 6655 W ROBINWOOD LN FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: PARK VIEW NORTH BLK 1 LOT 10	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1015-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>790 0010 000- 1</b>		
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:	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:
790 0010 000- 1	940	870	0	0	0	0	1,810

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	26	\$2,600
13-AFG	400	\$12,000
33-Concrete Patio	600	\$3,000
11-OPF	20	\$400


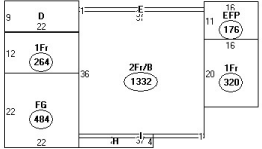
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:		
RS1-Frame Utility Shed	1/1/1996	120		Average	\$300.00		
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
1/1/1996	95-1202	\$1,000.00	SHED 10X12'				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/1/1991		\$124,900.00	Valid		Land and Improvements		
12/5/2005		\$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	0.317	Gross				\$69,100	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
13,809	0.317			\$69,100			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Cul-de-sac			All Public		
Valuation/Explanation							
<b>Dwelling #</b>	<b>790 0010 000- 1</b>						
<b>Description</b>	<b>Area</b>			<b>Value Amount</b>			
<b>Living Area:</b>							
First Story:	940			\$119,746.60			
Second Story:	870			\$57,837.60			
Additional Story:	0			\$0.00			
Attic/Finished Net:	0			\$0.00			
Half Story/Finished Net:	0			\$0.00			
<b>Base Price</b>				\$177,584.20			
<b>Unfinished Living Area:</b>							
Room/Unfinished:	0			\$0.00			
Unfinished Basement:	940			\$24,740.80			
Half Story/Unfinished:				\$0.00			
<b>Structure Info, Features and Attachments:</b>							
Heating/AC	Air Conditioning - Same Ducts			\$4,452.60			
Plumbing	1 - Half Bath 2 - Full Bath			\$12,203.00			
Finished Basement Living Area	0			\$0.00			
Features:	3			\$2,600.00			
Attachments:	1,046			\$18,000.00			
<b>Adjusted Base Price</b>				\$239,580.60			
<b>Changes/Adjustments</b>							
Grade Adjustment:	C+ 110%			\$240,878.66			
Market Adjustment:	69%			\$407,084.94			
CDU Adjustment:	65			\$264,600.00			
Complete:	100			\$264,600.00			
Dollar Adjustments				(\$700.00)			
<b>Dwelling Value</b>				\$263,900.00			

Other Building Improvements	0	\$300.00
<b>Total Improvement Value</b>		\$264,200.00
<b>Total Land Value</b>		\$69,100.00
<b>Total Assessed Value</b>		\$333,300.00

Parcel Numbers: 790-0011-000      Property Address: 6647 ROBINWOOD LN W      Municipality: Franklin, City of

Owner Name: URBAN, JAY H & LINDA M      Mailing Address: 6647 W ROBINWOOD LN FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	PARK VIEW NORTH BLK 1 LOT 11	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Descriptor/Size</small></p> <ul style="list-style-type: none"> <li>A: 2F/FG 1322 sqft</li> <li>B: FG 484 sqft</li> <li>C: 1F/ 264 sqft</li> <li>D: EFP 176 sqft</li> <li>E: FGH 37 sqft</li> <li>F: EFP 176 sqft</li> <li>G: 1F/ 320 sqft</li> <li>H: OFF 98 sqft</li> <li>I: FGH 37 sqft</li> </ul>
	Neighborhood:	

**Building Description**

<b>Dwelling #</b>	<b>790 0011 000- 1</b>
Year Built:	1/1/1978
Year Remodeled:	1/1/1978
Remodeled/Effective Age:	-44
Building Type/Style:	19-Duplex
Story:	2.00
Grade:	C+
CDU/Overall Condition:	Average
Interior Condition:	Same
Kitchen Condition:	Average
Bath Condition:	
Exterior Wall:	04-Alum/Vinyl
Bedrooms:	6
Full Baths:	2
Half Baths:	2
Rough-in:	0
Room Count:	8
Basement Description:	Partial
Heating:	Air Conditioning - Same Ducts
Type of Fuel:	Gas
Type of System:	Warm Air

**Square Footage / Attachments**

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
790 0011 000- 1	1,916	1,406	0	0	0	0	3,322

Attachment Description(s):	Area:	Attachment Value:
13-AFG	484	\$14,500
12-EFP	198	\$5,900
99-Additional Attachments	37	\$3,700
12-EFP	176	\$5,300
11-OFP	88	\$1,800
99-Additional Attachments	37	\$3,700

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**


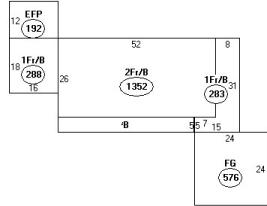
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit: 6/1/2005	Permit Number: 51977	Permit Amount: \$100.00	Details of Permit: ACREPLACE				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
2/15/2013		\$198,750.00	Invalid		Land and Improvements		
6/13/2003		\$263,000.00	Valid		Land and Improvements		
8/1/1993		\$184,325.00	Valid		Land and Improvements		
11/1/1998		\$208,500.00	Valid		Land and Improvements		
Land Breakdown							
Land Class: A-Residential Primary Site	Acreege: 0.333	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$69,900	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage: 14,505	Total Acreage: 0.333	Depth:	Act. Frontage:		Assessed Land Value: \$69,900		
General Information							
Topography: Level	Street/Road: Paved	Fronting Traffic: Cul-de-sac	Inspected By:	Inspected On:	Utilities: All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>790 0011 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,916		\$209,955.28	
Second Story:				1,406		\$87,073.58	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$297,028.86	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,332		\$17,782.20	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$8,172.12	
Plumbing				2 - Half Bath 2 - Full Bath		\$17,084.00	
Finished Basement Living Area				0		\$0.00	
Features:				4		\$1,200.00	
Attachments:				1,020		\$34,900.00	
<b>Adjusted Base Price</b>						\$376,167.18	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$374,073.90	
Market Adjustment:				50%		\$561,110.85	
CDU Adjustment:				60		\$336,700.00	
Complete:				100		\$336,700.00	
Dollar Adjustments						\$500.00	
<b>Dwelling Value</b>						\$337,200.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$337,200.00
<b>Total Land Value</b>		\$69,900.00
<b>Total Assessed Value</b>		\$407,100.00

Parcel Numbers: 790-0012-000      Property Address: 6633 ROBINWOOD LN W      Municipality: Franklin, City of

Owner Name: KRUEGER, MICHAEL N      Mailing Address: 1069 PLAT RD HUBERTUS, WI 53033      Land Use: Residential

	Legal Description:	Building Sketch:
	PARK VIEW NORTH BLK 1 LOT 12	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <ul style="list-style-type: none"> <li>A: 2F1/B 1,352 sqft</li> <li>B: OFF 225 sqft</li> <li>C: 1F1/B 288 sqft</li> <li>D: 1F1/B 283 sqft</li> <li>E: FG 576 sqft</li> <li>F: EFP 192 sqft</li> </ul>
	Neighborhood:	

1015-Franklin

### Building Description

<b>Dwelling #</b>	<b>790 0012 000- 1</b>		
Year Built:	1/1/1977	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1977	Bedrooms:	7
Remodeled/Effective Age:	-45	Full Baths:	2
Building Type/Style:	19-Duplex	Half Baths:	2
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	9
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:
790 0012 000- 1	1,923	1,352	0	0	0	0	3,275

Attachment Description(s):	Area:	Attachment Value:
11-OFP	225	\$4,500
13-AFG	576	\$17,300
12-EFP	192	\$5,800

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


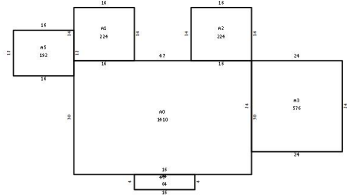
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/1/1987		\$105,000.00	Valid		Land and Improvements		
2/1/2000		\$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	0.287	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							
<b>Dwelling #</b>				<b>790 0012 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,923		\$210,722.34	
Second Story:				1,352		\$84,107.92	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$294,830.26	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,923		\$41,632.95	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Basic Heating		\$0.00	
Plumbing				2 - Half Bath 2 - Full Bath		\$17,084.00	
Finished Basement Living Area				0		\$0.00	
Features:				4		\$1,200.00	
Attachments:				993		\$27,600.00	
<b>Adjusted Base Price</b>						\$382,347.21	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$388,901.93	
Market Adjustment:				42%		\$552,240.74	
CDU Adjustment:				60		\$331,300.00	
Complete:				100		\$331,300.00	
Dollar Adjustments						(\$800.00)	
<b>Dwelling Value</b>						\$330,500.00	
Other Building Improvements				0		\$0.00	
<b>Total Improvement Value</b>						\$330,500.00	
<b>Total Land Value</b>						\$65,300.00	
<b>Total Assessed Value</b>						\$395,800.00	



Parcel Numbers: 790-0013-000      Property Address: 6619 ROBINWOOD LN W      Municipality: Franklin, City of

Owner Name: ROSLAWSKI, DONALD & KATHY      Mailing Address: 6621 W ROBINWOOD LN FRANKLIN, WI 53132      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	PARK VIEW NORTH BLK 1 LOT 13	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1015-Franklin	

### Building Description

<b>Dwelling #</b>	<b>790 0013 000- 1</b>		
Year Built:	1/1/1978	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1978	Bedrooms:	6
Remodeled/Effective Age:	-44	Full Baths:	2
Building Type/Style:	19-Duplex	Half Baths:	2
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:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

### Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
790 0013 000- 1	1,410	1,410	0	0	0	0	2,820

Attachment Description(s):	Area:	Attachment Value:
31-WD	224	\$2,200
31-WD	224	\$2,200
13-AFG	576	\$17,300
11-OFP	64	\$1,300

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	6	\$1,800
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

### Other Building Improvements


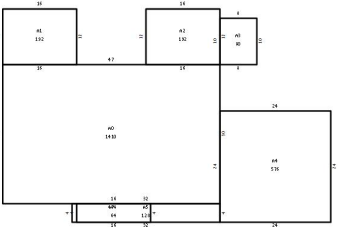
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/2021	48		Average	\$0.00
RS1-Frame Utility Shed	1/1/1989	96		Average	\$200.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/1/1994	94-0436	\$2,000.00	REMODEL KITC				
10/19/2021	21-0733	\$2,333.00	SHED 6X8				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/1/1984		\$113,000.00	Valid		Land and Improvements		
7/1/2000		\$223,000.00	Invalid		Land and Improvements		
8/30/2005		\$339,000.00	Valid		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	Cul-de-sac		7/5/2022	All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>790 0013 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,410		\$163,320.30	
Second Story:				1,410		\$87,321.30	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$250,641.60	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,410		\$32,401.80	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$6,937.20	
Plumbing				2 - Half Bath 2 - Full Bath		\$17,084.00	
Finished Basement Living Area				0		\$0.00	
Features:				6		\$1,800.00	
Attachments:				1,088		\$23,000.00	
<b>Adjusted Base Price</b>						\$331,864.60	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$337,771.06	
Market Adjustment:				68%		\$567,455.38	
CDU Adjustment:				60		\$340,500.00	
Complete:				100		\$340,500.00	
Dollar Adjustments						\$300.00	
<b>Dwelling Value</b>						\$340,800.00	

Other Building Improvements	0	\$200.00
<b>Total Improvement Value</b>		\$341,000.00
<b>Total Land Value</b>		\$65,300.00
<b>Total Assessed Value</b>		\$406,300.00

Parcel Numbers: 790-0014-000      Property Address: 7821 66TH ST S      Municipality: Franklin, City of

Owner Name: KLONIS, GEORGE P & FRANCINE N      Mailing Address: 14130 W NORTH OAK CT NEW BERLIN, WI 53151      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	PARK VIEW NORTH BLK 1 LOT 14	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1015-Franklin	

### Building Description

<b>Dwelling #</b>	<b>790 0014 000- 1</b>		
Year Built:	1/1/1978	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1978	Bedrooms:	6
Remodeled/Effective Age:	-44	Full Baths:	2
Building Type/Style:	19-Duplex	Half Baths:	2
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:
790 0014 000- 1	1,410	1,410	0	0	0	0	2,820

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	192	\$1,000
11-OFP	192	\$3,800
31-WD	80	\$800
13-AFG	576	\$17,300
11-OFP	128	\$2,600

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


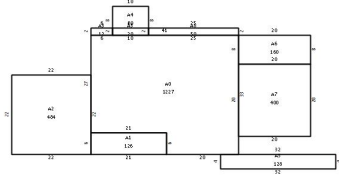
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
2/23/2012		\$232,000.00	Invalid		Land and Improvements		
2/13/2004		\$260,000.00	Invalid		Land and Improvements		
4/1/1994		\$179,000.00	Valid		Land and Improvements		
2/1/2001		\$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	0.287	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							
<b>Dwelling #</b>				<b>790 0014 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,410		\$163,320.30	
Second Story:				1,410		\$87,321.30	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$250,641.60	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,410		\$32,401.80	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$6,937.20	
Plumbing				2 - Half Bath 2 - Full Bath		\$17,084.00	
Finished Basement Living Area				0		\$0.00	
Features:				4		\$1,200.00	
Attachments:				1,168		\$25,500.00	
<b>Adjusted Base Price</b>						\$333,764.60	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$337,771.06	
Market Adjustment:				50%		\$506,656.59	
CDU Adjustment:				60		\$304,000.00	
Complete:				100		\$304,000.00	
Dollar Adjustments						\$0.00	
<b>Dwelling Value</b>						\$304,000.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$304,000.00
<b>Total Land Value</b>		\$65,300.00
<b>Total Assessed Value</b>		\$369,300.00

Parcel Numbers: 790-0015-000      Property Address: 7835 66TH ST S      Municipality: Franklin, City of

Owner Name: MACIEJEWSKI, PHILLIP & STEPHANIE P      Mailing Address: 7835 S 66TH ST FRANKLIN, WI 53132      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	PARK VIEW NORTH BLK 1 LOT 15	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1015-Franklin	

### Building Description

<b>Dwelling #</b>	<b>790 0015 000- 1</b>		
Year Built:	1/1/1984	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1984	Bedrooms:	6
Remodeled/Effective Age:	-38	Full Baths:	3
Building Type/Style:	19-Duplex	Half Baths:	2
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:
790 0015 000- 1	1,787	1,709	0	0	0	0	3,496

Attachment Description(s):	Area:	Attachment Value:
31-WD	20	\$200
99-Additional Attachments	20	\$2,000
11-OFP	126	\$2,500
13-AFG	484	\$14,500
99-Additional Attachments	12	\$1,200
31-WD	80	\$800
99-Additional Attachments	50	\$5,000

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	6	\$1,800
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:
9/14/2016	16-2261	\$20,000.00	INTREMOD
2/2/2017	17-0273	\$4,137.00	ADDTN DUCTWK 25
9/14/2016	16-2260	\$28,000.00	ADDTN W/FP & 2N

### Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
12/12/2002		\$246,000.00	Invalid		Land and Improvements	
7/1/1992		\$183,000.00	Invalid		Land and Improvements	
3/30/2009		\$303,400.00	Invalid		Land and Improvements	

### Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.290	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


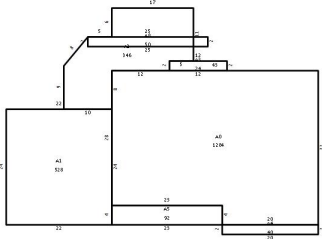
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Above Street	Paved	Light			All Public



Valuation/Explanation		
Dwelling #	790 0015 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,787	\$198,607.18
Second Story:	1,709	\$103,360.32
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$301,967.50
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,787	\$39,135.30
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$8,600.16
Plumbing	2 - Half Bath 3 - Full Bath	\$24,406.00
Finished Basement Living Area	0	\$0.00
Features:	7	\$7,300.00
Attachments:	792	\$26,200.00
<b>Adjusted Base Price</b>		\$407,608.96
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$411,519.86
Market Adjustment:	48%	\$609,049.39
CDU Adjustment:	65	\$395,900.00
Complete:	100	\$395,900.00
Dollar Adjustments		(\$900.00)
<b>Dwelling Value</b>		\$395,000.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$395,000.00
<b>Total Land Value</b>		\$65,400.00
<b>Total Assessed Value</b>		\$460,400.00

Parcel Numbers: 790-0016-000      Property Address: 6618 -20 CHARLES CT W      Municipality: Franklin, City of

Owner Name: BINELAS JOINT REV TRUST      Mailing Address: 5772 W UPHAM AVE GREENFIELD, WI 53220      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:	
	PARK VIEW NORTH BLK 1 LOT 16		
	Parcel Sketch and Site Map obtained from the County GIS		
	Neighborhood:		1015-Franklin

**Building Description**

<b>Dwelling #</b>	<b>790 0016 000- 1</b>		
Year Built:	1/1/1978	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1978	Bedrooms:	6
Remodeled/Effective Age:	-44	Full Baths:	2
Building Type/Style:	19-Duplex	Half Baths:	2
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:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

**Square Footage / Attachments**

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
790 0016 000- 1	1,348	1,284	0	0	0	0	2,632

Attachment Description(s):	Area:	Attachment Value:
13-AFG	528	\$15,800
33-Concrete Patio	346	\$1,700
11-OFP	92	\$1,800


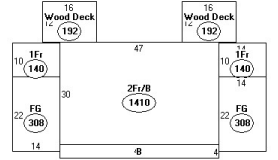
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	4	\$1,200
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/1/2005		\$250,000.00	Invalid		Land and Improvements		
11/1/1991		\$154,000.00	Valid		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	Cul-de-sac			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>790 0016 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,348		\$158,457.40	
Second Story:				1,284		\$80,712.24	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$239,169.64	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,348		\$31,583.64	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$6,474.72	
Plumbing				2 - Half Bath 2 - Full Bath		\$17,084.00	
Finished Basement Living Area				0		\$0.00	
Features:				5		\$3,200.00	
Attachments:				966		\$19,300.00	
<b>Adjusted Base Price</b>						\$316,812.00	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$323,743.20	
Market Adjustment:				50%		\$485,614.80	
CDU Adjustment:				60		\$291,400.00	
Complete:				100		\$291,400.00	
Dollar Adjustments						(\$900.00)	
<b>Dwelling Value</b>						\$290,500.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$290,500.00
<b>Total Land Value</b>		\$65,300.00
<b>Total Assessed Value</b>		\$355,800.00

Parcel Numbers: 790-0017-000      Property Address: 6632 -34 CHARLES CT W      Municipality: Franklin, City of

Owner Name: NOWAK, LEONARD R - REV TRUST      Mailing Address: 20355 W MILL CREEK TRAIL NEW BERLIN, WI 53146      Land Use: Residential

	Legal Description:	Building Sketch:
	PARK VIEW NORTH 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"> <li>A: 2Fr/B 1410 sqft</li> <li>B: OFF 188 sqft</li> <li>C: FG 308 sqft</li> <li>D: 1Fr 140 sqft</li> <li>E: Wood Deck 192 sqft</li> <li>F: Wood Deck 192 sqft</li> <li>G: 1Fr 140 sqft</li> <li>H: FG 308 sqft</li> </ul>
	Neighborhood:	

### Building Description

<b>Dwelling #</b>	<b>790 0017 000- 1</b>		
Year Built:	1/1/1977	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1977	Bedrooms:	6
Remodeled/Effective Age:	-45	Full Baths:	2
Building Type/Style:	19-Duplex	Half Baths:	2
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:
790 0017 000- 1	1,690	1,410	0	0	0	0	3,100

Attachment Description(s):	Area:	Attachment Value:
11-OFP	188	\$3,800
13-AFG	308	\$9,200
31-WD	192	\$1,900
31-WD	192	\$1,900
13-AFG	308	\$9,200

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	6	\$1,800
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0


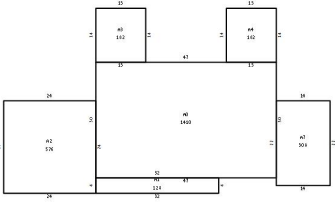
### Other Building Improvements

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

Permit / Construction History							
Date of Permit: 10/26/2010	Permit Number: 2307	Permit Amount: \$1,433.00	Details of Permit: FURREPLAC				
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: 0.290	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$65,400	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage: 12,632	Total Acreage: 0.290	Depth:	Act. Frontage:	Assessed Land Value: \$65,400			
General Information							
Topography: Above Street	Street/Road: Paved	Fronting Traffic: Cul-de-sac	Inspected By:	Inspected On:	Utilities: All Public		
Valuation/Explanation							
<b>Dwelling #</b>	<b>790 0017 000- 1</b>						
<b>Description</b>	<b>Area</b>	<b>Value Amount</b>					
<b>Living Area:</b>							
First Story:	1,690	\$189,922.20					
Second Story:	1,410	\$87,321.30					
Additional Story:	0	\$0.00					
Attic/Finished Net:	0	\$0.00					
Half Story/Finished Net:	0	\$0.00					
<b>Base Price</b>		\$277,243.50					
<b>Unfinished Living Area:</b>							
Room/Unfinished:	0	\$0.00					
Unfinished Basement:	1,410	\$32,401.80					
Half Story/Unfinished:		\$0.00					
<b>Structure Info, Features and Attachments:</b>							
Heating/AC	Air Conditioning - Same Ducts	\$7,626.00					
Plumbing	2 - Half Bath 2 - Full Bath	\$17,084.00					
Finished Basement Living Area	0	\$0.00					
Features:	6	\$1,800.00					
Attachments:	1,188	\$26,000.00					
<b>Adjusted Base Price</b>		\$362,155.30					
<b>Changes/Adjustments</b>							
Grade Adjustment:	C+ 110%	\$367,790.83					
Market Adjustment:	48%	\$544,330.43					
CDU Adjustment:	60	\$326,600.00					
Complete:	100	\$326,600.00					
Dollar Adjustments		(\$700.00)					
<b>Dwelling Value</b>		\$325,900.00					
Other Building Improvements	0	\$0.00					
<b>Total Improvement Value</b>		\$325,900.00					
<b>Total Land Value</b>		\$65,400.00					
<b>Total Assessed Value</b>		\$391,300.00					

Parcel Numbers: 790-0018-000      Property Address: 6646 -48 CHARLES CT W      Municipality: Franklin, City of

Owner Name: DAVIES, DANIEL & BARBARA      Mailing Address: 6646/48 W CHARLES CT FRANKLIN, WI 53132      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	PARK VIEW NORTH BLK 1 LOT 18	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1015-Franklin	

### Building Description

<b>Dwelling #</b>	<b>790 0018 000- 1</b>		
Year Built:	1/1/1977	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1977	Bedrooms:	6
Remodeled/Effective Age:	-45	Full Baths:	2
Building Type/Style:	19-Duplex	Half Baths:	2
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:
790 0018 000- 1	1,410	1,410	0	0	0	0	2,820

Attachment Description(s):	Area:	Attachment Value:
11-OFP	128	\$2,600
13-AFG	576	\$17,300
33-Concrete Patio	182	\$900
33-Concrete Patio	182	\$900

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


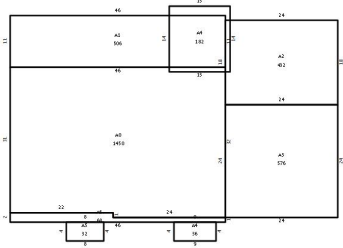
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

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	0.287	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	Cul-de-sac			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>790 0018 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,410			\$163,320.30
Second Story:				1,410			\$87,321.30
Additional Story:				0			\$0.00
Attic/Finished Net:				0			\$0.00
Half Story/Finished Net:				0			\$0.00
<b>Base Price</b>						\$250,641.60	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0			\$0.00
Unfinished Basement:				1,410			\$32,401.80
Half Story/Unfinished:							\$0.00
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts			\$6,937.20
Plumbing				2 - Half Bath 2 - Full Bath			\$17,084.00
Finished Basement Living Area				0			\$0.00
Features:				5			\$1,500.00
Attachments:				1,068			\$21,700.00
<b>Adjusted Base Price</b>						\$330,264.60	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%			\$337,771.06
Market Adjustment:				48%			\$499,901.17
CDU Adjustment:				60			\$299,900.00
Complete:				100			\$299,900.00
Dollar Adjustments							\$0.00
<b>Dwelling Value</b>						\$299,900.00	
Other Building Improvements				0			\$0.00
<b>Total Improvement Value</b>						\$299,900.00	
<b>Total Land Value</b>						\$65,300.00	
<b>Total Assessed Value</b>						\$365,200.00	



Parcel Numbers: 790-0019-000      Property Address: 6660 -62 CHARLES CT W      Municipality: Franklin, City of

Owner Name: ROGALSKI, MIROSLAW & ANNA      Mailing Address: 6660 W CHARLES CT FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	PARK VIEW NORTH BLK 1 LOT 19	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1015-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>790 0019 000- 1</b>		
Year Built:	1/1/1977	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1977	Bedrooms:	6
Remodeled/Effective Age:	-45	Full Baths:	3
Building Type/Style:	19-Duplex	Half Baths:	2
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:
790 0019 000- 1	1,956	1,518	0	0	0	0	3,474

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	432	\$2,200
13-AFG	576	\$17,300
11-OFP	36	\$700
11-OFP	32	\$600
99-Additional Attachments	68	\$6,800

Feature Description(s): 05-Metal Fireplace	Area: 1	Feature Value: \$2,000
Rec Room Condition: Average	Rec Room Area: 400	Rec Room Value: \$2,000
22-Additional Fixture	4	\$1,200
Rec Room Condition: Average	Rec Room Area: 400	Rec Room Value: \$2,000

**Other Building Improvements**

Structure Type: RS1-Frame Utility Shed	Year Built: 1/1/1991	Area: 96	Construction:	Condition: Average	Value: \$200.00
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**Permit / Construction History**

Date of Permit: 11/24/2010	Permit Number: 2594	Permit Amount: \$2,930.00	Details of Permit: FURREPLAC
9/22/2010	1961	\$8,000.00	FOUNDRPR
10/11/2017	17-2388	\$0.00	FURREPLAC
6/5/2018	18-1377	\$9,100.00	FUR+ACREPLAC

**Ownership/Sales History**

Date of Sale: 6/1/1987	Sale Document:	Purchase Amount: \$132,750.00	Sale Validity: Valid	Conveyance Type:	Sale Type: Land and Improvements	Sale Validation Source:
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**Land Breakdown**

Land Class: A-Residential Primary Site	Acreage: 0.351	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$71,800
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**Acreage/Squarefoot Variables**

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**Land Data & Computations**

Total Square Footage: 15,290	Total Acreage: 0.351	Depth:	Act. Frontage:	Assessed Land Value: \$71,800
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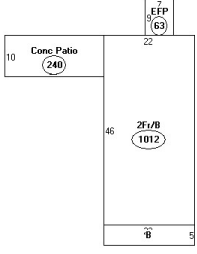
**General Information**

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 #	790 0019 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,956	\$213,223.56
Second Story:	1,518	\$93,220.38
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$306,443.94
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,956	\$42,190.92
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$8,546.04
Plumbing	2 - Half Bath 3 - Full Bath	\$24,406.00
Finished Basement Living Area	0	\$0.00
Features:	5	\$3,200.00
Attachments:	1,144	\$27,600.00
<b>Adjusted Base Price</b>		\$412,386.90
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$419,745.59
Market Adjustment:	42%	\$596,038.74
CDU Adjustment:	60	\$357,600.00
Complete:	100	\$357,600.00
Dollar Adjustments		(\$1,000.00)
<b>Dwelling Value</b>		\$356,600.00
Other Building Improvements	0	\$200.00
<b>Total Improvement Value</b>		\$356,800.00
<b>Total Land Value</b>		\$71,800.00
<b>Total Assessed Value</b>		\$428,600.00

Parcel Numbers: 790-0020-000      Property Address: 7818 68TH ST S      Municipality: Franklin, City of

Owner Name: MCCORKEL, RONALD & CHRISTINE      Mailing Address: 6861 S LOOMIS RD WINDLAKE, WI 53185      Land Use: Residential

	Legal Description:	Building Sketch:
	PARK VIEW NORTH BLK 1 LOT 20	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <p>A: 2F/B 1012 sqft</p> <p>B: EFP 110 sqft</p> <p>C: Conc Patio 240 sqft</p> <p>D: EFP 63 sqft</p>
	Neighborhood:	

1001-Franklin

**Building Description**

<b>Dwelling #</b>	<b>790 0020 000- 1</b>		
Year Built:	12/31/1899	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	12/31/1899	Bedrooms:	5
Remodeled/Effective Age:	-123	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:
790 0020 000- 1	1,012	1,012	0	0	0	0	2,024

Attachment Description(s):	Area:	Attachment Value:
12-EFP	110	\$3,300
33-Concrete Patio	240	\$1,200
12-EFP	63	\$1,900

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


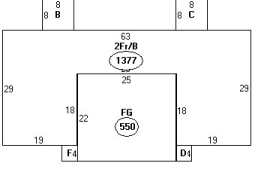
**Other Building Improvements**

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RG1-Detached Frame Garage	1/1/1975	484		Average	\$4,800.00
AP2-Pole 4 Sides Closed Wood	1/1/1901	280		Fair	\$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:	
8/1/1989		\$82,890.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.490	Gross				\$77,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
21,344	0.490			\$77,600			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Steep	Semi-Improved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>790 0020 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,012		\$126,054.72	
Second Story:				1,012		\$65,678.80	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$191,733.52	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,012		\$25,725.04	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
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		\$900.00	
Attachments:				413		\$6,400.00	
<b>Adjusted Base Price</b>						\$232,080.56	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C 100%		\$224,780.56	
Market Adjustment:				75%		\$393,365.98	
CDU Adjustment:				45		\$177,000.00	
Complete:				100		\$177,000.00	
Dollar Adjustments						\$0.00	
<b>Dwelling Value</b>						\$177,000.00	
Other Building Improvements				0		\$5,400.00	
<b>Total Improvement Value</b>						\$182,400.00	
<b>Total Land Value</b>						\$77,600.00	
<b>Total Assessed Value</b>						\$260,000.00	

Parcel Numbers: 790-0021-000      Property Address: 6674 -76 CHARLES CT W      Municipality: Franklin, City of

Owner Name: LOWE, BENJAMIN J & ELIZABETH L      Mailing Address: 6674 W CHARLES CT FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	PARK VIEW NORTH BLK 1 LOT 21	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <p>A: 2F/B 1,377 sqft</p> <p>B: Conc Patio 64 sqft</p> <p>C: Conc Patio 64 sqft</p> <p>D: OFF 16 sqft</p> <p>E: FG 550 sqft</p> <p>F: OFF 16 sqft</p>
	Neighborhood:	

1015-Franklin

### Building Description

<b>Dwelling #</b>	<b>790 0021 000- 1</b>		
Year Built:	1/1/1977	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1977	Bedrooms:	6
Remodeled/Effective Age:	-45	Full Baths:	2
Building Type/Style:	19-Duplex	Half Baths:	2
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:
790 0021 000- 1	1,377	1,377	0	0	0	0	2,754

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	64	\$300
33-Concrete Patio	64	\$300
11-OFP	16	\$300
13-AFG	550	\$16,500
11-OFP	16	\$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:


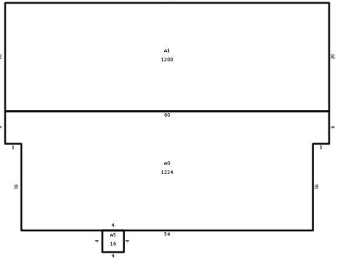
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/9/2008	907	\$800.00	FENCE				
3/24/2014	14-0566	\$1,500.00	REROOF				
4/28/2008	812	\$100.00	AC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/1/1990		\$137,000.00	Valid		Land and Improvements		
10/29/2002		\$206,000.00	Valid		Land and Improvements		
11/14/2013		\$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	0.317	Gross				\$67,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
13,809	0.317				\$67,300		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Cul-de-sac			All Public		
Valuation/Explanation							
<b>Dwelling #</b>	<b>790 0021 000- 1</b>						
<b>Description</b>	<b>Area</b>					<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:	1,377					\$160,682.13	
Second Story:	1,377					\$85,663.17	
Additional Story:	0					\$0.00	
Attic/Finished Net:	0					\$0.00	
Half Story/Finished Net:	0					\$0.00	
<b>Base Price</b>							
						\$246,345.30	
<b>Unfinished Living Area:</b>							
Room/Unfinished:	0					\$0.00	
Unfinished Basement:	1,377					\$31,946.40	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC	Air Conditioning - Same Ducts					\$6,774.84	
Plumbing	2 - Half Bath 2 - Full Bath					\$17,084.00	
Finished Basement Living Area	0					\$0.00	
Features:	4					\$1,200.00	
Attachments:	710					\$17,700.00	
<b>Adjusted Base Price</b>							
						\$321,050.54	
<b>Changes/Adjustments</b>							
Grade Adjustment:	C+ 110%					\$332,365.59	
Market Adjustment:	47%					\$488,577.42	
CDU Adjustment:	60					\$293,100.00	
Complete:	100					\$293,100.00	
Dollar Adjustments						\$300.00	
<b>Dwelling Value</b>							
						\$293,400.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$293,400.00
<b>Total Land Value</b>		\$67,300.00
<b>Total Assessed Value</b>		\$360,700.00



Parcel Numbers: 790-0022-000      Property Address: 6685 -88 CHARLES CT W      Municipality: Franklin, City of

Owner Name: SCHWEBE, KURT D      Mailing Address: 6685 W CHARLES CT FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	PARK VIEW NORTH BLK 1 LOT 22	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1015-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>790 0022 000- 1</b>		
Year Built:	1/1/1977	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1977	Bedrooms:	6
Remodeled/Effective Age:	-45	Full Baths:	4
Building Type/Style:	19-Duplex	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:	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:
790 0022 000- 1	1,224	0	0	0	0	0	1,224

Attachment Description(s): 13-AFG	Area: 1,200	Attachment Value: \$36,000
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Feature Description(s): 22-Additional Fixture	Area: 5	Feature Value: \$1,500
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**


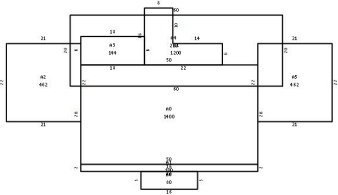
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
7/1/2000	00-0838	\$3,800.00	REROOF				
8/21/2014	14-2022	\$8,125.00	REROOF				
4/26/2018	18-1038	\$5,350.00	FOUNDRPR 6688				
4/26/2018	18-1037	\$3,638.00	FOUNDRPR 6685				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
2/4/2014		\$227,800.00	Invalid		Land and Improvements		
3/19/2021		\$295,400.00	Invalid		Land and Improvements		
9/23/2008		\$275,000.00	Invalid		Land and Improvements		
5/24/2018		\$279,000.00	Valid		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				\$70,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
15,856	0.364			\$70,500			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Cul-de-sac			All Public		

Valuation/Explanation		
Dwelling #	790 0022 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
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
<b>Base Price</b>		\$146,378.16
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,224	\$29,290.32
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Basic Heating	\$0.00
Plumbing	0 - Half Bath 4 - Full Bath	\$21,966.00
Finished Basement Living Area	0	\$0.00
Features:	6	\$7,000.00
Attachments:	1,200	\$36,000.00
<b>Adjusted Base Price</b>		\$240,634.48
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$217,397.93
Market Adjustment:	101%	\$436,969.84
CDU Adjustment:	65	\$284,000.00
Complete:	100	\$284,000.00
Dollar Adjustments		(\$300.00)
<b>Dwelling Value</b>		\$283,700.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$283,700.00
<b>Total Land Value</b>		\$70,500.00
<b>Total Assessed Value</b>		\$354,200.00

Parcel Numbers: 790-0023-000      Property Address: 6671 -73 CHARLES CT W      Municipality: Franklin, City of

Owner Name: QYRA, ARMAND      Mailing Address: 2607 W KIMBERLY AVE MILWAUKEE, WI 53221      Land Use: Residential

	Legal Description:	Building Sketch:
	PARK VIEW NORTH BLK 1 LOT 23	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1015-Franklin	

### Building Description

<b>Dwelling #</b>	<b>790 0023 000- 1</b>		
Year Built:	1/1/1977	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1977	Bedrooms:	6
Remodeled/Effective Age:	-45	Full Baths:	2
Building Type/Style:	19-Duplex	Half Baths:	2
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:
790 0023 000- 1	1,400	1,500	0	0	0	0	2,900

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	100	\$10,000
13-AFG	462	\$13,900
12-EFP	144	\$4,300
33-Concrete Patio	212	\$1,100
13-AFG	462	\$13,900
12-EFP	80	\$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	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:
RS1-Frame Utility Shed	1/1/2006	80		Average	\$400.00

### Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
11/21/2005	971302	\$729.00	SHED
7/1/2000	00-0866	\$2,000.00	REROOF

### Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
4/21/2017		\$319,900.00	Invalid		Land and Improvements	
6/29/2002		\$160,000.00	Invalid		Land and Improvements	
8/31/2017		\$267,000.00	Valid		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				\$66,000

### Acreage/Squarefoot Variables

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### Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
13,024	0.299			\$66,000


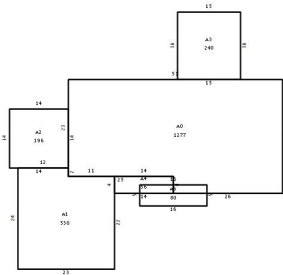
### General Information

Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Above Street	Paved	Cul-de-sac			All Public

Valuation/Explanation		
Dwelling #	790 0023 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,400	\$162,162.00
Second Story:	1,500	\$92,115.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$254,277.00
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,400	\$32,172.00
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$7,134.00
Plumbing	2 - Half Bath 2 - Full Bath	\$17,084.00
Finished Basement Living Area	0	\$0.00
Features:	6	\$5,200.00
Attachments:	1,460	\$45,600.00
<b>Adjusted Base Price</b>		\$361,467.00
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$341,733.70
Market Adjustment:	55%	\$529,687.24
CDU Adjustment:	60	\$317,800.00
Complete:	100	\$317,800.00
Dollar Adjustments		\$100.00
<b>Dwelling Value</b>		\$317,900.00
Other Building Improvements	0	\$400.00
<b>Total Improvement Value</b>		\$318,300.00
<b>Total Land Value</b>		\$66,000.00
<b>Total Assessed Value</b>		\$384,300.00

Parcel Numbers: 790-0024-000      Property Address: 6657 -59 CHARLES CT W      Municipality: Franklin, City of

Owner Name: Jovanka Zoric      Mailing Address: 6657 West Charles Court Franklin, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	PARK VIEW NORTH BLK 1 LOT 24	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
1015-Franklin		

**Building Description**

<b>Dwelling #</b>	<b>790 0024 000- 1</b>		
Year Built:	1/1/1978	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1978	Bedrooms:	6
Remodeled/Effective Age:	-44	Full Baths:	2
Building Type/Style:	19-Duplex	Half Baths:	2
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:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

**Square Footage / Attachments**

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
790 0024 000- 1	1,277	1,277	0	0	0	0	2,554

Attachment Description(s):	Area:	Attachment Value:
13-AFG	530	\$15,900
33-Concrete Patio	196	\$1,000
33-Concrete Patio	240	\$1,200
11-OFP	56	\$1,100

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:


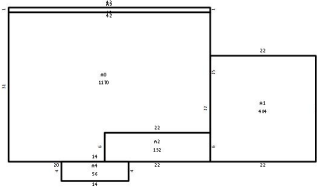
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
6/1/2000	00-0714	\$4,600.00	REPL 2 FURNA				
9/2/2015	15-2065	\$4,000.00	EXTREMOD (ROOF)				
11/14/2018	18-2846	\$10,495.00	EXTREMOD				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
3/13/2007		\$292,500.00	Valid		Land and Improvements		
8/1/1997		\$159,900.00	Valid		Land and Improvements		
4/27/2022	11247550	\$199,000.00	Invalid	QCD - Quit Claim Deed	Land and Improvements	Other	
4/13/2016		\$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	0.303	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:		
Above Street	Paved	Cul-de-sac			All Public		



Valuation/Explanation		
Dwelling #	790 0024 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,277	\$151,375.58
Second Story:	1,277	\$80,272.22
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$231,647.80
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,277	\$30,239.36
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$6,282.84
Plumbing	2 - Half Bath 2 - Full Bath	\$17,084.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$1,200.00
Attachments:	1,022	\$19,200.00
<b>Adjusted Base Price</b>		\$305,654.00
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$313,779.40
Market Adjustment:	49%	\$467,531.31
CDU Adjustment:	60	\$280,500.00
Complete:	100	\$280,500.00
Dollar Adjustments		\$500.00
<b>Dwelling Value</b>		\$281,000.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$281,000.00
<b>Total Land Value</b>		\$66,300.00
<b>Total Assessed Value</b>		\$347,300.00

Parcel Numbers: 790-0025-000      Property Address: 6643 -45 CHARLES CT W      Municipality: Franklin, City of

Owner Name: Hamza Ahmad and Khader Ahmad Joseph      Mailing Address: 6643 W. Charles Ct. Franklin, WI 53132      Land Use: Residential

	Legal Description:	
	PARK VIEW NORTH BLK 1 LOT 25	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1015-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>790 0025 000- 1</b>		
Year Built:	1/1/1984	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1984	Bedrooms:	6
Remodeled/Effective Age:	-38	Full Baths:	2
Building Type/Style:	19-Duplex	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:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

**Square Footage / Attachments**

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
790 0025 000- 1	1,170	1,212	0	0	0	0	2,382

Attachment Description(s):	Area:	Attachment Value:
13-AFG	484	\$14,500
11-OPF	132	\$2,600
99-Additional Attachments	42	\$4,200

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:


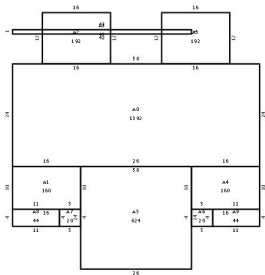
**Permit / Construction History**

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

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/1/1985		\$90,000.00	Valid		Land and Improvements		
12/27/2021	11208321	\$400,000.00	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	0.321	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:		
Level	Paved	Cul-de-sac			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>790 0025 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,170		\$141,242.40	
Second Story:				1,212		\$76,622.64	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$217,865.04	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,170		\$28,395.90	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$5,859.72	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$600.00	
Attachments:				658		\$21,300.00	
<b>Adjusted Base Price</b>						\$281,342.66	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$285,386.93	
Market Adjustment:				47%		\$419,518.78	
CDU Adjustment:				65		\$272,700.00	
Complete:				100		\$272,700.00	
Dollar Adjustments						\$200.00	
<b>Dwelling Value</b>						\$272,900.00	
Other Building Improvements				0		\$0.00	
<b>Total Improvement Value</b>						\$272,900.00	
<b>Total Land Value</b>						\$68,600.00	
<b>Total Assessed Value</b>						\$341,500.00	

Parcel Numbers: 790-0026-000      Property Address: 6629 -31 CHARLES CT W      Municipality: Franklin, City of

Owner Name: NOWAK, LEONARD R - REV TRUST      Mailing Address: 20355 W MILL CREEK TRAIL NEW BERLIN, WI 53146      Land Use: Residential

	Legal Description:	Building Sketch:
	PARK VIEW NORTH BLK 1 LOT 26	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1015-Franklin	

### Building Description

<b>Dwelling #</b>	<b>790 0026 000- 1</b>		
Year Built:	1/1/1982	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1982	Bedrooms:	6
Remodeled/Effective Age:	-40	Full Baths:	2
Building Type/Style:	19-Duplex	Half Baths:	2
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:
790 0026 000- 1	1,712	1,392	0	0	0	0	3,104

Attachment Description(s):	Area:	Attachment Value:
31-WD	192	\$1,900
31-WD	192	\$1,900
13-AFG	624	\$18,700
11-OFP	20	\$400
11-OFP	20	\$400
32-Canopy	44	\$400
32-Canopy	44	\$400


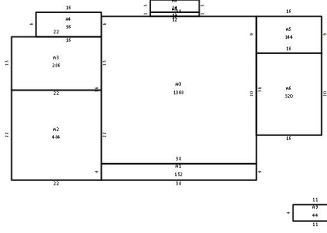
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	4	\$1,200
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
11/1/2000	00-1321	\$4,252.00	FURREPLAC			
8/25/2006	2900	\$1,600.00	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	0.321	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	Cul-de-sac			All Public	
Valuation/Explanation						
<b>Dwelling #</b>	<b>790 0026 000- 1</b>					
<b>Description</b>	<b>Area</b>			<b>Value Amount</b>		
<b>Living Area:</b>						
First Story:	1,712			\$191,179.04		
Second Story:	1,392			\$86,596.32		
Additional Story:	0			\$0.00		
Attic/Finished Net:	0			\$0.00		
Half Story/Finished Net:	0			\$0.00		
<b>Base Price</b>				\$277,775.36		
<b>Unfinished Living Area:</b>						
Room/Unfinished:	0			\$0.00		
Unfinished Basement:	1,712			\$37,664.00		
Half Story/Unfinished:				\$0.00		
<b>Structure Info, Features and Attachments:</b>						
Heating/AC	Air Conditioning - Same Ducts			\$7,635.84		
Plumbing	2 - Half Bath 2 - Full Bath			\$17,084.00		
Finished Basement Living Area	0			\$0.00		
Features:	4			\$1,200.00		
Attachments:	1,136			\$24,100.00		
<b>Adjusted Base Price</b>				\$365,459.20		
<b>Changes/Adjustments</b>						
Grade Adjustment:	C+ 110%			\$374,175.12		
Market Adjustment:	39%			\$520,103.42		
CDU Adjustment:	65			\$338,100.00		
Complete:	100			\$338,100.00		
Dollar Adjustments				(\$800.00)		
<b>Dwelling Value</b>				\$337,300.00		

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$337,300.00
<b>Total Land Value</b>		\$68,600.00
<b>Total Assessed Value</b>		\$405,900.00

Parcel Numbers: 790-0027-000      Property Address: 6615 -17 CHARLES CT W      Municipality: Franklin, City of

Owner Name: WELCH, JOHN H & KATHLEEN J      Mailing Address: 27235 93RD ST SALEM, WI 53168      Land Use: Residential

	Legal Description:	
	PARK VIEW NORTH BLK 1 LOT 27	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1015-Franklin	

### Building Description

<b>Dwelling #</b>	<b>790 0027 000- 1</b>		
Year Built:	1/1/1978	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1978	Bedrooms:	6
Remodeled/Effective Age:	-44	Full Baths:	2
Building Type/Style:	19-Duplex	Half Baths:	2
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:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

### Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
790 0027 000- 1	1,974	1,380	0	0	0	0	3,354

Attachment Description(s):	Area:	Attachment Value:
11-OFP	12	\$200
99-Additional Attachments	12	\$1,200
11-OFP	152	\$3,000
13-AFG	484	\$14,500
33-Concrete Patio	96	\$500
33-Concrete Patio	144	\$700
11-OFP	36	\$700

Feature Description(s): 05-Metal Fireplace	Area: 1	Feature Value: \$2,000
Rec Room Condition: Average	Rec Room Area: 280	Rec Room Value: \$1,400
22-Additional Fixture	6	\$1,800
Rec Room Condition: Average	Rec Room Area: 280	Rec Room Value: \$1,400

**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:
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**Ownership/Sales History**

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
3/1/1990		\$136,500.00	Valid		Land and Improvements	
4/21/2011		\$216,500.00	Valid		Land and Improvements	

**Land Breakdown**

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.321	Gross				\$68,600

**Acreage/Squarefoot Variables**

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**Land Data & Computations**

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
13,983	0.321			\$68,600

**General Information**


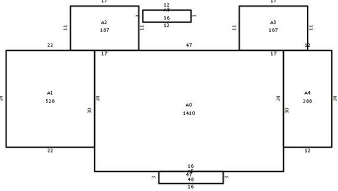
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Cul-de-sac			All Public



Valuation/Explanation		
Dwelling #	790 0027 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,974	\$215,185.74
Second Story:	1,380	\$85,849.80
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$301,035.54
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,368	\$31,737.60
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$8,250.84
Plumbing	2 - Half Bath 2 - Full Bath	\$17,084.00
Finished Basement Living Area	0	\$0.00
Features:	7	\$3,800.00
Attachments:	936	\$20,800.00
<b>Adjusted Base Price</b>		\$382,707.98
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$393,918.78
Market Adjustment:	45%	\$571,182.23
CDU Adjustment:	60	\$342,700.00
Complete:	100	\$342,700.00
Dollar Adjustments		\$900.00
<b>Dwelling Value</b>		\$343,600.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$343,600.00
<b>Total Land Value</b>		\$68,600.00
<b>Total Assessed Value</b>		\$412,200.00

Parcel Numbers: 790-0028-000      Property Address: 7863 66TH ST S      Municipality: Franklin, City of

Owner Name: KLOUIS, GEORGE P & FRANCINE N      Mailing Address: 14130 W NORTH OAK CT NEW BERLIN, WI 53151      Land Use: Residential

	Legal Description:	Building Sketch:
	PARK VIEW NORTH BLK 1 LOT 28	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1015-Franklin	

### Building Description

<b>Dwelling #</b>	<b>790 0028 000- 1</b>		
Year Built:	1/1/1977	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1977	Bedrooms:	6
Remodeled/Effective Age:	-45	Full Baths:	2
Building Type/Style:	19-Duplex	Half Baths:	2
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:
790 0028 000- 1	1,410	1,410	0	0	0	0	2,820

Attachment Description(s):	Area:	Attachment Value:
13-AFG	528	\$15,800
33-Concrete Patio	187	\$900
33-Concrete Patio	187	\$900
13-AFG	288	\$8,600
11-OFP	48	\$1,000

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


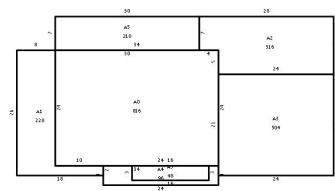
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
10/1/1999	99-1351	\$2,775.00	1/2 WATRPROF				
1/16/2020	20-0155	\$3,870.00	FURREPLAC X2				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
2/13/2004		\$260,000.00	Invalid		Land and Improvements		
2/1/2001		\$180,000.00	Invalid		Land and Improvements		
2/23/2012		\$190,000.00	Invalid		Land and Improvements		
3/1/1992		\$136,900.00	Invalid		Land and Improvements		
4/1/2000		\$174,200.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.321	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 #	790 0028 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,410	\$163,320.30
Second Story:	1,410	\$87,321.30
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$250,641.60
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,410	\$32,401.80
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$6,937.20
Plumbing	2 - Half Bath 2 - Full Bath	\$17,084.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$1,200.00
Attachments:	1,238	\$27,200.00
<b>Adjusted Base Price</b>		\$335,464.60
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$337,771.06
Market Adjustment:	51%	\$510,034.30
CDU Adjustment:	60	\$306,000.00
Complete:	100	\$306,000.00
Dollar Adjustments		(\$900.00)
<b>Dwelling Value</b>		\$305,100.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$305,100.00
<b>Total Land Value</b>		\$68,600.00
<b>Total Assessed Value</b>		\$373,700.00

Parcel Numbers: 790-0029-000	Property Address: 7764 66TH ST S	Municipality: Franklin, City of
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Owner Name: HILLE, ROBERT & KAREN	Mailing Address: 7764 S 66TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: PARK VIEW NORTH BLK 2 LOT 1	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1015-Franklin	

### Building Description

<b>Dwelling #</b>	<b>790 0029 000- 1</b>		
Year Built:	1/1/1979	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1979	Bedrooms:	3
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:	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:
790 0029 000- 1	1,570	816	0	0	0	0	2,386

Attachment Description(s):	Area:	Attachment Value:
13-AFG	504	\$15,100
11-OFP	96	\$1,900

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


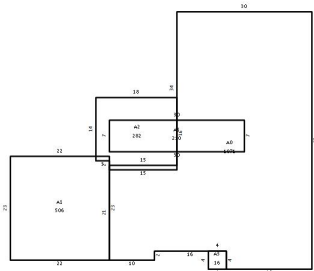
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/1991	128		Average	\$300.00

Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
10/31/2005	859903	\$0.00	FUR/ACREPLACE			
9/14/2015	15-2196	\$60,000.00	ADDTN			
3/30/2011	529	\$3,400.00	FURN			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
12/1/1994		\$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	0.700	Gross				\$80,300
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
30,492	0.700			\$80,300		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Above Street	Paved	Light			All Public	
Valuation/Explanation						
<b>Dwelling #</b>			<b>790 0029 000- 1</b>			
<b>Description</b>			<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>						
First Story:			1,570		\$178,430.50	
Second Story:			816		\$55,422.72	
Additional Story:			0		\$0.00	
Attic/Finished Net:			0		\$0.00	
Half Story/Finished Net:			0		\$0.00	
<b>Base Price</b>					\$233,853.22	
<b>Unfinished Living Area:</b>						
Room/Unfinished:			0		\$0.00	
Unfinished Basement:			1,570		\$35,120.90	
Half Story/Unfinished:					\$0.00	
<b>Structure Info, Features and Attachments:</b>						
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:			4		\$6,400.00	
Attachments:			600		\$17,000.00	
<b>Adjusted Base Price</b>					\$310,446.68	
<b>Changes/Adjustments</b>						
Grade Adjustment:			C+ 110%		\$315,751.35	
Market Adjustment:			72%		\$543,092.32	
CDU Adjustment:			60		\$325,900.00	
Complete:			100		\$325,900.00	
Dollar Adjustments					\$200.00	
<b>Dwelling Value</b>					\$326,100.00	

Other Building Improvements	0	\$300.00
<b>Total Improvement Value</b>		\$326,400.00
<b>Total Land Value</b>		\$80,300.00
<b>Total Assessed Value</b>		\$406,700.00

Parcel Numbers: 790-0030-000      Property Address: 7776 66TH ST S      Municipality: Franklin, City of

Owner Name: SRNEC, MICHAEL J      Mailing Address: 7776 S 66TH ST FRANKLIN, WI 53132      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	PARK VIEW NORTH BLK 2 LOT 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1015-Franklin	

### Building Description

<b>Dwelling #</b>	<b>790 0030 000- 1</b>		
Year Built:	1/1/1977	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1977	Bedrooms:	3
Remodeled/Effective Age:	-45	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:	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:
790 0030 000- 1	1,971	0	0	0	0	0	1,971

Attachment Description(s):	Area:	Attachment Value:
13-AFG	506	\$15,200
33-Concrete Patio	282	\$1,400
11-OFP	16	\$300

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Very Good	500	\$3,500
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Very Good	500	\$3,500


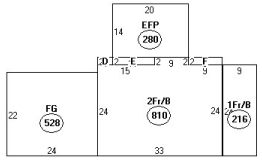


Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed		1/1/1996	144		Average	\$400.00	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
1/1/1996		95-1175	\$900.00		SHED 12X12'		
11/1/1995		95-1322	\$500.00		TILE/SHOWER		
12/14/2010		2744	\$100.00		FURREPLAC		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
2/1/2001		\$183,900.00	Invalid		Land and Improvements		
6/24/2015		\$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		0.698	Gross				\$80,200
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
30,405		0.698				\$80,200	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	790 0030 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,971	\$214,858.71
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$214,858.71
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,971	\$42,514.47
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,848.66
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$2,900.00
Attachments:	804	\$16,900.00
<b>Adjusted Base Price</b>		\$289,343.84
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$296,498.22
Market Adjustment:	92%	\$569,276.59
CDU Adjustment:	60	\$341,600.00
Complete:	100	\$341,600.00
Dollar Adjustments		\$600.00
<b>Dwelling Value</b>		\$342,200.00
Other Building Improvements	0	\$400.00
<b>Total Improvement Value</b>		\$342,600.00
<b>Total Land Value</b>		\$80,200.00
<b>Total Assessed Value</b>		\$422,800.00

Parcel Numbers: 790-0031-000      Property Address: 6608 ROBINWOOD LN W      Municipality: Franklin, City of

Owner Name: LEWIS, JOSEPH & CAROLYN      Mailing Address: 6608 W ROBINWOOD LN FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	PARK VIEW NORTH BLK 2 LOT 3	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <ul style="list-style-type: none"> <li>A: 2F/B 910 sqft</li> <li>B: FG 528 sqft</li> <li>C: EFP 280 sqft</li> <li>D: FGH 8 sqft</li> <li>E: FGH/EFP 22 sqft</li> <li>F: FGH 18 sqft</li> <li>G: 1F/B 216 sqft</li> </ul>
	Neighborhood:	

1015-Franklin

### Building Description

<b>Dwelling #</b>	<b>790 0031 000- 1</b>		
Year Built:	1/1/1979	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1979	Bedrooms:	3
Remodeled/Effective Age:	-43	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:
790 0031 000- 1	1,026	858	0	0	0	0	1,884

Attachment Description(s):	Area:	Attachment Value:
12-EFP	22	\$700
99-Additional Attachments	22	\$2,200
13-AFG	528	\$15,800
12-EFP	280	\$8,400
99-Additional Attachments	8	\$800
99-Additional Attachments	18	\$1,800

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:
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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		\$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	0.282	Gross				\$64,900

**Acreage/Squarefoot Variables**

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**Land Data & Computations**

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
12,284	0.282			\$64,900


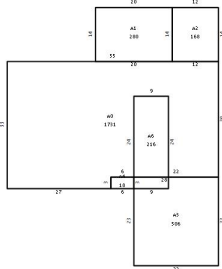
**General Information**

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

Valuation/Explanation		
Dwelling #	790 0031 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,026	\$127,798.56
Second Story:	858	\$57,039.84
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$184,838.40
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,026	\$26,080.92
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,634.64
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$5,800.00
Attachments:	878	\$29,700.00
<b>Adjusted Base Price</b>		\$255,934.96
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$242,478.46
Market Adjustment:	103%	\$492,231.27
CDU Adjustment:	60	\$295,300.00
Complete:	100	\$295,300.00
Dollar Adjustments		\$400.00
<b>Dwelling Value</b>		\$295,700.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$295,700.00
<b>Total Land Value</b>		\$64,900.00
<b>Total Assessed Value</b>		\$360,600.00

Parcel Numbers: 790-0032-000      Property Address: 6600 ROBINWOOD LN W      Municipality: Franklin, City of

Owner Name: BRIDSON, ANDREW W      Mailing Address: 6600 W ROBINWOOD LN FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	PARK VIEW NORTH BLK 2 LOT 4	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1015-Franklin	

### Building Description

<b>Dwelling #</b>	<b>790 0032 000- 1</b>		
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:
790 0032 000- 1	2,011	0	0	0	0	0	2,011

Attachment Description(s):	Area:	Attachment Value:
32-Canopy	168	\$1,700
13-AFG	506	\$15,200
11-OFP	18	\$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


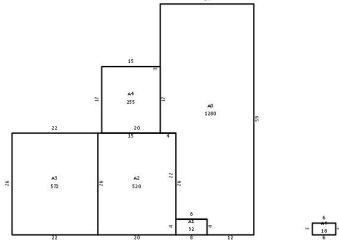
Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
11/5/2010		2401	\$3,370.00		FURREPLAC		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/16/2001		\$202,900.00	Valid		Land and Improvements		
2/1/1988		\$240,000.00	Invalid		Land		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.357	Gross				\$70,100
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
15,551		0.357				\$70,100	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>790 0032 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				2,011		\$218,414.71	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$218,414.71	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,731		\$38,082.00	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
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:				2		\$2,300.00	
Attachments:				692		\$17,300.00	
<b>Adjusted Base Price</b>						\$288,365.77	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$295,642.35	
Market Adjustment:				64%		\$484,853.45	
CDU Adjustment:				65		\$315,200.00	
Complete:				100		\$315,200.00	
Dollar Adjustments						(\$200.00)	
<b>Dwelling Value</b>						\$315,000.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$315,000.00
<b>Total Land Value</b>		\$70,100.00
<b>Total Assessed Value</b>		\$385,100.00



Parcel Numbers: 790-0033-000      Property Address: 7814 66TH ST S      Municipality: Franklin, City of

Owner Name: CZARNECKI, JENNIFER L      Mailing Address: 7814 S 66TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	PARK VIEW NORTH BLK 2 LOT 5	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1015-Franklin	

### Building Description

<b>Dwelling #</b>	<b>790 0033 000- 1</b>		
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:	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:
790 0033 000- 1	1,800	0	0	0	0	0	1,800

Attachment Description(s):	Area:	Attachment Value:
11-OFP	32	\$600
13-AFG	572	\$17,200
33-Concrete Patio	255	\$1,300


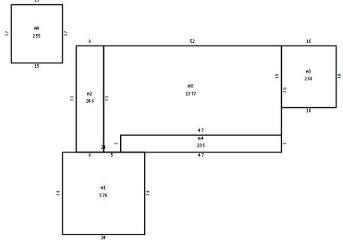
Feature Description(s):	Area:	Feature Value:
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
12/13/2013		13-2926	\$2,961.00		FURREPLAC		
7/8/2011		1334	\$3,537.00		ACREPLACE		
6/14/2018		18-1474	\$3,400.00		ACREPLACE		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/30/2015		\$151,500.00	Invalid		Land and Improvements		
11/8/2005		\$225,000.00	Valid		Land and Improvements		
11/1/1994		\$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	0.332	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:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	790 0033 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,800	\$199,152.00
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$199,152.00
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,280	\$30,310.40
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,428.00
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$6,100.00
Attachments:	859	\$19,100.00
<b>Adjusted Base Price</b>		\$263,971.40
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$262,648.54
Market Adjustment:	79%	\$470,140.89
CDU Adjustment:	60	\$282,100.00
Complete:	100	\$282,100.00
Dollar Adjustments		(\$400.00)
<b>Dwelling Value</b>		\$281,700.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$281,700.00
<b>Total Land Value</b>		\$68,000.00
<b>Total Assessed Value</b>		\$349,700.00

Parcel Numbers: 790-0034-000      Property Address: 7828 66TH ST S      Municipality: Franklin, City of

Owner Name: EEE PLUS PROPERTIES LLC      Mailing Address: 6195 S CONSERVANCY DR NEW BERLIN, WI 53151      Land Use: Residential

	Legal Description:	Building Sketch:
	PARK VIEW NORTH BLK 2 LOT 6	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1015-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>790 0034 000- 1</b>		
Year Built:	1/1/1977	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1977	Bedrooms:	7
Remodeled/Effective Age:	-45	Full Baths:	2
Building Type/Style:	19-Duplex	Half Baths:	2
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	8
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Poorer	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:
790 0034 000- 1	1,913	1,377	0	0	0	0	3,290

Attachment Description(s):	Area:	Attachment Value:
13-AFG	576	\$17,300
11-OFP	235	\$4,700

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**


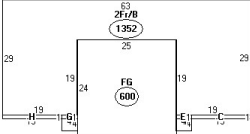
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
5/6/2011	780	\$3,600.00	FURN RPL
9/7/2017	17-2117	\$2,000.00	FOUNDRPR

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/7/2021		\$435,000.00	Invalid		Land and Improvements		
9/5/2017		\$315,000.00	Valid		Land and Improvements		
3/1/2017		\$164,100.00	Invalid		Land and Improvements		
9/22/2004		\$280,000.00	Valid		Land and Improvements		
8/10/2016		\$222,000.00	Invalid		Land and Improvements		
8/12/2021		\$383,600.00	Invalid		Land and Improvements		
3/3/2017		\$195,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.293	Gross				\$65,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,763	0.293				\$65,700		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>790 0034 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,913		\$209,626.54	
Second Story:				1,377		\$85,663.17	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$295,289.71	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,913		\$41,416.45	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$8,093.40	
Plumbing				2 - Half Bath 2 - Full Bath		\$17,084.00	
Finished Basement Living Area				0		\$0.00	
Features:				4		\$1,200.00	
Attachments:				811		\$22,000.00	
<b>Adjusted Base Price</b>						\$385,083.56	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$398,071.92	
Market Adjustment:				60%		\$636,915.07	
CDU Adjustment:				60		\$382,100.00	
Complete:				100		\$382,100.00	
Dollar Adjustments						(\$500.00)	
<b>Dwelling Value</b>						\$381,600.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$381,600.00
<b>Total Land Value</b>		\$65,700.00
<b>Total Assessed Value</b>		\$447,300.00

Parcel Numbers: 790-0035-000      Property Address: 7842 66TH ST S      Municipality: Franklin, City of

Owner Name: MEYER, JO ANNE      Mailing Address: 7844 S 66TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	PARK VIEW NORTH BLK 2 LOT 7	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <ul style="list-style-type: none"> <li>A: 2F/B 1,352 sqft</li> <li>B: FG 600 sqft</li> <li>C: FGH 16 sqft</li> <li>D: OFF 16 sqft</li> <li>E: FGH/OPP 4 sqft</li> <li>F: OFF 16 sqft</li> <li>G: FGH/OPP 4 sqft</li> <li>H: FGH 15 sqft</li> </ul>
	Neighborhood:	

1015-Franklin

### Building Description

<b>Dwelling #</b>	<b>790 0035 000- 1</b>		
Year Built:	1/1/1977	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1977	Bedrooms:	6
Remodeled/Effective Age:	-45	Full Baths:	2
Building Type/Style:	19-Duplex	Half Baths:	2
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:
790 0035 000- 1	1,352	1,390	0	0	0	0	2,742

Attachment Description(s):	Area:	Attachment Value:
11-OFP	4	\$100
11-OFP	4	\$100
99-Additional Attachments	4	\$400
99-Additional Attachments	4	\$400
13-AFG	600	\$18,000
99-Additional Attachments	15	\$1,500
11-OFP	16	\$300
11-OFP	16	\$300
99-Additional Attachments	15	\$1,500

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	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:
RS1-Frame Utility Shed	1/1/1992	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:

**Land Breakdown**

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.291	Gross				\$65,600

**Acreage/Squarefoot Variables**

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**Land Data & Computations**

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
12,676	0.291			\$65,600

**General Information**


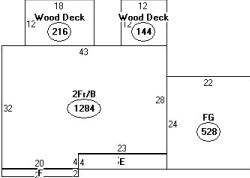
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Light			All Public



Valuation/Explanation		
Dwelling #	790 0035 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,352	\$157,764.88
Second Story:	1,390	\$86,471.90
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$244,236.78
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,352	\$31,366.40
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$6,745.32
Plumbing	2 - Half Bath 2 - Full Bath	\$17,084.00
Finished Basement Living Area	0	\$0.00
Features:	6	\$5,200.00
Attachments:	678	\$22,600.00
<b>Adjusted Base Price</b>		\$327,232.50
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$329,375.75
Market Adjustment:	52%	\$500,651.14
CDU Adjustment:	60	\$300,400.00
Complete:	100	\$300,400.00
Dollar Adjustments		(\$500.00)
<b>Dwelling Value</b>		\$299,900.00
Other Building Improvements	0	\$200.00
<b>Total Improvement Value</b>		\$300,100.00
<b>Total Land Value</b>		\$65,600.00
<b>Total Assessed Value</b>		\$365,700.00

Parcel Numbers: 790-0036-000      Property Address: 7856 66TH ST S      Municipality: Franklin, City of

Owner Name: MILLER, CRYSTAL      Mailing Address: 7858 S 66TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	PARK VIEW NORTH BLK 2 LOT 8	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <ul style="list-style-type: none"> <li>A: 2F1/2B 1284 sqft</li> <li>B: Wood Deck 216 sqft</li> <li>C: Wood Deck 144 sqft</li> <li>D: FG 528 sqft</li> <li>E: OFP 92 sqft</li> <li>F: 1F1/2B 40 sqft</li> </ul>
	Neighborhood:	

1015-Franklin

### Building Description

<b>Dwelling #</b>	<b>790 0036 000- 1</b>		
Year Built:	1/1/1977	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1977	Bedrooms:	6
Remodeled/Effective Age:	-45	Full Baths:	2
Building Type/Style:	19-Duplex	Half Baths:	2
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:
790 0036 000- 1	1,324	1,284	0	0	0	0	2,608

Attachment Description(s):	Area:	Attachment Value:
31-WD	216	\$2,200
31-WD	144	\$1,400
13-AFG	528	\$15,800
11-OFP	92	\$1,800


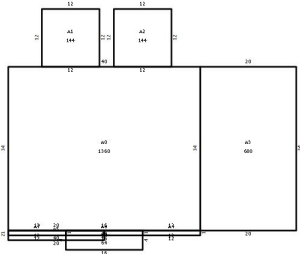
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	6	\$1,800
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
6/1/2000	00-0654	\$3,500.00	REPL HTG&AC			
4/6/2021	21-0184	\$3,200.00	EXTREMOD			
6/17/2010	1156	\$10,000.00	EXTREMOD			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
7/1/1991		\$160,000.00	Valid		Land and Improvements	
8/16/2017		\$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	0.289	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		6/30/2022	All Public	

Valuation/Explanation		
Dwelling #	790 0036 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,324	\$155,636.20
Second Story:	1,284	\$80,712.24
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$236,348.44
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,324	\$31,021.32
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$6,415.68
Plumbing	2 - Half Bath 2 - Full Bath	\$17,084.00
Finished Basement Living Area	0	\$0.00
Features:	7	\$3,800.00
Attachments:	980	\$21,200.00
<b>Adjusted Base Price</b>		\$315,869.44
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$319,956.38
Market Adjustment:	53%	\$489,533.27
CDU Adjustment:	60	\$293,700.00
Complete:	100	\$293,700.00
Dollar Adjustments		\$200.00
<b>Dwelling Value</b>		\$293,900.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$293,900.00
<b>Total Land Value</b>		\$65,400.00
<b>Total Assessed Value</b>		\$359,300.00

Parcel Numbers: 790-0037-000      Property Address: 7870 66TH ST S      Municipality: Franklin, City of

Owner Name: OROZCO, JUAN F      Mailing Address: 7872 S 66TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	PARK VIEW NORTH BLK 2 LOT 9	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1015-Franklin	

### Building Description

<b>Dwelling #</b>	<b>790 0037 000- 1</b>		
Year Built:	1/1/1978	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1978	Bedrooms:	6
Remodeled/Effective Age:	-44	Full Baths:	2
Building Type/Style:	19-Duplex	Half Baths:	2
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:
790 0037 000- 1	1,360	1,400	0	0	0	0	2,760

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	144	\$700
33-Concrete Patio	144	\$700
13-AFG	680	\$20,400
99-Additional Attachments	12	\$1,200
11-OFP	64	\$1,300
99-Additional Attachments	16	\$1,600
99-Additional Attachments	12	\$1,200

Feature Description(s): 22-Additional Fixture	Area: 6	Feature Value: \$1,800
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0
05-Metal Fireplace	2	\$4,000
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: 10/1/2001	Permit Number: 01-1115	Permit Amount: \$3,500.00	Details of Permit: REPL FURNACE (2)
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**Ownership/Sales History**

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
10/1/1995		\$160,000.00	Valid		Land and Improvements	
6/4/2007		\$335,000.00	Invalid		Land and Improvements	
10/6/2010		\$228,555.00	Invalid		Land and Improvements	

**Land Breakdown**

Land Class: A-Residential Primary Site	Acreage: 0.289	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$65,400
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**Acreage/Squarefoot Variables**

**Land Data & Computations**

Total Square Footage: 12,589	Total Acreage: 0.289	Depth:	Act. Frontage:	Assessed Land Value: \$65,400
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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 #	790 0037 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,360	\$158,698.40
Second Story:	1,400	\$86,702.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$245,400.40
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,360	\$31,552.00
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$6,789.60
Plumbing	2 - Half Bath 2 - Full Bath	\$17,084.00
Finished Basement Living Area	0	\$0.00
Features:	8	\$5,800.00
Attachments:	1,072	\$27,100.00
<b>Adjusted Base Price</b>		\$333,726.00
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$330,908.60
Market Adjustment:	58%	\$522,835.59
CDU Adjustment:	60	\$313,700.00
Complete:	100	\$313,700.00
Dollar Adjustments		\$0.00
<b>Dwelling Value</b>		\$313,700.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$313,700.00
<b>Total Land Value</b>		\$65,400.00
<b>Total Assessed Value</b>		\$379,100.00

Parcel Numbers: 790-9993-000	Property Address: DREXEL 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 31 ACS OF N 53.50 ACS & S 53.50 ACS OF N 107 ACS OF SE	Building Sketch: 
<small>Descriptor/Map A: Fr B: egn</small>	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1001-Franklin	

**Building Description**

<b>Dwelling #</b>	
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**


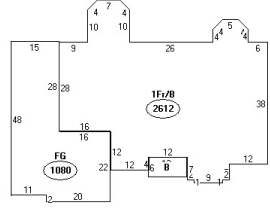
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	80.500	Gross				\$451,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
3,506,580	80.500				\$451,700		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Rolling	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						\$451,700.00	
Total Assessed Value						\$451,700.00	

Parcel Numbers: 790-9994-001      Property Address: 7510 68TH ST S      Municipality: Franklin, City of

Owner Name: WROBLEWSKI, ADAM & JOANNA K      Mailing Address: 7510 S 68TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	CERTIFIED SURVEY MAP NO 2891 SE 10 5 21 PARCEL 1	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <p>A: 1F1/B 2612 sqft</p> <p>B: OMP 72 sqft</p> <p>C: FG 1080 sqft</p>
	Neighborhood:	

1001-Franklin

### Building Description

<b>Dwelling #</b>	<b>790 9994 001- 1</b>		
Year Built:	1/1/2006	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2006	Bedrooms:	3
Remodeled/Effective Age:	-16	Full Baths:	2
Building Type/Style:	14-Modern Single Story	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	A-	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

### Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
790 9994 001- 1	2,612	0	0	0	0	0	2,612

Attachment Description(s):	Area:	Attachment Value:
21-OMP	72	\$1,800
13-AFG	1,080	\$32,400

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


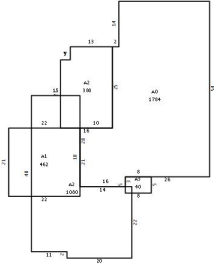
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
11/1/2006	3723	\$217,719.00	NEWDWLG				
1/16/2007	110	\$3,000.00	AC/FURREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/26/2007		\$450,000.00	Invalid		Land and Improvements		
8/20/2004		\$104,000.00	Valid		Land		
7/24/2002		\$64,000.00	Valid		Land		
11/30/2001		\$60,000.00	Valid		Land		
6/1/1999		\$40,000.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	1.040	Gross				\$92,900	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
45,302	1.040			\$92,900			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Rolling	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	790 9994 001- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	2,612	\$271,909.20
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$271,909.20
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	2,612	\$52,527.32
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$6,425.52
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$2,900.00
Attachments:	1,152	\$34,200.00
<b>Adjusted Base Price</b>		\$380,165.04
<b>Changes/Adjustments</b>		
Grade Adjustment:	A- 145%	\$497,444.31
Market Adjustment:	17%	\$582,009.84
CDU Adjustment:	80	\$465,600.00
Complete:	100	\$465,600.00
Dollar Adjustments		(\$300.00)
<b>Dwelling Value</b>		\$465,300.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$465,300.00
<b>Total Land Value</b>		\$92,900.00
<b>Total Assessed Value</b>		\$558,200.00

Parcel Numbers: 790-9994-002      Property Address: 7520 68TH ST S      Municipality: Franklin, City of

Owner Name: LINDNER, RONALD E      Mailing Address: 7520 S 68TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	CERTIFIED SURVEY MAP NO 2891 SE 10 5 21 PARCEL 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1001-Franklin	

### Building Description

<b>Dwelling #</b>	<b>790 9994 002- 1</b>		
Year Built:	1/1/1976	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1976	Bedrooms:	3
Remodeled/Effective Age:	-46	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:
790 9994 002- 1	1,784	0	0	0	0	0	1,784

Attachment Description(s):	Area:	Attachment Value:
13-AFG	462	\$13,900
33-Concrete Patio	388	\$1,900
11-OFP	40	\$800


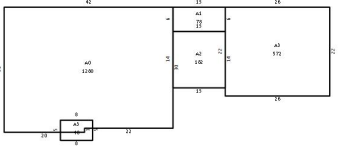
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	628	\$3,140
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	628	\$3,140

Other Building Improvements								
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:			
RG1-Detached Frame Garage	1/1/1975	308		Fair	\$2,000.00			
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:		
Land Breakdown								
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:		
A-Residential Primary Site	1.030	Gross				\$92,900		
Acreage/Squarefoot Variables								
Land Data & Computations								
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:				
44,867	1.030			\$92,900				
General Information								
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:			
Above Street	Paved	Light			All Public			
Valuation/Explanation								
<b>Dwelling #</b>				<b>790 9994 002- 1</b>				
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>		
<b>Living Area:</b>								
First Story:				1,784	\$198,273.76			
Second Story:				0	\$0.00			
Additional Story:				0	\$0.00			
Attic/Finished Net:				0	\$0.00			
Half Story/Finished Net:				0	\$0.00			
<b>Base Price</b>						\$198,273.76		
<b>Unfinished Living Area:</b>								
Room/Unfinished:				0	\$0.00			
Unfinished Basement:				1,784	\$39,069.60			
Half Story/Unfinished:					\$0.00			
<b>Structure Info, Features and Attachments:</b>								
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:				890	\$16,600.00			
<b>Adjusted Base Price</b>						\$267,065.36		
<b>Changes/Adjustments</b>								
Grade Adjustment:				C+ 110%	\$269,131.90			
Market Adjustment:				65%	\$444,067.63			
CDU Adjustment:				60	\$266,400.00			
Complete:				100	\$266,400.00			
Dollar Adjustments					\$500.00			
<b>Dwelling Value</b>						\$266,900.00		

Other Building Improvements	0	\$2,000.00
<b>Total Improvement Value</b>		\$268,900.00
<b>Total Land Value</b>		\$92,900.00
<b>Total Assessed Value</b>		\$361,800.00

Parcel Numbers: 790-9995-001      Property Address: 7540 68TH ST S      Municipality: Franklin, City of

Owner Name: LINDNER, DOLORES E - REV TRUST      Mailing Address: 7540 S 68TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	CERTIFIED SURVEY MAP NO 4841 SE 10 5 21 PARCEL 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1001-Franklin	

### Building Description

<b>Dwelling #</b>	<b>790 9995 001- 1</b>		
Year Built:	1/1/1958	Exterior Wall:	08-Stone
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:
790 9995 001- 1	1,462	0	0	0	0	0	1,462

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	78	\$400
23-AMG	572	\$20,000

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:
RS1-Frame Utility Shed	1/1/1982	144		Average	\$300.00
RG1-Detached Frame Garage	1/1/1982	252		Fair	\$2,700.00

### Permit / Construction History


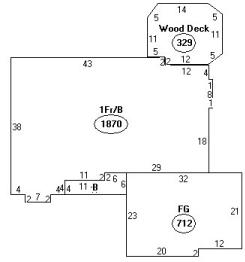
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:



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	1.220	Gross				\$94,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
53,143	1.220				\$94,500		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>790 9995 001- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,462		\$185,747.10	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$185,747.10	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,280		\$30,310.40	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$3,596.52	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				650		\$20,400.00	
<b>Adjusted Base Price</b>						\$245,235.02	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$246,988.52	
Market Adjustment:				64%		\$405,061.18	
CDU Adjustment:				55		\$222,800.00	
Complete:				100		\$222,800.00	
Dollar Adjustments						(\$300.00)	
<b>Dwelling Value</b>						\$222,500.00	
Other Building Improvements				0		\$3,000.00	
<b>Total Improvement Value</b>						\$225,500.00	
<b>Total Land Value</b>						\$94,500.00	
<b>Total Assessed Value</b>						\$320,000.00	

Parcel Numbers: 790-9995-002      Property Address: 7552 68TH ST S      Municipality: Franklin, City of

Owner Name: LINDNER, DONALD & DIANE      Mailing Address: 7552 S 68TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	CERTIFIED SURVEY MAP NO 4841 SE 10 5 21 PARCEL 2	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Descriptor/Size</small></p> <p>A: 1F/B 1870 sqft</p> <p>B: OFF 80 sqft</p> <p>C: FG 712 sqft</p> <p>D: Wood Deck 329 sqft</p>
	Neighborhood:	

1001-Franklin

### Building Description

<b>Dwelling #</b>	<b>790 9995 002- 1</b>		
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:	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:
790 9995 002- 1	1,870	0	0	0	0	0	1,870

Attachment Description(s):	Area:	Attachment Value:
11-OFP	80	\$1,600
13-AFG	712	\$21,400
31-WD	329	\$3,300

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	5	\$1,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Good	925	\$5,550
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Good	925	\$5,550

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed	1/1/1980	180		Average	\$400.00	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
6/1/1999	99-0702	\$161,000.00	NEW CONST			
8/1/1999	99-0959	\$5,582.00	HTG & A/C			
7/1/2000	00-0841	\$5,000.00	DECK 16X20			
5/24/2014	14-1111	\$22,000.00	BSMT FINISH			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
3/1/1982		\$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	1.180	Gross				\$94,100
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
51,401	1.180			\$94,100		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Above Street	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	790 9995 002- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,870	\$205,756.10
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$205,756.10
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,870	\$40,653.80
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,600.20
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	6	\$3,500.00
Attachments:	1,121	\$26,300.00
<b>Adjusted Base Price</b>		\$288,132.10
<b>Changes/Adjustments</b>		
Grade Adjustment:	B- 120%	\$309,998.52
Market Adjustment:	53%	\$474,297.74
CDU Adjustment:	74	\$351,000.00
Complete:	100	\$351,000.00
Dollar Adjustments		(\$1,000.00)
<b>Dwelling Value</b>		\$350,000.00
Other Building Improvements	0	\$400.00
<b>Total Improvement Value</b>		\$350,400.00
<b>Total Land Value</b>		\$94,100.00
<b>Total Assessed Value</b>		\$444,500.00

Parcel Numbers: 790-9995-003	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: CERTIFIED SURVEY MAP NO 4841 SE 10 5 21 PARCEL 3	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**

<b>Dwelling #</b>	
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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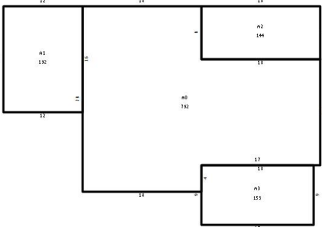
**Permit / Construction History**

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:
3/1/1988		\$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	17.220	Gross				\$179,500
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
750,103	17.220			\$179,500		
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					\$179,500.00	
Total Assessed Value					\$179,500.00	

Parcel Numbers: 790-9996-000	Property Address: 7660 68TH ST S	Municipality: Franklin, City of
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Owner Name: PETRIE, RICHARD & JOAN	Mailing Address: 7660 S 68TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: COM IN W LI 1011.66 FT S OF NW COR OF SE 10 5 21 TH S	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1001-Franklin		

### Building Description

<b>Dwelling #</b>	<b>790 9996 000- 1</b>		
Year Built:	1/1/1860	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1860	Bedrooms:	4
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:	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:
790 9996 000- 1	1,128	0	0	0	446	0	1,574

Attachment Description(s): 12-EFP	Area: 153	Attachment Value: \$4,600
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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


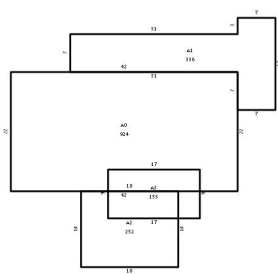
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
AP2-Pole 4 Sides Closed Wood	1/1/1901	240		Average	\$600.00
AP2-Pole 4 Sides Closed Wood	1/1/1901	440		Average	\$1,100.00
RG1-Detached Frame Garage	1/1/1920	840		Average	\$7,100.00
AL1-Lean-To Wood	1/1/1920	252		Average	\$200.00

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:	
2/1/1983		\$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	1.950	Gross				\$100,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
84,942	1.950			\$100,800			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Below Street	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>790 9996 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
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:				446		\$28,387.26	
<b>Base Price</b>						\$165,698.70	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,128		\$27,782.64	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
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:				153		\$4,600.00	
<b>Adjusted Base Price</b>						\$198,381.34	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C 100%		\$193,481.34	
Market Adjustment:				83%		\$354,070.85	
CDU Adjustment:				45		\$159,300.00	
Complete:				100		\$159,300.00	
Dollar Adjustments						(\$300.00)	
<b>Dwelling Value</b>						\$159,000.00	
Other Building Improvements				0		\$9,000.00	
<b>Total Improvement Value</b>						\$168,000.00	
<b>Total Land Value</b>						\$100,800.00	
<b>Total Assessed Value</b>						\$268,800.00	



Parcel Numbers: 790-9997-000      Property Address: 7668 68TH ST S      Municipality: Franklin, City of

Owner Name: SALAPAT, JOSHUA B      Mailing Address: 7668 S 68TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	
	COM IN W LI 1344.66 FT S OF NW COR OF SE 10 5 21 TH S	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1001-Franklin	

### Building Description

<b>Dwelling #</b>	<b>790 9997 000- 1</b>		
Year Built:	12/31/1899	Exterior Wall:	04-Alum/Vinyl
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:	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:	Hot Water

### Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
790 9997 000- 1	1,176	924	0	0	0	0	2,100

Attachment Description(s): 33-Concrete Patio      Area: 336      Attachment Value: \$1,700

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	1/1/1950	576		Average	\$5,800.00


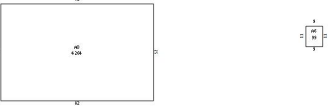
### Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
7/22/2016	16-1747	\$16,000.00	ADDTN

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/1/1984		\$42,100.00	Invalid		Land and Improvements		
3/22/2012		\$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	0.700	Gross				\$85,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
30,492	0.700				\$85,600		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>790 9997 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,176		\$141,966.72	
Second Story:				924		\$60,789.96	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$202,756.68	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,176		\$28,541.52	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$5,166.00	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				336		\$1,700.00	
<b>Adjusted Base Price</b>						\$238,464.20	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C 100%		\$236,464.20	
Market Adjustment:				36%		\$321,591.31	
CDU Adjustment:				45		\$144,700.00	
Complete:				100		\$144,700.00	
Dollar Adjustments						(\$100.00)	
<b>Dwelling Value</b>						\$144,600.00	
Other Building Improvements				0		\$5,800.00	
<b>Total Improvement Value</b>						\$150,400.00	
<b>Total Land Value</b>						\$85,600.00	
<b>Total Assessed Value</b>						\$236,000.00	

Parcel Numbers: 791-0001-001	Property Address: 6810 KATHLEEN CT W	Municipality: Franklin, City of
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Owner Name: W. Franklin, LLC	Mailing Address: 12253 W Sunset Ln Greenfield, WI 53228	Land Use: Commercial
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Property Photograph: 	Legal Description: RIVERVIEW WEST LOT 1 & E 2 FT LOT 2	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 999-Franklin	
	Zoning: R8	

**Building Description**

Building #	1	
Building Type/Style:	999-Single Family Residence	One Bedroom:
Stories:		Two Bedroom:
Year Built:	1979	Three Bedroom:
Remodeled/Effective Age:		Total Unit Count:
Grade Factor:	C	Business Name:
Market Adjustment:	29	CDU/Overall Condition Average
Building #	2	
Building Type/Style:	999-Single Family Residence	One Bedroom:
Stories:		Two Bedroom:
Year Built:	1979	Three Bedroom:
Remodeled/Effective Age:		Total Unit Count:
Grade Factor:	C	Business Name:
Market Adjustment:	110	CDU/Overall Condition Average

**Structure / Basement Data**

Building #	Section #	Occupancy:	Year:	Area:	Framing:	Wall Hgt:	Rental:
1	1	999-Single Family Residence	1979	4,264	D4-Wood Average	8	
2	2	999-Single Family Residence	1979	4,264	D4-Wood Average	8	
Building #	Section #	Description:	Basement Area:	Total Area:			
1			4,264	8,528			
2				4,264			

**Components**      **Site Improvements**

Bldg #	Sec. #	Description:	Area:	Value:	Bldg #	Sec. #	Description:	Area:	Value:
1	1	HVAC-Warmed and Cooled Air	4,264	\$6,400	1				
1	1	HVAC-Warmed and Cooled Air	4,264	\$6,400	2				
2									

**Detached Improvements**


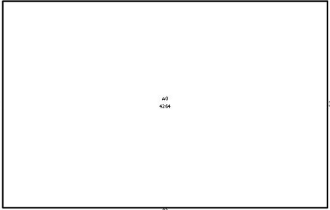
Structure: PA-Paving	Year: 1/1/1979	Sq Ft: 5,000	Grade: C	Construction:	Condition: Average
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Permit / Construction History							
Date of Permit:		Permit Number:		Permit Amount:		Details of Permit:	
12/8/2011		2590		\$6,500.00		REPL FURN	
11/14/2018		18-2851		\$17,395.00		EXTREMOD	
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/1/1994	11267101	\$350,000.00	Valid		Land and Improvements		
	11267100						
7/7/2022	11267101	\$1,764,000.00	Valid	W/C D - Warrant/Condo Deed	Land and Improvements	Other	
7/7/2022	11267100	\$36,000.00	Invalid	O - Other	Land and Improvements	Other	
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
B-Commercial Primary Site		0.022	Gross				\$92,000.00
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Total Land Value:	
958		0.022				\$92,000.00	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Rolling	Paved	Medium			All Public		
Assessment History							
Parcel Year:		Acres Total:		Land Total:		Improvement Total:	

Valuation/Explanation		
<b>Building #</b>	<b>1</b>	
<b>Description</b>	<b>Area</b>	<b>Value Amount</b>
Structure:	4,264	\$228,806.00
<b>Commercial Building Base Price</b>		\$228,806.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
<b>Adjusted Base Price</b>		\$228,806.00
Depreciation Adjustment:	0	\$0.00
<b>Adjusted Base Price with Depreciation</b>		\$228,806.00
Grade Adjustment:	C	0.00
Market Adjustment:	29	\$66,353.74
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$1,900.00
<b>Commercial Building Value</b>		\$297,100.00
<b>Building #</b>	<b>2</b>	
<b>Description</b>	<b>Area</b>	<b>Value Amount</b>
Structure:	4,264	\$228,806.00
<b>Commercial Building Base Price</b>		\$228,806.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
<b>Adjusted Base Price</b>		\$228,806.00
Depreciation Adjustment:	0	\$0.00
<b>Adjusted Base Price with Depreciation</b>		\$228,806.00
Grade Adjustment:	C	0.00
Market Adjustment:	110	\$251,686.60
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$1,600.00
<b>Commercial Building Value</b>		\$482,100.00
<b>Total Dwelling Value</b>		\$0
Detached Improvements	0	\$1,000.00
<b>Total Improvement Value</b>		\$781,700.00
<b>Total Land Value</b>		\$92,000.00
<b>Total Assessed Value</b>		\$873,700.00

Parcel Numbers: 791-0002-001	Property Address: 6830 KATHLEEN CT W	Municipality: Franklin, City of
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Owner Name: HEFFERNAN, ANITA E - REV LIV TRUST	Mailing Address: 6510 W FOREST HOME AVE MILWAUKEE, WI 53220	Land Use: Commercial
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Property Photograph: 	Legal Description: RIVERVIEW WEST LOT 2 LOT 2 EXC E 2 FT	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 999-Franklin	
	Zoning: R8	

**Building Description**

Building #	1	
Building Type/Style:	999-Single Family Residence	One Bedroom:
Stories:		Two Bedroom:
Year Built:	1979	Three Bedroom:
Remodeled/Effective Age:		Total Unit Count:
Grade Factor:	C	Business Name:
Market Adjustment:	-17	CDU/Overall Condition      Average
Building #	2	
Building Type/Style:	999-Single Family Residence	One Bedroom:
Stories:		Two Bedroom:
Year Built:	1979	Three Bedroom:
Remodeled/Effective Age:		Total Unit Count:
Grade Factor:	C	Business Name:
Market Adjustment:	87	CDU/Overall Condition      Average

**Structure / Basement Data**

Building #	Section #	Occupancy:	Year:	Area:	Framing:	Wall Hgt:	Rental:
1	1	999-Single Family Residence	1979	4,264	D4-Wood Average	8	
2	2	999-Single Family Residence	1979	4,264	D4-Wood Average	8	
Building #	Section #	Description:	Basement Area:	Total Area:			
1			4,264	8,528			
2				4,264			

**Components      Site Improvements**

Bldg #	Sec. #	Description:	Area:	Value:	Bldg #	Sec. #	Description:	Area:	Value:
1	1	HVAC-Warmed and Cooled Air	4,264	\$6,400	1				
1	1	HVAC-Warmed and Cooled Air	4,264	\$6,400	2				
2									

**Detached Improvements**

Structure: PA-Paving	Year: 1/1/1979	Sq Ft: 5,000	Grade: C	Construction:	Condition: Average
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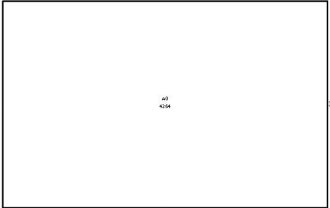
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
1/9/2015	150040	\$4,494.00	REPL 2 FURNACE				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
3/23/2005		\$479,600.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
B-Commercial Primary Site	0.602	Gross				\$92,000.00	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Total Land Value:			
26,223	0.602			\$92,000.00			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Rolling	Paved	Medium			All Public		
Assessment History							
Parcel Year:	Acres Total:	Land Total:	Improvement Total:				

Valuation/Explanation		
<b>Building #</b>	<b>1</b>	
<b>Description</b>	<b>Area</b>	<b>Value Amount</b>
Structure:	4,264	\$228,806.00
<b>Commercial Building Base Price</b>		\$228,806.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
<b>Adjusted Base Price</b>		\$228,806.00
Depreciation Adjustment:	0	\$0.00
<b>Adjusted Base Price with Depreciation</b>		\$228,806.00
Grade Adjustment:	C	0.00
Market Adjustment:	-17	(\$38,897.02)
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$1,900.00
<b>Commercial Building Value</b>		\$191,800.00
<b>Building #</b>	<b>2</b>	
<b>Description</b>	<b>Area</b>	<b>Value Amount</b>
Structure:	4,264	\$228,806.00
<b>Commercial Building Base Price</b>		\$228,806.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
<b>Adjusted Base Price</b>		\$228,806.00
Depreciation Adjustment:	0	\$0.00
<b>Adjusted Base Price with Depreciation</b>		\$228,806.00
Grade Adjustment:	C	0.00
Market Adjustment:	87	\$199,061.22
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$600.00
<b>Commercial Building Value</b>		\$428,500.00
<b>Total Dwelling Value</b>		\$0
Detached Improvements	0	\$1,000.00
<b>Total Improvement Value</b>		\$620,000.00
<b>Total Land Value</b>		\$92,000.00
<b>Total Assessed Value</b>		\$712,000.00



Parcel Numbers: 791-0003-000	Property Address: 6850 KATHLEEN CT W	Municipality: Franklin, City of
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Owner Name: HEFFERNAN ANITA E REV LIVING TRUST	Mailing Address: 6510 W FOREST HOME AVE MILWAUKEE, WI 53220	Land Use: Commercial
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Property Photograph: 	Legal Description: RIVERVIEW WEST LOT 3	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 999-Franklin	
	Zoning: R8	

**Building Description**

Building #	1	
Building Type/Style:	999-Single Family Residence	One Bedroom:
Stories:		Two Bedroom:
Year Built:	1978	Three Bedroom:
Remodeled/Effective Age:		Total Unit Count:
Grade Factor:	C	Business Name:
Market Adjustment:	-19	CDU/Overall Condition Average
Building #	2	
Building Type/Style:	999-Single Family Residence	One Bedroom:
Stories:		Two Bedroom:
Year Built:	1978	Three Bedroom:
Remodeled/Effective Age:		Total Unit Count:
Grade Factor:	C	Business Name:
Market Adjustment:	90	CDU/Overall Condition Average

**Structure / Basement Data**

Building #	Section #	Occupancy:	Year:	Area:	Framing:	Wall Hgt:	Rental:
1	1	999-Single Family Residence	1978	4,264	D4-Wood Average	8	
2	2	999-Single Family Residence	1978	4,264	D4-Wood Average	8	
Building #	Section #	Description:	Basement Area:		Total Area:		
1			4,264		8,528		
2					4,264		

Components					Site Improvements				
Bldg #	Sec. #	Description:	Area:	Value:	Bldg #	Sec. #	Description:	Area:	Value:
1	1	HVAC-Warmed and Cooled Air	4,264	\$6,400	1				
1	1	HVAC-Warmed and Cooled Air	4,264	\$6,400	2				
2									

**Detached Improvements**

Structure:	Year:	Sq Ft:	Grade:	Construction:	Condition:
RG1-Detached Frame Garage	1/1/1979	1,920	C		Average
PA-Paving	1/1/1979	5,000	C		Average

Permit / Construction History			
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
6/1/2000	00-0687	\$2,000.00	REPL FURNACE
8/7/2008	1806	\$2,600.00	AC-UNIT 3
12/4/2008	2761	\$2,200.00	FURNACE-UNIT 3
1/23/2015	150137	\$2,247.00	FURNACE-UNIT 2
7/27/2004	2491	\$1,300.00	AC

Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
3/23/2005		\$512,600.00	Invalid		Land and Improvements	

Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
B-Commercial Primary Site	0.782	Gross				\$92,000.00	

Acreage/Squarefoot Variables							

Land Data & Computations					
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Total Land Value:	
34,064	0.782			\$92,000.00	


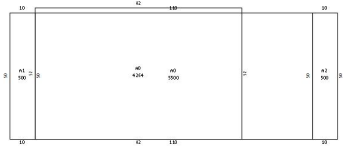
General Information					
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Rolling	Paved	Medium			All Public

Assessment History			
Parcel Year:	Acres Total:	Land Total:	Improvement Total:

Valuation/Explanation		
<b>Building #</b>	<b>1</b>	
<b>Description</b>	<b>Area</b>	<b>Value Amount</b>
Structure:	4,264	\$228,806.00
<b>Commercial Building Base Price</b>		\$228,806.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
<b>Adjusted Base Price</b>		\$228,806.00
Depreciation Adjustment:	0	\$0.00
<b>Adjusted Base Price with Depreciation</b>		\$228,806.00
Grade Adjustment:	C	0.00
Market Adjustment:	-19	(\$43,473.14)
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$900.00
<b>Commercial Building Value</b>		\$186,200.00
<b>Building #</b>	<b>2</b>	
<b>Description</b>	<b>Area</b>	<b>Value Amount</b>
Structure:	4,264	\$228,806.00
<b>Commercial Building Base Price</b>		\$228,806.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
<b>Adjusted Base Price</b>		\$228,806.00
Depreciation Adjustment:	0	\$0.00
<b>Adjusted Base Price with Depreciation</b>		\$228,806.00
Grade Adjustment:	C	0.00
Market Adjustment:	90	\$205,925.40
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$500.00
<b>Commercial Building Value</b>		\$435,200.00
<b>Total Dwelling Value</b>		\$0
Detached Improvements	0	\$20,200.00
<b>Total Improvement Value</b>		\$640,000.00
<b>Total Land Value</b>		\$92,000.00
<b>Total Assessed Value</b>		\$732,000.00

Parcel Numbers: 791-0004-000	Property Address: 6868 KATHLEEN CT W	Municipality: Franklin, City of
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Owner Name: COUNTRY PINES PLACE LLC (L/C)	Mailing Address: N33 W29625 MILLRIDGE RD PEWAUKEE, WI 53072	Land Use: Commercial
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Property Photograph: 	Legal Description: RIVERVIEW WEST LOT 4	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 999-Franklin	
	Zoning: R8	

**Building Description**

Building #	1	
Building Type/Style:	300-Apts over 2 Story	One Bedroom:
Stories:		Two Bedroom:
Year Built:	1979	Three Bedroom:
Remodeled/Effective Age:		Total Unit Count:
Grade Factor:	C	Business Name:
Market Adjustment:	-27	CDU/Overall Condition Average
Building #	2	
Building Type/Style:	300-Apts over 2 Story	One Bedroom:
Stories:		Two Bedroom:
Year Built:	1979	Three Bedroom:
Remodeled/Effective Age:		Total Unit Count:
Grade Factor:	C	Business Name:
Market Adjustment:	127	CDU/Overall Condition Average

**Structure / Basement Data**

Building #	Section #	Occupancy:	Year:	Area:	Framing:	Wall Hgt:	Rental:
1	1	300-Apts over 2 Story	1979	6,500	D4-Wood Average	8	
2	2	300-Apts over 2 Story	1979	5,500	D4-Wood Average	8	
Building #	Section #	Description:	Basement Area:		Total Area:		
1					6,500		
2					5,500		

Components					Site Improvements				
Bldg #	Sec. #	Description:	Area:	Value:	Bldg #	Sec. #	Description:	Area:	Value:
1	1	HVAC-Warmed and Cooled Air	6,500	\$9,800	1				
1	1	HVAC-Warmed and Cooled Air	6,500	\$9,800	2				
2									

**Detached Improvements**

Structure:	Year:	Sq Ft:	Grade:	Construction:	Condition:
PA-Paving	1/1/1979	5,000	C		Average
RG1-Detached Frame Garage	1/1/1979	3,024	C		Average

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
12/13/2005	4850	\$0.00	AC/FURREPLAC#2				
7/26/2006	2475	\$3,850.00	ACREPLACE #1				
8/18/2006	2806	\$3,800.00	FURREPLAC #1				
12/14/2005	4872	\$0.00	AC/FURREPLAC#8				
12/14/2005	4873	\$0.00	AC/FURREPLAC#9				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
3/1/1985		\$360,000.00	Valid		Land and Improvements		
12/24/2012		\$674,600.00	Invalid		Land and Improvements		
1/5/2021		\$1,175,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
B-Commercial Primary Site	0.033	Gross				\$138,000.00	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Total Land Value:			
1,437	0.033			\$138,000.00			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Rolling	Paved	Medium			All Public		
Assessment History							
Parcel Year:	Acres Total:	Land Total:	Improvement Total:				

Valuation/Explanation		
<b>Building #</b>	<b>1</b>	
<b>Description</b>	<b>Area</b>	<b>Value Amount</b>
Structure:	6,500	\$408,850.00
<b>Commercial Building Base Price</b>		\$408,850.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
<b>Adjusted Base Price</b>		\$408,850.00
Depreciation Adjustment:	0	\$0.00
<b>Adjusted Base Price with Depreciation</b>		\$408,850.00
Grade Adjustment:	C	0.00
Market Adjustment:	-27	(\$110,389.50)
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$200.00
<b>Commercial Building Value</b>		\$298,700.00
<b>Building #</b>	<b>2</b>	
<b>Description</b>	<b>Area</b>	<b>Value Amount</b>
Structure:	5,500	\$345,950.00
<b>Commercial Building Base Price</b>		\$345,950.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
<b>Adjusted Base Price</b>		\$345,950.00
Depreciation Adjustment:	0	\$0.00
<b>Adjusted Base Price with Depreciation</b>		\$345,950.00
Grade Adjustment:	C	0.00
Market Adjustment:	127	\$439,356.50
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$1,700.00
<b>Commercial Building Value</b>		\$787,000.00
<b>Total Dwelling Value</b>		\$0
Detached Improvements	0	\$31,200.00
<b>Total Improvement Value</b>		\$954,100.00
<b>Total Land Value</b>		\$138,000.00
<b>Total Assessed Value</b>		\$1,092,100.00




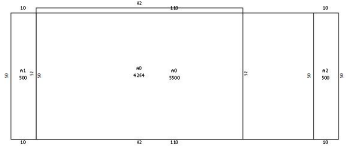
Detached Improvements						
Structure:	Year:	Sq Ft:	Grade:	Construction:	Condition:	
RG1-Detached Frame Garage	1/1/1979	1,920	C		Average	
PAV-Paving-Concrete	1/1/1979	5,000	C		Average	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:		Details of Permit:		
1/24/2004	184	\$9,199.00		FURREPLAC		
9/1/1999	99-1083	\$1,400.00		A/C UNIT		
1/7/2020	20-0062	\$17,000.00		ALTER		
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
12/29/2020		\$711,300.00	Invalid		Land and Improvements	
9/14/2015		\$365,000.00	Invalid		Land and Improvements	
12/1/1995		\$230,680.00	Invalid		Land and Improvements	
7/27/2015		\$14,551.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreeage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
B-Commercial Primary Site	0.635	Gross				\$103,500.00
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Total Land Value:	
27,661	0.635				\$103,500.00	
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Rolling	Paved	Medium			All Public	
Assessment History						
Parcel Year:	Acres Total:		Land Total:		Improvement Total:	



Valuation/Explanation		
<b>Building #</b>	<b>1</b>	
<b>Description</b>	<b>Area</b>	<b>Value Amount</b>
Structure:	4,264	\$268,206.00
<b>Commercial Building Base Price</b>		\$268,206.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
<b>Adjusted Base Price</b>		\$268,206.00
Depreciation Adjustment:	0	\$0.00
<b>Adjusted Base Price with Depreciation</b>		\$268,206.00
Grade Adjustment:	C	0.00
Market Adjustment:	-24	(\$64,369.44)
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$100.00
<b>Commercial Building Value</b>		\$203,900.00
<b>Building #</b>	<b>2</b>	
<b>Description</b>	<b>Area</b>	<b>Value Amount</b>
Structure:	4,264	\$268,206.00
<b>Commercial Building Base Price</b>		\$268,206.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
<b>Adjusted Base Price</b>		\$268,206.00
Depreciation Adjustment:	0	\$0.00
<b>Adjusted Base Price with Depreciation</b>		\$268,206.00
Grade Adjustment:	C	0.00
Market Adjustment:	143	\$383,534.58
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$600.00
<b>Commercial Building Value</b>		\$652,300.00
<b>Total Dwelling Value</b>		\$0
Detached Improvements	0	\$20,700.00
<b>Total Improvement Value</b>		\$740,300.00
<b>Total Land Value</b>		\$103,500.00
<b>Total Assessed Value</b>		\$843,800.00

Parcel Numbers: 791-0006-000	Property Address: 6853 KATHLEEN CT W	Municipality: Franklin, City of
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Owner Name: RIVERBOAT ROAD LLC	Mailing Address: 5121 S 84TH ST GREENDALE, WI 53129	Land Use: Commercial
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Property Photograph: 	Legal Description: RIVERVIEW WEST LOT 6 SUBJECT TO & INCL EASMENT	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 999-Franklin	
	Zoning: R8	

**Building Description**

Building #	1	
Building Type/Style:	300-Apts over 2 Story	One Bedroom:
Stories:		Two Bedroom:
Year Built:	1979	Three Bedroom:
Remodeled/Effective Age:		Total Unit Count:
Grade Factor:	C	Business Name:
Market Adjustment:	-21	CDU/Overall Condition Average
Building #	2	
Building Type/Style:	300-Apts over 2 Story	One Bedroom:
Stories:		Two Bedroom:
Year Built:	1979	Three Bedroom:
Remodeled/Effective Age:		Total Unit Count:
Grade Factor:	C	Business Name:
Market Adjustment:	127	CDU/Overall Condition Average

**Structure / Basement Data**

Building #	Section #	Occupancy:	Year:	Area:	Framing:	Wall Hgt:	Rental:
1	1	300-Apts over 2 Story	1979	6,500	D4-Wood Average	8	
2	2	300-Apts over 2 Story	1979	5,500	D4-Wood Average	8	
Building #	Section #	Description:	Basement Area:		Total Area:		
1					6,500		
2					5,500		

**Components**

Components					Site Improvements				
Bldg #	Sec. #	Description:	Area:	Value:	Bldg #	Sec. #	Description:	Area:	Value:
1	1	HVAC-Warmed and Cooled Air	6,500	\$9,800	1				
1	1	HVAC-Warmed and Cooled Air	6,500	\$9,800	2				
2									

**Detached Improvements**


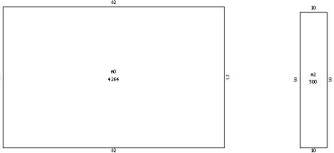
Structure:	Year:	Sq Ft:	Grade:	Construction:	Condition:
PA-Paving	1/1/1979	5,000	C		Average
RG1-Detached Frame Garage	1/1/1979	3,080	C		Average

Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
7/29/2002	02-0842	\$2,800.00	REPL A/C & FURN			
11/16/2007	2882	\$1,188.00	FURREPLAC			
11/2/2005	4290	\$1,500.00	EXTREMOD			
11/4/2011	2380	\$0.00	REPL HVAC			
2/16/2004	400	\$3,000.00	AC			
10/15/2003	407672	\$3,200.00	AC			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
12/23/2005		\$675,000.00	Invalid		Land and Improvements	
2/28/2006		\$675,000.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
B-Commercial Primary Site	0.033	Gross				\$138,000.00
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Total Land Value:		
1,437	0.033			\$138,000.00		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Rolling	Paved	Medium			All Public	
Assessment History						
Parcel Year:	Acres Total:	Land Total:	Improvement Total:			

Valuation/Explanation		
<b>Building #</b>	<b>1</b>	
<b>Description</b>	<b>Area</b>	<b>Value Amount</b>
Structure:	6,500	\$408,850.00
<b>Commercial Building Base Price</b>		\$408,850.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
<b>Adjusted Base Price</b>		\$408,850.00
Depreciation Adjustment:	0	\$0.00
<b>Adjusted Base Price with Depreciation</b>		\$408,850.00
Grade Adjustment:	C	0.00
Market Adjustment:	-21	(\$85,858.50)
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$200.00
<b>Commercial Building Value</b>		\$323,200.00
<b>Building #</b>	<b>2</b>	
<b>Description</b>	<b>Area</b>	<b>Value Amount</b>
Structure:	5,500	\$345,950.00
<b>Commercial Building Base Price</b>		\$345,950.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
<b>Adjusted Base Price</b>		\$345,950.00
Depreciation Adjustment:	0	\$0.00
<b>Adjusted Base Price with Depreciation</b>		\$345,950.00
Grade Adjustment:	C	0.00
Market Adjustment:	127	\$439,356.50
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$1,300.00
<b>Commercial Building Value</b>		\$786,600.00
<b>Total Dwelling Value</b>		\$0
Detached Improvements	0	\$31,800.00
<b>Total Improvement Value</b>		\$976,000.00
<b>Total Land Value</b>		\$138,000.00
<b>Total Assessed Value</b>		\$1,114,000.00

Parcel Numbers: 791-0007-001	Property Address: 6835 KATHLEEN CT W	Municipality: Franklin, City of
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Owner Name: MGRE 24, LLC	Mailing Address: 15925 W LIBRARY LN #312 NEW BERLIN, WI 53151	Land Use: Commercial
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Property Photograph: 	Legal Description: RIVERVIEW WEST LOT 7 EXC NELY 6 FT THEREOF	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 999-Franklin	
	Zoning: R8	

**Building Description**

Building #	1	
Building Type/Style:	999-Single Family Residence	One Bedroom:
Stories:		Two Bedroom:
Year Built:	1978	Three Bedroom:
Remodeled/Effective Age:		Total Unit Count:
Grade Factor:	C	Business Name:
Market Adjustment:	-45	CDU/Overall Condition
		Average
Building #	2	
Building Type/Style:	999-Single Family Residence	One Bedroom:
Stories:		Two Bedroom:
Year Built:	1978	Three Bedroom:
Remodeled/Effective Age:		Total Unit Count:
Grade Factor:	C	Business Name:
Market Adjustment:	15	CDU/Overall Condition
		Average

**Structure / Basement Data**

Building #	Section #	Occupancy:	Year:	Area:	Framing:	Wall Hgt:	Rental:
1	1	999-Single Family Residence	1978	4,264	D4-Wood Average	8	
2	2	999-Single Family Residence	1978	4,264	D4-Wood Average	8	
Building #	Section #	Description:	Basement Area:	Total Area:			
1			4,264	8,528			
2				4,264			

**Components**      **Site Improvements**

Bldg #	Sec. #	Description:	Area:	Value:	Bldg #	Sec. #	Description:	Area:	Value:
1	1	HVAC-Warmed and Cooled Air	4,264	\$6,400	1				
1	1	HVAC-Warmed and Cooled Air	4,264	\$6,400	2				
2									

**Detached Improvements**


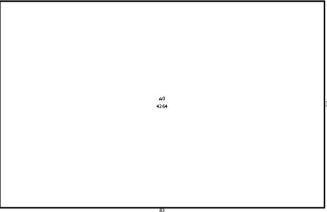
Structure: PA-Paving	Year: 1/1/1978	Sq Ft: 3,000	Grade: C	Construction:	Condition: Average
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/1/1996		\$360,000.00	Valid		Land and Improvements		
4/1/1999		\$440,000.00	Valid		Land and Improvements		
11/10/2015		\$600,000.00	Invalid		Land and Improvements		
6/30/2021		\$743,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
B-Commercial Primary Site	0.552	Gross				\$92,000.00	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Total Land Value:			
24,045	0.552			\$92,000.00			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Rolling	Paved	Medium			All Public		
Assessment History							
Parcel Year:	Acres Total:	Land Total:	Improvement Total:				

Valuation/Explanation		
<b>Building #</b>	<b>1</b>	
<b>Description</b>	<b>Area</b>	<b>Value Amount</b>
Structure:	4,264	\$228,806.00
<b>Commercial Building Base Price</b>		\$228,806.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
<b>Adjusted Base Price</b>		\$228,806.00
Depreciation Adjustment:	0	\$0.00
<b>Adjusted Base Price with Depreciation</b>		\$228,806.00
Grade Adjustment:	C	0.00
Market Adjustment:	-45	(\$102,962.70)
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$1,500.00
<b>Commercial Building Value</b>		\$127,300.00
<b>Building #</b>	<b>2</b>	
<b>Description</b>	<b>Area</b>	<b>Value Amount</b>
Structure:	4,264	\$228,806.00
<b>Commercial Building Base Price</b>		\$228,806.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
<b>Adjusted Base Price</b>		\$228,806.00
Depreciation Adjustment:	0	\$0.00
<b>Adjusted Base Price with Depreciation</b>		\$228,806.00
Grade Adjustment:	C	0.00
Market Adjustment:	15	\$34,320.90
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$600.00
<b>Commercial Building Value</b>		\$263,700.00
<b>Total Dwelling Value</b>		\$0
Detached Improvements	0	\$600.00
<b>Total Improvement Value</b>		\$391,100.00
<b>Total Land Value</b>		\$92,000.00
<b>Total Assessed Value</b>		\$483,100.00

Parcel Numbers: 791-0008-001	Property Address: 6815 KATHLEEN CT W	Municipality: Franklin, City of
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Owner Name: W. Franklin, LLC	Mailing Address: 12253 W Sunset Ln Greenfield, WI 53228	Land Use: Commercial
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Property Photograph: 	Legal Description: RIVERVIEW WEST LOT 8 & NELY 6 FT LOT 7	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 999-Franklin	
	Zoning: R8	

**Building Description**

Building #	1	
Building Type/Style:	999-Single Family Residence	One Bedroom:
Stories:		Two Bedroom:
Year Built:	1978	Three Bedroom:
Remodeled/Effective Age:		Total Unit Count:
Grade Factor:	C	Business Name:
Market Adjustment:	21	CDU/Overall Condition Average
Building #	2	
Building Type/Style:	999-Single Family Residence	One Bedroom:
Stories:		Two Bedroom:
Year Built:	1978	Three Bedroom:
Remodeled/Effective Age:		Total Unit Count:
Grade Factor:	C	Business Name:
Market Adjustment:	119	CDU/Overall Condition Average

**Structure / Basement Data**

Building #	Section #	Occupancy:	Year:	Area:	Framing:	Wall Hgt:	Rental:
1	1	999-Single Family Residence	1978	4,264	D4-Wood Average	8	
2	2	999-Single Family Residence	1978	4,264	D4-Wood Average	8	
Building #	Section #	Description:	Basement Area:	Total Area:			
1			4,264	8,528			
2				4,264			

**Components**      **Site Improvements**

Bldg #	Sec. #	Description:	Area:	Value:	Bldg #	Sec. #	Description:	Area:	Value:
1	1	HVAC-Warmed and Cooled Air	4,264	\$6,400	1				
1	1	HVAC-Warmed and Cooled Air	4,264	\$6,400	2				
2									

**Detached Improvements**

Structure: PA-Paving	Year: 1/1/1978	Sq Ft: 3,000	Grade: C	Construction:	Condition: Average
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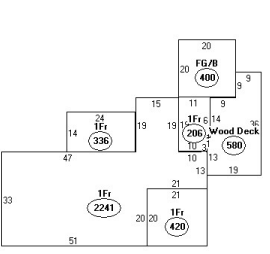


Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
12/8/2011	2591	\$6,500.00	REPL FURN				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/1/1994		\$355,000.00	Valid		Land and Improvements		
7/7/2022	11267099	\$36,000.00	Invalid	O - Other	Land and Improvements	Other	
7/7/2022	11267101	\$1,764,000.00	Valid	W/C D - Warrant/Condo Deed	Land and Improvements	Other	
	11267099						
	11267101						
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
B-Commercial Primary Site	0.562	Gross				\$92,000.00	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Total Land Value:			
24,481	0.562			\$92,000.00			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Rolling	Paved	Medium			All Public		
Assessment History							
Parcel Year:	Acres Total:	Land Total:	Improvement Total:				

Valuation/Explanation		
<b>Building #</b>	<b>1</b>	
<b>Description</b>	<b>Area</b>	<b>Value Amount</b>
Structure:	4,264	\$228,806.00
<b>Commercial Building Base Price</b>		\$228,806.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
<b>Adjusted Base Price</b>		\$228,806.00
Depreciation Adjustment:	0	\$0.00
<b>Adjusted Base Price with Depreciation</b>		\$228,806.00
Grade Adjustment:	C	0.00
Market Adjustment:	21	\$48,049.26
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$2,200.00
<b>Commercial Building Value</b>		\$279,100.00
<b>Building #</b>	<b>2</b>	
<b>Description</b>	<b>Area</b>	<b>Value Amount</b>
Structure:	4,264	\$228,806.00
<b>Commercial Building Base Price</b>		\$228,806.00
Basement:	0	\$0.00
Components:	0	\$0.00
Site Improvements:	0	\$0.00
<b>Adjusted Base Price</b>		\$228,806.00
Depreciation Adjustment:	0	\$0.00
<b>Adjusted Base Price with Depreciation</b>		\$228,806.00
Grade Adjustment:	C	0.00
Market Adjustment:	119	\$272,279.14
Local Modifier:		\$0.00
Percent Complete:		\$0.00
Dollar Adjustment:		\$1,100.00
<b>Commercial Building Value</b>		\$502,200.00
<b>Total Dwelling Value</b>		\$0
Detached Improvements	0	\$600.00
<b>Total Improvement Value</b>		\$782,300.00
<b>Total Land Value</b>		\$92,000.00
<b>Total Assessed Value</b>		\$874,300.00

Parcel Numbers: 791-0009-000      Property Address: 7861 68TH ST S      Municipality: Franklin, City of

Owner Name: 7861 S 68TH ST LLC      Mailing Address: 21 PRAIRIE HILL CT MADISON, WI 53719      Land Use: Residential

	Legal Description:	Building Sketch:
	RIVERVIEW WEST LOT 9	
	Parcel Sketch and Site Map obtained from the County GIS	<p>Neighborhood: 1001-Franklin</p>

**Building Description**

<b>Dwelling #</b>	<b>791 0009 000- 1</b>		
Year Built:	1/1/1952	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1952	Bedrooms:	6
Remodeled/Effective Age:	-70	Full Baths:	2
Building Type/Style:	22-Other	Half Baths:	1
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:	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:
791 0009 000- 1	3,203	0	0	0	0	0	3,203

Attachment Description(s):	Area:	Attachment Value:
13-AFG	400	\$12,000
31-WD	580	\$5,800

Feature Description(s):	Area:	Feature Value:
03-Masonry Fireplace	2	\$11,000
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**


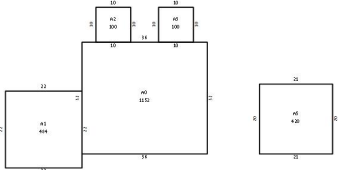
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
10/13/2011	2190	\$12,000.00	INT ALT				
11/28/2011	2535	\$4,500.00	FURNACE & AC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
2/4/2011		\$90,000.00	Invalid		Land and Improvements		
8/15/2012		\$280,000.00	Invalid		Land and Improvements		
2/22/2010		\$189,900.00	Invalid		Land and Improvements		
10/30/2019		\$275,000.00	Valid		Land and Improvements		
11/1/2000		\$186,000.00	Invalid		Land and Improvements		
5/30/2002		\$194,000.00	Invalid		Land and Improvements		
3/1/1999		\$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	0.451	Gross				\$74,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
19,646	0.451				\$74,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	791 0009 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	3,203	\$323,695.18
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$323,695.18
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	400	\$6,604.00
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$7,879.38
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$11,600.00
Attachments:	980	\$17,800.00
<b>Adjusted Base Price</b>		\$379,781.56
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$385,419.72
Market Adjustment:	18%	\$454,795.27
CDU Adjustment:	55	\$250,100.00
Complete:	100	\$250,100.00
Dollar Adjustments		(\$400.00)
<b>Dwelling Value</b>		\$249,700.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$249,700.00
<b>Total Land Value</b>		\$74,200.00
<b>Total Assessed Value</b>		\$323,900.00

Parcel Numbers: 791-0010-000	Property Address: 7451 75TH ST S	Municipality: Franklin, City of
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Owner Name: DRCA, RUZICA	Mailing Address: 7451 S 75TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: SOUTHVIEW ESTATES BLK 1 LOT 1	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>791 0010 000- 1</b>		
Year Built:	1/1/1978	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1978	Bedrooms:	6
Remodeled/Effective Age:	-44	Full Baths:	2
Building Type/Style:	19-Duplex	Half Baths:	2
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	6
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:
791 0010 000- 1	1,152	1,152	0	0	0	0	2,304

Attachment Description(s):	Area:	Attachment Value:
13-AFG	484	\$14,500
33-Concrete Patio	100	\$500
33-Concrete Patio	100	\$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	1/1/1993	144		Average	\$300.00


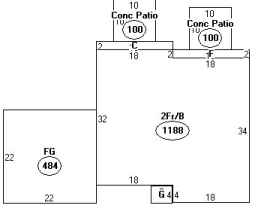
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/1/1994	94-0391	\$100.00	POOL DECK				
11/4/2016	16-2697	\$3,000.00	FURREPLAC X2				
1/8/2016	16-0024	\$16,000.00	EXTREMOD - ROOF				
1/27/2017	17-0196	\$3,500.00	EXTREMOD-WINREP				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/1/1990		\$119,000.00	Valid		Land and Improvements		
5/25/2002		\$185,000.00	Invalid		Land and Improvements		
1/26/2018		\$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	0.333	Gross				\$69,900	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
14,505	0.333				\$69,900		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Cul-de-sac			All Public		

Valuation/Explanation		
Dwelling #	791 0010 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,152	\$139,069.44
Second Story:	1,152	\$73,278.72
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$212,348.16
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,152	\$27,959.04
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Basic Heating	\$0.00
Plumbing	2 - Half Bath 2 - Full Bath	\$17,084.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$900.00
Attachments:	684	\$15,500.00
<b>Adjusted Base Price</b>		\$273,791.20
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$283,130.32
Market Adjustment:	20%	\$339,756.38
CDU Adjustment:	60	\$203,900.00
Complete:	100	\$203,900.00
Dollar Adjustments		\$0.00
<b>Dwelling Value</b>		\$203,900.00
Other Building Improvements	0	\$300.00
<b>Total Improvement Value</b>		\$204,200.00
<b>Total Land Value</b>		\$69,900.00
<b>Total Assessed Value</b>		\$274,100.00



Parcel Numbers: 791-0011-000      Property Address: 7475 75TH ST S      Municipality: Franklin, City of

Owner Name: WOJCIECHOWSKI, JAMES L      Mailing Address: 7475 S 75TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 1 LOT 2	
	Parcel Sketch and Site Map obtained from the County GIS	<p>Neighborhood: 1012-Franklin</p>

### Building Description

<b>Dwelling #</b>	<b>791 0011 000- 1</b>		
Year Built:	1/1/1976	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1976	Bedrooms:	6
Remodeled/Effective Age:	-46	Full Baths:	2
Building Type/Style:	19-Duplex	Half Baths:	2
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:
791 0011 000- 1	1,260	1,188	0	0	0	0	2,448

Attachment Description(s):	Area:	Attachment Value:
13-AFG	484	\$14,500
33-Concrete Patio	100	\$500
33-Concrete Patio	100	\$500
11-OFP	20	\$400

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	4	\$1,200
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0


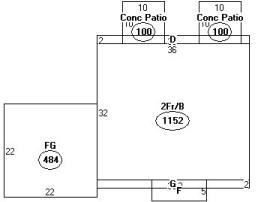
### Other Building Improvements

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

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/1/1987		\$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	0.333	Gross				\$69,900	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
14,505	0.333			\$69,900			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Cul-de-sac			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0011 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,260		\$149,360.40	
Second Story:				1,188		\$75,568.68	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$224,929.08	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,188		\$28,832.76	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$6,022.08	
Plumbing				2 - Half Bath 2 - Full Bath		\$17,084.00	
Finished Basement Living Area				0		\$0.00	
Features:				4		\$1,200.00	
Attachments:				704		\$15,900.00	
<b>Adjusted Base Price</b>						\$293,967.92	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$304,554.71	
Market Adjustment:				12%		\$341,101.28	
CDU Adjustment:				60		\$204,700.00	
Complete:				100		\$204,700.00	
Dollar Adjustments						\$100.00	
<b>Dwelling Value</b>						\$204,800.00	
Other Building Improvements				0		\$0.00	
<b>Total Improvement Value</b>						\$204,800.00	
<b>Total Land Value</b>						\$69,900.00	
<b>Total Assessed Value</b>						\$274,700.00	

Parcel Numbers: 791-0012-000      Property Address: 7501 75TH ST S      Municipality: Franklin, City of

Owner Name: PFAU, PETER A      Mailing Address: 7501 S 75TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 1 LOT 3	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Descriptor/Area</small></p> <ul style="list-style-type: none"> <li>A: 2F2/B 1152 sqft</li> <li>B: Conc. Patio 100 sqft</li> <li>C: Conc. Patio 100 sqft</li> <li>D:FGH 72 sqft</li> <li>E: FG 484 sqft</li> <li>F: OFF 65 sqft</li> <li>G:FGH 72 sqft</li> </ul>
	Neighborhood:	

1012-Franklin

**Building Description**

<b>Dwelling #</b>	<b>791 0012 000- 1</b>		
Year Built:	1/1/1978	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1978	Bedrooms:	6
Remodeled/Effective Age:	-44	Full Baths:	2
Building Type/Style:	19-Duplex	Half Baths:	2
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	6
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:
791 0012 000- 1	1,152	1,296	0	0	0	0	2,448

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	100	\$500
33-Concrete Patio	100	\$500
99-Additional Attachments	72	\$7,200
13-AFG	484	\$14,500
11-OFP	65	\$1,300
99-Additional Attachments	72	\$7,200

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**


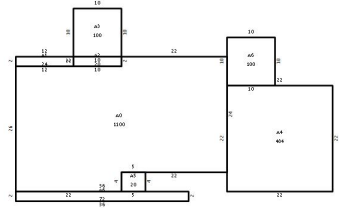
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
2/4/2016	16-0194	\$2,441.00	FURREPLAC				
4/27/2018	18-1044	\$15,000.00	EXTREMOD				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
1/15/2004		\$0.00	Valid		Land		
6/30/2004		\$183,400.00	Invalid		Land and Improvements		
6/1/1989		\$112,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreege:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.333	Gross				\$69,900	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
14,505	0.333				\$69,900		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Cul-de-sac			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0012 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,152		\$139,069.44	
Second Story:				1,296		\$81,466.56	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$220,536.00	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,152		\$27,959.04	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Basic Heating		\$0.00	
Plumbing				2 - Half Bath 2 - Full Bath		\$17,084.00	
Finished Basement Living Area				0		\$0.00	
Features:				3		\$900.00	
Attachments:				893		\$31,200.00	
<b>Adjusted Base Price</b>						\$297,679.04	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$292,136.94	
Market Adjustment:				18%		\$344,721.59	
CDU Adjustment:				60		\$206,800.00	
Complete:				100		\$206,800.00	
Dollar Adjustments						(\$300.00)	
<b>Dwelling Value</b>						\$206,500.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$206,500.00
<b>Total Land Value</b>		\$69,900.00
<b>Total Assessed Value</b>		\$276,400.00

Parcel Numbers: 791-0013-000      Property Address: 7513 75TH ST S      Municipality: Franklin, City of

Owner Name: SHACKETT, PAUL T & MANJU S      Mailing Address: 8460 S 20TH ST OAK CREEK, WI 53154      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 1 LOT 4	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>791 0013 000- 1</b>		
Year Built:	1/1/1978	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1978	Bedrooms:	6
Remodeled/Effective Age:	-44	Full Baths:	2
Building Type/Style:	19-Duplex	Half Baths:	2
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:
791 0013 000- 1	1,100	1,144	0	0	0	0	2,244

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	20	\$100
99-Additional Attachments	20	\$2,000
99-Additional Attachments	24	\$2,400
33-Concrete Patio	100	\$500
13-AFG	484	\$14,500
11-OFP	20	\$400
33-Concrete Patio	100	\$500

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


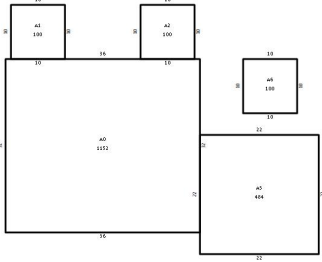
Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
4/22/2002		02-0322	\$5,300.00		REPL 2 FURN & 2		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/1/1993		\$155,600.00	Valid		Land and Improvements		
3/28/2002		\$179,000.00	Valid		Land and Improvements		
4/29/2004		\$250,000.00	Valid		Land and Improvements		
5/9/2016		\$480,000.00	Invalid		Land and Improvements		
10/22/2019		\$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		0.333	Gross				\$69,900
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
14,505		0.333				\$69,900	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Cul-de-sac			All Public		

Valuation/Explanation		
Dwelling #	791 0013 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,100	\$133,903.00
Second Story:	1,144	\$73,124.48
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$207,027.48
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,100	\$27,093.00
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,520.24
Plumbing	2 - Half Bath 2 - Full Bath	\$17,084.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$900.00
Attachments:	768	\$20,400.00
<b>Adjusted Base Price</b>		\$278,024.72
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$282,397.19
Market Adjustment:	28%	\$361,468.41
CDU Adjustment:	60	\$216,900.00
Complete:	100	\$216,900.00
Dollar Adjustments		\$700.00
<b>Dwelling Value</b>		\$217,600.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$217,600.00
<b>Total Land Value</b>		\$69,900.00
<b>Total Assessed Value</b>		\$287,500.00



Parcel Numbers: 791-0014-000	Property Address: 7525 75TH ST S	Municipality: Franklin, City of
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Owner Name: METZGER, BRUCE K	Mailing Address: 6044 N RIVER TRAIL DR MILWAUKEE, WI 53225	Land Use: Residential
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Property Photograph: 	Legal Description: SOUTHVIEW ESTATES BLK 1 LOT 5	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0014 000- 1</b>		
Year Built:	1/1/1978	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1978	Bedrooms:	6
Remodeled/Effective Age:	-44	Full Baths:	2
Building Type/Style:	19-Duplex	Half Baths:	2
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	6
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:
791 0014 000- 1	1,152	1,152	0	0	0	0	2,304

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	100	\$500
33-Concrete Patio	100	\$500
13-AFG	484	\$14,500

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:
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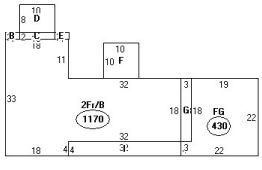
### Permit / Construction History

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:	
1/15/2004		\$233,000.00	Valid		Land and Improvements		
1/1/2000		\$155,000.00	Invalid		Land and Improvements		
7/1/1990		\$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	0.333	Gross				\$69,900	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
14,505	0.333				\$69,900		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Cul-de-sac			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0014 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,152		\$139,069.44	
Second Story:				1,152		\$73,278.72	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$212,348.16	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,152		\$27,959.04	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Basic Heating		\$0.00	
Plumbing				2 - Half Bath 2 - Full Bath		\$17,084.00	
Finished Basement Living Area				0		\$0.00	
Features:				3		\$900.00	
Attachments:				684		\$15,500.00	
<b>Adjusted Base Price</b>						\$273,791.20	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$283,130.32	
Market Adjustment:				19%		\$336,925.08	
CDU Adjustment:				60		\$202,200.00	
Complete:				100		\$202,200.00	
Dollar Adjustments						\$0.00	
<b>Dwelling Value</b>						\$202,200.00	
Other Building Improvements				0		\$0.00	
<b>Total Improvement Value</b>						\$202,200.00	
<b>Total Land Value</b>						\$69,900.00	
<b>Total Assessed Value</b>						\$272,100.00	

Parcel Numbers: 791-0015-000      Property Address: 7537 75TH ST S      Municipality: Franklin, City of

Owner Name: BAUMGARTNER, CYNTHIA M - LIVING TRUST      Mailing Address: 3344 N CAMBRIDGE AVE MILWAUKEE, WI 53211      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 1 LOT 6	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Descriptor/Size</small></p> <p>A: 2F/B 1170 sqft</p> <p>B: FOH 8 sqft</p> <p>C: N/A 20 sqft</p> <p>D: Conc Patio 80 sqft</p> <p>E: FOH 8 sqft</p> <p>F: Conc Patio 100 sqft</p> <p>G: FOH/FG 54 sqft</p> <p>H: FG 430 sqft</p> <p>I: OFF 128 sqft</p>
	Neighborhood:	

### Building Description

<b>Dwelling #</b>	<b>791 0015 000- 1</b>		
Year Built:	1/1/1977	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1977	Bedrooms:	6
Remodeled/Effective Age:	-45	Full Baths:	2
Building Type/Style:	19-Duplex	Half Baths:	2
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:
791 0015 000- 1	1,170	1,260	0	0	0	0	2,430

Attachment Description(s):	Area:	Attachment Value:
13-AFG	54	\$1,600
33-Concrete Patio	20	\$100
99-Additional Attachments	20	\$2,000
99-Additional Attachments	54	\$5,400
99-Additional Attachments	8	\$800
33-Concrete Patio	80	\$400
99-Additional Attachments	8	\$800
33-Concrete Patio	100	\$500
13-AFG	430	\$12,900
11-OFF	128	\$2,600

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:
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**Permit / Construction History**

Date of Permit: 6/1/1996	Permit Number: 96-0665	Permit Amount: \$2,900.00	Details of Permit: 2 A/C UNITS
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**Ownership/Sales History**

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
9/29/2014		\$237,000.00	Valid		Land and Improvements	
5/5/2018		\$249,500.00	Invalid		Land and Improvements	
5/6/2018		\$553,200.00	Invalid		Land and Improvements	
7/11/2018		\$249,500.00	Invalid		Land and Improvements	

**Land Breakdown**

Land Class: A-Residential Primary Site	Acreage: 0.333	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$69,900
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**Acreage/Squarefoot Variables**

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**Land Data & Computations**

Total Square Footage: 14,505	Total Acreage: 0.333	Depth:	Act. Frontage:	Assessed Land Value: \$69,900
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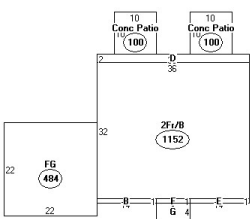
**General Information**

Topography: Level	Street/Road: Paved	Fronting Traffic: Cul-de-sac	Inspected By:	Inspected On:	Utilities: All Public
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Valuation/Explanation		
Dwelling #	791 0015 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,170	\$141,242.40
Second Story:	1,260	\$79,203.60
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$220,446.00
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,170	\$28,395.90
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,977.80
Plumbing	2 - Half Bath 2 - Full Bath	\$17,084.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$900.00
Attachments:	902	\$27,100.00
<b>Adjusted Base Price</b>		\$299,903.70
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$299,094.07
Market Adjustment:	14%	\$340,967.24
CDU Adjustment:	60	\$204,600.00
Complete:	100	\$204,600.00
Dollar Adjustments		\$400.00
<b>Dwelling Value</b>		\$205,000.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$205,000.00
<b>Total Land Value</b>		\$69,900.00
<b>Total Assessed Value</b>		\$274,900.00

Parcel Numbers: 791-0016-000      Property Address: 7549 75TH ST S      Municipality: Franklin, City of

Owner Name: SHACKETT, PAUL T & MANJU S      Mailing Address: 8460 S 20TH ST OAK CREEK, WI 53154      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 1 LOT 7	
	Parcel Sketch and Site Map obtained from the County GIS	<p>Neighborhood: 1012-Franklin</p>

### Building Description

<b>Dwelling #</b>	<b>791 0016 000- 1</b>		
Year Built:	1/1/1978	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1978	Bedrooms:	6
Remodeled/Effective Age:	-44	Full Baths:	2
Building Type/Style:	19-Duplex	Half Baths:	2
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:
791 0016 000- 1	1,152	1,260	0	0	0	0	2,412

Attachment Description(s):	Area:	Attachment Value:
11-OFP	8	\$200
99-Additional Attachments	8	\$800
99-Additional Attachments	14	\$1,400
13-AFG	484	\$14,500
99-Additional Attachments	72	\$7,200
99-Additional Attachments	14	\$1,400
11-OFP	32	\$600
33-Concrete Patio	100	\$500
33-Concrete Patio	100	\$500

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:
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**Permit / Construction History**

Date of Permit: 4/22/2002	Permit Number: 02-0317	Permit Amount: \$5,300.00	Details of Permit: REPL 2 FURN & 2
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**Ownership/Sales History**

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
4/29/2004		\$250,000.00	Valid		Land and Improvements	
2/1/1993		\$147,500.00	Valid		Land and Improvements	
8/1/1999		\$158,800.00	Invalid		Land and Improvements	
5/9/2016		\$480,000.00	Invalid		Land and Improvements	
10/22/2019		\$230,000.00	Valid		Land and Improvements	
3/28/2002		\$179,000.00	Valid		Land and Improvements	

**Land Breakdown**

Land Class: A-Residential Primary Site	Acreage: 0.333	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$69,900
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**Acreage/Squarefoot Variables**

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**Land Data & Computations**

Total Square Footage: 14,505	Total Acreage: 0.333	Depth:	Act. Frontage:	Assessed Land Value: \$69,900
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**General Information**


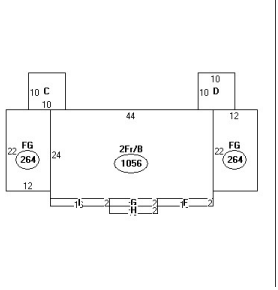
Topography: Level	Street/Road: Paved	Fronting Traffic: Cul-de-sac	Inspected By:	Inspected On:	Utilities: All Public
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Valuation/Explanation		
Dwelling #	791 0016 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,152	\$139,069.44
Second Story:	1,260	\$79,203.60
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$218,273.04
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,152	\$27,959.04
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,933.52
Plumbing	2 - Half Bath 2 - Full Bath	\$17,084.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$900.00
Attachments:	832	\$27,100.00
<b>Adjusted Base Price</b>		\$297,249.60
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$296,174.56
Market Adjustment:	17%	\$346,524.24
CDU Adjustment:	60	\$207,900.00
Complete:	100	\$207,900.00
Dollar Adjustments		(\$500.00)
<b>Dwelling Value</b>		\$207,400.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$207,400.00
<b>Total Land Value</b>		\$69,900.00
<b>Total Assessed Value</b>		\$277,300.00



Parcel Numbers: 791-0017-000      Property Address: 7561 75TH ST S      Municipality: Franklin, City of

Owner Name: PAUL & MANJU SHACKETT      Mailing Address: 8460 S. 20th Street Oak Creek, WI 53154      Land Use: Residential

	Legal Description:	
	SOUTHVIEW ESTATES BLK 1 LOT 8	
	Parcel Sketch and Site Map obtained from the County GIS	
Neighborhood:	1012-Franklin	<p><small>Descriptor/Size</small></p> <p>A: 2F/B 1056 sqft</p> <p>B: FG 264 sqft</p> <p>C: Conc Patio 100 sqft</p> <p>D: Conc Patio 100 sqft</p> <p>E: FG 264 sqft</p> <p>F: FGH 30 sqft</p> <p>G: W/A 26 sqft</p> <p>H: Terrace 26 sqft</p> <p>I: FGH 32 sqft</p>

**Building Description**

<b>Dwelling #</b>	<b>791 0017 000- 1</b>		
Year Built:	1/1/1977	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1977	Bedrooms:	6
Remodeled/Effective Age:	-45	Full Baths:	2
Building Type/Style:	19-Duplex	Half Baths:	2
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:
791 0017 000- 1	1,056	1,144	0	0	0	0	2,200

Attachment Description(s):	Area:	Attachment Value:
35-Ms/Terrace	26	\$0
99-Additional Attachments	26	\$2,600
13-AFG	264	\$7,900
33-Concrete Patio	100	\$500
33-Concrete Patio	100	\$500
13-AFG	264	\$7,900
99-Additional Attachments	30	\$3,000
35-Ms/Terrace	26	\$0
99-Additional Attachments	32	\$3,200

Feature Description(s): 22-Additional Fixture	Area: 4	Feature Value: \$1,200
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

### Other Building Improvements

Structure Type: RS2-Metal Utility Shed	Year Built: 1/1/2005	Area: 80	Construction:	Condition: Average	Value: \$200.00
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### Permit / Construction History

Date of Permit: 6/15/2005	Permit Number: 52191	Permit Amount: \$165.00	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:
4/1/1987		\$98,000.00	Valid		Land and Improvements	
5/17/2022	11251183	\$128,250.00	Invalid	O - Other	Land and Improvements	Other
6/27/2022	11261328	\$375,000.00	Valid	W/C D - Warrant/Condo Deed	Land and Improvements	Other

### Land Breakdown

Land Class: A-Residential Primary Site	Acreage: 0.333	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$69,900
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### Acreage/Squarefoot Variables

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### Land Data & Computations

Total Square Footage: 14,505	Total Acreage: 0.333	Depth:	Act. Frontage:	Assessed Land Value: \$69,900
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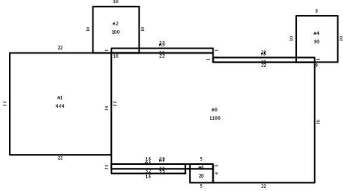
### General Information

Topography: Level	Street/Road: Paved	Fronting Traffic: Cul-de-sac	Inspected By:	Inspected On:	Utilities: All Public
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Valuation/Explanation		
Dwelling #	791 0017 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,056	\$129,940.80
Second Story:	1,144	\$73,124.48
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$203,065.28
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,056	\$26,410.56
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,412.00
Plumbing	2 - Half Bath 2 - Full Bath	\$17,084.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$1,200.00
Attachments:	868	\$25,600.00
<b>Adjusted Base Price</b>		\$278,771.84
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$277,169.02
Market Adjustment:	29%	\$357,548.04
CDU Adjustment:	60	\$214,500.00
Complete:	100	\$214,500.00
Dollar Adjustments		\$100.00
<b>Dwelling Value</b>		\$214,600.00
Other Building Improvements	0	\$200.00
<b>Total Improvement Value</b>		\$214,800.00
<b>Total Land Value</b>		\$69,900.00
<b>Total Assessed Value</b>		\$284,700.00

Parcel Numbers: 791-0018-000      Property Address: 7573 75TH ST S      Municipality: Franklin, City of

Owner Name: SCHADLER, MARK & LAURA      Mailing Address: 8024 S 66TH ST FRANKLIN, WI 53132      Land Use: Residential

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

**Building Description**

<b>Dwelling #</b>	<b>791 0018 000- 1</b>		
Year Built:	1/1/1977	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1977	Bedrooms:	6
Remodeled/Effective Age:	-45	Full Baths:	2
Building Type/Style:	19-Duplex	Half Baths:	2
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	6
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:
791 0018 000- 1	1,100	1,166	0	0	0	0	2,266

Attachment Description(s):	Area:	Attachment Value:
13-AFG	484	\$14,500
33-Concrete Patio	100	\$500
99-Additional Attachments	22	\$2,200
33-Concrete Patio	90	\$500
99-Additional Attachments	22	\$2,200
11-OFP	20	\$400
99-Additional Attachments	22	\$2,200


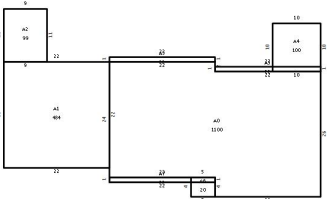
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
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:	
5/1/1999		\$158,000.00	Invalid		Land and Improvements		
2/6/2003		\$200,000.00	Invalid		Land and Improvements		
2/1/1993		\$147,500.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.367	Gross				\$71,800
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
15,987		0.367				\$71,800	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Cul-de-sac			All Public		

Valuation/Explanation		
Dwelling #	791 0018 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,100	\$133,903.00
Second Story:	1,166	\$74,169.26
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$208,072.26
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,100	\$27,093.00
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Basic Heating	\$0.00
Plumbing	2 - Half Bath 2 - Full Bath	\$17,084.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$900.00
Attachments:	760	\$22,500.00
<b>Adjusted Base Price</b>		\$275,649.26
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$277,474.19
Market Adjustment:	29%	\$357,941.70
CDU Adjustment:	60	\$214,800.00
Complete:	100	\$214,800.00
Dollar Adjustments		\$100.00
<b>Dwelling Value</b>		\$214,900.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$214,900.00
<b>Total Land Value</b>		\$71,800.00
<b>Total Assessed Value</b>		\$286,700.00

Parcel Numbers: 791-0019-000      Property Address: 7448 75TH ST S      Municipality: Franklin, City of

Owner Name: HINTZ LIVING TRUST DATED MAR 31, 2016      Mailing Address: 6760 S LOOMIS RD WIND LAKE, WI 53185      Land Use: Residential

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

### Building Description

<b>Dwelling #</b>	<b>791 0019 000- 1</b>		
Year Built:	1/1/1978	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1978	Bedrooms:	6
Remodeled/Effective Age:	-44	Full Baths:	2
Building Type/Style:	19-Duplex	Half Baths:	2
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:
791 0019 000- 1	1,100	1,166	0	0	0	0	2,266

Attachment Description(s):	Area:	Attachment Value:
13-AFG	484	\$14,500
33-Concrete Patio	99	\$500
99-Additional Attachments	22	\$2,200
33-Concrete Patio	100	\$500
99-Additional Attachments	22	\$2,200
11-OFP	20	\$400
99-Additional Attachments	22	\$2,200

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


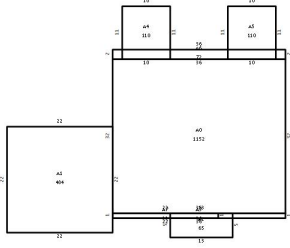
Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
5/24/2013		13-0908	\$80,000.00		FIRE REPAIR		
8/1/1999		99-0970	\$7,426.00		2 A/C UNITS		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
3/31/2016		\$196,200.00	Invalid		Land and Improvements		
11/14/2013		\$250,000.00	Valid		Land and Improvements		
1/6/2005		\$188,200.00	Invalid		Land and Improvements		
5/1/1994		\$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	0.290	Gross				\$65,400	
Acreage/Squarefoot Variables							
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:		
Level	Paved	Cul-de-sac			All Public		



Valuation/Explanation		
Dwelling #	791 0019 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,100	\$133,903.00
Second Story:	1,166	\$74,169.26
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$208,072.26
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,100	\$27,093.00
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,574.36
Plumbing	2 - Half Bath 2 - Full Bath	\$17,084.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$900.00
Attachments:	769	\$22,500.00
<b>Adjusted Base Price</b>		\$281,223.62
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$283,605.98
Market Adjustment:	35%	\$382,868.08
CDU Adjustment:	60	\$229,700.00
Complete:	100	\$229,700.00
Dollar Adjustments		\$400.00
<b>Dwelling Value</b>		\$230,100.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$230,100.00
<b>Total Land Value</b>		\$65,400.00
<b>Total Assessed Value</b>		\$295,500.00

Parcel Numbers: 791-0020-000      Property Address: 7472 75TH ST S      Municipality: Franklin, City of

Owner Name: 75TH TOWNHOUSE LLC (A WI LLC)      Mailing Address: 6830 W LAYTON AVE GREENFIELD, WI 53220      Land Use: Residential

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

**Building Description**

<b>Dwelling #</b>	<b>791 0020 000- 1</b>		
Year Built:	1/1/1978	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1978	Bedrooms:	6
Remodeled/Effective Age:	-44	Full Baths:	2
Building Type/Style:	19-Duplex	Half Baths:	2
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	6
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:
791 0020 000- 1	1,152	1,260	0	0	0	0	2,412

Attachment Description(s):	Area:	Attachment Value:
13-AFG	484	\$14,500
35-Ms/Terrace	65	\$0
99-Additional Attachments	36	\$3,600
33-Concrete Patio	110	\$600
33-Concrete Patio	110	\$600
99-Additional Attachments	72	\$7,200

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**


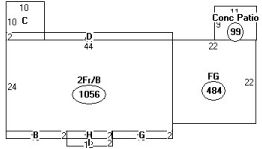
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

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:	
11/1/1993		\$154,900.00	Valid		Land and Improvements		
5/8/2008		\$198,750.00	Invalid		Land and Improvements		
6/1/2010		\$231,400.00	Invalid		Land and Improvements		
10/7/2011		\$227,500.00	Invalid		Land and Improvements		
11/30/2017		\$208,500.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.287	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 #	791 0020 000- 1						
Description	Area	Value Amount					
<b>Living Area:</b>							
First Story:	1,152	\$139,069.44					
Second Story:	1,260	\$79,203.60					
Additional Story:	0	\$0.00					
Attic/Finished Net:	0	\$0.00					
Half Story/Finished Net:	0	\$0.00					
<b>Base Price</b>							
\$218,273.04							
<b>Unfinished Living Area:</b>							
Room/Unfinished:	0	\$0.00					
Unfinished Basement:	1,152	\$27,959.04					
Half Story/Unfinished:		\$0.00					
<b>Structure Info, Features and Attachments:</b>							
Heating/AC	Basic Heating	\$0.00					
Plumbing	2 - Half Bath 2 - Full Bath	\$17,084.00					
Finished Basement Living Area	0	\$0.00					
Features:	3	\$900.00					
Attachments:	877	\$26,500.00					
<b>Adjusted Base Price</b>							
\$290,716.08							
<b>Changes/Adjustments</b>							
Grade Adjustment:	C+ 110%	\$289,647.69					
Market Adjustment:	18%	\$341,784.27					
CDU Adjustment:	60	\$205,100.00					
Complete:	100	\$205,100.00					
Dollar Adjustments		(\$400.00)					
<b>Dwelling Value</b>							
\$204,700.00							

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$204,700.00
<b>Total Land Value</b>		\$65,300.00
<b>Total Assessed Value</b>		\$270,000.00

Parcel Numbers: 791-0021-000      Property Address: 7502 75TH ST S      Municipality: Franklin, City of

Owner Name: KHAN, ALI YAR      Mailing Address: 7502 S 75TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 2 LOT 3	
	Parcel Sketch and Site Map obtained from the County GIS Neighborhood: 1012-Franklin	Description/Size: A: 2F/B 1056 sqft B: FGH 32 sqft C: Conc Patio 100 sqft D: FGH 88 sqft E: FG 484 sqft F: Conc Patio 99 sqft G: FGH 32 sqft H: FGH/DFP 24 sqft I: OFP 24 sqft

### Building Description

<b>Dwelling #</b>	<b>791 0021 000- 1</b>		
Year Built:	1/1/1978	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1978	Bedrooms:	6
Remodeled/Effective Age:	-44	Full Baths:	2
Building Type/Style:	19-Duplex	Half Baths:	2
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:
791 0021 000- 1	1,056	1,232	0	0	0	0	2,288

Attachment Description(s):	Area:	Attachment Value:
11-OFP	24	\$500
99-Additional Attachments	24	\$2,400
99-Additional Attachments	32	\$3,200
33-Concrete Patio	100	\$500
99-Additional Attachments	88	\$8,800
13-AFG	484	\$14,500
33-Concrete Patio	99	\$500
99-Additional Attachments	32	\$3,200
11-OFP	24	\$500

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:
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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:
11/4/2020		\$250,000.00	Valid		Land and Improvements	
7/13/2007		\$249,900.00	Valid		Land and Improvements	
4/4/2003		\$150,000.00	Invalid		Land and Improvements	
3/1/1993		\$147,500.00	Valid		Land and Improvements	
3/1/2001		\$148,800.00	Invalid		Land and Improvements	
11/1/1999		\$156,000.00	Invalid		Land and Improvements	
8/26/2002		\$147,100.00	Invalid		Land and Improvements	

### Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.287	Gross				\$65,300

### Acreage/Squarefoot Variables

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### Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
12,502	0.287			\$65,300


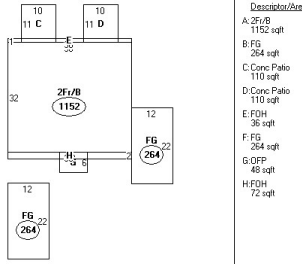
### General Information

Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Cul-de-sac			All Public

Valuation/Explanation		
Dwelling #	791 0021 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,056	\$129,940.80
Second Story:	1,232	\$77,887.04
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$207,827.84
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,056	\$26,410.56
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,628.48
Plumbing	2 - Half Bath 2 - Full Bath	\$17,084.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$900.00
Attachments:	907	\$34,100.00
<b>Adjusted Base Price</b>		\$291,950.88
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$282,645.97
Market Adjustment:	29%	\$364,613.30
CDU Adjustment:	60	\$218,800.00
Complete:	100	\$218,800.00
Dollar Adjustments		(\$100.00)
<b>Dwelling Value</b>		\$218,700.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$218,700.00
<b>Total Land Value</b>		\$65,300.00
<b>Total Assessed Value</b>		\$284,000.00

Parcel Numbers: 791-0022-000      Property Address: 7514 75TH ST S      Municipality: Franklin, City of

Owner Name: 7514 LLC AND 7518 LLC      Mailing Address: 6830 W LAYTON AVE GREENFIELD, WI 53220      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 2 LOT 4	
	Parcel Sketch and Site Map obtained from the County GIS	<p>Neighborhood: 1012-Franklin</p>

### Building Description

<b>Dwelling #</b>	<b>791 0022 000- 1</b>		
Year Built:	1/1/1978	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1978	Bedrooms:	6
Remodeled/Effective Age:	-44	Full Baths:	2
Building Type/Style:	19-Duplex	Half Baths:	2
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:
791 0022 000- 1	1,152	1,260	0	0	0	0	2,412

Attachment Description(s):	Area:	Attachment Value:
13-AFG	264	\$7,900
33-Concrete Patio	110	\$600
33-Concrete Patio	110	\$600
99-Additional Attachments	36	\$3,600
13-AFG	264	\$7,900
11-OFF	48	\$1,000
99-Additional Attachments	72	\$7,200

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


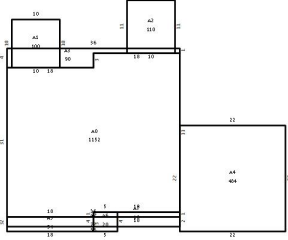


Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
6/1/1996		96-0664	\$2,900.00		A/C 2 UNITS		
10/4/2016		16-2446	\$15,000.00		SIDING		
8/14/2013		13-1796	\$600.00		FENCE		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/2/2018		\$237,500.00	Valid		Land and Improvements		
10/7/2011		\$230,000.00	Invalid		Land and Improvements		
5/8/2008		\$206,250.00	Invalid		Land and Improvements		
6/1/1990		\$124,500.00	Valid		Land and Improvements		
6/1/2010		\$235,100.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.287	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 #	791 0022 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,152	\$139,069.44
Second Story:	1,260	\$79,203.60
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$218,273.04
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,152	\$27,959.04
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,933.52
Plumbing	2 - Half Bath 2 - Full Bath	\$17,084.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$900.00
Attachments:	904	\$28,800.00
<b>Adjusted Base Price</b>		\$298,949.60
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$296,174.56
Market Adjustment:	16%	\$343,562.49
CDU Adjustment:	60	\$206,100.00
Complete:	100	\$206,100.00
Dollar Adjustments		(\$100.00)
<b>Dwelling Value</b>		\$206,000.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$206,000.00
<b>Total Land Value</b>		\$65,300.00
<b>Total Assessed Value</b>		\$271,300.00

Parcel Numbers: 791-0023-000      Property Address: 7526 75TH ST S      Municipality: Franklin, City of

Owner Name: NIKOLIC, DEJAN      Mailing Address: 7526 S 75TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 2 LOT 5	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0023 000- 1</b>		
Year Built:	1/1/1978	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1978	Bedrooms:	6
Remodeled/Effective Age:	-44	Full Baths:	2
Building Type/Style:	19-Duplex	Half Baths:	2
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:
791 0023 000- 1	1,206	1,260	0	0	0	0	2,466

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	100	\$500
33-Concrete Patio	110	\$600
99-Additional Attachments	90	\$9,000
13-AFG	484	\$14,500
11-OFP	20	\$400
99-Additional Attachments	18	\$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


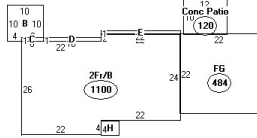
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
6/4/2015	15-1187	\$20,000.00	EXTREMOD (SIDIN				
4/22/2002	02-0323	\$2,650.00	REPL 1 FURN & 1				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/21/2020		\$253,000.00	Invalid		Land and Improvements		
9/26/2013		\$249,950.00	Valid		Land and Improvements		
3/14/2016		\$96,550.00	Invalid		Land and Improvements		
3/28/2002		\$179,000.00	Valid		Land and Improvements		
1/1/1994		\$153,600.00	Valid		Land and Improvements		
4/29/2004		\$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	0.287	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 #	791 0023 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,206	\$144,225.54
Second Story:	1,260	\$79,203.60
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$223,429.14
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,206	\$28,859.58
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$6,066.36
Plumbing	2 - Half Bath 2 - Full Bath	\$17,084.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$900.00
Attachments:	822	\$26,800.00
<b>Adjusted Base Price</b>		\$303,139.08
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$302,982.99
Market Adjustment:	15%	\$348,430.44
CDU Adjustment:	60	\$209,100.00
Complete:	100	\$209,100.00
Dollar Adjustments		(\$900.00)
<b>Dwelling Value</b>		\$208,200.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$208,200.00
<b>Total Land Value</b>		\$65,300.00
<b>Total Assessed Value</b>		\$273,500.00

Parcel Numbers: 791-0024-000      Property Address: 7538 75TH ST S      Municipality: Franklin, City of

Owner Name: WIENKE PROPERTIES OF NORTH CAROLINA LLC      Mailing Address: 9600 HALTON CT RALEIGH, NC 27615      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 2 LOT 6	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Descriptor/Size</small></p> <ul style="list-style-type: none"> <li>A: 2F/B 1100 sqft</li> <li>B: Conc Patio 100 sqft</li> <li>C: N/A 0 sqft</li> <li>D:FGH 16 sqft</li> <li>E:FGH 22 sqft</li> <li>F: Conc Patio 120 sqft</li> <li>G:FG 484 sqft</li> <li>H:OFF 20 sqft</li> </ul>
	Neighborhood: 1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0024 000- 1</b>		
Year Built:	1/1/1977	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1977	Bedrooms:	6
Remodeled/Effective Age:	-45	Full Baths:	2
Building Type/Style:	19-Duplex	Half Baths:	2
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	6
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:
791 0024 000- 1	1,100	1,144	0	0	0	0	2,244

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	6	\$0
99-Additional Attachments	6	\$600
33-Concrete Patio	100	\$500
99-Additional Attachments	16	\$1,600
99-Additional Attachments	22	\$2,200
33-Concrete Patio	120	\$600
13-AFG	484	\$14,500
11-OFP	20	\$400

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


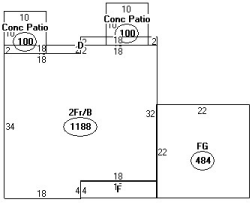
Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
11/7/2016	16-2711	\$18,500.00	SIDING			
11/1/1999	99-1363	\$1,577.00	REPL FURNACE			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
3/5/2008		\$251,800.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.287	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						
<b>Dwelling #</b>	<b>791 0024 000- 1</b>					
<b>Description</b>	<b>Area</b>	<b>Value Amount</b>				
<b>Living Area:</b>						
First Story:	1,100	\$133,903.00				
Second Story:	1,144	\$73,124.48				
Additional Story:	0	\$0.00				
Attic/Finished Net:	0	\$0.00				
Half Story/Finished Net:	0	\$0.00				
<b>Base Price</b>		<b>\$207,027.48</b>				
<b>Unfinished Living Area:</b>						
Room/Unfinished:	0	\$0.00				
Unfinished Basement:	1,100	\$27,093.00				
Half Story/Unfinished:		\$0.00				
<b>Structure Info, Features and Attachments:</b>						
Heating/AC	Basic Heating	\$0.00				
Plumbing	2 - Half Bath 2 - Full Bath	\$17,084.00				
Finished Basement Living Area	0	\$0.00				
Features:	3	\$900.00				
Attachments:	774	\$20,400.00				
<b>Adjusted Base Price</b>		<b>\$272,504.48</b>				
<b>Changes/Adjustments</b>						
Grade Adjustment:	C+ 110%	\$276,324.93				
Market Adjustment:	29%	\$356,459.16				
CDU Adjustment:	60	\$213,900.00				
Complete:	100	\$213,900.00				
Dollar Adjustments		(\$600.00)				
<b>Dwelling Value</b>		<b>\$213,300.00</b>				

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$213,300.00
<b>Total Land Value</b>		\$65,300.00
<b>Total Assessed Value</b>		\$278,600.00



Parcel Numbers: 791-0025-000      Property Address: 7550 75TH ST S      Municipality: Franklin, City of

Owner Name: SEIDELMAN LLC      Mailing Address: 490 E GOLDEN LN OAK CREEK, WI 53154      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 2 LOT 7	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Descriptor/Size</small></p> <ul style="list-style-type: none"> <li>A: 2F+0 1188 sqft</li> <li>B: Cone Patio 100 sqft</li> <li>C: Cone Patio 100 sqft</li> <li>D:FGH 72 sqft</li> <li>E: FG 484 sqft</li> <li>F: OFF 72 sqft</li> </ul>
	Neighborhood:	

1012-Franklin

### Building Description

<b>Dwelling #</b>	<b>791 0025 000- 1</b>		
Year Built:	1/1/1977	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1977	Bedrooms:	6
Remodeled/Effective Age:	-45	Full Baths:	2
Building Type/Style:	19-Duplex	Half Baths:	2
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	6
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:
791 0025 000- 1	1,188	1,260	0	0	0	0	2,448

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	100	\$500
33-Concrete Patio	100	\$500
99-Additional Attachments	72	\$7,200
13-AFG	484	\$14,500
11-OFP	72	\$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


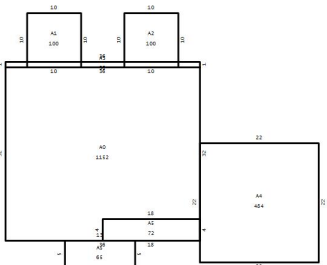
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
4/3/2019	19-0649	\$7,176.00	EXTREMOD				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
2/28/2003		\$203,000.00	Valid		Land and Improvements		
2/1/1993		\$147,500.00	Valid		Land and Improvements		
9/1/1999		\$153,000.00	Invalid		Land and Improvements		
9/14/2015		\$417,700.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.287	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							
<b>Dwelling #</b>				<b>791 0025 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,188	\$143,415.36		
Second Story:				1,260	\$79,203.60		
Additional Story:				0	\$0.00		
Attic/Finished Net:				0	\$0.00		
Half Story/Finished Net:				0	\$0.00		
<b>Base Price</b>						\$222,618.96	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0	\$0.00		
Unfinished Basement:				1,188	\$28,832.76		
Half Story/Unfinished:					\$0.00		
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Basic Heating	\$0.00		
Plumbing				2 - Half Bath 2 - Full Bath	\$17,084.00		
Finished Basement Living Area				0	\$0.00		
Features:				3	\$900.00		
Attachments:				828	\$24,100.00		
<b>Adjusted Base Price</b>						\$293,535.72	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%	\$295,389.29		
Market Adjustment:				15%	\$339,697.69		
CDU Adjustment:				60	\$203,800.00		
Complete:				100	\$203,800.00		
Dollar Adjustments					\$400.00		
<b>Dwelling Value</b>						\$204,200.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$204,200.00
<b>Total Land Value</b>		\$65,300.00
<b>Total Assessed Value</b>		\$269,500.00

Parcel Numbers: 791-0026-000      Property Address: 7562 75TH ST S      Municipality: Franklin, City of

Owner Name: SULA, ALTIN      Mailing Address: 7562 S 75TH ST FRANKLIN, WI 53132      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 2 LOT 8	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0026 000- 1</b>		
Year Built:	1/1/1977	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1977	Bedrooms:	6
Remodeled/Effective Age:	-45	Full Baths:	2
Building Type/Style:	19-Duplex	Half Baths:	2
Story:	2.00	Rough-in:	0
Grade:	C+	Room Count:	6
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:
791 0026 000- 1	1,152	1,188	0	0	0	0	2,340

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	100	\$500
33-Concrete Patio	100	\$500
99-Additional Attachments	36	\$3,600
13-AFG	484	\$14,500
11-OFP	65	\$1,300

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


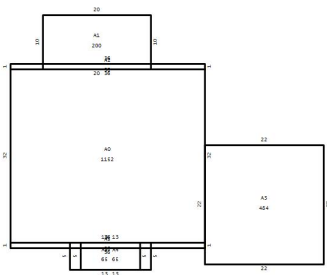
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

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:	
10/13/2015		\$265,000.00	Valid		Land and Improvements		
3/1/2005		\$185,000.00	Invalid		Land and Improvements		
4/1/2000		\$153,000.00	Valid		Land and Improvements		
2/1/1993		\$147,500.00	Valid		Land and Improvements		
10/31/2008		\$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	0.287	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 #	791 0026 000- 1						
Description	Area	Value Amount					
<b>Living Area:</b>							
First Story:	1,152	\$139,069.44					
Second Story:	1,188	\$75,568.68					
Additional Story:	0	\$0.00					
Attic/Finished Net:	0	\$0.00					
Half Story/Finished Net:	0	\$0.00					
<b>Base Price</b>							
\$214,638.12							
<b>Unfinished Living Area:</b>							
Room/Unfinished:	0	\$0.00					
Unfinished Basement:	1,152	\$27,959.04					
Half Story/Unfinished:		\$0.00					
<b>Structure Info, Features and Attachments:</b>							
Heating/AC	Basic Heating	\$0.00					
Plumbing	2 - Half Bath 2 - Full Bath	\$17,084.00					
Finished Basement Living Area	0	\$0.00					
Features:	3	\$900.00					
Attachments:	785	\$20,400.00					
<b>Adjusted Base Price</b>							
\$280,981.16							
<b>Changes/Adjustments</b>							
Grade Adjustment:	C+ 110%	\$285,649.28					
Market Adjustment:	17%	\$334,209.65					
CDU Adjustment:	60	\$200,500.00					
Complete:	100	\$200,500.00					
Dollar Adjustments		(\$100.00)					
<b>Dwelling Value</b>							
\$200,400.00							

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$200,400.00
<b>Total Land Value</b>		\$65,300.00
<b>Total Assessed Value</b>		\$265,700.00

Parcel Numbers: 791-0027-000      Property Address: 7574 75TH ST S      Municipality: Franklin, City of

Owner Name: GB Properties LLC      Mailing Address: 3442 E. Oak Lane Oak Creek, WI 53154      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 2 LOT 9	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0027 000- 1</b>		
Year Built:	1/1/1977	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1977	Bedrooms:	6
Remodeled/Effective Age:	-45	Full Baths:	3
Building Type/Style:	19-Duplex	Half Baths:	
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:
791 0027 000- 1	1,152	1,224	0	0	0	0	2,376

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	200	\$1,000
99-Additional Attachments	36	\$3,600
13-AFG	484	\$14,500
11-OFP	65	\$1,300
99-Additional Attachments	36	\$3,600

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:


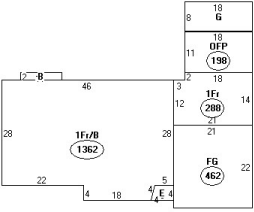
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
6/29/2015	15-1444	\$8,000.00	EXTREMOD (ROOF)				
8/9/2002	02-0891	\$3,200.00	EPLA 2 A/C				
5/12/2006	1529	\$5,000.00	EXTREMOD				
10/24/2013	13-2570	\$10,800.00	FOUNDRPR				
12/1/1999	99-1479	\$3,200.00	REPL FURNACE				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/1/1992	11268159	\$149,900.00	Valid		Land and Improvements		
8/1/2002		\$195,000.00	Valid		Land and Improvements		
7/13/2022	11268159	\$325,000.00	Valid	LC - Land Contract	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	Cul-de-sac			All Public		



Valuation/Explanation		
Dwelling #	791 0027 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,152	\$139,069.44
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
<b>Base Price</b>		\$216,450.72
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,152	\$27,959.04
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,844.96
Plumbing	- Half Bath 3 - Full Bath	\$17,084.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$900.00
Attachments:	821	\$24,000.00
<b>Adjusted Base Price</b>		\$292,238.72
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$294,072.59
Market Adjustment:	15%	\$338,183.48
CDU Adjustment:	60	\$202,900.00
Complete:	100	\$202,900.00
Dollar Adjustments		\$300.00
<b>Dwelling Value</b>		\$203,200.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$203,200.00
<b>Total Land Value</b>		\$67,000.00
<b>Total Assessed Value</b>		\$270,200.00

Parcel Numbers: 791-0028-000      Property Address: 7571 74TH ST S      Municipality: Franklin, City of

Owner Name: MRAZ, PAMELA A      Mailing Address: 7571 S 74TH ST FRANKLIN, WI 53132      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 2 LOT 10	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

Descriptor/Size  
A: 1F/8  
1362 sqft  
B: 1F/  
22 sqft  
C: 1F/  
288 sqft  
D: FG  
462 sqft  
E: OFP  
22 sqft  
F: OFP  
198 sqft  
G: Wood Deck  
144 sqft

### Building Description

<b>Dwelling #</b>	<b>791 0028 000- 1</b>		
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:
791 0028 000- 1	1,672	0	0	0	0	0	1,672

Attachment Description(s):	Area:	Attachment Value:
13-AFG	462	\$13,900
11-OFP	22	\$400
11-OFP	198	\$4,000
31-WD	144	\$1,400

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


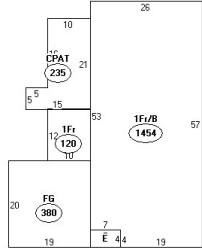
### Other Building Improvements

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

Permit / Construction History							
Date of Permit: 4/29/2013	Permit Number: 13-0676	Permit Amount: \$10,000.00	Details of Permit: EXTREMOD				
Ownership/Sales History							
Date of Sale: 5/1/1987	Sale Document:	Purchase Amount: \$95,000.00	Sale Validity: Valid	Conveyance Type:	Sale Type: Land and Improvements	Sale Validation Source:	
Land Breakdown							
Land Class: A-Residential Primary Site	Acreage: 0.276	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$64,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage: 12,023	Total Acreage: 0.276	Depth:	Act. Frontage:	Assessed Land Value: \$64,600			
General Information							
Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0028 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
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	
<b>Base Price</b>						\$187,899.36	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,362		\$31,598.40	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
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:				1		\$5,500.00	
Attachments:				826		\$19,700.00	
<b>Adjusted Base Price</b>						\$253,691.88	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$251,341.07	
Market Adjustment:				66%		\$417,226.17	
CDU Adjustment:				60		\$250,300.00	
Complete:				100		\$250,300.00	
Dollar Adjustments						(\$100.00)	
<b>Dwelling Value</b>						\$250,200.00	
Other Building Improvements				0		\$0.00	
<b>Total Improvement Value</b>						\$250,200.00	
<b>Total Land Value</b>						\$64,600.00	
<b>Total Assessed Value</b>						\$314,800.00	

Parcel Numbers: 791-0029-000      Property Address: 7565 74TH ST S      Municipality: Franklin, City of

Owner Name: JUBECK MARK & DIANNE      Mailing Address: 7565 S 74TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 2 LOT 11	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Descriptor/Size</small></p> <ul style="list-style-type: none"> <li>A: 1FV/B 1454 sqft</li> <li>B: FG 380 sqft</li> <li>C: 1FV 120 sqft</li> <li>D: CPAT 235 sqft</li> <li>E: OFP 28 sqft</li> </ul>
	Neighborhood:	

1012-Franklin

### Building Description

<b>Dwelling #</b>	<b>791 0029 000- 1</b>		
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:	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:
791 0029 000- 1	1,574	0	0	0	0	0	1,574

Attachment Description(s):	Area:	Attachment Value:
13-AFG	380	\$11,400
33-Concrete Patio	235	\$1,200
11-OFP	28	\$600


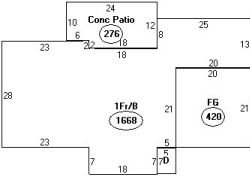
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

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:	
7/22/2004		\$200,000.00	Valid		Land and Improvements		
8/1/1991		\$112,500.00	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							
<b>Dwelling #</b>				<b>791 0029 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,574		\$178,885.10	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$178,885.10	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,454		\$33,107.58	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$3,872.04	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				643		\$13,200.00	
<b>Adjusted Base Price</b>						\$236,245.72	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$242,820.29	
Market Adjustment:				66%		\$403,081.69	
CDU Adjustment:				60		\$241,800.00	
Complete:				100		\$241,800.00	
Dollar Adjustments						(\$100.00)	
<b>Dwelling Value</b>						\$241,700.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$241,700.00
<b>Total Land Value</b>		\$62,900.00
<b>Total Assessed Value</b>		\$304,600.00

Parcel Numbers: 791-0030-000      Property Address: 7559 74TH ST S      Municipality: Franklin, City of

Owner Name: PESCH, THOMAS J & DEBRA J      Mailing Address: 7559 S 74TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 2 LOT 12	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Descriptor/Size</small></p> <p>A: 1Fz/B 1668 sqft</p> <p>B: Conc Patio 276 sqft</p> <p>C: FG 420 sqft</p> <p>D: OFF 35 sqft</p>
	Neighborhood:	

1012-Franklin

**Building Description**

<b>Dwelling #</b>	<b>791 0030 000- 1</b>		
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:	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:	Basic Heating
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:
791 0030 000- 1	1,668	0	0	0	0	0	1,668

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	276	\$1,400
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:
	0	\$0

**Other Building Improvements**

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


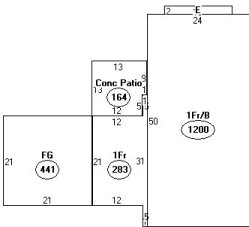
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
6/15/2021	21-0424	\$17,595.00	EXTREMOD-ROOF			
6/15/2021	21-0425	\$19,000.00	EXTREMOD-SIDING			
11/3/2014	2673	\$12,000.00	KITCHREMOD			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
1/1/1994		\$118,800.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.248	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		6/29/2022	All Public	
Valuation/Explanation						
<b>Dwelling #</b>			<b>791 0030 000- 1</b>			
<b>Description</b>			<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>						
First Story:			1,668		\$187,449.84	
Second Story:			0		\$0.00	
Additional Story:			0		\$0.00	
Attic/Finished Net:			0		\$0.00	
Half Story/Finished Net:			0		\$0.00	
<b>Base Price</b>					\$187,449.84	
<b>Unfinished Living Area:</b>						
Room/Unfinished:			0		\$0.00	
Unfinished Basement:			1,668		\$36,846.12	
Half Story/Unfinished:					\$0.00	
<b>Structure Info, Features and Attachments:</b>						
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:			731		\$14,700.00	
<b>Adjusted Base Price</b>					\$244,176.96	
<b>Changes/Adjustments</b>						
Grade Adjustment:			C+ 110%		\$252,094.66	
Market Adjustment:			89%		\$476,458.90	
CDU Adjustment:			60		\$285,900.00	
Complete:			100		\$285,900.00	
Dollar Adjustments					\$0.00	
<b>Dwelling Value</b>					\$285,900.00	



Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$285,900.00
<b>Total Land Value</b>		\$62,900.00
<b>Total Assessed Value</b>		\$348,800.00

Parcel Numbers: 791-0031-000      Property Address: 7553 74TH ST S      Municipality: Franklin, City of

Owner Name: BODISH, JOHN L & MARY K TRUST      Mailing Address: 7553 S 74TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 2 LOT 13	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <ul style="list-style-type: none"> <li>A: 1Fr/B 1200 sqft</li> <li>B: 1Fr 283 sqft</li> <li>C: FG 441 sqft</li> <li>D: Conc Patio 164 sqft</li> <li>E: 1Fr 32 sqft</li> </ul>
	Neighborhood:	

1012-Franklin

### Building Description

<b>Dwelling #</b>	<b>791 0031 000- 1</b>		
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:	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:
791 0031 000- 1	1,515	0	0	0	0	0	1,515

Attachment Description(s):	Area:	Attachment Value:
13-AFG	441	\$13,200
33-Concrete Patio	164	\$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


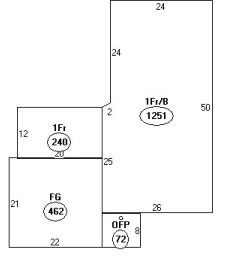
### Other Building Improvements

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

Permit / Construction History							
Date of Permit: 5/27/2005	Permit Number: 51926	Permit Amount: \$2,400.00	Details of Permit: FURREPLAC				
Ownership/Sales History							
Date of Sale: 9/16/2014	Sale Document:	Purchase Amount: \$188,400.00	Sale Validity: Invalid	Conveyance Type:	Sale Type: Land and Improvements	Sale Validation Source:	
Land Breakdown							
Land Class: A-Residential Primary Site	Acreage: 0.248	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$62,900	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage: 10,803	Total Acreage: 0.248	Depth:	Act. Frontage:	Assessed Land Value: \$62,900			
General Information							
Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0031 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,515		\$173,194.80	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$173,194.80	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,200		\$28,716.00	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$3,726.90	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$5,800.00	
Attachments:				605		\$14,000.00	
<b>Adjusted Base Price</b>						\$230,318.70	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$231,570.57	
Market Adjustment:				73%		\$400,617.09	
CDU Adjustment:				60		\$240,400.00	
Complete:				100		\$240,400.00	
Dollar Adjustments						(\$400.00)	
<b>Dwelling Value</b>						\$240,000.00	
Other Building Improvements				0		\$0.00	
<b>Total Improvement Value</b>						\$240,000.00	
<b>Total Land Value</b>						\$62,900.00	
<b>Total Assessed Value</b>						\$302,900.00	

Parcel Numbers: 791-0032-000      Property Address: 7547 74TH ST S      Municipality: Franklin, City of

Owner Name: KACZMAREK, GREGORY G & SUSAN L - JT TR      Mailing Address: 7547 S 74TH ST FRANKLIN, WI 53132      Land Use: Residential

	Property Photograph:	Legal Description:	Building Sketch:
		SOUTHVIEW ESTATES BLK 2 LOT 14	 <p><small>Descriptor/Size A: 1F1/B 1251 sqft B: OFF 72 sqft C: FG 462 sqft D: 1F1 240 sqft</small></p>
		Parcel Sketch and Site Map obtained from the County GIS	
		Neighborhood: 1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0032 000- 1</b>		
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:	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:
791 0032 000- 1	1,491	0	0	0	0	0	1,491

Attachment Description(s):	Area:	Attachment Value:
11-OFP	72	\$1,400
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
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

### Other Building Improvements


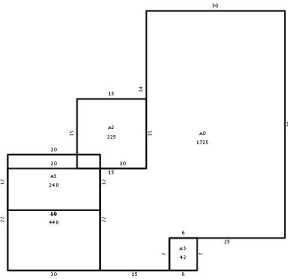
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/13/2002	02-0431	\$3,624.00	REPL FURN & A/C				
7/3/2012	12-1410	\$3,425.00	FURREPLAC				
6/5/2012	12-1107	\$4,025.00	ACREPLACE				
5/25/2013	13-0918	\$5,370.00	FENCE				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/4/2021		\$249,000.00	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				\$62,900	
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							
<b>Dwelling #</b>				<b>791 0032 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,491		\$171,584.28	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$171,584.28	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,251		\$29,623.68	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$3,667.86	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$5,800.00	
Attachments:				534		\$15,300.00	
<b>Adjusted Base Price</b>						\$230,856.82	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$230,732.50	
Market Adjustment:				70%		\$392,245.25	
CDU Adjustment:				60		\$235,300.00	
Complete:				100		\$235,300.00	
Dollar Adjustments						(\$200.00)	
<b>Dwelling Value</b>						\$235,100.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$235,100.00
<b>Total Land Value</b>		\$62,900.00
<b>Total Assessed Value</b>		\$298,000.00

Parcel Numbers: 791-0033-000      Property Address: 7541 74TH ST S      Municipality: Franklin, City of

Owner Name: BOERSCHINGER, KEVIN & DEIDRE      Mailing Address: 7541 S 74TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 2 LOT 15	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0033 000- 1</b>		
Year Built:	1/1/1979	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1979	Bedrooms:	3
Remodeled/Effective Age:	-43	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:
791 0033 000- 1	1,725	0	0	0	0	0	1,725

Attachment Description(s):	Area:	Attachment Value:
13-AFG	440	\$13,200
33-Concrete Patio	225	\$1,100
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
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0


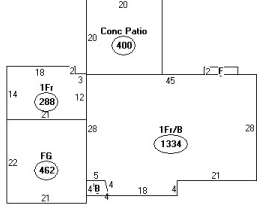
Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:		Details of Permit:			
5/13/2002	02-0432	\$2,350.00		ACREPLACE			
6/12/2006	1890	\$5,830.00		FENCE			
10/18/2007	2555	\$2,500.00		DUCTWORK			
7/13/2021	21-0279	\$4,489.00		ACREPLACE			
10/13/2003	379548	\$5,930.00		FURREPLAC			
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/1/1985		\$85,000.00	Valid		Land and Improvements		
6/12/2002		\$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	0.248	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 #	791 0033 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,725	\$192,630.75
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$192,630.75
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,725	\$37,950.00
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,243.50
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	707	\$15,100.00
<b>Adjusted Base Price</b>		\$257,105.25
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$263,675.78
Market Adjustment:	60%	\$421,881.24
CDU Adjustment:	60	\$253,100.00
Complete:	100	\$253,100.00
Dollar Adjustments		\$700.00
<b>Dwelling Value</b>		\$253,800.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$253,800.00
<b>Total Land Value</b>		\$62,900.00
<b>Total Assessed Value</b>		\$316,700.00

Parcel Numbers: 791-0034-000      Property Address: 7535 74TH ST S      Municipality: Franklin, City of

Owner Name: THOMPSON, JAMES & KRISTI      Mailing Address: 7535 S 74TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 2 LOT 16	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <ul style="list-style-type: none"> <li>A: 1Fr/B 1334 sqft</li> <li>B: OFF 22 sqft</li> <li>C: FG 462 sqft</li> <li>D: 1Fr 288 sqft</li> <li>E: Conc. Patio 400 sqft</li> <li>F: 1Fr 18 sqft</li> </ul>
Neighborhood:	1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0034 000- 1</b>		
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:
791 0034 000- 1	1,640	0	0	0	0	0	1,640

Attachment Description(s):	Area:	Attachment Value:
11-OFP	22	\$400
13-AFG	462	\$13,900
33-Concrete Patio	400	\$2,000


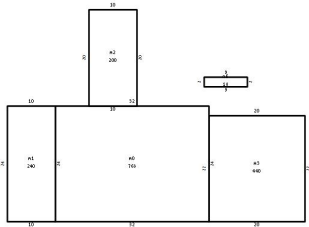
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Good	144	\$864
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Good	144	\$864

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
6/10/2010	1070	\$3,500.00	EGRESS			
6/1/2010	962	\$13,200.00	FOUNDRPR			
5/1/1999	99-0444	\$2,300.00	REPL FURNACE			
10/15/2018	18-2570	\$4,145.00	FURREPLAC			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
11/1/1994		\$129,900.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.248	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 #	791 0034 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,640	\$185,270.80
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$185,270.80
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,334	\$31,255.62
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,034.40
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$6,400.00
Attachments:	884	\$16,300.00
<b>Adjusted Base Price</b>		\$248,141.82
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$247,986.00
Market Adjustment:	69%	\$419,096.34
CDU Adjustment:	60	\$251,500.00
Complete:	100	\$251,500.00
Dollar Adjustments		\$0.00
<b>Dwelling Value</b>		\$251,500.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$251,500.00
<b>Total Land Value</b>		\$62,900.00
<b>Total Assessed Value</b>		\$314,400.00

Parcel Numbers: 791-0035-000      Property Address: 7529 74TH ST S      Municipality: Franklin, City of

Owner Name: GLOVER, RYAN C (TIC)      Mailing Address: 7529 S 74TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 2 LOT 17	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>791 0035 000- 1</b>		
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:	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:
791 0035 000- 1	1,008	768	0	0	0	0	1,776

Attachment Description(s):	Area:	Attachment Value:
31-WD	200	\$2,000
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	528	\$2,640
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	528	\$2,640

**Other Building Improvements**


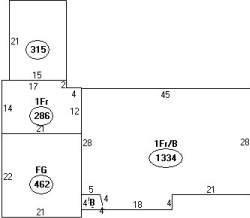
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/1995	100		Average	\$200.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
9/1/1995	95-1007	\$1,300.00	SHED 10X10'				
3/1/2000	00-0261	\$3,000.00	REROOF				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/1/1986		\$87,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.248	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							
<b>Dwelling #</b>				<b>791 0035 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,008			\$125,556.48
Second Story:				768			\$52,039.68
Additional Story:				0			\$0.00
Attic/Finished Net:				0			\$0.00
Half Story/Finished Net:				0			\$0.00
<b>Base Price</b>						\$177,596.16	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0			\$0.00
Unfinished Basement:				1,008			\$25,623.36
Half Story/Unfinished:							\$0.00
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$4,368.96	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0			\$0.00
Features:				2			\$2,300.00
Attachments:				640			\$15,200.00
<b>Adjusted Base Price</b>						\$229,969.48	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$233,716.43	
Market Adjustment:				95%		\$455,747.04	
CDU Adjustment:				60		\$273,400.00	
Complete:				100		\$273,400.00	
Dollar Adjustments						(\$100.00)	
<b>Dwelling Value</b>						\$273,300.00	

Other Building Improvements	0	\$200.00
<b>Total Improvement Value</b>		\$273,500.00
<b>Total Land Value</b>		\$62,900.00
<b>Total Assessed Value</b>		\$336,400.00

Parcel Numbers: 791-0036-000      Property Address: 7523 74TH ST S      Municipality: Franklin, City of

Owner Name: CORTEZ BRENDA E      Mailing Address: 7523 S 74TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 2 LOT 18	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0036 000- 1</b>		
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:	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:
791 0036 000- 1	1,620	0	0	0	0	0	1,620

Attachment Description(s):	Area:	Attachment Value:
31-WD	315	\$3,200
32-Canopy	315	\$3,200
11-OFP	22	\$400
13-AFG	462	\$13,900

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


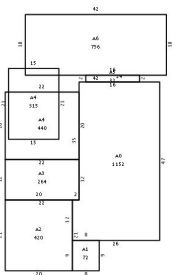
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:



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:	
6/10/2003		\$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	0.248	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							
<b>Dwelling #</b>				<b>791 0036 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,620		\$183,011.40	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$183,011.40	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,334		\$31,255.62	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$3,985.20	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$5,500.00	
Attachments:				1,114		\$20,700.00	
<b>Adjusted Base Price</b>						\$249,333.22	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$245,446.54	
Market Adjustment:				68%		\$412,350.19	
CDU Adjustment:				60		\$247,400.00	
Complete:				100		\$247,400.00	
Dollar Adjustments						(\$400.00)	
<b>Dwelling Value</b>						\$247,000.00	
Other Building Improvements				0		\$0.00	
<b>Total Improvement Value</b>						\$247,000.00	
<b>Total Land Value</b>						\$62,900.00	
<b>Total Assessed Value</b>						\$309,900.00	

Parcel Numbers: 791-0037-000      Property Address: 7517 74TH ST S      Municipality: Franklin, City of

Owner Name: WITTLEIFF, JAMES & BARBARA TRUST (THE)      Mailing Address: 7517 S 74TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	
	SOUTHVIEW ESTATES BLK 2 LOT 19	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0037 000- 1</b>		
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:
791 0037 000- 1	1,448	0	0	0	0	0	1,448

Attachment Description(s):	Area:	Attachment Value:
11-OFP	72	\$1,400
13-AFG	420	\$12,600
31-WD	440	\$4,400
33-Concrete Patio	756	\$3,800

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


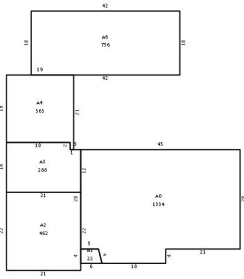
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RP1-Inground Pool - Plastic Lined Pool	1/1/1984	512		Average	\$1,000.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
8/1/1994	94-0842	\$1,750.00	A/C				
2/28/2013	13-0264	\$3,000.00	FOUNDRPR				
12/2/2010	2638	\$100.00	AC&FURREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
1/8/2015		\$190,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.254	Gross				\$63,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,064	0.254				\$63,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0037 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
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	
<b>Base Price</b>						\$167,721.84	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,152		\$27,959.04	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
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:				1		\$2,000.00	
Attachments:				1,688		\$22,200.00	
<b>Adjusted Base Price</b>						\$228,323.96	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$224,536.36	
Market Adjustment:				69%		\$379,466.44	
CDU Adjustment:				60		\$227,700.00	
Complete:				100		\$227,700.00	
Dollar Adjustments						(\$200.00)	
<b>Dwelling Value</b>						\$227,500.00	

Other Building Improvements	0	\$1,000.00
<b>Total Improvement Value</b>		\$228,500.00
<b>Total Land Value</b>		\$63,200.00
<b>Total Assessed Value</b>		\$291,700.00

Parcel Numbers: 791-0038-000	Property Address: 7520 74TH ST S	Municipality: Franklin, City of
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Owner Name: NORLING, HAROLD M	Mailing Address: 7520 S 74TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: SOUTHVIEW ESTATES BLK 3 LOT 1	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1012-Franklin		

### Building Description

<b>Dwelling #</b>	<b>791 0038 000- 1</b>	
Year Built:	1/1/1979	Exterior Wall: 04-Alum/Vinyl
Year Remodeled:	1/1/1979	Bedrooms: 3
Remodeled/Effective Age:	-43	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:
791 0038 000- 1	1,622	0	0	0	0	0	1,622

Attachment Description(s):	Area:	Attachment Value:
11-OFP	22	\$400
13-AFG	462	\$13,900
33-Concrete Patio	363	\$1,800


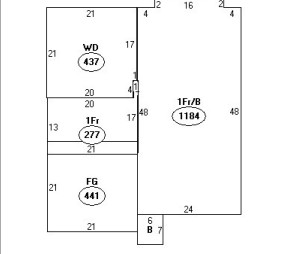
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type: RS1-Frame Utility Shed	Year Built: 1/1/1982	Area: 120	Construction:	Condition: Average	Value: \$200.00	
Permit / Construction History						
Date of Permit: 10/28/2009 9/22/2004	Permit Number: 2179 3143	Permit Amount: \$229.00 \$0.00	Details of Permit: WOODBURN FUR/ACREPLAC			
Ownership/Sales History						
Date of Sale: 3/1/1988	Sale Document:	Purchase Amount: \$100,000.00	Sale Validity: Valid	Conveyance Type:	Sale Type: Land and Improvements	Sale Validation Source:
Land Breakdown						
Land Class: A-Residential Primary Site	Acreage: 0.374	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$71,700
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage: 16,291	Total Acreage: 0.374	Depth:	Act. Frontage:	Assessed Land Value: \$71,700		
General Information						
Topography: Level	Street/Road: Paved	Fronting Traffic: Cul-de-sac	Inspected By:	Inspected On:	Utilities: All Public	
Valuation/Explanation						
<b>Dwelling #</b>	<b>791 0038 000- 1</b>					
<b>Description</b>	<b>Area</b>			<b>Value Amount</b>		
<b>Living Area:</b>						
First Story:	1,622			\$183,237.34		
Second Story:	0			\$0.00		
Additional Story:	0			\$0.00		
Attic/Finished Net:	0			\$0.00		
Half Story/Finished Net:	0			\$0.00		
<b>Base Price</b>				\$183,237.34		
<b>Unfinished Living Area:</b>						
Room/Unfinished:	0			\$0.00		
Unfinished Basement:	1,334			\$31,255.62		
Half Story/Unfinished:				\$0.00		
<b>Structure Info, Features and Attachments:</b>						
Heating/AC	Air Conditioning - Same Ducts			\$3,990.12		
Plumbing	1 - Half Bath 1 - Full Bath			\$4,881.00		
Finished Basement Living Area	0			\$0.00		
Features:	2			\$2,300.00		
Attachments:	847			\$16,100.00		
<b>Adjusted Base Price</b>				\$241,764.08		
<b>Changes/Adjustments</b>						
Grade Adjustment:	C+ 110%			\$245,700.49		
Market Adjustment:	70%			\$417,690.83		
CDU Adjustment:	60			\$250,600.00		
Complete:	100			\$250,600.00		
Dollar Adjustments				(\$100.00)		
<b>Dwelling Value</b>				\$250,500.00		

Other Building Improvements	0	\$200.00
<b>Total Improvement Value</b>		\$250,700.00
<b>Total Land Value</b>		\$71,700.00
<b>Total Assessed Value</b>		\$322,400.00

Parcel Numbers: 791-0039-000      Property Address: 7526 74TH ST S      Municipality: Franklin, City of

Owner Name: GIEBEL LEO R      Mailing Address: 7526 S 74TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 3 LOT 2	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Descriptions/Uses</small></p> <ul style="list-style-type: none"> <li>A: 1FV/B 1184 sqft</li> <li>B: DFP 42 sqft</li> <li>C: FG 441 sqft</li> <li>D: 1F1 277 sqft</li> <li>E: 1F2 437 sqft</li> </ul>
	Neighborhood:	

### Building Description

<b>Dwelling #</b>	<b>791 0039 000- 1</b>		
Year Built:	1/1/1979	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1979	Bedrooms:	3
Remodeled/Effective Age:	-43	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:
791 0039 000- 1	1,461	0	0	0	0	0	1,461

Attachment Description(s):	Area:	Attachment Value:
11-OFP	42	\$800
13-AFG	441	\$13,200
31-WD	437	\$4,400

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


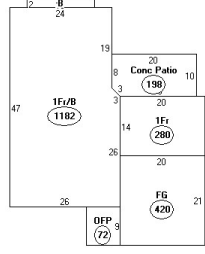


Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/1/1985		\$77,500.00	Valid		Land and Improvements		
1/23/2009		\$214,200.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.234	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	Cul-de-sac			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0039 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,461		\$168,131.88	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$168,131.88	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,184		\$28,735.68	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$3,594.06	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$5,800.00	
Attachments:				920		\$18,400.00	
<b>Adjusted Base Price</b>						\$229,542.62	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$225,876.88	
Market Adjustment:				70%		\$383,990.70	
CDU Adjustment:				60		\$230,400.00	
Complete:				100		\$230,400.00	
Dollar Adjustments						(\$500.00)	
<b>Dwelling Value</b>						\$229,900.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$229,900.00
<b>Total Land Value</b>		\$61,200.00
<b>Total Assessed Value</b>		\$291,100.00

Parcel Numbers: 791-0040-000      Property Address: 7532 74TH ST S      Municipality: Franklin, City of

Owner Name: MCCUTCHEON, BRETT      Mailing Address: 7532 S 74TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 3 LOT 3	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <ul style="list-style-type: none"> <li>A. 1F/B 1182 sqft</li> <li>B. 1F 32 sqft</li> <li>C. Conc. Patio 198 sqft</li> <li>D. 1F 280 sqft</li> <li>E. FG 420 sqft</li> <li>F. OFF 72 sqft</li> </ul>
	Neighborhood:	

### Building Description

<b>Dwelling #</b>	<b>791 0040 000- 1</b>		
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:
791 0040 000- 1	1,494	0	0	0	0	0	1,494

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	198	\$1,000
13-AFG	420	\$12,600
11-OFP	72	\$1,400


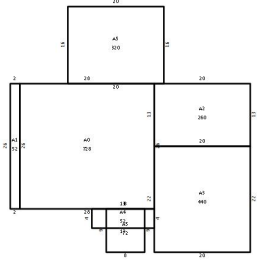
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	4	\$1,200
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	700	\$3,500
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	700	\$3,500

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
9/1/1998	B981114	\$2,315.00	REPL FURNACE			
10/1/1998	B981281	\$7,000.00	BSMT ALTERAT			
4/16/2021	21-0220	\$4,000.00	FENCE			
4/20/2009	588	\$3,845.00	ACREPLAC			
9/1/1998	B981117	\$5,400.00	REROOF			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
1/24/2020		\$244,750.00	Valid		Land and Improvements	
10/9/2019		\$262,000.00	Invalid		Land and Improvements	
3/1/1988		\$89,400.00	Valid		Land and Improvements	
6/30/2017		\$210,400.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.234	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	Cul-de-sac			All Public	

Valuation/Explanation		
Dwelling #	791 0040 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,494	\$171,929.52
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$171,929.52
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,182	\$28,687.14
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$3,675.24
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	5	\$3,200.00
Attachments:	690	\$15,000.00
<b>Adjusted Base Price</b>		\$227,372.90
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$230,090.19
Market Adjustment:	77%	\$407,259.64
CDU Adjustment:	60	\$244,400.00
Complete:	100	\$244,400.00
Dollar Adjustments		\$500.00
<b>Dwelling Value</b>		\$244,900.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$244,900.00
<b>Total Land Value</b>		\$61,200.00
<b>Total Assessed Value</b>		\$306,100.00

Parcel Numbers: 791-0041-000      Property Address: 7538 74TH ST S      Municipality: Franklin, City of

Owner Name: FELDMEIER, MICHAEL & ANNA      Mailing Address: 7538 S 74TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 3 LOT 4	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>791 0041 000- 1</b>		
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:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

**Square Footage / Attachments**

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
791 0041 000- 1	1,040	728	0	0	0	0	1,768

Attachment Description(s):	Area:	Attachment Value:
13-AFG	440	\$13,200
11-OPF	52	\$1,000
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


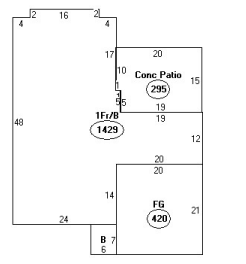
Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit: 9/26/2008		Permit Number: 2219		Permit Amount: \$3,862.00		Details of Permit: AC/FURREPLAC	
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/1/1986		\$87,000.00	Valid		Land and Improvements		
11/20/2001		\$170,000.00	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: Cul-de-sac	Inspected By:	Inspected On:	Utilities: All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0041 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,040		\$129,542.40	
Second Story:				728		\$49,897.12	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$179,439.52	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				780		\$0.00	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
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:				812		\$15,800.00	
<b>Adjusted Base Price</b>						\$206,769.80	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$207,536.78	
Market Adjustment:				114%		\$444,128.71	
CDU Adjustment:				60		\$266,500.00	
Complete:				100		\$266,500.00	
Dollar Adjustments						\$0.00	
<b>Dwelling Value</b>						\$266,500.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$266,500.00
<b>Total Land Value</b>		\$61,200.00
<b>Total Assessed Value</b>		\$327,700.00



Parcel Numbers: 791-0042-000      Property Address: 7544 74TH ST S      Municipality: Franklin, City of

Owner Name: KLEIN, MARK B & JUDITH L      Mailing Address: 7544 S 74TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 3 LOT 5	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0042 000- 1</b>		
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:	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:
791 0042 000- 1	1,429	0	0	0	0	0	1,429

Attachment Description(s):	Area:	Attachment Value:
11-OFP	42	\$800
13-AFG	420	\$12,600
33-Concrete Patio	295	\$1,500


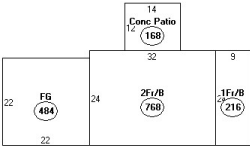
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
11/3/2006		3740	\$7,000.00		AC/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		0.234	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	Cul-de-sac			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0042 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,429		\$165,521.07	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$165,521.07	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,429		\$32,838.42	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$3,515.34	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				757		\$14,900.00	
<b>Adjusted Base Price</b>						\$223,955.83	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$227,431.41	
Market Adjustment:				62%		\$368,438.89	
CDU Adjustment:				60		\$221,100.00	
Complete:				100		\$221,100.00	
Dollar Adjustments						\$100.00	
<b>Dwelling Value</b>						\$221,200.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$221,200.00
<b>Total Land Value</b>		\$61,200.00
<b>Total Assessed Value</b>		\$282,400.00

Parcel Numbers: 791-0043-000      Property Address: 7550 74TH ST S      Municipality: Franklin, City of

Owner Name: MARTENS, MICHAEL & ELIZABETH      Mailing Address: 7550 S 74TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 3 LOT 6	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <p>A: 2F1/B 768 sqft</p> <p>B: FG 484 sqft</p> <p>C: Conc. Patio 168 sqft</p> <p>D: 1F1/B 216 sqft</p>
	Neighborhood:	

1012-Franklin

### Building Description

<b>Dwelling #</b>	<b>791 0043 000- 1</b>		
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:	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:
791 0043 000- 1	984	768	0	0	0	0	1,752

Attachment Description(s):	Area:	Attachment Value:
13-AFG	484	\$14,500
33-Concrete Patio	168	\$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


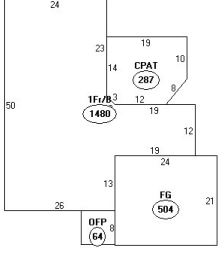
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/1992	64		Average	\$100.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/6/2014	14-0928	\$14,521.00	REROOF				
2/25/2016	16-0326	\$8,600.00	FURREPLAC+ACREP				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/1/1988		\$101,000.00	Valid		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	Cul-de-sac			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0043 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				984		\$123,865.92	
Second Story:				768		\$52,039.68	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$175,905.60	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				984		\$25,446.24	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$4,309.92	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				652		\$15,300.00	
<b>Adjusted Base Price</b>						\$228,142.76	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$231,597.04	
Market Adjustment:				92%		\$444,666.31	
CDU Adjustment:				60		\$266,800.00	
Complete:				100		\$266,800.00	
Dollar Adjustments						(\$200.00)	
<b>Dwelling Value</b>						\$266,600.00	

Other Building Improvements	0	\$100.00
<b>Total Improvement Value</b>		\$266,700.00
<b>Total Land Value</b>		\$61,200.00
<b>Total Assessed Value</b>		\$327,900.00

Parcel Numbers: 791-0044-000      Property Address: 7556 74TH ST S      Municipality: Franklin, City of

Owner Name: STREY, ROBERT J & W      Mailing Address: 7556 S 74TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 3 LOT 7	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Descriptor/Size</small></p> <p>A: 1FG 1480 sqft</p> <p>B: CPAT 287 sqft</p> <p>C: FG 504 sqft</p> <p>D: OFF 64 sqft</p>
	Neighborhood:	

### Building Description

<b>Dwelling #</b>	<b>791 0044 000- 1</b>		
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:	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:
791 0044 000- 1	1,480	0	0	0	0	0	1,480

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	287	\$1,400
13-AFG	504	\$15,100
11-OFF	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


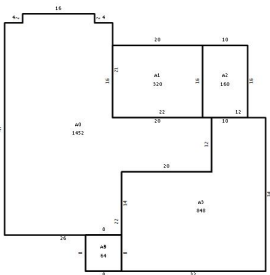
Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	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		0.234	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	Cul-de-sac			All Public	
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0044 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
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	
<b>Base Price</b>						\$170,318.40	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,480		\$33,699.60	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$3,640.80	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				855		\$17,800.00	
<b>Adjusted Base Price</b>						\$232,639.80	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$233,793.78	
Market Adjustment:				68%		\$392,773.55	
CDU Adjustment:				60		\$235,700.00	
Complete:				100		\$235,700.00	
Dollar Adjustments						(\$100.00)	
<b>Dwelling Value</b>						\$235,600.00	



Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$235,600.00
<b>Total Land Value</b>		\$61,200.00
<b>Total Assessed Value</b>		\$296,800.00

Parcel Numbers: 791-0045-000      Property Address: 7562 74TH ST S      Municipality: Franklin, City of

Owner Name: ANDERSON, BLAINE      Mailing Address: 7562 S 74TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 3 LOT 8	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0045 000- 1</b>		
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:	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:
791 0045 000- 1	1,452	0	0	0	0	0	1,452

Attachment Description(s):	Area:	Attachment Value:
12-EFP	320	\$9,600
33-Concrete Patio	160	\$800
13-AFG	848	\$25,400
12-EFP	64	\$1,900


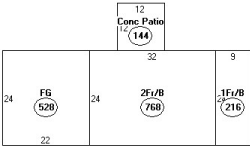
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
<b>Permit / Construction History</b>						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
3/27/2013	13-0416	\$2,500.00	FURREPLAC			
8/27/2013	13-1982	\$5,575.00	SIDING			
<b>Ownership/Sales History</b>						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
6/17/2016		\$228,000.00	Valid		Land and Improvements	
2/5/2015		\$210,600.00	Invalid		Land and Improvements	
<b>Land Breakdown</b>						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.234	Gross				\$61,200
<b>Acreage/Squarefoot Variables</b>						
<b>Land Data &amp; Computations</b>						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
10,193	0.234			\$61,200		
<b>General Information</b>						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Cul-de-sac			All Public	

Valuation/Explanation		
Dwelling #	791 0045 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
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
<b>Base Price</b>		\$167,096.16
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,452	\$33,062.04
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
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	\$5,800.00
Attachments:	1,392	\$37,700.00
<b>Adjusted Base Price</b>		\$252,111.12
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$229,472.23
Market Adjustment:	79%	\$410,755.30
CDU Adjustment:	60	\$246,500.00
Complete:	100	\$246,500.00
Dollar Adjustments		\$100.00
<b>Dwelling Value</b>		\$246,600.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$246,600.00
<b>Total Land Value</b>		\$61,200.00
<b>Total Assessed Value</b>		\$307,800.00

Parcel Numbers: 791-0046-000      Property Address: 7568 74TH ST S      Municipality: Franklin, City of

Owner Name: CIESLAK, JAMES E & MARY ELLEN REVOC LIVI      Mailing Address: 7568 S 74TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 3 LOT 9	
	Parcel Sketch and Site Map obtained from the County GIS	<small>Descriptor/Size</small> A: 2F/B 768 sqft B: FG 528 sqft C: Conc. Patio 144 sqft D: 1F/B 216 sqft
	Neighborhood:	
1012-Franklin		

### Building Description

<b>Dwelling #</b>	<b>791 0046 000- 1</b>		
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:
791 0046 000- 1	984	768	0	0	0	0	1,752

Attachment Description(s):	Area:	Attachment Value:
13-AFG	528	\$15,800
33-Concrete Patio	144	\$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


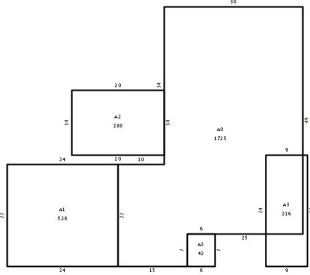
### Other Building Improvements

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:	
11/5/2012		\$199,000.00	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							
<b>Dwelling #</b>				<b>791 0046 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				984		\$123,865.92	
Second Story:				768		\$52,039.68	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$175,905.60	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				984		\$25,446.24	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$4,309.92	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				672		\$16,500.00	
<b>Adjusted Base Price</b>						\$229,342.76	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$231,597.04	
Market Adjustment:				92%		\$444,666.31	
CDU Adjustment:				60		\$266,800.00	
Complete:				100		\$266,800.00	
Dollar Adjustments						\$400.00	
<b>Dwelling Value</b>						\$267,200.00	
Other Building Improvements				0		\$0.00	
<b>Total Improvement Value</b>						\$267,200.00	
<b>Total Land Value</b>						\$61,200.00	
<b>Total Assessed Value</b>						\$328,400.00	

Parcel Numbers: 791-0047-000      Property Address: 7574 74TH ST S      Municipality: Franklin, City of

Owner Name: SMITH, BRAD E & SHERRIE R      Mailing Address: 7574 S 74TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 3 LOT 10	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
1012-Franklin		

### Building Description

<b>Dwelling #</b>	<b>791 0047 000- 1</b>		
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:	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:
791 0047 000- 1	1,725	0	0	0	0	0	1,725

Attachment Description(s):	Area:	Attachment Value:
13-AFG	528	\$15,800
33-Concrete Patio	280	\$1,400
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


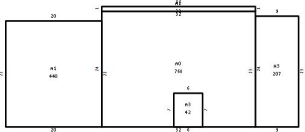
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/1/1992		\$55,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.276	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							
<b>Dwelling #</b>				<b>791 0047 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,725		\$192,630.75	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$192,630.75	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,725		\$37,950.00	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$4,243.50	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				850		\$18,000.00	
<b>Adjusted Base Price</b>						\$258,005.25	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$263,675.78	
Market Adjustment:				63%		\$429,791.51	
CDU Adjustment:				60		\$257,900.00	
Complete:				100		\$257,900.00	
Dollar Adjustments						(\$700.00)	
<b>Dwelling Value</b>						\$257,200.00	
Other Building Improvements				0		\$0.00	
<b>Total Improvement Value</b>						\$257,200.00	
<b>Total Land Value</b>						\$64,600.00	
<b>Total Assessed Value</b>						\$321,800.00	



Parcel Numbers: 791-0048-000      Property Address: 7567 73RD ST S      Municipality: Franklin, City of

Owner Name: IRELAND, JENNIFER L      Mailing Address: 7567 S 73RD ST FRANKLIN, WI 53132      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 3 LOT 11	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>791 0048 000- 1</b>		
Year Built:	1/1/1979	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1979	Bedrooms:	3
Remodeled/Effective Age:	-43	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:
791 0048 000- 1	975	800	0	0	0	0	1,775

Attachment Description(s):	Area:	Attachment Value:
13-AFG	440	\$13,200
99-Additional Attachments	32	\$3,200

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	462	\$2,310
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	462	\$2,310

**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:
7/1/1995	95-0755	\$1,666.00	A/C
5/25/2016	16-1159	\$1,000.00	BATHREMOD
9/20/2016	16-2305	\$1,700.00	ACCBLDG SHED
7/17/2017	17-1655	\$15,000.00	INTREMOD-BSMT
8/8/2017	17-1866	\$695.00	BSMT DUCTWK
7/25/2017	17-1730	\$3,500.00	FOUNDRPR W/BEAM
10/21/2019	19-2702	\$13,575.00	FENCE
8/23/2007	1999	\$10,000.00	REROOF

Ownership/Sales History					
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:                      Sale Validation Source:
1/25/2010		\$211,500.00	Valid		Land and Improvements
9/1/1993		\$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	0.276	Gross				\$64,600	

Acreage/Squarefoot Variables							


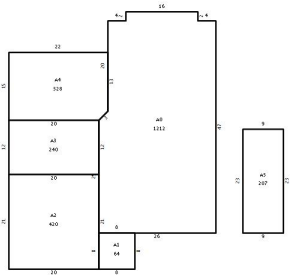
Land Data & Computations					
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:
12,023	0.276				\$64,600

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

Valuation/Explanation		
Dwelling #	791 0048 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	975	\$122,733.00
Second Story:	800	\$54,336.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$177,069.00
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	975	\$25,213.50
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,366.50
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	472	\$16,400.00
<b>Adjusted Base Price</b>		\$230,530.00
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$232,683.00
Market Adjustment:	105%	\$477,000.15
CDU Adjustment:	60	\$286,200.00
Complete:	100	\$286,200.00
Dollar Adjustments		\$100.00
<b>Dwelling Value</b>		\$286,300.00
Other Building Improvements	0	\$1,000.00
<b>Total Improvement Value</b>		\$287,300.00
<b>Total Land Value</b>		\$64,600.00
<b>Total Assessed Value</b>		\$351,900.00

Parcel Numbers: 791-0049-000      Property Address: 7559 73RD ST S      Municipality: Franklin, City of

Owner Name: PATSCHES, MICHAEL P      Mailing Address: 7559 S 73RD ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 3 LOT 12	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	

1012-Franklin

### Building Description

<b>Dwelling #</b>	<b>791 0049 000- 1</b>		
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:
791 0049 000- 1	1,452	0	0	0	0	0	1,452

Attachment Description(s):	Area:	Attachment Value:
11-OFP	64	\$1,300
13-AFG	420	\$12,600
33-Concrete Patio	328	\$1,600

Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

### Other Building Improvements


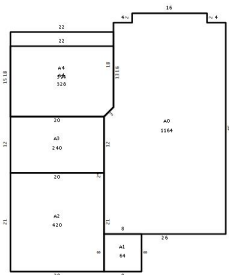
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/3/2002	02-0392	\$5,735.00	REPL FURN & A/C				
12/9/2015	15-2942	\$4,562.00	FURN REPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/1/1991		\$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	0.234	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							
<b>Dwelling #</b>	<b>791 0049 000- 1</b>						
<b>Description</b>	<b>Area</b>					<b>Value Amount</b>	
<b>Living Area:</b>							
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	
<b>Base Price</b>	\$167,096.16						
<b>Unfinished Living Area:</b>							
Room/Unfinished:	0					\$0.00	
Unfinished Basement:	1,212					\$29,003.16	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
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:							
Attachments:	812					\$15,500.00	
<b>Adjusted Base Price</b>	\$220,052.24						
<b>Changes/Adjustments</b>							
Grade Adjustment:	C+ 110%					\$225,007.46	
Market Adjustment:	59%					\$357,761.87	
CDU Adjustment:	60					\$214,700.00	
Complete:	100					\$214,700.00	
Dollar Adjustments						\$0.00	
<b>Dwelling Value</b>	\$214,700.00						

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$214,700.00
<b>Total Land Value</b>		\$61,200.00
<b>Total Assessed Value</b>		\$275,900.00

Parcel Numbers: 791-0050-000      Property Address: 7551 73RD ST S      Municipality: Franklin, City of

Owner Name: GARDNER, MATTHEW C      Mailing Address: 7551 S 73RD ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 3 LOT 13	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
1012-Franklin		

### Building Description

<b>Dwelling #</b>	<b>791 0050 000- 1</b>		
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:	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:
791 0050 000- 1	1,404	0	0	0	0	0	1,404

Attachment Description(s):	Area:	Attachment Value:
11-OFP	64	\$1,300
13-AFG	420	\$12,600
33-Concrete Patio	394	\$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


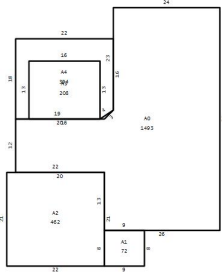
Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/26/2012		\$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		0.234	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							
<b>Dwelling #</b>				<b>791 0050 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
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	
<b>Base Price</b>						\$162,625.32	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,164		\$28,250.28	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
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		\$2,300.00	
Attachments:				878		\$15,900.00	
<b>Adjusted Base Price</b>						\$217,410.44	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$219,131.48	
Market Adjustment:				66%		\$363,758.26	
CDU Adjustment:				60		\$218,300.00	
Complete:				100		\$218,300.00	
Dollar Adjustments						\$500.00	
<b>Dwelling Value</b>						\$218,800.00	



Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$218,800.00
<b>Total Land Value</b>		\$61,200.00
<b>Total Assessed Value</b>		\$280,000.00

Parcel Numbers: 791-0051-000      Property Address: 7543 73RD ST S      Municipality: Franklin, City of

Owner Name: PIKULIK, JAMES W & MARY B      Mailing Address: 7543 S 73RD ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 3 LOT 14	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0051 000- 1</b>		
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:
791 0051 000- 1	1,493	0	0	0	0	0	1,493

Attachment Description(s):	Area:	Attachment Value:
11-OFP	72	\$1,400
13-AFG	462	\$13,900
33-Concrete Patio	208	\$1,000


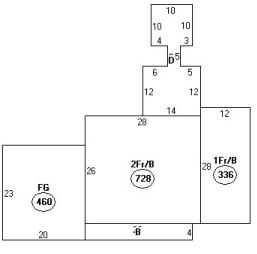
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
6/7/2017	17-1263	\$16,930.00	RE-ROOF W/TO			
7/31/2017	17-1789	\$21,360.00	SIDING			
7/31/2017	17-1791	\$0.00	FRONT ELEVAT. C			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
9/1/1999		\$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	0.234	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 #	791 0051 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,493	\$171,814.44
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$171,814.44
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,493	\$33,995.61
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$3,672.78
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	742	\$16,300.00
<b>Adjusted Base Price</b>		\$232,963.83
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$235,800.21
Market Adjustment:	65%	\$389,070.35
CDU Adjustment:	60	\$233,400.00
Complete:	100	\$233,400.00
Dollar Adjustments		\$200.00
<b>Dwelling Value</b>		\$233,600.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$233,600.00
<b>Total Land Value</b>		\$61,200.00
<b>Total Assessed Value</b>		\$294,800.00

Parcel Numbers: 791-0052-000      Property Address: 7535 73RD ST S      Municipality: Franklin, City of

Owner Name: PERRY, SCOTT & CAITLIN      Mailing Address: 7535 S 73RD ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 3 LOT 15	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Descriptor/Size</small></p> <p>A: 2Ft/B 728 sqft</p> <p>B: OFF 104 sqft</p> <p>C: FG 460 sqft</p> <p>D: Wood Deck 283 sqft</p> <p>E: 1Ft/B 336 sqft</p>
	Neighborhood: 1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0052 000- 1</b>		
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:	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:	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:
791 0052 000- 1	1,064	728	0	0	0	0	1,792

Attachment Description(s):	Area:	Attachment Value:
11-OFP	104	\$2,100
13-AFG	460	\$13,800
31-WD	283	\$2,800


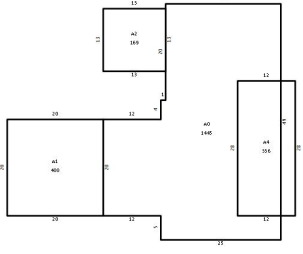
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:		
RS1-Frame Utility Shed	1/1/1988	64		Average	\$100.00		
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
10/14/2021	21-0682	\$2,000.00	INTREMOD				
12/2/2014	2904	\$5,000.00	AC/FURREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/31/2014		\$0.00	Invalid		Land and Improvements		
7/29/2013		\$230,000.00	Invalid		Land and Improvements		
4/1/1987		\$104,000.00	Valid		Land and Improvements		
1/1/2001		\$164,200.00	Invalid		Land and Improvements		
5/1/2020		\$324,900.00	Valid		Land and Improvements		
6/18/2007		\$247,000.00	Valid		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 #	791 0052 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,064	\$130,925.20
Second Story:	728	\$49,897.12
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$180,822.32
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,064	\$26,610.64
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,408.32
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$2,900.00
Attachments:	847	\$18,700.00
<b>Adjusted Base Price</b>		\$238,322.28
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$238,394.51
Market Adjustment:	100%	\$476,789.02
CDU Adjustment:	60	\$286,100.00
Complete:	100	\$286,100.00
Dollar Adjustments		(\$400.00)
<b>Dwelling Value</b>		\$285,700.00
Other Building Improvements	0	\$100.00
<b>Total Improvement Value</b>		\$285,800.00
<b>Total Land Value</b>		\$61,200.00
<b>Total Assessed Value</b>		\$347,000.00

Parcel Numbers: 791-0053-000      Property Address: 7527 73RD ST S      Municipality: Franklin, City of

Owner Name: SCHUERMAN ROBERT T & MICHELLE M      Mailing Address: 7527 S 73RD ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 3 LOT 16	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
1012-Franklin		

### Building Description

<b>Dwelling #</b>	<b>791 0053 000- 1</b>		
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:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

### Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
791 0053 000- 1	1,445	0	0	0	0	0	1,445

Attachment Description(s):	Area:	Attachment Value:
13-AFG	400	\$12,000
31-WD	169	\$1,700

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	1,300	\$6,500
22-Additional Fixture	4	\$1,200
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	1,300	\$6,500

### Other Building Improvements

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


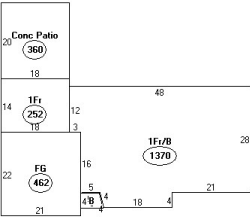


Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/1/1996	96-0407	\$4,100.00	DECK 13X13'				
5/1/1996	96-0418	\$600.00	PATIO DOOR				
4/21/2003	03-0973	\$2,992.00	FENCE				
12/4/2001	01-1310	\$2,000.00	REPL FURNACE				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/27/2010		\$225,000.00	Valid		Land and Improvements		
4/30/2007		\$221,000.00	Valid		Land and Improvements		
7/12/2002		\$157,800.00	Invalid		Land and Improvements		
2/7/2003		\$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	0.258	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 #	791 0053 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,445	\$167,374.35
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$167,374.35
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,445	\$33,206.10
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$3,554.70
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	5	\$3,200.00
Attachments:	569	\$13,700.00
<b>Adjusted Base Price</b>		\$225,916.15
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$229,917.77
Market Adjustment:	76%	\$404,655.27
CDU Adjustment:	60	\$242,800.00
Complete:	100	\$242,800.00
Dollar Adjustments		(\$500.00)
<b>Dwelling Value</b>		\$242,300.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$242,300.00
<b>Total Land Value</b>		\$63,500.00
<b>Total Assessed Value</b>		\$305,800.00

Parcel Numbers: 791-0054-000      Property Address: 7519 73RD ST S      Municipality: Franklin, City of

Owner Name: ANDERSON, KYLE      Mailing Address: 7519 S 73RD ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 3 LOT 17	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Descriptor/Size</small></p> <ul style="list-style-type: none"> <li>A: 1F1/B 1370 sqft</li> <li>B: OFF 22 sqft</li> <li>C: FG 462 sqft</li> <li>D: 1F1 252 sqft</li> <li>E: Conc Patio 380 sqft</li> </ul>
	Neighborhood:	
	1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0054 000- 1</b>		
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:
791 0054 000- 1	1,622	0	0	0	0	0	1,622

Attachment Description(s):	Area:	Attachment Value:
11-OFP	22	\$400
13-AFG	462	\$13,900
33-Concrete Patio	360	\$1,800


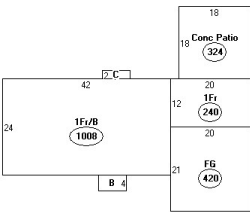
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
10/1/1995		95-1213	\$1,400.00		REPL FURNACE		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/29/2020		\$299,000.00	Valid		Land and Improvements		
9/25/2006		\$95,900.00	Invalid		Land and Improvements		
6/20/2008		\$212,000.00	Valid		Land and Improvements		
1/11/2006		\$90,600.00	Invalid		Land and Improvements		
1/11/2006		\$95,900.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.274	Gross				\$64,700
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
11,935		0.274				\$64,700	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	791 0054 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,622	\$183,237.34
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$183,237.34
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,370	\$31,784.00
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$3,990.12
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$6,100.00
Attachments:	844	\$16,100.00
<b>Adjusted Base Price</b>		\$246,092.46
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$246,281.71
Market Adjustment:	67%	\$411,290.45
CDU Adjustment:	60	\$246,800.00
Complete:	100	\$246,800.00
Dollar Adjustments		\$300.00
<b>Dwelling Value</b>		\$247,100.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$247,100.00
<b>Total Land Value</b>		\$64,700.00
<b>Total Assessed Value</b>		\$311,800.00

Parcel Numbers: 791-0055-000      Property Address: 7511 73RD ST S      Municipality: Franklin, City of

Owner Name: MICHALAK, DANIEL M & PATRICIA G      Mailing Address: 7511 S 73RD ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 3 LOT 18	
	Parcel Sketch and Site Map obtained from the County GIS	<small>Descriptor/Size</small> A: 1F:R 1000 sqft B: OFF 28 sqft C: 1F: 14 sqft D: Cone Patio 324 sqft E: 1F: 240 sqft F: FG 420 sqft
	Neighborhood:	

### Building Description

<b>Dwelling #</b>	<b>791 0055 000- 1</b>		
Year Built:	1/1/1979	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1979	Bedrooms:	3
Remodeled/Effective Age:	-43	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:
791 0055 000- 1	1,262	0	0	0	0	0	1,262

Attachment Description(s):	Area:	Attachment Value:
11-OFP	28	\$600
33-Concrete Patio	324	\$1,600
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


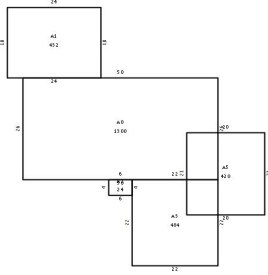
Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit: 4/1/2000		Permit Number: 00-0363		Permit Amount: \$1,000.00		Details of Permit: REROOF	
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class: A-Residential Primary Site		Acreage: 0.334	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$70,800
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage: 14,549		Total Acreage: 0.334	Depth:	Act. Frontage:		Assessed Land Value: \$70,800	
General Information							
Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0055 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,262		\$149,597.48	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$149,597.48	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,008		\$25,623.36	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
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:				772		\$14,800.00	
<b>Adjusted Base Price</b>						\$197,201.84	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$198,112.02	
Market Adjustment:				85%		\$366,507.24	
CDU Adjustment:				60		\$219,900.00	
Complete:				100		\$219,900.00	
Dollar Adjustments						\$200.00	
<b>Dwelling Value</b>						\$220,100.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$220,100.00
<b>Total Land Value</b>		\$70,800.00
<b>Total Assessed Value</b>		\$290,900.00



Parcel Numbers: 791-0056-000      Property Address: 7303 IMPERIAL DR W      Municipality: Franklin, City of

Owner Name: MAINS, SCOTT C      Mailing Address: 7303 W IMPERIAL DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 3 LOT 19	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0056 000- 1</b>		
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:	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:
791 0056 000- 1	1,300	0	0	0	0	0	1,300

Attachment Description(s):	Area:	Attachment Value:
31-WD	432	\$4,300
12-EFP	24	\$700
13-AFG	484	\$14,500


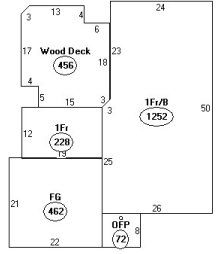
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	440	\$2,200
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	440	\$2,200

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed	1/1/2017	96		Average	\$800.00	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
10/12/2001	01-1161	\$3,200.00	HOTTUB			
8/3/2017	17-1839	\$0.00	RAZE ACC BLDG			
8/3/2017	17-1838	\$2,600.00	SHED 8X12			
8/25/2020	20-2373	\$9,550.00	EXTREMOD-ROOF			
4/12/2006	1099	\$1,600.00	RECROOM			
4/21/2006	1219	\$4,200.00	AC & FURREPLAC			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
7/1/1984		\$21,900.00	Valid		Land	
5/27/2005		\$179,900.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.297	Gross				\$64,500
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
12,937	0.297			\$64,500		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	791 0056 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
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
<b>Base Price</b>		\$152,815.00
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,300	\$30,459.00
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
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:	940	\$19,500.00
<b>Adjusted Base Price</b>		\$213,153.00
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$210,488.30
Market Adjustment:	77%	\$372,564.29
CDU Adjustment:	65	\$242,200.00
Complete:	100	\$242,200.00
Dollar Adjustments		\$300.00
<b>Dwelling Value</b>		\$242,500.00
Other Building Improvements	0	\$800.00
<b>Total Improvement Value</b>		\$243,300.00
<b>Total Land Value</b>		\$64,500.00
<b>Total Assessed Value</b>		\$307,800.00

Parcel Numbers: 791-0057-000      Property Address: 7325 IMPERIAL DR W      Municipality: Franklin, City of

Owner Name: BRAZER, BECKY A      Mailing Address: 7325 W IMPERIAL DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 3 LOT 20	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Descriptor/Size</small></p> <ul style="list-style-type: none"> <li>A: 1Fr/B 1252 sqft</li> <li>B: OFF 72 sqft</li> <li>C: FG 462 sqft</li> <li>D: 1Fr 228 sqft</li> <li>E: Wood Deck 456 sqft</li> </ul>
	Neighborhood:	
	1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0057 000- 1</b>		
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:	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:
791 0057 000- 1	1,480	0	0	0	0	0	1,480

Attachment Description(s):	Area:	Attachment Value:
11-OFP	72	\$1,400
13-AFG	462	\$13,900
31-WD	456	\$4,600


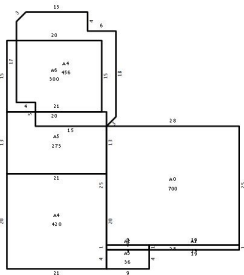
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:		
RS1-Frame Utility Shed	1/1/1992	96		Average	\$200.00		
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
6/1/1996	96-0694	\$1,100.00	REROOF				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
1/1/1993		\$126,000.00	Valid		Land and Improvements		
3/29/2012		\$198,000.00	Valid		Land and Improvements		
8/1/1995		\$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	0.284	Gross				\$65,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
12,371	0.284			\$65,700			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	791 0057 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
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
<b>Base Price</b>		\$170,318.40
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,252	\$29,647.36
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$3,640.80
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$5,800.00
Attachments:	990	\$19,900.00
<b>Adjusted Base Price</b>		\$234,187.56
<b>Changes/Adjustments</b>		
Grade Adjustment:	C 100%	\$208,487.56
Market Adjustment:	83%	\$381,532.24
CDU Adjustment:	60	\$228,900.00
Complete:	100	\$228,900.00
Dollar Adjustments		(\$500.00)
<b>Dwelling Value</b>		\$228,400.00
Other Building Improvements	0	\$200.00
<b>Total Improvement Value</b>		\$228,600.00
<b>Total Land Value</b>		\$65,700.00
<b>Total Assessed Value</b>		\$294,300.00

Parcel Numbers: 791-0059-000      Property Address: 7223 IMPERIAL DR W      Municipality: Franklin, City of

Owner Name: MOY, GARY      Mailing Address: 7223 W IMPERIAL DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 4 LOT 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>791 0059 000- 1</b>		
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:	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:
791 0059 000- 1	973	728	0	0	0	0	1,701

Attachment Description(s):	Area:	Attachment Value:
11-OFP	9	\$200
99-Additional Attachments	9	\$900
99-Additional Attachments	19	\$1,900
11-OFP	36	\$700
13-AFG	420	\$12,600
33-Concrete Patio	300	\$1,500

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:
9/12/2019	19-2359	\$4,500.00	FURREPLAC
8/31/2021	21-0600	\$15,000.00	FENCE
6/11/2009	958	\$20,000.00	KITCH/BATHREMOD
10/19/2017	17-2473	\$4,000.00	2ND FLR BATH RE
6/18/2018	18-1511	\$3,900.00	ACREPLACE

**Ownership/Sales History**

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
6/30/2015		\$236,500.00	Valid		Land and Improvements	
5/17/2009		\$190,000.00	Valid		Land and Improvements	
7/8/2021		\$366,000.00	Valid		Land and Improvements	
3/6/2003		\$155,800.00	Invalid		Land and Improvements	
2/25/2009		\$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	0.262	Gross				\$62,700

**Acreage/Squarefoot Variables**

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**Land Data & Computations**

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
11,413	0.262			\$62,700

**General Information**


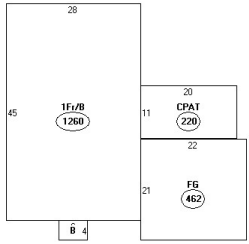
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Light			All Public



Valuation/Explanation		
Dwelling #	791 0059 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	973	\$122,481.24
Second Story:	728	\$49,897.12
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$172,378.36
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	700	\$20,034.00
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
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	\$2,300.00
Attachments:	793	\$17,800.00
<b>Adjusted Base Price</b>		\$221,577.82
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$221,625.60
Market Adjustment:	128%	\$505,306.37
CDU Adjustment:	60	\$303,200.00
Complete:	100	\$303,200.00
Dollar Adjustments		\$100.00
<b>Dwelling Value</b>		\$303,300.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$303,300.00
<b>Total Land Value</b>		\$62,700.00
<b>Total Assessed Value</b>		\$366,000.00

Parcel Numbers: 791-0060-000      Property Address: 7516 73RD ST S      Municipality: Franklin, City of

Owner Name: GONIA, GREGORY & LINDA      Mailing Address: 7516 S 73RD ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 4 LOT 2	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Descriptor/Size</small></p> <p>A: 1FV/B 1260 sqft</p> <p>B: OFF 24 sqft</p> <p>C: FG 462 sqft</p> <p>D: CPAT 220 sqft</p>
	Neighborhood:	

1012-Franklin

### Building Description

<b>Dwelling #</b>	<b>791 0060 000- 1</b>		
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:	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:
791 0060 000- 1	1,260	0	0	0	0	900	2,160

Attachment Description(s):	Area:	Attachment Value:
11-OFP	24	\$500
13-AFG	462	\$13,900
33-Concrete Patio	220	\$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


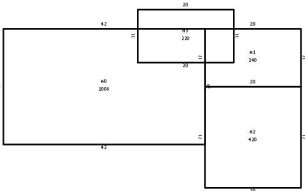
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit: 6/19/2008 4/1/1998	Permit Number: 1288 B980268	Permit Amount: \$2,895.00 \$16,000.00	Details of Permit: ACREPLACE FBLA				
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: 0.269	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$64,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage: 11,718	Total Acreage: 0.269	Depth:	Act. Frontage:	Assessed Land Value: \$64,200			
General Information							
Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0060 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,260		\$149,360.40	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$149,360.40	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				360		\$0.00	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$5,313.60	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				900		\$24,291.00	
Features:				1		\$300.00	
Attachments:				706		\$15,500.00	
<b>Adjusted Base Price</b>						\$206,968.00	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$210,284.80	
Market Adjustment:				105%		\$431,083.84	
CDU Adjustment:				60		\$258,700.00	
Complete:				100		\$258,700.00	
Dollar Adjustments						\$200.00	
<b>Dwelling Value</b>						\$258,900.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$258,900.00
<b>Total Land Value</b>		\$64,200.00
<b>Total Assessed Value</b>		\$323,100.00

Parcel Numbers: 791-0061-000      Property Address: 7524 73RD ST S      Municipality: Franklin, City of

Owner Name: KROPP, KATIE L      Mailing Address: 7524 S 73RD ST FRANKLIN, WI 53132      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 4 LOT 3	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>791 0061 000- 1</b>		
Year Built:	1/1/1979	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1979	Bedrooms:	3
Remodeled/Effective Age:	-43	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:
791 0061 000- 1	1,248	0	0	0	0	0	1,248

Attachment Description(s):	Area:	Attachment Value:
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**


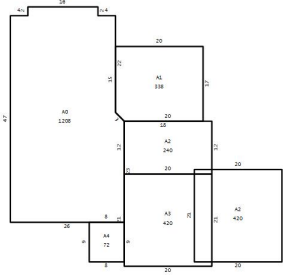
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

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:	
4/29/2005		\$189,500.00	Valid		Land and Improvements		
12/22/2014		\$183,900.00	Invalid		Land and Improvements		
5/13/2015		\$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	0.277	Gross				\$64,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
12,066	0.277			\$64,700			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0061 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
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	
<b>Base Price</b>						\$149,248.32	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,248		\$29,864.64	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
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:				2		\$2,300.00	
Attachments:				420		\$12,600.00	
<b>Adjusted Base Price</b>						\$201,964.04	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$205,770.44	
Market Adjustment:				78%		\$366,271.39	
CDU Adjustment:				60		\$219,800.00	
Complete:				100		\$219,800.00	
Dollar Adjustments						\$0.00	
<b>Dwelling Value</b>						\$219,800.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$219,800.00
<b>Total Land Value</b>		\$64,700.00
<b>Total Assessed Value</b>		\$284,500.00

Parcel Numbers: 791-0062-000      Property Address: 7532 73RD ST S      Municipality: Franklin, City of

Owner Name: ZYLKA, GERALD E & JEAN      Mailing Address: 7532 S 73RD ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 4 LOT 4	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>791 0062 000- 1</b>		
Year Built:	1/1/1979	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1979	Bedrooms:	3
Remodeled/Effective Age:	-43	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:
791 0062 000- 1	1,448	0	0	0	0	0	1,448

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	338	\$1,700
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:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0


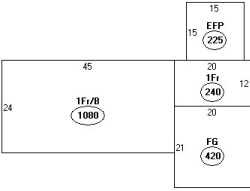


Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit: 5/17/2017		Permit Number: 17-1075		Permit Amount: \$9,300.00		Details of Permit: RE-ROOF W/TO	
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
Land Breakdown							
Land Class: A-Residential Primary Site		Acreage: 0.269	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$64,200
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage: 11,718		Total Acreage: 0.269	Depth:	Act. Frontage:		Assessed Land Value: \$64,200	
General Information							
Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0062 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
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	
<b>Base Price</b>						\$167,721.84	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,208		\$28,907.44	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
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		\$2,300.00	
Attachments:				830		\$15,700.00	
<b>Adjusted Base Price</b>						\$223,072.36	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$225,579.60	
Market Adjustment:				66%		\$374,462.13	
CDU Adjustment:				60		\$224,700.00	
Complete:				100		\$224,700.00	
Dollar Adjustments						(\$300.00)	
<b>Dwelling Value</b>						\$224,400.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$224,400.00
<b>Total Land Value</b>		\$64,200.00
<b>Total Assessed Value</b>		\$288,600.00

Parcel Numbers: 791-0063-000      Property Address: 7540 73RD ST S      Municipality: Franklin, City of

Owner Name: SEITZ FAMILY TRUST      Mailing Address: 7540 S 73RD ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 4 LOT 5	
	Parcel Sketch and Site Map obtained from the County GIS	<small>                 Descriptor/Size                  A: 1F/8 1080 sqft                  B: 1F/ 240 sqft                  C: FB 420 sqft                  D: EFP 225 sqft             </small>
	Neighborhood: 1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0063 000- 1</b>		
Year Built:	1/1/1979	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1979	Bedrooms:	3
Remodeled/Effective Age:	-43	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:
791 0063 000- 1	1,320	0	0	0	0	0	1,320

Attachment Description(s):	Area:	Attachment Value:
13-AFG	420	\$12,600
12-EFP	225	\$6,800

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


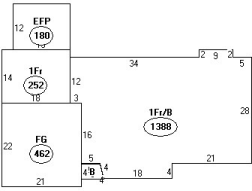
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
6/4/2014	14-1217	\$37,000.00	ADDITION			
10/31/2019	19-2805	\$7,500.00	FUR+ACREPLAC			
7/21/2015	15-1644	\$8,100.00	EXTREMOD (ROOF)			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
10/6/2009		\$212,300.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.269	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						
<b>Dwelling #</b>			<b>791 0063 000- 1</b>			
<b>Description</b>			<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>						
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	
<b>Base Price</b>					\$155,166.00	
<b>Unfinished Living Area:</b>						
Room/Unfinished:			0		\$0.00	
Unfinished Basement:			1,080		\$27,010.80	
Half Story/Unfinished:					\$0.00	
<b>Structure Info, Features and Attachments:</b>						
Heating/AC			Air Conditioning - Same Ducts		\$3,247.20	
Plumbing			1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area			0		\$0.00	
Features:			1		\$2,000.00	
Attachments:			645		\$19,400.00	
<b>Adjusted Base Price</b>					\$211,705.00	
<b>Changes/Adjustments</b>						
Grade Adjustment:			C+ 110%		\$209,335.50	
Market Adjustment:			92%		\$401,924.16	
CDU Adjustment:			60		\$241,200.00	
Complete:			100		\$241,200.00	
Dollar Adjustments					\$500.00	
<b>Dwelling Value</b>					\$241,700.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$241,700.00
<b>Total Land Value</b>		\$64,200.00
<b>Total Assessed Value</b>		\$305,900.00

Parcel Numbers: 791-0064-000      Property Address: 7550 73RD ST S      Municipality: Franklin, City of

Owner Name: NELSON, GERALD      Mailing Address: 7550 S 73RD ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 4 LOT 6	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <ul style="list-style-type: none"> <li>A: 1Fz/B 1388 sqft</li> <li>B: OFF 22 sqft</li> <li>C: FG 462 sqft</li> <li>D: 1Fz 252 sqft</li> <li>E: EFP 180 sqft</li> </ul>
Neighborhood:	1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0064 000- 1</b>		
Year Built:	1/1/1979	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1979	Bedrooms:	3
Remodeled/Effective Age:	-43	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:
791 0064 000- 1	1,640	0	0	0	0	0	1,640

Attachment Description(s):	Area:	Attachment Value:
11-OFP	22	\$400
13-AFG	462	\$13,900
12-EFP	180	\$5,400

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


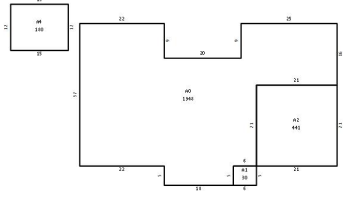
Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
6/8/2004	1746	\$1,700.00	EXTREMOD			
6/30/2016	16-1554	\$250.00	ABVPOOL			
3/7/2016	16-0385	\$6,400.00	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:	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 #	791 0064 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,640	\$185,270.80
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$185,270.80
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,388	\$32,201.60
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
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:	664	\$19,700.00
<b>Adjusted Base Price</b>		\$244,353.40
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$244,588.74
Market Adjustment:	73%	\$423,138.52
CDU Adjustment:	60	\$253,900.00
Complete:	100	\$253,900.00
Dollar Adjustments		(\$200.00)
<b>Dwelling Value</b>		\$253,700.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$253,700.00
<b>Total Land Value</b>		\$64,200.00
<b>Total Assessed Value</b>		\$317,900.00



Parcel Numbers: 791-0065-000      Property Address: 7562 73RD ST S      Municipality: Franklin, City of

Owner Name: GORLEWSKI, GARY & DOREEN      Mailing Address: 7562 S 73RD ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 4 LOT 7	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>791 0065 000- 1</b>		
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:	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:
791 0065 000- 1	1,948	0	0	0	0	0	1,948

Attachment Description(s):	Area:	Attachment Value:
11-OFP	30	\$600
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


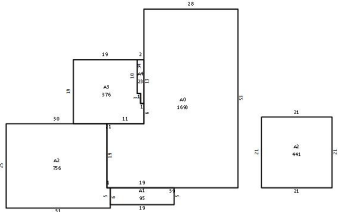
**Other Building Improvements**

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

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/1/1987		\$22,900.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.269	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							
<b>Dwelling #</b>				<b>791 0065 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
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	
<b>Base Price</b>						\$213,461.84	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,948		\$42,174.20	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$4,792.08	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				471		\$13,800.00	
<b>Adjusted Base Price</b>						\$281,409.12	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$291,840.03	
Market Adjustment:				59%		\$464,025.65	
CDU Adjustment:				65		\$301,600.00	
Complete:				100		\$301,600.00	
Dollar Adjustments						(\$700.00)	
<b>Dwelling Value</b>						\$300,900.00	
Other Building Improvements				0		\$0.00	
<b>Total Improvement Value</b>						\$300,900.00	
<b>Total Land Value</b>						\$64,200.00	
<b>Total Assessed Value</b>						\$365,100.00	

Parcel Numbers: 791-0066-000      Property Address: 7570 73RD ST S      Municipality: Franklin, City of

Owner Name: SCHULTZ, MICHAEL & KATHRYN      Mailing Address: 7570 S 73RD ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 4 LOT 8	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0066 000- 1</b>		
Year Built:	1/1/1977	Exterior Wall:	07-Brick
Year Remodeled:	1/1/1977	Bedrooms:	3
Remodeled/Effective Age:	-45	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:
791 0066 000- 1	1,716	0	0	0	0	0	1,716

Attachment Description(s):	Area:	Attachment Value:
11-OFP	95	\$1,900
23-AMG	756	\$26,500
33-Concrete Patio	376	\$1,900


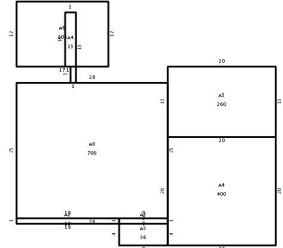
Feature Description(s):	Area:	Feature Value:
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	300	\$1,500
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	300	\$1,500

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
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:			
1/23/2019	19-0174	\$1,000.00	BATHREMOD			
6/8/2020	20-1408	\$1,600.00	SHED 10X12			
6/8/2020	20-1405	\$3,000.00	FENCE			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
6/1/1996		\$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	0.289	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 #	791 0066 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,716	\$199,999.80
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$199,999.80
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,693	\$37,398.37
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
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:	2	\$5,800.00
Attachments:	1,227	\$30,300.00
<b>Adjusted Base Price</b>		\$285,041.53
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$273,835.68
Market Adjustment:	77%	\$484,689.16
CDU Adjustment:	60	\$290,800.00
Complete:	100	\$290,800.00
Dollar Adjustments		(\$500.00)
<b>Dwelling Value</b>		\$290,300.00
Other Building Improvements	0	\$1,000.00
<b>Total Improvement Value</b>		\$291,300.00
<b>Total Land Value</b>		\$65,400.00
<b>Total Assessed Value</b>		\$356,700.00

Parcel Numbers: 791-0067-000      Property Address: 7206 SOUTHVIEW DR W      Municipality: Franklin, City of

Owner Name: MYREN, MICHAEL      Mailing Address: 7206 W SOUTHVIEW DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 4 LOT 9	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>791 0067 000- 1</b>		
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:
791 0067 000- 1	960	728	0	0	0	0	1,688

Attachment Description(s):	Area:	Attachment Value:
11-OFP	9	\$200
99-Additional Attachments	9	\$900
99-Additional Attachments	19	\$1,900
11-OFP	36	\$700
13-AFG	400	\$12,000
33-Concrete Patio	204	\$1,000

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:


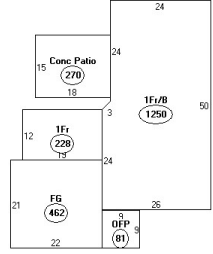
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
3/27/2003	03-0768	\$1,595.00	FENCE				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/15/2014		\$189,900.00	Valid		Land and Improvements		
7/7/2020		\$280,000.00	Valid		Land and Improvements		
11/1/1998		\$138,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.305	Gross				\$66,400	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
13,286	0.305				\$66,400		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0067 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				960		\$120,844.80	
Second Story:				728		\$49,897.12	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$170,741.92	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				700		\$20,034.00	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$4,152.48	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				677		\$16,700.00	
<b>Adjusted Base Price</b>						\$216,809.40	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$219,790.34	
Market Adjustment:				83%		\$402,216.32	
CDU Adjustment:				65		\$261,400.00	
Complete:				100		\$261,400.00	
Dollar Adjustments						(\$100.00)	
<b>Dwelling Value</b>						\$261,300.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$261,300.00
<b>Total Land Value</b>		\$66,400.00
<b>Total Assessed Value</b>		\$327,700.00



Parcel Numbers: 791-0068-000      Property Address: 7573 72ND ST S      Municipality: Franklin, City of

Owner Name: BAUM, PAUL A      Mailing Address: 7573 S 72ND ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 4 LOT 10	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Descriptor/Size</small></p> <ul style="list-style-type: none"> <li>A: 1Fr/B 1250 sqft</li> <li>B: OFF 81 sqft</li> <li>C: FG 462 sqft</li> <li>D: 1Fr 228 sqft</li> <li>E: Conc Patio 270 sqft</li> </ul>
	Neighborhood:	

1012-Franklin

### Building Description

<b>Dwelling #</b>	<b>791 0068 000- 1</b>		
Year Built:	1/1/1979	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1979	Bedrooms:	3
Remodeled/Effective Age:	-43	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:
791 0068 000- 1	1,478	0	0	0	0	0	1,478

Attachment Description(s):	Area:	Attachment Value:
11-OFP	81	\$1,600
13-AFG	462	\$13,900
33-Concrete Patio	270	\$1,400


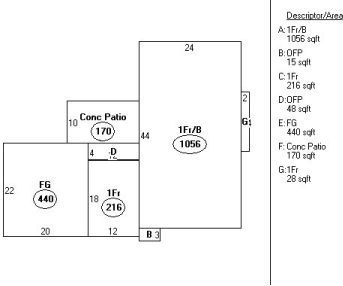
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
8/22/2013	13-1916	\$10,585.00	FOUNDRPR			
2/29/2016	16-0341	\$9,382.00	FURREPLAC+ACREP			
10/30/2017	17-2580	\$2,500.00	REMOVE BEARING			
11/1/2017	17-2588	\$1,000.00	KITCH ALTER			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
2/5/2016		\$179,380.00	Valid		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			Public Water	

Valuation/Explanation		
Dwelling #	791 0068 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,478	\$170,088.24
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$170,088.24
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,250	\$29,600.00
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
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	\$2,300.00
Attachments:	813	\$16,900.00
<b>Adjusted Base Price</b>		\$227,405.12
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$229,025.63
Market Adjustment:	71%	\$391,633.83
CDU Adjustment:	60	\$235,000.00
Complete:	100	\$235,000.00
Dollar Adjustments		(\$600.00)
<b>Dwelling Value</b>		\$234,400.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$234,400.00
<b>Total Land Value</b>		\$63,500.00
<b>Total Assessed Value</b>		\$297,900.00

Parcel Numbers: 791-0069-000      Property Address: 7561 72ND ST S      Municipality: Franklin, City of

Owner Name: GRUJO, DRAGAN & NEDILJKA      Mailing Address: 7561 S 72ND ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 4 LOT 11	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
1012-Franklin		

### Building Description

<b>Dwelling #</b>	<b>791 0069 000- 1</b>		
Year Built:	1/1/1979	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1979	Bedrooms:	3
Remodeled/Effective Age:	-43	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:
791 0069 000- 1	1,300	0	0	0	0	0	1,300

Attachment Description(s):	Area:	Attachment Value:
11-OFP	15	\$300
11-OFP	48	\$1,000
13-AFG	440	\$13,200
33-Concrete Patio	170	\$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


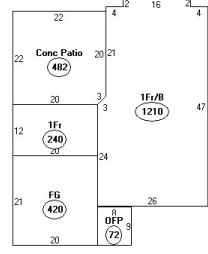
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
9/13/2006	3105	\$2,100.00	FURREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/1/1991		\$114,000.00	Valid		Land and Improvements		
5/4/2012		\$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	0.259	Gross				\$63,100	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
11,282	0.259			\$63,100			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0069 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
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
<b>Base Price</b>						\$152,815.00	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0			\$0.00
Unfinished Basement:				1,056			\$26,410.56
Half Story/Unfinished:							\$0.00
<b>Structure Info, Features and Attachments:</b>							
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:				673			\$15,400.00
<b>Adjusted Base Price</b>						\$199,806.56	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%			\$202,517.22
Market Adjustment:				79%			\$362,505.82
CDU Adjustment:				60			\$217,500.00
Complete:				100			\$217,500.00
Dollar Adjustments							\$100.00
<b>Dwelling Value</b>						\$217,600.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$217,600.00
<b>Total Land Value</b>		\$63,100.00
<b>Total Assessed Value</b>		\$280,700.00

Parcel Numbers: 791-0070-000      Property Address: 7549 72ND ST S      Municipality: Franklin, City of

Owner Name: CORCORAN, KYLE      Mailing Address: 7549 S 72ND ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description: SOUTHVIEW ESTATES BLK 4 LOT 12	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	
	Description/Size: A: 1Fr/B 1210 sqft B: OFF 72 sqft C: FG 420 sqft D: 1Fr 240 sqft E: Conc. Patio 482 sqft	

### Building Description

<b>Dwelling #</b>	<b>791 0070 000- 1</b>		
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:	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:
791 0070 000- 1	1,450	0	0	0	0	0	1,450

Attachment Description(s):	Area:	Attachment Value:
11-OFP	72	\$1,400
13-AFG	420	\$12,600
33-Concrete Patio	482	\$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


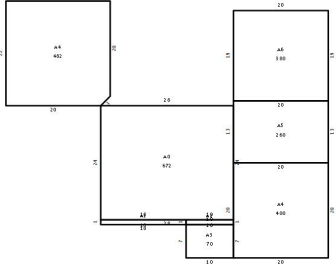
Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
11/5/2010		2408	\$100.00		FURREPLAC		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/7/2020		\$275,000.00	Valid		Land and Improvements		
3/27/2015		\$176,500.00	Valid		Land and Improvements		
3/19/2003		\$139,000.00	Invalid		Land and Improvements		
1/1/1989		\$95,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.259	Gross				\$63,100
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
11,282		0.259				\$63,100	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		



Valuation/Explanation		
Dwelling #	791 0070 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
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
<b>Base Price</b>		\$166,866.00
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,210	\$28,955.30
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$3,567.00
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	974	\$16,400.00
<b>Adjusted Base Price</b>		\$222,969.30
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$224,696.23
Market Adjustment:	73%	\$388,724.48
CDU Adjustment:	60	\$233,200.00
Complete:	100	\$233,200.00
Dollar Adjustments		(\$400.00)
<b>Dwelling Value</b>		\$232,800.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$232,800.00
<b>Total Land Value</b>		\$63,100.00
<b>Total Assessed Value</b>		\$295,900.00

Parcel Numbers: 791-0071-000      Property Address: 7541 72ND ST S      Municipality: Franklin, City of

Owner Name: BURCKHARDT, ADAM J      Mailing Address: 7541 S 72ND ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 4 LOT 13	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0071 000- 1</b>		
Year Built:	1/1/1979	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1979	Bedrooms:	3
Remodeled/Effective Age:	-43	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:
791 0071 000- 1	932	700	0	0	0	0	1,632

Attachment Description(s):	Area:	Attachment Value:
11-OFP	10	\$200
99-Additional Attachments	10	\$1,000
99-Additional Attachments	18	\$1,800
11-OFP	70	\$1,400
13-AFG	400	\$12,000
33-Concrete Patio	380	\$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:
RS1-Frame Utility Shed	1/1/2005	96		Average	\$300.00

### Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
4/22/2004	1143	\$3,690.00	ABVPOOL
9/28/2013	13-2306	\$8,000.00	BATHREMOD
4/26/2017	17-0854	\$7,990.00	RE-ROOF W/TO
3/29/2018	18-0707	\$4,000.00	FENCE
4/8/2005	51151	\$4,200.00	WDDK
2/24/2005	50599	\$2,000.00	SHED

### Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
6/30/2003		\$187,000.00	Valid		Land and Improvements	
11/20/2015		\$227,500.00	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				\$63,100

### Acreage/Squarefoot Variables

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### Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
11,282	0.259			\$63,100


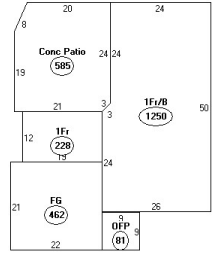
### General Information

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

Valuation/Explanation		
Dwelling #	791 0071 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	932	\$118,727.48
Second Story:	700	\$47,978.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$166,705.48
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	932	\$24,530.24
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,014.72
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	888	\$18,300.00
<b>Adjusted Base Price</b>		\$220,731.44
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$220,144.58
Market Adjustment:	87%	\$411,670.37
CDU Adjustment:	60	\$247,000.00
Complete:	100	\$247,000.00
Dollar Adjustments		(\$600.00)
<b>Dwelling Value</b>		\$246,400.00
Other Building Improvements	0	\$300.00
<b>Total Improvement Value</b>		\$246,700.00
<b>Total Land Value</b>		\$63,100.00
<b>Total Assessed Value</b>		\$309,800.00

Parcel Numbers: 791-0072-000      Property Address: 7529 72ND ST S      Municipality: Franklin, City of

Owner Name: VIGLIONE, MICHAEL & SARAH      Mailing Address: 7529 S 72ND ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 4 LOT 14	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <ul style="list-style-type: none"> <li>A: 1Fr/B 1250 sqft</li> <li>B: OFF 81 sqft</li> <li>C: FG 462 sqft</li> <li>D: 1Fr 228 sqft</li> <li>E: Conc. Patio 585 sqft</li> </ul>
	Neighborhood: 1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0072 000- 1</b>		
Year Built:	1/1/1979	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1979	Bedrooms:	3
Remodeled/Effective Age:	-43	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:
791 0072 000- 1	1,478	0	0	0	0	0	1,478

Attachment Description(s):	Area:	Attachment Value:
11-OFP	81	\$1,600
13-AFG	462	\$13,900
33-Concrete Patio	585	\$2,900


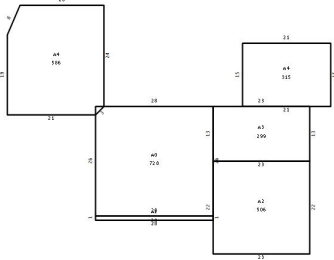
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	480	\$2,400
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	480	\$2,400

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/1/1987		\$82,000.00	Valid		Land and Improvements		
3/1/2001		\$160,000.00	Invalid		Land and Improvements		
1/6/2017		\$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				\$63,100
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
11,282		0.259				\$63,100	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	791 0072 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,478	\$170,088.24
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$170,088.24
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,250	\$29,600.00
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
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	\$2,300.00
Attachments:	1,128	\$18,400.00
<b>Adjusted Base Price</b>		\$228,905.12
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$229,025.63
Market Adjustment:	74%	\$398,504.60
CDU Adjustment:	60	\$239,100.00
Complete:	100	\$239,100.00
Dollar Adjustments		\$400.00
<b>Dwelling Value</b>		\$239,500.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$239,500.00
<b>Total Land Value</b>		\$63,100.00
<b>Total Assessed Value</b>		\$302,600.00

Parcel Numbers: 791-0073-000      Property Address: 7517 72ND ST S      Municipality: Franklin, City of

Owner Name: SZCZYGIELSKI, IAN & ELLEN      Mailing Address: 7517 S 72ND ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 4 LOT 15	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0073 000- 1</b>		
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:	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:
791 0073 000- 1	1,027	756	0	0	0	0	1,783

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	28	\$2,800
13-AFG	506	\$15,200
33-Concrete Patio	315	\$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	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0


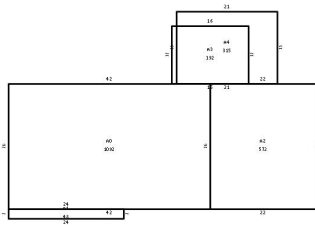


Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
RP1-Inground Pool - Plastic Lined Pool	1/1/2010	512		Average	\$1,000.00	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
2/16/2007	368	\$2,100.00	FURREPLAC			
3/9/2010	304	\$2,000.00	POOL HEATER			
6/10/2014	14-1287	\$1,500.00	FIREPLACE			
6/10/2019	19-1344	\$8,760.00	FUR+ACREPLAC			
5/28/2020	20-1289	\$5,000.00	SHED 10X10			
5/14/2014	14-1023	\$45,000.00	INT REMOD			
3/11/2010	321	\$37,000.00	POOL			
10/4/2007	2399	\$1,800.00	ACREPLACE			
5/11/2010	765	\$2,200.00	EXTREMOD			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
8/1/1994		\$134,000.00	Valid		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 #	791 0073 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,027	\$127,923.12
Second Story:	756	\$51,226.56
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$179,149.68
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,027	\$26,106.34
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,386.18
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	849	\$19,600.00
<b>Adjusted Base Price</b>		\$236,423.20
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$235,975.52
Market Adjustment:	108%	\$490,829.08
CDU Adjustment:	60	\$294,500.00
Complete:	100	\$294,500.00
Dollar Adjustments		\$300.00
<b>Dwelling Value</b>		\$294,800.00
Other Building Improvements	0	\$1,000.00
<b>Total Improvement Value</b>		\$295,800.00
<b>Total Land Value</b>		\$63,500.00
<b>Total Assessed Value</b>		\$359,300.00

Parcel Numbers: 791-0074-000      Property Address: 7501 72ND ST S      Municipality: Franklin, City of

Owner Name: KNAAK, TIMOTHY L & CHRISTI L      Mailing Address: 7501 S 72ND ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 4 LOT 16	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0074 000- 1</b>		
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:	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:
791 0074 000- 1	1,140	0	0	0	0	624	1,764

Attachment Description(s):	Area:	Attachment Value:
13-AFG	572	\$17,200
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

### Other Building Improvements

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


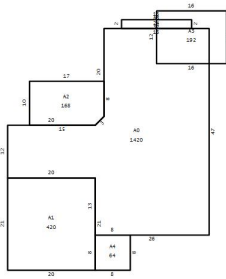
### Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
7/1/2001	01-0804	\$1,500.00	DECK 16X12'
8/30/2019	19-2253	\$7,100.00	FUR+ACREPLAC

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/10/2004		\$185,500.00	Valid		Land and Improvements		
2/1/1989		\$81,100.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.253	Gross				\$61,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,021	0.253				\$61,800		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0074 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,140			\$138,772.20
Second Story:				0			\$0.00
Additional Story:				0			\$0.00
Attic/Finished Net:				0			\$0.00
Half Story/Finished Net:				0			\$0.00
<b>Base Price</b>						\$138,772.20	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0			\$0.00
Unfinished Basement:				468			\$15,542.28
Half Story/Unfinished:							\$0.00
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$4,339.44	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				624			\$16,841.76
Features:				1			\$300.00
Attachments:				764			\$19,100.00
<b>Adjusted Base Price</b>						\$199,776.68	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$198,414.35	
Market Adjustment:				98%		\$392,860.41	
CDU Adjustment:				65		\$255,400.00	
Complete:				100		\$255,400.00	
Dollar Adjustments						(\$200.00)	
<b>Dwelling Value</b>						\$255,200.00	
Other Building Improvements				0			\$0.00
<b>Total Improvement Value</b>						\$255,200.00	
<b>Total Land Value</b>						\$61,800.00	
<b>Total Assessed Value</b>						\$317,000.00	

Parcel Numbers: 791-0075-000      Property Address: 7122 IMPERIAL DR W      Municipality: Franklin, City of

Owner Name: GEBHARDT, ERIC J      Mailing Address: 7122 W IMPERIAL DR FRANKLIN, WI 53132      Land Use: Residential

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

### Building Description

<b>Dwelling #</b>	<b>791 0075 000- 1</b>		
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:	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:
791 0075 000- 1	1,452	0	0	0	0	0	1,452

Attachment Description(s):	Area:	Attachment Value:
13-AFG	420	\$12,600
31-WD	168	\$1,700
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


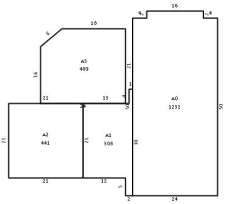
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
7/3/2019	19-1619	\$4,251.00	ACREPLACE				
8/24/2021	21-0592	\$5,975.00	FENCE				
5/1/1996	96-0560	\$2,000.00	REROOF				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
3/30/2018		\$225,000.00	Valid		Land and Improvements		
2/13/2018		\$239,900.00	Invalid		Land and Improvements		
7/1/1993		\$124,900.00	Valid		Land and Improvements		
4/16/2021		\$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	0.244	Gross				\$62,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:			Assessed Land Value:	
10,629	0.244					\$62,300	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	791 0075 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
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
<b>Base Price</b>		\$167,096.16
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,420	\$32,631.60
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
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:	1	\$2,000.00
Attachments:	652	\$15,600.00
<b>Adjusted Base Price</b>		\$225,780.68
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$228,998.75
Market Adjustment:	80%	\$412,197.75
CDU Adjustment:	60	\$247,300.00
Complete:	100	\$247,300.00
Dollar Adjustments		\$400.00
<b>Dwelling Value</b>		\$247,700.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$247,700.00
<b>Total Land Value</b>		\$62,300.00
<b>Total Assessed Value</b>		\$310,000.00

Parcel Numbers: 791-0076-000      Property Address: 7138 IMPERIAL DR W      Municipality: Franklin, City of

Owner Name: PAWLOWSKI, DAVID A & RUTH ANN      Mailing Address: 7138 W IMPERIAL DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 5 LOT 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0076 000- 1</b>		
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:
791 0076 000- 1	1,540	0	0	0	0	0	1,540

Attachment Description(s):	Area:	Attachment Value:
13-AFG	441	\$13,200
33-Concrete Patio	489	\$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

### Other Building Improvements

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

### Permit / Construction History


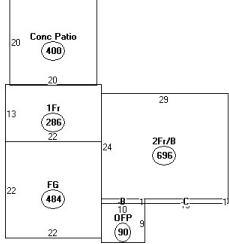
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
5/1/1997	97-0293	\$4,000.00	REROOF
10/14/2016	16-2528	\$8,000.00	SIDING



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	0.236	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							
<b>Dwelling #</b>				<b>791 0076 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,540		\$176,052.80	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$176,052.80	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,232		\$29,481.76	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$3,788.40	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$5,500.00	
Attachments:				930		\$15,600.00	
<b>Adjusted Base Price</b>						\$235,303.96	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$235,624.36	
Market Adjustment:				68%		\$395,848.92	
CDU Adjustment:				60		\$237,500.00	
Complete:				100		\$237,500.00	
Dollar Adjustments						\$500.00	
<b>Dwelling Value</b>						\$238,000.00	
Other Building Improvements				0		\$0.00	
<b>Total Improvement Value</b>						\$238,000.00	
<b>Total Land Value</b>						\$61,300.00	
<b>Total Assessed Value</b>						\$299,300.00	

Parcel Numbers: 791-0077-000      Property Address: 7202 IMPERIAL DR W      Municipality: Franklin, City of

Owner Name: KEMPER, ERIK P & TERRY T      Mailing Address: 7202 W IMPERIAL DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 5 LOT 3	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <ul style="list-style-type: none"> <li>A: 2Fr/B 526 sqft</li> <li>B: FGH/OFP 10 sqft</li> <li>C: FGH 12 sqft</li> <li>D: OFF 30 sqft</li> <li>E: FG 484 sqft</li> <li>F: 1Fr 286 sqft</li> <li>G: Conc. Patio 400 sqft</li> </ul>
Neighborhood:	1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0077 000- 1</b>		
Year Built:	1/1/1979	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1979	Bedrooms:	3
Remodeled/Effective Age:	-43	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:
791 0077 000- 1	982	725	0	0	0	0	1,707

Attachment Description(s):	Area:	Attachment Value:
11-OFP	10	\$200
99-Additional Attachments	10	\$1,000
99-Additional Attachments	19	\$1,900
11-OFP	90	\$1,800
13-AFG	484	\$14,500
33-Concrete Patio	400	\$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: 7/9/2018	Permit Number: 18-1699	Permit Amount: \$300.00	Details of Permit: ABVPOOL
8/14/2002	02-0913	\$4,594.00	REPL FURN & A/C

**Ownership/Sales History**

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
1/26/2006		\$225,000.00	Valid		Land and Improvements	
2/1/1997		\$131,000.00	Valid		Land and Improvements	

**Land Breakdown**

Land Class: A-Residential Primary Site	Acreage: 0.242	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: 10,542	Total Acreage: 0.242	Depth:	Act. Frontage:	Assessed Land Value: \$62,200
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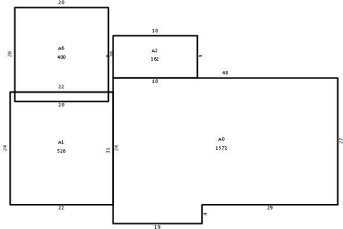
**General Information**

Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: All Public
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Valuation/Explanation		
Dwelling #	791 0077 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	982	\$123,614.16
Second Story:	725	\$49,691.50
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$173,305.66
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	696	\$20,420.64
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,199.22
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	1,013	\$21,400.00
<b>Adjusted Base Price</b>		\$226,506.52
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$223,087.17
Market Adjustment:	99%	\$443,943.47
CDU Adjustment:	60	\$266,400.00
Complete:	100	\$266,400.00
Dollar Adjustments		\$500.00
<b>Dwelling Value</b>		\$266,900.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$266,900.00
<b>Total Land Value</b>		\$62,200.00
<b>Total Assessed Value</b>		\$329,100.00

Parcel Numbers: 791-0078-000      Property Address: 7226 IMPERIAL DR W      Municipality: Franklin, City of

Owner Name: WESTHOFF, ADAM      Mailing Address: 7226 W IMPERIAL DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 5 LOT 4	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0078 000- 1</b>		
Year Built:	1/1/1978	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1978	Bedrooms:	3
Remodeled/Effective Age:	-44	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:	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:
791 0078 000- 1	1,372	0	0	0	0	0	1,372

Attachment Description(s):	Area:	Attachment Value:
13-AFG	528	\$15,800
33-Concrete Patio	162	\$800

Feature Description(s):	Area:	Feature Value:
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	300	\$1,500
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	300	\$1,500

### Other Building Improvements


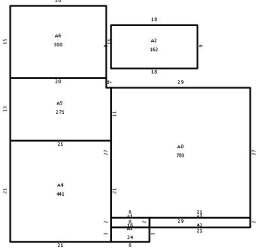
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
8/1/1999	99-0964	\$3,080.00	REPL FURNACE				
12/16/2015	15-3006	\$3,550.00	FURN REPLC				
8/23/2017	17-2029	\$3,000.00	FOUNDRPR				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/29/2018		\$243,000.00	Valid		Land and Improvements		
3/1/1985		\$75,000.00	Valid		Land and Improvements		
9/1/1997		\$139,900.00	Valid		Land and Improvements		
5/19/2021		\$326,000.00	Valid		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				\$60,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:			Assessed Land Value:	
10,803	0.248					\$60,600	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	791 0078 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,372	\$160,098.68
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$160,098.68
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,372	\$31,830.40
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$3,375.12
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$6,400.00
Attachments:	690	\$16,600.00
<b>Adjusted Base Price</b>		\$225,626.20
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$222,888.82
Market Adjustment:	98%	\$441,319.86
CDU Adjustment:	60	\$264,800.00
Complete:	100	\$264,800.00
Dollar Adjustments		\$600.00
<b>Dwelling Value</b>		\$265,400.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$265,400.00
<b>Total Land Value</b>		\$60,600.00
<b>Total Assessed Value</b>		\$326,000.00

Parcel Numbers: 791-0080-000      Property Address: 7502 72ND ST S      Municipality: Franklin, City of

Owner Name: COHEN-SMITH, DEBORAH L      Mailing Address: 7502 S 72ND ST FRANKLIN, WI 53132      Land Use: Residential

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

### Building Description

<b>Dwelling #</b>	<b>791 0080 000- 1</b>		
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:	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:
791 0080 000- 1	1,054	841	0	0	0	0	1,895

Attachment Description(s):	Area:	Attachment Value:
11-OFP	16	\$300
99-Additional Attachments	16	\$1,600
11-OFP	24	\$500
99-Additional Attachments	42	\$4,200
13-AFG	441	\$13,200
33-Concrete Patio	300	\$1,500



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:	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:
11/1/1985		\$79,500.00	Valid		Land and Improvements	
8/1/2002		\$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	0.314	Gross				\$66,900

**Acreage/Squarefoot Variables**

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**Land Data & Computations**

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
13,678	0.314			\$66,900


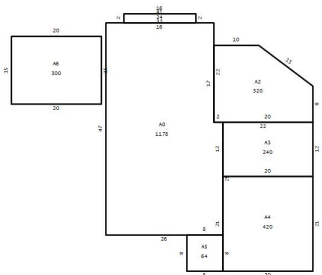
**General Information**

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

Valuation/Explanation		
Dwelling #	791 0080 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,054	\$129,694.70
Second Story:	841	\$57,120.72
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$186,815.42
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	783	\$0.00
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,661.70
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	839	\$21,300.00
<b>Adjusted Base Price</b>		\$219,958.12
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$215,993.93
Market Adjustment:	113%	\$460,067.08
CDU Adjustment:	60	\$276,000.00
Complete:	100	\$276,000.00
Dollar Adjustments		\$200.00
<b>Dwelling Value</b>		\$276,200.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$276,200.00
<b>Total Land Value</b>		\$66,900.00
<b>Total Assessed Value</b>		\$343,100.00

Parcel Numbers: 791-0081-000      Property Address: 7514 72ND ST S      Municipality: Franklin, City of

Owner Name: AREND, PAUL T & JULIE A      Mailing Address: 7514 S 72ND ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 6 LOT 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
1012-Franklin		

### Building Description

<b>Dwelling #</b>	<b>791 0081 000- 1</b>		
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:	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:
791 0081 000- 1	1,450	0	0	0	0	0	1,450

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	320	\$1,600
13-AFG	420	\$12,600
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


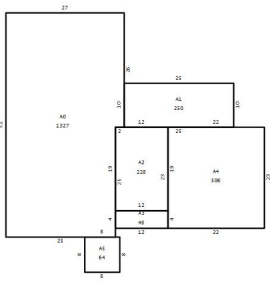
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
6/24/2013	13-1242	\$5,200.00	FUR/ACREPLAC				
12/3/2013	13-2872	\$10,500.00	RE-ROOF				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/29/2001		\$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	0.269	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							
<b>Dwelling #</b>				<b>791 0081 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
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	
<b>Base Price</b>						\$166,866.00	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,178		\$28,590.06	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$3,567.00	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$2,000.00	
Attachments:				804		\$15,500.00	
<b>Adjusted Base Price</b>						\$221,404.06	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$224,294.47	
Market Adjustment:				64%		\$367,842.92	
CDU Adjustment:				60		\$220,700.00	
Complete:				100		\$220,700.00	
Dollar Adjustments						\$600.00	
<b>Dwelling Value</b>						\$221,300.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$221,300.00
<b>Total Land Value</b>		\$64,200.00
<b>Total Assessed Value</b>		\$285,500.00

Parcel Numbers: 791-0082-000      Property Address: 7526 72ND ST S      Municipality: Franklin, City of

Owner Name: PACHUCKI, LONGENE & GERALDINE G - REVOCA      Mailing Address: 7526 S 72ND ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 6 LOT 3	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0082 000- 1</b>		
Year Built:	1/1/1978	Exterior Wall:	07-Brick
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:	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:
791 0082 000- 1	1,555	0	0	0	0	0	1,555

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	250	\$1,300
11-OPF	48	\$1,000
13-AFG	506	\$15,200

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


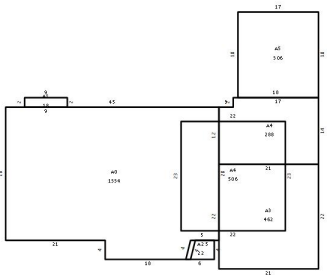
Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit: 1/1/2000		Permit Number: 00-0034		Permit Amount: \$4,585.00		Details of Permit: REPL HTG/AC	
Ownership/Sales History							
Date of Sale: 3/7/2017	Sale Document:	Purchase Amount: \$150,000.00	Sale Validity: Invalid	Conveyance Type:	Sale Type: Land and Improvements	Sale Validation Source:	
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: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0082 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,555		\$191,031.75	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$191,031.75	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,327		\$31,091.61	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$3,825.30	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$5,800.00	
Attachments:				804		\$17,500.00	
<b>Adjusted Base Price</b>						\$254,129.66	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$253,912.63	
Market Adjustment:				61%		\$408,799.33	
CDU Adjustment:				60		\$245,300.00	
Complete:				100		\$245,300.00	
Dollar Adjustments						(\$400.00)	
<b>Dwelling Value</b>						\$244,900.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$244,900.00
<b>Total Land Value</b>		\$63,900.00
<b>Total Assessed Value</b>		\$308,800.00



Parcel Numbers: 791-0083-000      Property Address: 7538 72ND ST S      Municipality: Franklin, City of

Owner Name: Mark McKinstry and Heather McKinstry      Mailing Address: 7538 S 72nd St Franklin, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 6 LOT 4	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>791 0083 000- 1</b>		
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:	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:
791 0083 000- 1	1,640	0	0	0	0	0	1,640

Attachment Description(s):	Area:	Attachment Value:
11-OFP	22	\$400
13-AFG	462	\$13,900
33-Concrete Patio	306	\$1,500

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:


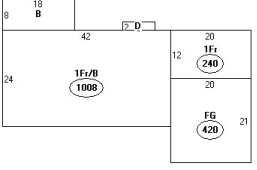
**Permit / Construction History**

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
11/1/2000	00-1405	\$3,500.00	REPL HTG&A/C

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/10/2006		\$170,000.00	Invalid		Land and Improvements		
3/1/2001		\$150,000.00	Invalid		Land and Improvements		
1/18/2022	11209071	\$291,000.00	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	0.267	Gross				\$64,000	
Acreage/Squarefoot Variables							
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							
<b>Dwelling #</b>				<b>791 0083 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,640		\$185,270.80	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$185,270.80	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,334		\$31,255.62	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$4,034.40	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$2,000.00	
Attachments:				790		\$15,800.00	
<b>Adjusted Base Price</b>						\$243,241.82	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$247,986.00	
Market Adjustment:				66%		\$411,656.76	
CDU Adjustment:				60		\$247,000.00	
Complete:				100		\$247,000.00	
Dollar Adjustments						(\$700.00)	
<b>Dwelling Value</b>						\$246,300.00	
Other Building Improvements				0		\$0.00	
<b>Total Improvement Value</b>						\$246,300.00	
<b>Total Land Value</b>						\$64,000.00	
<b>Total Assessed Value</b>						\$310,300.00	

Parcel Numbers: 791-0084-000      Property Address: 7550 72ND ST S      Municipality: Franklin, City of

Owner Name: SORENSEN GARY A & TAMMY L      Mailing Address: 7550 S 72ND ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 6 LOT 5	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	

1012-Franklin

### Building Description

<b>Dwelling #</b>	<b>791 0084 000- 1</b>		
Year Built:	1/1/1979	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1979	Bedrooms:	3
Remodeled/Effective Age:	-43	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:
791 0084 000- 1	1,264	0	0	0	0	0	1,264

Attachment Description(s):	Area:	Attachment Value:
31-WD	144	\$1,400
13-AFG	420	\$12,600

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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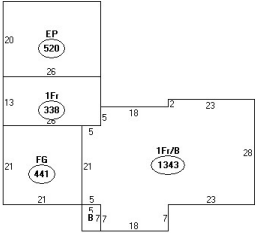
### Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
9/1/1999	99-1223	\$1,850.00	REMOV&REROOF

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
3/1/1988		\$80,000.00	Invalid		Land and Improvements		
6/28/2001		\$137,000.00	Valid		Land and Improvements		
8/7/2008		\$221,250.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.267	Gross				\$64,000	
Acreage/Squarefoot Variables							
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							
<b>Dwelling #</b>				<b>791 0084 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
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	
<b>Base Price</b>						\$149,834.56	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,008		\$25,623.36	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
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		\$2,000.00	
Attachments:				564		\$14,000.00	
<b>Adjusted Base Price</b>						\$196,338.92	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$198,372.81	
Market Adjustment:				84%		\$365,005.97	
CDU Adjustment:				60		\$219,000.00	
Complete:				100		\$219,000.00	
Dollar Adjustments						\$200.00	
<b>Dwelling Value</b>						\$219,200.00	
Other Building Improvements				0		\$0.00	
<b>Total Improvement Value</b>						\$219,200.00	
<b>Total Land Value</b>						\$64,000.00	
<b>Total Assessed Value</b>						\$283,200.00	

Parcel Numbers: 791-0085-000      Property Address: 7562 72ND ST S      Municipality: Franklin, City of

Owner Name: ARMBRUSTER, MARY A      Mailing Address: 7562 S 72ND ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 6 LOT 6	
	Parcel Sketch and Site Map obtained from the County GIS	<small>Description/Size</small> A: 1F1/B 1343 sqft B: OFP 35 sqft C: FG 441 sqft D: 1F1 338 sqft E: EP 520 sqft
	Neighborhood:	

1012-Franklin

### Building Description

<b>Dwelling #</b>	<b>791 0085 000- 1</b>		
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:	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:
791 0085 000- 1	1,681	0	0	0	0	0	1,681

Attachment Description(s):	Area:	Attachment Value:
11-OFP	35	\$700
13-AFG	441	\$13,200
12-EFP	520	\$15,600


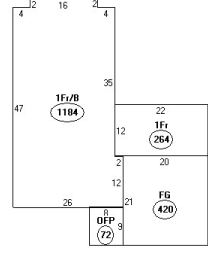
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	4	\$1,200
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

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:	
4/1/1989		\$112,000.00	Valid		Land and Improvements		
9/1/2000		\$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		0.267	Gross				\$64,000
Acreage/Squarefoot Variables							
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							
<b>Dwelling #</b>				<b>791 0085 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,681		\$188,910.78	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$188,910.78	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,343		\$31,466.49	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$4,135.26	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				5		\$6,700.00	
Attachments:				996		\$29,500.00	
<b>Adjusted Base Price</b>						\$265,593.53	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$252,332.88	
Market Adjustment:				80%		\$454,199.19	
CDU Adjustment:				60		\$272,500.00	
Complete:				100		\$272,500.00	
Dollar Adjustments						(\$600.00)	
<b>Dwelling Value</b>						\$271,900.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$271,900.00
<b>Total Land Value</b>		\$64,000.00
<b>Total Assessed Value</b>		\$335,900.00

Parcel Numbers: 791-0086-000      Property Address: 7574 72ND ST S      Municipality: Franklin, City of

Owner Name: GERLACH, JUDITH A      Mailing Address: 7574 S 72ND ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 6 LOT 7	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Descriptor/Size</small></p> <p>A: 1Fr/B 1184 sqft</p> <p>B: 1Fr 264 sqft</p> <p>C: FG 420 sqft</p> <p>D: OFP 72 sqft</p>
	Neighborhood:	

1012-Franklin

### Building Description

<b>Dwelling #</b>	<b>791 0086 000- 1</b>		
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:	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:
791 0086 000- 1	1,448	0	0	0	0	0	1,448

Attachment Description(s):	Area:	Attachment Value:
13-AFG	420	\$12,600
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:
Average	600	\$3,000

### Other Building Improvements

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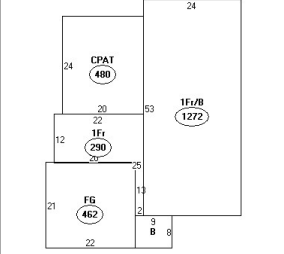


Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
11/25/2003	593215	\$100.00	FURREPLAC				
4/29/2014	14-0864	\$35,527.00	BSMT FINISH				
7/18/2005	52690	\$100.00	ACREPLACE				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/1/1983		\$80,000.00	Valid		Land and Improvements		
5/9/2003		\$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	0.270	Gross				\$64,400	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,761	0.270				\$64,400		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0086 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
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	
<b>Base Price</b>						\$167,721.84	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,184		\$28,735.68	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
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:				1		\$2,000.00	
Attachments:				492		\$14,000.00	
<b>Adjusted Base Price</b>						\$220,900.60	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$225,390.66	
Market Adjustment:				69%		\$380,910.22	
CDU Adjustment:				60		\$228,500.00	
Complete:				100		\$228,500.00	
Dollar Adjustments						(\$600.00)	
<b>Dwelling Value</b>						\$227,900.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$227,900.00
<b>Total Land Value</b>		\$64,400.00
<b>Total Assessed Value</b>		\$292,300.00

Parcel Numbers: 791-0087-000      Property Address: 7126 SOUTHVIEW DR W      Municipality: Franklin, City of

Owner Name: JULEEN, DAVID M & MARY      Mailing Address: 7126 W SOUTHVIEW DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 6 LOT 8	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Descriptor/Area</small></p> <ul style="list-style-type: none"> <li>A: 1Fr/B 1272 sqft</li> <li>B: OFP 72 sqft</li> <li>C: FG 462 sqft</li> <li>D: 1Fr 290 sqft</li> <li>E: CPAT 480 sqft</li> </ul>
	Neighborhood:	

1012-Franklin

### Building Description

<b>Dwelling #</b>	<b>791 0087 000- 1</b>		
Year Built:	1/1/1978	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1978	Bedrooms:	3
Remodeled/Effective Age:	-44	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:
791 0087 000- 1	1,562	0	0	0	0	0	1,562

Attachment Description(s):	Area:	Attachment Value:
11-OFP	72	\$1,400
13-AFG	462	\$13,900
33-Concrete Patio	480	\$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

### Other Building Improvements

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


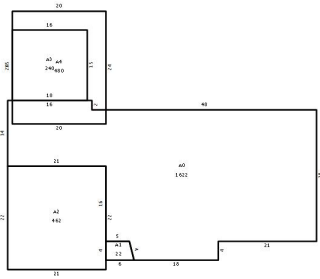
### Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
6/1/2001	01-0582	\$4,495.00	HOT TUB

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/1/1988		\$90,000.00	Valid		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				\$69,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
15,246	0.350				\$69,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0087 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,562		\$177,521.30	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$177,521.30	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,272		\$30,120.96	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$3,842.52	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$5,500.00	
Attachments:				1,014		\$17,700.00	
<b>Adjusted Base Price</b>						\$242,006.78	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$240,687.46	
Market Adjustment:				72%		\$413,982.43	
CDU Adjustment:				60		\$248,400.00	
Complete:				100		\$248,400.00	
Dollar Adjustments						\$600.00	
<b>Dwelling Value</b>						\$249,000.00	
Other Building Improvements				0		\$0.00	
<b>Total Improvement Value</b>						\$249,000.00	
<b>Total Land Value</b>						\$69,000.00	
<b>Total Assessed Value</b>						\$318,000.00	

Parcel Numbers: 791-0089-000      Property Address: 7431 SOUTHVIEW DR W      Municipality: Franklin, City of

Owner Name: DUCHNIAK, STEPHEN & ROSE MARIE      Mailing Address: 7431 W SOUTHVIEW DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 7 LOT 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0089 000- 1</b>		
Year Built:	1/1/1979	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1979	Bedrooms:	3
Remodeled/Effective Age:	-43	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:
791 0089 000- 1	1,622	0	0	0	0	0	1,622

Attachment Description(s):	Area:	Attachment Value:
11-OFP	22	\$400
13-AFG	462	\$13,900
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:
Average	1,057	\$5,285

### Other Building Improvements

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


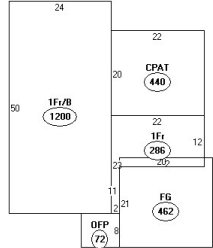
### Permit / Construction History

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:
7/1/1987		\$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	0.367	Gross				\$70,600
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
15,987	0.367			\$70,600		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	
Valuation/Explanation						
<b>Dwelling #</b>			<b>791 0089 000- 1</b>			
<b>Description</b>			<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>						
First Story:			1,622			\$183,237.34
Second Story:			0			\$0.00
Additional Story:			0			\$0.00
Attic/Finished Net:			0			\$0.00
Half Story/Finished Net:			0			\$0.00
<b>Base Price</b>					\$183,237.34	
<b>Unfinished Living Area:</b>						
Room/Unfinished:			0			\$0.00
Unfinished Basement:			1,622			\$35,992.18
Half Story/Unfinished:						\$0.00
<b>Structure Info, Features and Attachments:</b>						
Heating/AC			Air Conditioning - Same Ducts		\$3,990.12	
Plumbing			1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area			0			\$0.00
Features:			1			\$2,000.00
Attachments:			724			\$16,700.00
<b>Adjusted Base Price</b>					\$246,800.64	
<b>Changes/Adjustments</b>						
Grade Adjustment:			C+ 110%		\$250,910.70	
Market Adjustment:			74%		\$436,584.63	
CDU Adjustment:			60		\$262,000.00	
Complete:			100		\$262,000.00	
Dollar Adjustments					(\$200.00)	
<b>Dwelling Value</b>					\$261,800.00	
Other Building Improvements			0			\$0.00
<b>Total Improvement Value</b>					\$261,800.00	
<b>Total Land Value</b>					\$70,600.00	
<b>Total Assessed Value</b>					\$332,400.00	

Parcel Numbers: 791-0090-000      Property Address: 7409 SOUTHVIEW DR W      Municipality: Franklin, City of

Owner Name: TRAXEL, THOMAS & CHRISTY      Mailing Address: 7409 W SOUTHVIEW DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 7 LOT 2	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Descriptor/Usage</small></p> <ul style="list-style-type: none"> <li>A: 1F1/B 1200 sqft</li> <li>B: OFF 72 sqft</li> <li>C: FG 462 sqft</li> <li>D: 1F1 206 sqft</li> <li>E: CPAT 440 sqft</li> </ul>
	Neighborhood:	

1012-Franklin

### Building Description

<b>Dwelling #</b>	<b>791 0090 000- 1</b>		
Year Built:	1/1/1979	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1979	Bedrooms:	3
Remodeled/Effective Age:	-43	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:
791 0090 000- 1	1,486	0	0	0	0	0	1,486

Attachment Description(s):	Area:	Attachment Value:
11-OFP	72	\$1,400
13-AFG	462	\$13,900
33-Concrete Patio	440	\$2,200

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	110	\$550

### 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


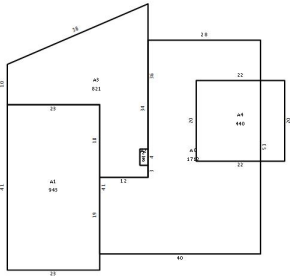
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/1/1988		\$83,000.00	Valid		Land and Improvements		
5/31/2002		\$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	0.340	Gross				\$70,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
14,810	0.340				\$70,300		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0090 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,486		\$171,008.88	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$171,008.88	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,200		\$28,716.00	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$3,655.56	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$2,000.00	
Attachments:				974		\$17,500.00	
<b>Adjusted Base Price</b>						\$227,761.44	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$229,087.58	
Market Adjustment:				77%		\$405,485.02	
CDU Adjustment:				60		\$243,300.00	
Complete:				100		\$243,300.00	
Dollar Adjustments						(\$500.00)	
<b>Dwelling Value</b>						\$242,800.00	
Other Building Improvements				0		\$200.00	
<b>Total Improvement Value</b>						\$243,000.00	
<b>Total Land Value</b>						\$70,300.00	
<b>Total Assessed Value</b>						\$313,300.00	



Parcel Numbers: 791-0091-000      Property Address: 7625 74TH ST S      Municipality: Franklin, City of

Owner Name: PRELOG, STEVEN H      Mailing Address: 7625 S 74TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 7 LOT 3	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0091 000- 1</b>		
Year Built:	1/1/1978	Exterior Wall:	07-Brick
Year Remodeled:	1/1/1978	Bedrooms:	3
Remodeled/Effective Age:	-44	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:
791 0091 000- 1	1,712	0	0	0	0	0	1,712

Attachment Description(s):	Area:	Attachment Value:
13-AFG	943	\$28,300
12-EFP	8	\$200
33-Concrete Patio	820	\$4,100

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:


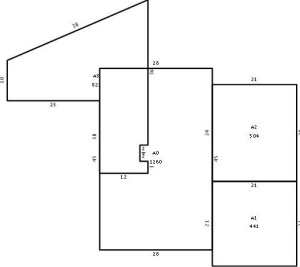
### Permit / Construction History

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:	
10/26/2021		\$0.00	Invalid		Land and Improvements		
1/1/1990		\$110,000.00	Invalid		Land and Improvements		
9/1/1997		\$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	0.622	Gross				\$84,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
27,094	0.622				\$84,600		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Cul-de-sac			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0091 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
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	
<b>Base Price</b>						\$199,533.60	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,712		\$37,664.00	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$4,211.52	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$5,500.00	
Attachments:				1,771		\$32,600.00	
<b>Adjusted Base Price</b>						\$286,831.12	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$273,604.23	
Market Adjustment:				71%		\$467,863.24	
CDU Adjustment:				60		\$280,700.00	
Complete:				100		\$280,700.00	
Dollar Adjustments						(\$200.00)	
<b>Dwelling Value</b>						\$280,500.00	
Other Building Improvements				0		\$0.00	
<b>Total Improvement Value</b>						\$280,500.00	
<b>Total Land Value</b>						\$84,600.00	
<b>Total Assessed Value</b>						\$365,100.00	

Parcel Numbers: 791-0092-000      Property Address: 7641 74TH ST S      Municipality: Franklin, City of

Owner Name: ENGEL, KRISTINE L      Mailing Address: 7641 S 74TH ST FRANKLIN, WI 53132      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 7 LOT 4	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0092 000- 1</b>		
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:	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:
791 0092 000- 1	1,260	0	0	0	0	0	1,260

Attachment Description(s):	Area:	Attachment Value:
13-AFG	441	\$13,200
31-WD	504	\$5,000

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	624	\$3,120

### Other Building Improvements

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


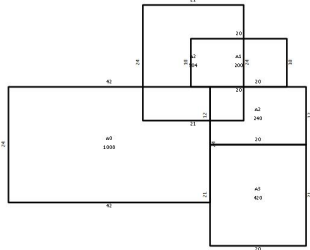
### Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
4/1/1995	95-0237	\$1,400.00	REROOFING
5/3/2002	02-0394	\$2,100.00	REPL FURNACE

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/17/2007		\$225,000.00	Valid		Land and Improvements		
3/1/1993		\$124,000.00	Valid		Land and Improvements		
8/1/1998		\$138,000.00	Valid		Land and Improvements		
10/18/2013		\$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	0.353	Gross				\$69,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
15,377	0.353				\$69,500		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Cul-de-sac			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0092 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,260		\$149,360.40	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$149,360.40	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,260		\$29,836.80	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$3,099.60	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$2,000.00	
Attachments:				945		\$18,200.00	
<b>Adjusted Base Price</b>						\$209,818.80	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$208,580.68	
Market Adjustment:				78%		\$371,273.61	
CDU Adjustment:				65		\$241,300.00	
Complete:				100		\$241,300.00	
Dollar Adjustments						(\$400.00)	
<b>Dwelling Value</b>						\$240,900.00	
Other Building Improvements				0		\$0.00	
<b>Total Improvement Value</b>						\$240,900.00	
<b>Total Land Value</b>						\$69,500.00	
<b>Total Assessed Value</b>						\$310,400.00	

Parcel Numbers: 791-0093-000      Property Address: 7638 74TH ST S      Municipality: Franklin, City of

Owner Name: WESLEY, KAREN M      Mailing Address: 7638 S 74TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 7 LOT 5	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0093 000- 1</b>		
Year Built:	1/1/1979	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1979	Bedrooms:	3
Remodeled/Effective Age:	-43	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:
791 0093 000- 1	1,248	0	0	0	0	0	1,248

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	200	\$1,000
13-AFG	420	\$12,600

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


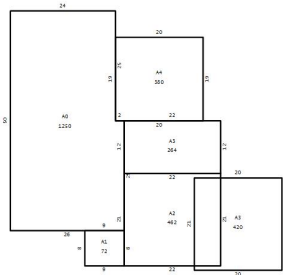
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
4/1/1995	95-0239	\$1,400.00	REROOFING				
11/1/1998	B981336	\$0.00	BSMT REPAIR				
10/22/2010	2256	\$3,650.00	FURREPLAC				
9/30/2019	19-2506	\$7,500.00	EXTREMOD				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/1/1998		\$132,500.00	Valid		Land and Improvements		
5/1/1986		\$77,500.00	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				\$71,100	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
15,943	0.366				\$71,100		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Cul-de-sac			All Public		
Valuation/Explanation							
<b>Dwelling #</b>	<b>791 0093 000- 1</b>						
<b>Description</b>	<b>Area</b>					<b>Value Amount</b>	
<b>Living Area:</b>							
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	
<b>Base Price</b>						\$149,248.32	
<b>Unfinished Living Area:</b>							
Room/Unfinished:	0					\$0.00	
Unfinished Basement:	1,008					\$25,623.36	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
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					\$2,000.00	
Attachments:	620					\$13,600.00	
<b>Adjusted Base Price</b>						\$198,422.76	
<b>Changes/Adjustments</b>							
Grade Adjustment:	C+ 110%					\$201,105.04	
Market Adjustment:	45%					\$291,602.30	
CDU Adjustment:	60					\$175,000.00	
Complete:	100					\$175,000.00	
Dollar Adjustments						(\$500.00)	
<b>Dwelling Value</b>						\$174,500.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$174,500.00
<b>Total Land Value</b>		\$71,100.00
<b>Total Assessed Value</b>		\$245,600.00

Parcel Numbers: 791-0094-000      Property Address: 7624 74TH ST S      Municipality: Franklin, City of

Owner Name: PERSZYK, ROBERT      Mailing Address: 7624 S 74TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 7 LOT 6	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0094 000- 1</b>		
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:	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:
791 0094 000- 1	1,514	0	0	0	0	0	1,514

Attachment Description(s):	Area:	Attachment Value:
11-OFP	72	\$1,400
13-AFG	462	\$13,900
33-Concrete Patio	380	\$1,900

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition: Average	Rec Room Area: 700	Rec Room Value: \$3,500
03-Masonry Fireplace	1	\$5,500
Rec Room Condition: Average	Rec Room Area: 700	Rec Room Value: \$3,500


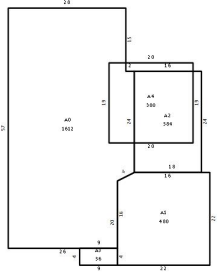


Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed	1/1/2014	140		Average	\$800.00	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
4/1/1995	95-0235	\$1,700.00	REROOFING			
5/8/2014	14-0962	\$2,000.00	SHED			
1/1/1999	99-0012	\$825.00	BSMT ALTERAT			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
9/1/1982		\$77,000.00	Valid		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				\$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	Cul-de-sac			All Public	

Valuation/Explanation		
Dwelling #	791 0094 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
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
<b>Base Price</b>		\$173,080.48
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,250	\$29,600.00
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
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:	2	\$5,800.00
Attachments:	914	\$17,200.00
<b>Adjusted Base Price</b>		\$234,285.92
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$232,414.51
Market Adjustment:	80%	\$418,346.12
CDU Adjustment:	60	\$251,000.00
Complete:	100	\$251,000.00
Dollar Adjustments		(\$200.00)
<b>Dwelling Value</b>		\$250,800.00
Other Building Improvements	0	\$800.00
<b>Total Improvement Value</b>		\$251,600.00
<b>Total Land Value</b>		\$66,000.00
<b>Total Assessed Value</b>		\$317,600.00

Parcel Numbers: 791-0095-000      Property Address: 7610 74TH ST S      Municipality: Franklin, City of

Owner Name: ZAWACKI, RODNEY & DIANE      Mailing Address: 7610 S 74TH ST FRANKLIN, WI 53132      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 7 LOT 7	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>791 0095 000- 1</b>		
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:
791 0095 000- 1	1,612	0	0	0	0	0	1,612

Attachment Description(s):	Area:	Attachment Value:
13-AFG	480	\$14,400
33-Concrete Patio	384	\$1,900
11-OFP	36	\$700

Feature Description(s):	Area:	Feature Value:
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

**Other Building Improvements**


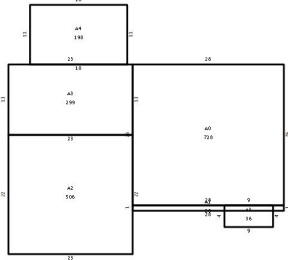
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
3/11/2019	19-0445	\$8,500.00	EXTREMOD				
4/4/2017	17-0641	\$2,160.00	PRIVACY FENCE -				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/1/1987		\$87,000.00	Valid		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	Cul-de-sac			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0095 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
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:				0			\$0.00
<b>Base Price</b>						\$182,107.64	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0			\$0.00
Unfinished Basement:				1,612			\$35,770.28
Half Story/Unfinished:							\$0.00
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$3,965.52	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0			\$0.00
Features:							
Attachments:				900			\$17,000.00
<b>Adjusted Base Price</b>						\$243,724.44	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$249,396.88	
Market Adjustment:				60%		\$399,035.01	
CDU Adjustment:				60		\$239,400.00	
Complete:				100		\$239,400.00	
Dollar Adjustments						(\$400.00)	
<b>Dwelling Value</b>						\$239,000.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$239,000.00
<b>Total Land Value</b>		\$64,600.00
<b>Total Assessed Value</b>		\$303,600.00

Parcel Numbers: 791-0096-000      Property Address: 7607 73RD ST S      Municipality: Franklin, City of

Owner Name: KOWAL, DONN H & BARBARA      Mailing Address: 7607 S 73RD ST FRANKLIN, WI 53132      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 7 LOT 8	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0096 000- 1</b>		
Year Built:	1/1/1979	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1979	Bedrooms:	3
Remodeled/Effective Age:	-43	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:
791 0096 000- 1	1,027	756	0	0	0	0	1,783

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	28	\$2,800
13-AFG	506	\$15,200
33-Concrete Patio	198	\$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


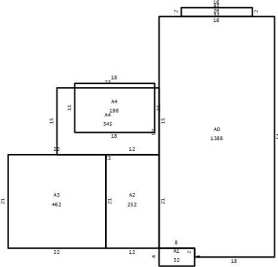
Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
7/9/2008	1520	\$1,580.00	ACREPLACE			
6/2/2009	869	\$2,390.00	FURREPLAC			
9/15/2015	15-2185	\$10,500.00	EXTREMOD (ROOF)			
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	0.276	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	Cul-de-sac			All Public	

Valuation/Explanation		
Dwelling #	791 0096 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,027	\$127,923.12
Second Story:	756	\$51,226.56
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$179,149.68
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,027	\$26,106.34
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,386.18
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	732	\$19,000.00
<b>Adjusted Base Price</b>		\$235,823.20
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$235,975.52
Market Adjustment:	84%	\$434,194.96
CDU Adjustment:	60	\$260,500.00
Complete:	100	\$260,500.00
Dollar Adjustments		\$200.00
<b>Dwelling Value</b>		\$260,700.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$260,700.00
<b>Total Land Value</b>		\$64,600.00
<b>Total Assessed Value</b>		\$325,300.00



Parcel Numbers: 791-0097-000      Property Address: 7623 73RD ST S      Municipality: Franklin, City of

Owner Name: ZUEHLKE, DAVID R      Mailing Address: 7623 S 73RD ST FRANKLIN, WI 53132      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 7 LOT 9	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0097 000- 1</b>		
Year Built:	1/1/1979	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1979	Bedrooms:	3
Remodeled/Effective Age:	-43	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:
791 0097 000- 1	1,672	0	0	0	0	0	1,672

Attachment Description(s):	Area:	Attachment Value:
11-OFP	32	\$600
13-AFG	462	\$13,900
33-Concrete Patio	345	\$1,700


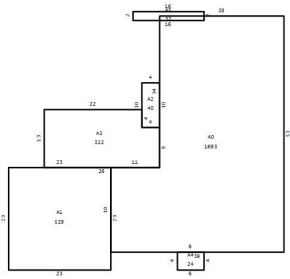
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

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:	
6/2/2010		\$232,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.298	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	Cul-de-sac			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0097 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
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	
<b>Base Price</b>						\$187,899.36	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,388		\$32,201.60	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
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:				2		\$5,800.00	
Attachments:				839		\$16,200.00	
<b>Adjusted Base Price</b>						\$253,536.08	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$254,689.69	
Market Adjustment:				69%		\$430,425.57	
CDU Adjustment:				60		\$258,300.00	
Complete:				100		\$258,300.00	
Dollar Adjustments						(\$500.00)	
<b>Dwelling Value</b>						\$257,800.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$257,800.00
<b>Total Land Value</b>		\$66,000.00
<b>Total Assessed Value</b>		\$323,800.00

Parcel Numbers: 791-0098-000      Property Address: 7639 73RD ST S      Municipality: Franklin, City of

Owner Name: MILLER, DAVID & JEAN - REV TRUST      Mailing Address: 7639 S 73RD ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 7 LOT 10	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
1012-Franklin		

### Building Description

<b>Dwelling #</b>	<b>791 0098 000- 1</b>		
Year Built:	1/1/1977	Exterior Wall:	07-Brick
Year Remodeled:	1/1/1977	Bedrooms:	3
Remodeled/Effective Age:	-45	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:	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:
791 0098 000- 1	1,733	0	0	0	0	0	1,733

Attachment Description(s):	Area:	Attachment Value:
13-AFG	529	\$15,900
33-Concrete Patio	322	\$1,600
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
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:		
1/13/2016		16-0041	\$2,700.00		FOUNDRPR		
8/18/2016		16-2034	\$18,000.00		INTREMOD/FP		
8/11/2017		17-1897	\$7,900.00		FUR/ACREPLAC		
12/21/2018		18-3189	\$30,000.00		KITCHREMOD		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/21/2006		\$240,000.00	Valid		Land and Improvements		
10/19/2007		\$227,900.00	Valid		Land and Improvements		
2/15/2016		\$232,000.00	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	Cul-de-sac			All Public		

Valuation/Explanation		
Dwelling #	791 0098 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,733	\$201,981.15
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$201,981.15
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,693	\$37,398.37
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,263.18
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$5,800.00
Attachments:	875	\$18,000.00
<b>Adjusted Base Price</b>		\$274,764.70
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$276,061.17
Market Adjustment:	69%	\$466,543.38
CDU Adjustment:	60	\$279,900.00
Complete:	100	\$279,900.00
Dollar Adjustments		(\$400.00)
<b>Dwelling Value</b>		\$279,500.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$279,500.00
<b>Total Land Value</b>		\$70,200.00
<b>Total Assessed Value</b>		\$349,700.00

Parcel Numbers: 791-0099-000      Property Address: 7642 73RD ST S      Municipality: Franklin, City of

Owner Name: TADEO, RAMON & MARCIA      Mailing Address: 7642 S 73RD ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 7 LOT 11	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
1012-Franklin		

### Building Description

<b>Dwelling #</b>	<b>791 0099 000- 1</b>		
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:	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:
791 0099 000- 1	1,608	0	0	0	0	0	1,608

Attachment Description(s):	Area:	Attachment Value:
11-OFP	20	\$400
13-AFG	504	\$15,100
31-WD	374	\$3,700

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	442	\$2,210

### Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/2011	120		Average	\$700.00


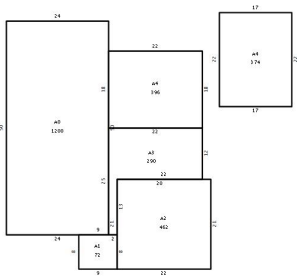
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
10/1/2000	00-1203	\$4,876.00	REPL HTG&A/C				
5/3/2007	910	\$0.00	WDDK				
8/30/2010	1780	\$1,500.00	SHED				
12/19/2016	16-3014	\$3,406.00	FURREPLACE				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/1/1986		\$87,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.357	Gross				\$71,400	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
15,551	0.357				\$71,400		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Cul-de-sac			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0099 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
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	
<b>Base Price</b>						\$181,655.76	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,404		\$32,263.92	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$3,955.68	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$2,000.00	
Attachments:				898		\$19,200.00	
<b>Adjusted Base Price</b>						\$243,956.36	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$245,032.00	
Market Adjustment:				74%		\$426,355.67	
CDU Adjustment:				60		\$255,800.00	
Complete:				100		\$255,800.00	
Dollar Adjustments						\$600.00	
<b>Dwelling Value</b>						\$256,400.00	



Other Building Improvements	0	\$700.00
<b>Total Improvement Value</b>		\$257,100.00
<b>Total Land Value</b>		\$71,400.00
<b>Total Assessed Value</b>		\$328,500.00

Parcel Numbers: 791-0100-000      Property Address: 7626 73RD ST S      Municipality: Franklin, City of

Owner Name: RICHARD, WILFRED J & ELIZABETH A      Mailing Address: 7626 S 73RD ST FRANKLIN, WI 53132      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 7 LOT 12	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0100 000- 1</b>		
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:	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:
791 0100 000- 1	1,490	0	0	0	0	0	1,490

Attachment Description(s):	Area:	Attachment Value:
11-OFP	72	\$1,400
13-AFG	462	\$13,900
33-Concrete Patio	396	\$2,000


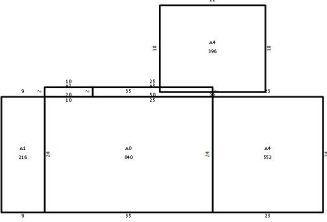
Feature Description(s):	Area:	Feature Value:
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	352	\$1,760
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	352	\$1,760

Other Building Improvements						
Structure Type: RS1-Frame Utility Shed	Year Built: 1/1/2006	Area: 120	Construction:	Condition: Average	Value: \$500.00	
Permit / Construction History						
Date of Permit: 8/17/2005 12/5/2016	Permit Number: 462519 16-2914	Permit Amount: \$1,100.00 \$3,600.00	Details of Permit: SHED FURREPLACE			
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: 0.470	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$78,100
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage: 20,473	Total Acreage: 0.470	Depth:	Act. Frontage:	Assessed Land Value: \$78,100		
General Information						
Topography: Level	Street/Road: Paved	Fronting Traffic: Cul-de-sac	Inspected By:	Inspected On:	Utilities: All Public	
Valuation/Explanation						
<b>Dwelling #</b>	<b>791 0100 000- 1</b>					
<b>Description</b>	<b>Area</b>			<b>Value Amount</b>		
<b>Living Area:</b>						
First Story:	1,490			\$171,469.20		
Second Story:	0			\$0.00		
Additional Story:	0			\$0.00		
Attic/Finished Net:	0			\$0.00		
Half Story/Finished Net:	0			\$0.00		
<b>Base Price</b>				\$171,469.20		
<b>Unfinished Living Area:</b>						
Room/Unfinished:	0			\$0.00		
Unfinished Basement:	1,200			\$28,716.00		
Half Story/Unfinished:				\$0.00		
<b>Structure Info, Features and Attachments:</b>						
Heating/AC	Air Conditioning - Same Ducts			\$3,665.40		
Plumbing	1 - Half Bath 1 - Full Bath			\$4,881.00		
Finished Basement Living Area	0			\$0.00		
Features:	2			\$5,800.00		
Attachments:	930			\$17,300.00		
<b>Adjusted Base Price</b>				\$231,831.60		
<b>Changes/Adjustments</b>						
Grade Adjustment:	C+ 110%			\$229,604.76		
Market Adjustment:	79%			\$410,992.52		
CDU Adjustment:	60			\$246,600.00		
Complete:	100			\$246,600.00		
Dollar Adjustments				\$400.00		
<b>Dwelling Value</b>				\$247,000.00		

Other Building Improvements	0	\$500.00
<b>Total Improvement Value</b>		\$247,500.00
<b>Total Land Value</b>		\$78,100.00
<b>Total Assessed Value</b>		\$325,600.00

Parcel Numbers: 791-0101-000	Property Address: 7255 SOUTHVIEW DR W	Municipality: Franklin, City of
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Owner Name: VAN ERT, DANIEL E	Mailing Address: 7255 W SOUTHVIEW DR FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: SOUTHVIEW ESTATES BLK 7 LOT 13	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0101 000- 1</b>		
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:
791 0101 000- 1	1,076	910	0	0	0	0	1,986

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	50	\$5,000
13-AFG	552	\$16,600

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:


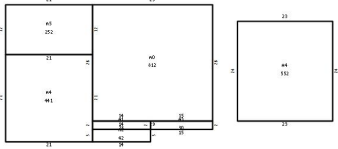
### Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
9/14/2006	3114	\$2,400.00	FOUNDRPR
1/18/2019	19-0133	\$5,105.00	FURREPLACE

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/24/2021		\$272,300.00	Invalid		Land and Improvements		
5/31/2006		\$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	0.396	Gross				\$74,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
17,250	0.396				\$74,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0101 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,076		\$132,401.80	
Second Story:				910		\$59,868.90	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$192,270.70	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,056		\$26,410.56	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
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:				602		\$21,600.00	
<b>Adjusted Base Price</b>						\$259,369.82	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$259,346.80	
Market Adjustment:				88%		\$487,571.99	
CDU Adjustment:				60		\$292,500.00	
Complete:				100		\$292,500.00	
Dollar Adjustments						(\$700.00)	
<b>Dwelling Value</b>						\$291,800.00	
Other Building Improvements				0		\$0.00	
<b>Total Improvement Value</b>						\$291,800.00	
<b>Total Land Value</b>						\$74,000.00	
<b>Total Assessed Value</b>						\$365,800.00	

Parcel Numbers: 791-0102-000      Property Address: 7237 SOUTHVIEW DR W      Municipality: Franklin, City of

Owner Name: KOPPLIN, JEFFREY G & TASHA D      Mailing Address: 7237 W SOUTHVIEW DR FRANKLIN, WI 53132      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 7 LOT 14	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>791 0102 000- 1</b>		
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:
791 0102 000- 1	1,064	870	0	0	0	0	1,934

Attachment Description(s):	Area:	Attachment Value:
11-OFP	28	\$600
11-OFP	42	\$800
99-Additional Attachments	30	\$3,000
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


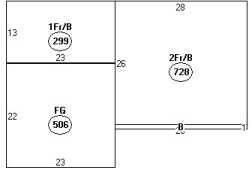
Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed	1/1/2019	80		Average	\$600.00	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:		Details of Permit:		
12/29/2009	2601	\$3,100.00		FURREPLAC		
6/12/2019	19-1369	\$1,000.00		SHED 8X10		
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
9/29/2017		\$249,900.00	Valid		Land and Improvements	
4/6/2009		\$243,100.00	Invalid		Land and Improvements	
4/1/1988		\$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	0.307	Gross				\$67,800
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
13,373	0.307				\$67,800	
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	



Valuation/Explanation		
Dwelling #	791 0102 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,064	\$130,925.20
Second Story:	870	\$57,837.60
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$188,762.80
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	812	\$22,216.32
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
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:	541	\$17,600.00
<b>Adjusted Base Price</b>		\$240,517.76
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$242,679.54
Market Adjustment:	82%	\$441,676.76
CDU Adjustment:	65	\$287,100.00
Complete:	100	\$287,100.00
Dollar Adjustments		\$200.00
<b>Dwelling Value</b>		\$287,300.00
Other Building Improvements	0	\$600.00
<b>Total Improvement Value</b>		\$287,900.00
<b>Total Land Value</b>		\$67,800.00
<b>Total Assessed Value</b>		\$355,700.00

Parcel Numbers: 791-0103-000      Property Address: 7219 SOUTHVIEW DR W      Municipality: Franklin, City of

Owner Name: David Pelzek      Mailing Address: 7219 W. Southview Drive Franklin, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES BLK 7 LOT 15	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Descriptor/Size</small></p> <p>A: 2F1/B 728 sqft</p> <p>B: FG 28 sqft</p> <p>C: FG 506 sqft</p> <p>D: 1F1/B 289 sqft</p>
	Neighborhood:	
	1012-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>791 0103 000- 1</b>		
Year Built:	1/1/1977	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1977	Bedrooms:	3
Remodeled/Effective Age:	-45	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:
791 0103 000- 1	1,027	756	0	0	0	0	1,783

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	28	\$2,800
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

**Other Building Improvements**


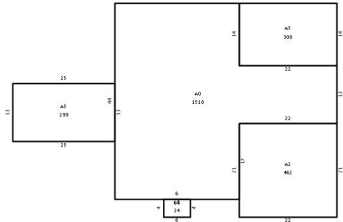
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
GAZ-Gazebo	1/1/2011	135		Average	\$1,200.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
10/13/2003	380279	\$2,650.00	AC/FURREPLAC				
4/28/2010	641	\$25,000.00	EXTREMOD				
4/18/2011	660	\$17,000.00	GAZEBO 135SF				
4/21/2021	21-0123	\$3,490.00	ACREPLACE				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/1/1984		\$83,000.00	Valid		Land and Improvements		
5/24/2022	11252057	\$240,000.00	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	0.285	Gross				\$65,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
12,415	0.285			\$65,200			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>	<b>791 0103 000- 1</b>						
<b>Description</b>	<b>Area</b>					<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:	1,027					\$127,923.12	
Second Story:	756					\$51,226.56	
Additional Story:	0					\$0.00	
Attic/Finished Net:	0					\$0.00	
Half Story/Finished Net:	0					\$0.00	
<b>Base Price</b>						\$179,149.68	
<b>Unfinished Living Area:</b>							
Room/Unfinished:	0					\$0.00	
Unfinished Basement:	1,027					\$26,106.34	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC	Air Conditioning - Same Ducts					\$4,386.18	
Plumbing	0 - Half Bath 2 - Full Bath					\$7,322.00	
Finished Basement Living Area	0					\$0.00	
Features:	1					\$2,000.00	
Attachments:	534					\$18,000.00	
<b>Adjusted Base Price</b>						\$236,964.20	
<b>Changes/Adjustments</b>							
Grade Adjustment:	C+ 110%					\$238,660.62	
Market Adjustment:	87%					\$446,295.36	
CDU Adjustment:	60					\$267,800.00	
Complete:	100					\$267,800.00	
Dollar Adjustments						\$100.00	
<b>Dwelling Value</b>						\$267,900.00	

Other Building Improvements	0	\$1,200.00
<b>Total Improvement Value</b>		\$269,100.00
<b>Total Land Value</b>		\$65,200.00
<b>Total Assessed Value</b>		\$334,300.00

Parcel Numbers: 791-0105-000      Property Address: 7106 IMPERIAL DR W      Municipality: Franklin, City of

Owner Name: MANCUSO, ANTHONY P      Mailing Address: 7106 W IMPERIAL DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 5 LOT 5	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	

1012-Franklin

### Building Description

<b>Dwelling #</b>	<b>791 0105 000- 1</b>		
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:
791 0105 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
33-Concrete Patio	308	\$1,500

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	176	\$880

### Other Building Improvements


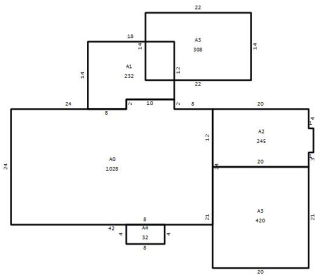
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/1997	144		Average	\$400.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
10/1/1996	96-1210	\$2,000.00	REMOV&REROOF				
3/1/1997	97-0139	\$500.00	REC ROOM				
11/1/1996	96-1263	\$900.00	SHED 12X12'				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/2/2019		\$240,300.00	Invalid		Land and Improvements		
11/18/2005		\$220,000.00	Valid		Land and Improvements		
11/10/2006		\$233,500.00	Valid		Land and Improvements		
5/17/2001		\$158,000.00	Valid		Land and Improvements		
9/10/2003		\$188,000.00	Valid		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:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	791 0105 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
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
<b>Base Price</b>		\$173,537.76
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,518	\$34,246.08
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
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:	1	\$300.00
Attachments:	794	\$15,900.00
<b>Adjusted Base Price</b>		\$232,599.12
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$238,039.03
Market Adjustment:	70%	\$404,666.35
CDU Adjustment:	60	\$242,800.00
Complete:	100	\$242,800.00
Dollar Adjustments		(\$700.00)
<b>Dwelling Value</b>		\$242,100.00
Other Building Improvements	0	\$400.00
<b>Total Improvement Value</b>		\$242,500.00
<b>Total Land Value</b>		\$68,700.00
<b>Total Assessed Value</b>		\$311,200.00

Parcel Numbers: 791-0106-000      Property Address: 7569 RIVERVIEW RD S      Municipality: Franklin, City of

Owner Name: MATER, GEORGE C JR & GERALDINE A      Mailing Address: 7569 S RIVERVIEW RD FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 6 LOT 9	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0106 000- 1</b>		
Year Built:	1/1/1979	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1979	Bedrooms:	3
Remodeled/Effective Age:	-43	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:
791 0106 000- 1	1,273	0	0	0	0	0	1,273

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	232	\$1,200
13-AFG	420	\$12,600
11-OFP	32	\$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:


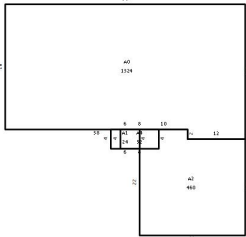


Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
4/12/2006	1109	\$925.00	FENCE				
7/1/2008	1446	\$800.00	SHED-7X10-NV				
4/19/2016	16-0796	\$0.00	FURREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale 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	0.332	Gross				\$67,900	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
14,462	0.332				\$67,900		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0106 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,273		\$150,901.42	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$150,901.42	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,028		\$26,131.76	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$3,131.58	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$300.00	
Attachments:				684		\$14,400.00	
<b>Adjusted Base Price</b>						\$199,745.76	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$203,550.34	
Market Adjustment:				78%		\$362,319.60	
CDU Adjustment:				60		\$217,400.00	
Complete:				100		\$217,400.00	
Dollar Adjustments						(\$400.00)	
<b>Dwelling Value</b>						\$217,000.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$217,000.00
<b>Total Land Value</b>		\$67,900.00
<b>Total Assessed Value</b>		\$284,900.00

Parcel Numbers: 791-0107-000      Property Address: 7561 RIVERVIEW RD S      Municipality: Franklin, City of

Owner Name: MARTIN CHRISTOPHER T & KRISTEN A      Mailing Address: 7561 S RIVERVIEW RD FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 6 LOT 10	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0107 000- 1</b>		
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:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

### Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
791 0107 000- 1	1,324	0	0	0	0	0	1,324

Attachment Description(s):	Area:	Attachment Value:
12-EFP	24	\$700
13-AFG	460	\$13,800

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


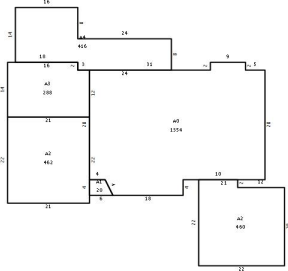
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
8/1/1994	94-0828	\$1,000.00	A/C				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/1/1987		\$81,900.00	Valid		Land and Improvements		
6/21/2004		\$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	0.257	Gross				\$63,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
11,195	0.257			\$63,300			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0107 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,324		\$155,636.20	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$155,636.20	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,324		\$31,021.32	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$3,257.04	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				484		\$14,500.00	
<b>Adjusted Base Price</b>						\$214,036.56	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$216,960.22	
Market Adjustment:				68%		\$364,493.16	
CDU Adjustment:				65		\$236,900.00	
Complete:				100		\$236,900.00	
Dollar Adjustments						\$400.00	
<b>Dwelling Value</b>						\$237,300.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$237,300.00
<b>Total Land Value</b>		\$63,300.00
<b>Total Assessed Value</b>		\$300,600.00

Parcel Numbers: 791-0108-000      Property Address: 7549 RIVERVIEW RD S      Municipality: Franklin, City of

Owner Name: FOWLER, DAVID      Mailing Address: 7549 S RIVERVIEW RD FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 6 LOT 11	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	

1012-Franklin

### Building Description

<b>Dwelling #</b>	<b>791 0108 000- 1</b>		
Year Built:	1/1/1979	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1979	Bedrooms:	3
Remodeled/Effective Age:	-43	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:
791 0108 000- 1	1,642	0	0	0	0	0	1,642

Attachment Description(s):	Area:	Attachment Value:
11-OFP	20	\$400
13-AFG	462	\$13,900
31-WD	416	\$4,200

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	300	\$1,500
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	300	\$1,500


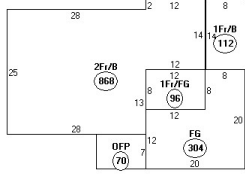
Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
5/1/1998	98-0484	\$1,800.00	DECK			
4/1/2000	00-0279	\$2,700.00	REROOF			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
8/1/1989		\$103,000.00	Valid		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				\$63,400
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
11,195	0.257			\$63,400		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	
Valuation/Explanation						
<b>Dwelling #</b>	<b>791 0108 000- 1</b>					
<b>Description</b>	<b>Area</b>				<b>Value Amount</b>	
<b>Living Area:</b>						
First Story:	1,642				\$185,496.74	
Second Story:	0				\$0.00	
Additional Story:	0				\$0.00	
Attic/Finished Net:	0				\$0.00	
Half Story/Finished Net:	0				\$0.00	
<b>Base Price</b>						\$185,496.74
<b>Unfinished Living Area:</b>						
Room/Unfinished:	0				\$0.00	
Unfinished Basement:	1,354				\$31,412.80	
Half Story/Unfinished:					\$0.00	
<b>Structure Info, Features and Attachments:</b>						
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:	898				\$18,500.00	
<b>Adjusted Base Price</b>						\$242,590.54
<b>Changes/Adjustments</b>						
Grade Adjustment:	C+ 110%				\$243,969.59	
Market Adjustment:	75%				\$426,946.79	
CDU Adjustment:	60				\$256,200.00	
Complete:	100				\$256,200.00	
Dollar Adjustments					(\$600.00)	
<b>Dwelling Value</b>						\$255,600.00

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$255,600.00
<b>Total Land Value</b>		\$63,400.00
<b>Total Assessed Value</b>		\$319,000.00



Parcel Numbers: 791-0109-000      Property Address: 7541 RIVERVIEW RD S      Municipality: Franklin, City of

Owner Name: MARCHIANDO, RUSSELL & KATHLEEN      Mailing Address: 7541 S RIVERVIEW RD FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 6 LOT 12	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <ul style="list-style-type: none"> <li>A: 2F/B 980 sqft</li> <li>B: OFP 70 sqft</li> <li>C: 1F/B 56 sqft</li> <li>D: FG 304 sqft</li> <li>E: 1F/B 112 sqft</li> </ul>
	Neighborhood:	1012-Franklin

### Building Description

<b>Dwelling #</b>	<b>791 0109 000- 1</b>		
Year Built:	1/1/1982	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1982	Bedrooms:	4
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:
791 0109 000- 1	980	964	0	0	0	0	1,944

Attachment Description(s):	Area:	Attachment Value:
13-AFG	96	\$2,900
11-OFP	70	\$1,400
13-AFG	304	\$9,100


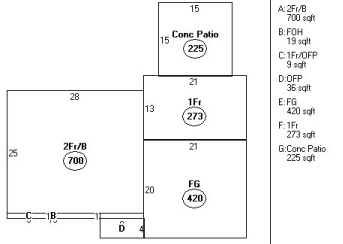
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
3/7/2005		50762	\$4,000.00		FURREPLAC		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/28/2013		\$230,900.00	Valid		Land and Improvements		
4/1/1982		\$19,600.00	Valid		Land		
12/1/1995		\$149,000.00	Valid		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 #	791 0109 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	980	\$123,362.40
Second Story:	964	\$62,968.48
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$186,330.88
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	980	\$25,342.80
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,782.24
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	470	\$13,400.00
<b>Adjusted Base Price</b>		\$237,036.92
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$243,470.61
Market Adjustment:	77%	\$430,942.98
CDU Adjustment:	65	\$280,100.00
Complete:	100	\$280,100.00
Dollar Adjustments		(\$300.00)
<b>Dwelling Value</b>		\$279,800.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$279,800.00
<b>Total Land Value</b>		\$62,700.00
<b>Total Assessed Value</b>		\$342,500.00

Parcel Numbers: 791-0110-000      Property Address: 7533 RIVERVIEW RD S      Municipality: Franklin, City of

Owner Name: NEMESH, ANDRIY & IRYNA      Mailing Address: 7533 S RIVERVIEW RD FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 6 LOT 13	
	Parcel Sketch and Site Map obtained from the County GIS	
Neighborhood:	1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0110 000- 1</b>		
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:
791 0110 000- 1	973	728	0	0	0	0	1,701

Attachment Description(s):	Area:	Attachment Value:
11-OFP	9	\$200
99-Additional Attachments	19	\$1,900
11-OFP	36	\$700
13-AFG	420	\$12,600
33-Concrete Patio	225	\$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:
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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:
1/2/2018		\$0.00	Invalid		Land and Improvements	
6/12/2009		\$145,000.00	Invalid		Land and Improvements	
6/12/2009		\$145,000.00	Invalid		Land and Improvements	
9/18/2018		\$127,500.00	Invalid		Land and Improvements	
12/27/2006		\$219,000.00	Valid		Land and Improvements	
6/1/1999		\$148,000.00	Valid		Land and Improvements	
12/22/2008		\$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	0.251	Gross				\$62,700

### Acreage/Squarefoot Variables

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### Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
10,934	0.251			\$62,700


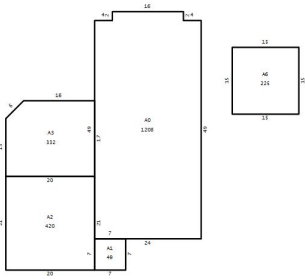
### General Information

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

Valuation/Explanation		
Dwelling #	791 0110 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	973	\$122,481.24
Second Story:	728	\$49,897.12
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$172,378.36
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	700	\$20,034.00
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
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	\$2,300.00
Attachments:	709	\$16,500.00
<b>Adjusted Base Price</b>		\$220,277.82
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$221,625.60
Market Adjustment:	81%	\$401,142.34
CDU Adjustment:	60	\$240,700.00
Complete:	100	\$240,700.00
Dollar Adjustments		\$200.00
<b>Dwelling Value</b>		\$240,900.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$240,900.00
<b>Total Land Value</b>		\$62,700.00
<b>Total Assessed Value</b>		\$303,600.00

Parcel Numbers: 791-0111-000      Property Address: 7525 RIVERVIEW RD S      Municipality: Franklin, City of

Owner Name: KLAWIEN, EDWARD J      Mailing Address: 7525 S RIVERVIEW RD FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 6 LOT 14	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	

1012-Franklin

### Building Description

<b>Dwelling #</b>	<b>791 0111 000- 1</b>		
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:
791 0111 000- 1	1,208	0	0	0	0	0	1,208

Attachment Description(s):	Area:	Attachment Value:
11-OFP	49	\$1,000
13-AFG	420	\$12,600
12-EFP	332	\$10,000

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	160	\$800

### Other Building Improvements

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


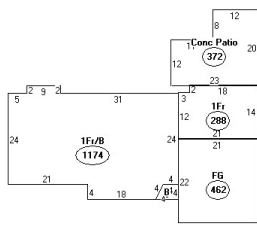
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
3/1/2000	00-0208	\$2,000.00	REROOF			
11/19/2012	283399	\$6,400.00	AC/FURREPLAC			
11/12/2012	258562	\$36,400.00	ADDN			
9/24/2013	13-2248	\$36,177.00	ROOF			
6/1/2000	00-0701	\$880.00	BSMT ALTERAT			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
9/1/2000		\$142,500.00	Invalid		Land and Improvements	
12/11/2013		\$191,000.00	Invalid		Land and Improvements	
2/1/1989		\$89,900.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.251	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:	
Above Street	Paved	Light			All Public	



Valuation/Explanation		
Dwelling #	791 0111 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,208	\$144,464.72
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$144,464.72
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,208	\$28,907.44
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$2,971.68
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	1	\$300.00
Attachments:	801	\$23,600.00
<b>Adjusted Base Price</b>		\$205,124.84
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$199,347.32
Market Adjustment:	77%	\$352,844.76
CDU Adjustment:	65	\$229,300.00
Complete:	100	\$229,300.00
Dollar Adjustments		(\$100.00)
<b>Dwelling Value</b>		\$229,200.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$229,200.00
<b>Total Land Value</b>		\$62,700.00
<b>Total Assessed Value</b>		\$291,900.00

Parcel Numbers: 791-0112-000      Property Address: 7517 RIVERVIEW RD S      Municipality: Franklin, City of

Owner Name: ROBERTS, STEVEN EDWARD      Mailing Address: 7517 S RIVERVIEW RD FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 6 LOT 15	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <ul style="list-style-type: none"> <li>A: 1F/B 1174 sqft</li> <li>B: OFF 20 sqft</li> <li>C: FG 462 sqft</li> <li>D: 1F 288 sqft</li> <li>E: Conc. Patio 372 sqft</li> </ul>
	Neighborhood:	

### Building Description

<b>Dwelling #</b>	<b>791 0112 000- 1</b>		
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:
791 0112 000- 1	1,462	0	0	0	0	0	1,462

Attachment Description(s):	Area:	Attachment Value:
11-OFP	20	\$400
13-AFG	462	\$13,900
33-Concrete Patio	372	\$1,900


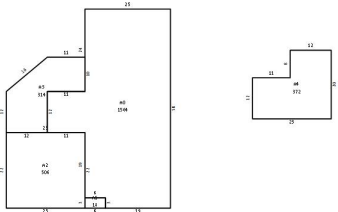
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	4	\$1,200
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	672	\$3,360
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	672	\$3,360

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
12/1/1997		97-1188	\$10,000.00		BSMT ALTERAT		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/1/1990		\$110,000.00	Valid		Land and Improvements		
6/30/2003		\$196,000.00	Valid		Land and Improvements		
6/30/2003		\$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		0.251	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 #	791 0112 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,462	\$168,246.96
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$168,246.96
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,174	\$28,492.98
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$3,596.52
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	5	\$3,200.00
Attachments:	854	\$16,200.00
<b>Adjusted Base Price</b>		\$224,617.46
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$225,739.21
Market Adjustment:	82%	\$410,845.36
CDU Adjustment:	60	\$246,500.00
Complete:	100	\$246,500.00
Dollar Adjustments		(\$100.00)
<b>Dwelling Value</b>		\$246,400.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$246,400.00
<b>Total Land Value</b>		\$62,700.00
<b>Total Assessed Value</b>		\$309,100.00

Parcel Numbers: 791-0113-000      Property Address: 7509 RIVERVIEW RD S      Municipality: Franklin, City of

Owner Name: LASECKI, DENNIS A      Mailing Address: 7509 S RIVERVIEW RD FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 6 LOT 16	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	

1012-Franklin

### Building Description

<b>Dwelling #</b>	<b>791 0113 000- 1</b>		
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:
791 0113 000- 1	1,564	0	0	0	0	0	1,564

Attachment Description(s):	Area:	Attachment Value:
11-OFP	18	\$400
13-AFG	506	\$15,200
33-Concrete Patio	314	\$1,600


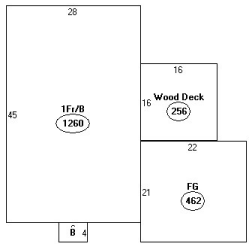
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	78	\$390
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	78	\$390

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
10/25/2001	01-1201	\$3,295.00	REPL FURNACE			
6/13/2019	19-1386	\$8,550.00	FUR+ACREPLAC			
4/6/2007	697	\$2,630.00	ACREPLACE			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
9/23/2021		\$250,000.00	Invalid		Land and Improvements	
7/1/1982		\$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	0.251	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 #	791 0113 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,564	\$177,748.60
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$177,748.60
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,564	\$34,986.68
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$3,847.44
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$6,100.00
Attachments:	838	\$17,200.00
<b>Adjusted Base Price</b>		\$244,763.72
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$243,610.09
Market Adjustment:	68%	\$409,264.96
CDU Adjustment:	60	\$245,600.00
Complete:	100	\$245,600.00
Dollar Adjustments		\$500.00
<b>Dwelling Value</b>		\$246,100.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$246,100.00
<b>Total Land Value</b>		\$62,700.00
<b>Total Assessed Value</b>		\$308,800.00

Parcel Numbers: 791-0114-000	Property Address: 7501 RIVERVIEW RD S	Municipality: Franklin, City of
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Owner Name: JOME, ERIC & JANINE	Mailing Address: 7501 S RIVERVIEW RD FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: SOUTHVIEW ESTATES ADDN NO 1 BLK 6 LOT 17	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0114 000- 1</b>		
Year Built:	1/1/1980	Exterior Wall:	04-Alum/Vinyl
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:	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:
791 0114 000- 1	1,260	0	0	0	0	0	1,260

Attachment Description(s):	Area:	Attachment Value:
11-OFP	24	\$500
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:
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: 5/1/1995	Permit Number: 95-0345	Permit Amount: \$1,445.00	Details of Permit: A/C
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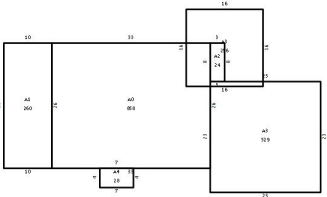


Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/27/2010		\$182,000.00	Valid		Land and Improvements		
11/20/2002		\$170,000.00	Invalid		Land and Improvements		
7/1/1995		\$121,000.00	Valid		Land and Improvements		
11/1/1989		\$91,325.00	Valid		Land and Improvements		
3/1/1999		\$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	0.290	Gross				\$65,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,632	0.290				\$65,500		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0114 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,260			\$149,360.40
Second Story:				0			\$0.00
Additional Story:				0			\$0.00
Attic/Finished Net:				0			\$0.00
Half Story/Finished Net:				0			\$0.00
<b>Base Price</b>						\$149,360.40	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0			\$0.00
Unfinished Basement:				1,260			\$29,836.80
Half Story/Unfinished:							\$0.00
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$3,099.60	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0			\$0.00
Features:				1			\$300.00
Attachments:				742			\$17,000.00
<b>Adjusted Base Price</b>						\$206,918.80	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$208,580.68	
Market Adjustment:				86%		\$387,960.07	
CDU Adjustment:				60		\$232,800.00	
Complete:				100		\$232,800.00	
Dollar Adjustments						\$0.00	
<b>Dwelling Value</b>						\$232,800.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$232,800.00
<b>Total Land Value</b>		\$65,500.00
<b>Total Assessed Value</b>		\$298,300.00

Parcel Numbers: 791-0115-000      Property Address: 7605 RIVERVIEW RD S      Municipality: Franklin, City of

Owner Name: ECKES JOSEPH A & KIMBERLY C      Mailing Address: 7605 S RIVERVIEW RD FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 7 LOT 16	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
1012-Franklin		

**Building Description**

<b>Dwelling #</b>	<b>791 0115 000- 1</b>		
Year Built:	1/1/1980	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1980	Bedrooms:	3
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:
791 0115 000- 1	1,142	858	0	0	0	0	2,000

Attachment Description(s):	Area:	Attachment Value:
13-AFG	529	\$15,900
11-OPF	28	\$600

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	5	\$1,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	440	\$2,200
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	440	\$2,200

**Other Building Improvements**


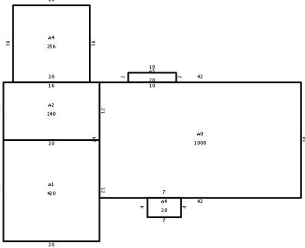
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/1/1985		\$103,000.00	Valid		Land and Improvements		
6/16/2005		\$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	0.293	Gross				\$65,400	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
12,763	0.293			\$65,400			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Cul-de-sac			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0115 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,142		\$139,015.66	
Second Story:				858		\$57,039.84	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$196,055.50	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,142		\$28,127.46	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$4,920.00	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0		\$0.00	
Features:				6		\$3,500.00	
Attachments:				557		\$16,500.00	
<b>Adjusted Base Price</b>						\$261,305.96	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$265,436.56	
Market Adjustment:				93%		\$512,292.55	
CDU Adjustment:				60		\$307,400.00	
Complete:				100		\$307,400.00	
Dollar Adjustments						(\$300.00)	
<b>Dwelling Value</b>						\$307,100.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$307,100.00
<b>Total Land Value</b>		\$65,400.00
<b>Total Assessed Value</b>		\$372,500.00

Parcel Numbers: 791-0116-000      Property Address: 7621 RIVERVIEW RD S      Municipality: Franklin, City of

Owner Name: LOMBARD, WILLIAM L & DIANE D FAMILY TRUS      Mailing Address: 7621 S RIVERVIEW RD FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 7 LOT 17	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>791 0116 000- 1</b>		
Year Built:	1/1/1979	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1979	Bedrooms:	3
Remodeled/Effective Age:	-43	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:
791 0116 000- 1	1,268	0	0	0	0	0	1,268

Attachment Description(s):	Area:	Attachment Value:
13-AFG	420	\$12,600
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:
Average	320	\$1,600
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	320	\$1,600

**Other Building Improvements**

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/2010	144		Average	\$600.00


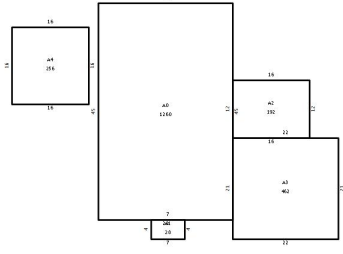
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
12/20/2010	2787	\$3,969.00	FURREPLAC				
10/18/2010	2208	\$3,000.00	ACCBLDG				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/1/1991		\$108,000.00	Valid		Land and Improvements		
10/8/2010		\$184,900.00	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				\$68,400	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
13,852	0.318			\$68,400			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Cul-de-sac			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0116 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,268		\$150,308.72	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$150,308.72	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,008		\$25,623.36	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$3,119.28	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				676		\$15,200.00	
<b>Adjusted Base Price</b>						\$201,432.36	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$202,325.60	
Market Adjustment:				89%		\$382,395.38	
CDU Adjustment:				60		\$229,400.00	
Complete:				100		\$229,400.00	
Dollar Adjustments						(\$400.00)	
<b>Dwelling Value</b>						\$229,000.00	

Other Building Improvements	0	\$600.00
<b>Total Improvement Value</b>		\$229,600.00
<b>Total Land Value</b>		\$68,400.00
<b>Total Assessed Value</b>		\$298,000.00



Parcel Numbers: 791-0117-000      Property Address: 7637 RIVERVIEW RD S      Municipality: Franklin, City of

Owner Name: GUSTAFSON, MARK & LISA      Mailing Address: 7637 S RIVERVIEW RD FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 7 LOT 18	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0117 000- 1</b>		
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:
791 0117 000- 1	1,260	0	0	0	0	0	1,260

Attachment Description(s):	Area:	Attachment Value:
11-OFP	28	\$600
31-WD	192	\$1,900
13-AFG	462	\$13,900


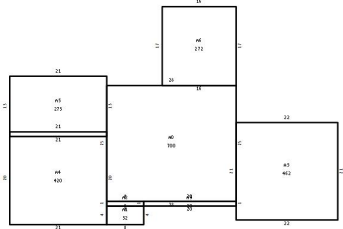
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition: Average	Rec Room Area: 480	Rec Room Value: \$2,400
05-Metal Fireplace	1	\$2,000
Rec Room Condition: Average	Rec Room Area: 480	Rec Room Value: \$2,400

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
8/21/2008	1940	\$5,850.00	AC/FURREPLAC			
9/28/2017	17-2290	\$9,700.00	RE-ROOF W/TO			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
8/1/2000		\$155,999.00	Invalid		Land and Improvements	
6/1/1989		\$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	0.304	Gross				\$67,700
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
13,242	0.304			\$67,700		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Cul-de-sac			All Public	

Valuation/Explanation		
Dwelling #	791 0117 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,260	\$149,360.40
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$149,360.40
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,260	\$29,836.80
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$3,099.60
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	682	\$16,400.00
<b>Adjusted Base Price</b>		\$205,877.80
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$205,895.58
Market Adjustment:	87%	\$385,024.74
CDU Adjustment:	60	\$231,000.00
Complete:	100	\$231,000.00
Dollar Adjustments		\$100.00
<b>Dwelling Value</b>		\$231,100.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$231,100.00
<b>Total Land Value</b>		\$67,700.00
<b>Total Assessed Value</b>		\$298,800.00

Parcel Numbers: 791-0118-000      Property Address: 7622 RIVERVIEW RD S      Municipality: Franklin, City of

Owner Name: TESCH, ROBERT R & BEVERLY J      Mailing Address: 7622 S RIVERVIEW RD FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 8 LOT 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	1012-Franklin

### Building Description

<b>Dwelling #</b>	<b>791 0118 000- 1</b>		
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:
791 0118 000- 1	973	728	0	0	0	0	1,701

Attachment Description(s):	Area:	Attachment Value:
11-OFP	8	\$200
11-OFP	32	\$600
99-Additional Attachments	20	\$2,000
13-AFG	420	\$12,600
33-Concrete Patio	272	\$1,400

Feature Description(s): 05-Metal Fireplace	Area: 1	Feature Value: \$2,000
Rec Room Condition: Average	Rec Room Area: 650	Rec Room Value: \$3,250
22-Additional Fixture	4	\$1,200
Rec Room Condition: Average	Rec Room Area: 650	Rec Room Value: \$3,250

**Other Building Improvements**

Structure Type: RS1-Frame Utility Shed	Year Built: 1/1/1987	Area: 144	Construction:	Condition: Average	Value: \$300.00
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**Permit / Construction History**

Date of Permit: 4/1/1999	Permit Number: 99-0320	Permit Amount: \$2,000.00	Details of Permit: FURNANC&DUCT
10/24/2014	2582	\$7,179.00	A/C&FURREPLC
8/1/1999	99-1045	\$800.00	STORERM=BATH

**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: 0.350	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$71,000
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**Acreage/Squarefoot Variables**

**Land Data & Computations**

Total Square Footage: 15,246	Total Acreage: 0.350	Depth:	Act. Frontage:	Assessed Land Value: \$71,000
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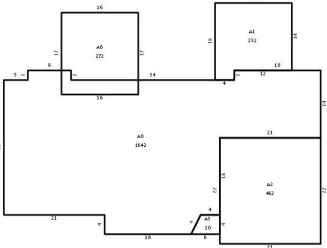
**General Information**

Topography: Level	Street/Road: Paved	Fronting Traffic: Cul-de-sac	Inspected By:	Inspected On:	Utilities: All Public
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Valuation/Explanation		
Dwelling #	791 0118 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	973	\$122,481.24
Second Story:	728	\$49,897.12
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$172,378.36
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	973	\$25,161.78
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
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:	5	\$3,200.00
Attachments:	752	\$16,800.00
<b>Adjusted Base Price</b>		\$226,605.60
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$227,266.16
Market Adjustment:	105%	\$465,895.63
CDU Adjustment:	60	\$279,500.00
Complete:	100	\$279,500.00
Dollar Adjustments		(\$600.00)
<b>Dwelling Value</b>		\$278,900.00
Other Building Improvements	0	\$300.00
<b>Total Improvement Value</b>		\$279,200.00
<b>Total Land Value</b>		\$71,000.00
<b>Total Assessed Value</b>		\$350,200.00

Parcel Numbers: 791-0119-000      Property Address: 7606 RIVERVIEW RD S      Municipality: Franklin, City of

Owner Name: FRELKA, CHRISTOPHER P      Mailing Address: 7606 S RIVERVIEW RD FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 8 LOT 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0119 000- 1</b>		
Year Built:	1/1/1979	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1979	Bedrooms:	3
Remodeled/Effective Age:	-43	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:
791 0119 000- 1	1,642	0	0	0	0	0	1,642

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	232	\$1,200
13-AFG	462	\$13,900
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:
Average	246	\$1,230

### Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/1999	64		Average	\$200.00


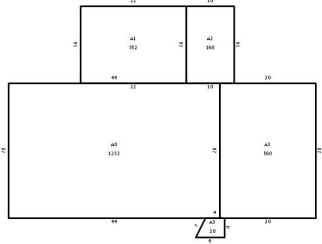
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
12/27/2017	17-2933	\$8,000.00	BSMT REMOD				
5/1/1999	99-0517	\$400.00	SHED 8X8'				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/1/1998		\$148,700.00	Valid		Land and Improvements		
7/28/2017		\$271,900.00	Valid		Land and Improvements		
4/26/2016		\$155,500.00	Invalid		Land and Improvements		
8/29/2016		\$266,900.00	Valid		Land and Improvements		
12/3/2004		\$223,900.00	Valid		Land and Improvements		
6/6/2002		\$170,000.00	Invalid		Land and Improvements		
2/11/2016		\$189,600.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.287	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 #	791 0119 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,642	\$185,496.74
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$185,496.74
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,642	\$36,435.98
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,039.32
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	1	\$2,000.00
Attachments:	714	\$15,500.00
<b>Adjusted Base Price</b>		\$248,353.04
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$253,938.34
Market Adjustment:	79%	\$454,549.64
CDU Adjustment:	60	\$272,700.00
Complete:	100	\$272,700.00
Dollar Adjustments		\$600.00
<b>Dwelling Value</b>		\$273,300.00
Other Building Improvements	0	\$200.00
<b>Total Improvement Value</b>		\$273,500.00
<b>Total Land Value</b>		\$65,300.00
<b>Total Assessed Value</b>		\$338,800.00

Parcel Numbers: 791-0120-001      Property Address: 7103 SOUTHVIEW DR W      Municipality: Franklin, City of

Owner Name: KOHN FAMILY TRUST DTD 5/15/2019      Mailing Address: 7103 W SOUTHVIEW DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 8 LOT 3 & OUTLOT 1 OF	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
1012-Franklin		

### Building Description

<b>Dwelling #</b>	<b>791 0120 001- 1</b>		
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:	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:
791 0120 001- 1	1,584	0	0	0	0	0	1,584

Attachment Description(s):	Area:	Attachment Value:
31-WD	160	\$1,600
13-AFG	560	\$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


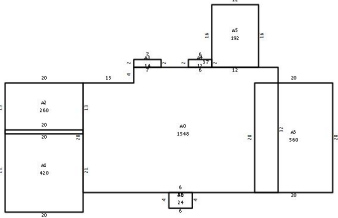
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/1986	140		Average	\$300.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/1/1994	94-0406	\$9,300.00	ADDN 16X22'				
6/11/2004	1820	\$1,500.00	ADDTN TO GAR				
8/3/2006	2582	\$2,500.00	HOTTUB				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/1/1982		\$20,900.00	Invalid		Land		
12/15/2005		\$233,000.00	Invalid		Land and Improvements		
5/15/2019		\$222,700.00	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				\$61,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
10,846	0.249			\$61,800			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>	<b>791 0120 001- 1</b>						
<b>Description</b>	<b>Area</b>					<b>Value Amount</b>	
<b>Living Area:</b>							
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	
<b>Base Price</b>						\$180,021.60	
<b>Unfinished Living Area:</b>							
Room/Unfinished:	0					\$0.00	
Unfinished Basement:	1,584					\$35,434.08	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC	Air Conditioning - Same Ducts					\$3,896.64	
Plumbing	0 - Half Bath 2 - Full Bath					\$7,322.00	
Finished Basement Living Area	0					\$0.00	
Features:	2					\$2,300.00	
Attachments:	720					\$18,400.00	
<b>Adjusted Base Price</b>						\$247,374.32	
<b>Changes/Adjustments</b>							
Grade Adjustment:	C+ 110%					\$249,341.75	
Market Adjustment:	61%					\$401,440.22	
CDU Adjustment:	65					\$260,900.00	
Complete:	100					\$260,900.00	
Dollar Adjustments						(\$700.00)	
<b>Dwelling Value</b>						\$260,200.00	

Other Building Improvements	0	\$300.00
<b>Total Improvement Value</b>		\$260,500.00
<b>Total Land Value</b>		\$61,800.00
<b>Total Assessed Value</b>		\$322,300.00

Parcel Numbers: 791-0122-000      Property Address: 7502 RIVERVIEW RD S      Municipality: Franklin, City of

Owner Name: DAMASK DONALD N & JANICE L      Mailing Address: 7502 S RIVERVIEW RD FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 9 LOT 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0122 000- 1</b>		
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:
791 0122 000- 1	1,834	0	0	0	0	0	1,834

Attachment Description(s):	Area:	Attachment Value:
13-AFG	420	\$12,600
31-WD	192	\$1,900
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

### Other Building Improvements


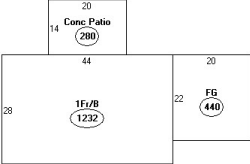
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/2006	144		Average	\$600.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
8/19/2003	138123	\$3,370.00	EXTREMOD-RF				
5/2/2006	1359	\$3,000.00	SHED				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
2/1/1994		\$135,000.00	Valid		Land and Improvements		
3/30/2004		\$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	0.284	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							
<b>Dwelling #</b>				<b>791 0122 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,834		\$202,913.76	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$202,913.76	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,808		\$39,450.56	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$4,511.64	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$600.00	
Attachments:				636		\$15,000.00	
<b>Adjusted Base Price</b>						\$269,797.96	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$279,617.76	
Market Adjustment:				60%		\$447,388.41	
CDU Adjustment:				65		\$290,800.00	
Complete:				100		\$290,800.00	
Dollar Adjustments						\$300.00	
<b>Dwelling Value</b>						\$291,100.00	

Other Building Improvements	0	\$600.00
<b>Total Improvement Value</b>		\$291,700.00
<b>Total Land Value</b>		\$65,200.00
<b>Total Assessed Value</b>		\$356,900.00

Parcel Numbers: 791-0123-000      Property Address: 7031 IMPERIAL DR W      Municipality: Franklin, City of

Owner Name: STASZEWSKI, JODI      Mailing Address: 7031 W IMPERIAL DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 9 LOT 2	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Descriptor/Size</small></p> <p>A: 1F1/2 1232 sqft</p> <p>B: Conc. Patio 280 sqft</p> <p>C: FG 440 sqft</p>
	Neighborhood:	

1012-Franklin

### Building Description

<b>Dwelling #</b>	<b>791 0123 000- 1</b>		
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:
791 0123 000- 1	1,232	0	0	0	0	0	1,232

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	280	\$1,400
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:
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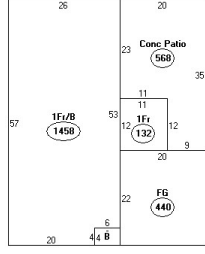


Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
6/1/2001	01-0555	\$2,150.00	REROOF				
5/14/2019	19-1015	\$6,186.00	FENCE				
8/11/2008	1828	\$6,118.00	AC/FURREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/15/2013		\$165,000.00	Invalid		Land and Improvements		
6/15/2018		\$235,000.00	Valid		Land and Improvements		
12/12/2014		\$174,900.00	Valid		Land and Improvements		
11/3/2014		\$174,900.00	Valid		Land and Improvements		
9/1/1982		\$19,500.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.250	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 #	791 0123 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
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
<b>Base Price</b>		\$147,334.88
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,232	\$29,481.76
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$3,030.72
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	1	\$300.00
Attachments:	720	\$14,600.00
<b>Adjusted Base Price</b>		\$199,628.36
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$203,201.20
Market Adjustment:	67%	\$339,346.00
CDU Adjustment:	65	\$220,600.00
Complete:	100	\$220,600.00
Dollar Adjustments		(\$200.00)
<b>Dwelling Value</b>		\$220,400.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$220,400.00
<b>Total Land Value</b>		\$62,500.00
<b>Total Assessed Value</b>		\$282,900.00

Parcel Numbers: 791-0124-000      Property Address: 7017 IMPERIAL DR W      Municipality: Franklin, City of

Owner Name: LEWANDOWSKI, DIANE E      Mailing Address: 7017 W IMPERIAL DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	SOUTHVIEW ESTATES ADDN NO 1 BLK 9 LOT 3	 <p><small>Description/Size</small> A: 1F1/B 1458 sqft B: OFF 24 sqft C: FG 440 sqft D: 1F1 132 sqft E: Conc Patio 568 sqft</p>
	Parcel Sketch and Site Map obtained from the County GIS		
	Neighborhood:	1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0124 000- 1</b>		
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:
791 0124 000- 1	1,590	0	0	0	0	0	1,590

Attachment Description(s):	Area:	Attachment Value:
11-OFP	24	\$500
13-AFG	440	\$13,200
33-Concrete Patio	568	\$2,800


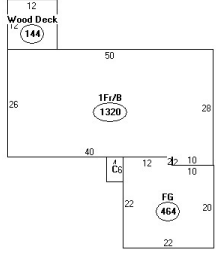
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	4	\$1,200
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	583	\$2,915
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	583	\$2,915

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:			
11/30/2001	01-1302	\$1,890.00	REPL FURNACE			
10/9/2019	19-2588	\$7,200.00	FUR+ACREPLAC			
3/22/2021	21-0123	\$3,200.00	SHED 8X12			
3/18/2020	20-0702	\$15,000.00	INTREMOD-BSMT			
7/20/2017	17-1690	\$2,000.00	EGRESS WDW+ESC			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
3/1/1983		\$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	0.250	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		6/29/2022	All Public	

Valuation/Explanation		
Dwelling #	791 0124 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,590	\$180,703.50
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$180,703.50
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,458	\$33,198.66
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$3,911.40
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	5	\$3,200.00
Attachments:	1,032	\$16,500.00
<b>Adjusted Base Price</b>		\$242,394.56
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$244,964.02
Market Adjustment:	65%	\$404,190.63
CDU Adjustment:	65	\$262,700.00
Complete:	100	\$262,700.00
Dollar Adjustments		(\$200.00)
<b>Dwelling Value</b>		\$262,500.00
Other Building Improvements	0	\$1,000.00
<b>Total Improvement Value</b>		\$263,500.00
<b>Total Land Value</b>		\$62,500.00
<b>Total Assessed Value</b>		\$326,000.00

Parcel Numbers: 791-0125-000      Property Address: 7003 IMPERIAL DR W      Municipality: Franklin, City of

Owner Name: DE FOUW, EDWARD J & COLETTE      Mailing Address: 7003 W IMPERIAL DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description: SOUTHVIEW ESTATES ADDN NO 1 BLK 9 LOT 4	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	
	Description/Size: A: 1F/B 1320 sqft B: Wood Deck 144 sqft C: OFP 24 sqft D: FG 464 sqft	

### Building Description

<b>Dwelling #</b>	<b>791 0125 000- 1</b>		
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:	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:
791 0125 000- 1	1,320	0	0	0	0	0	1,320

Attachment Description(s):	Area:	Attachment Value:
31-WD	144	\$1,400
11-OFP	24	\$500
13-AFG	464	\$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


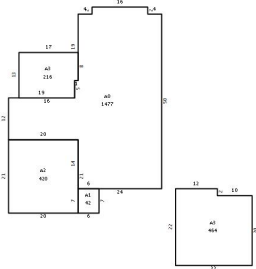
Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
9/1/1999	99-1216	\$2,500.00	REROOF			
7/19/2021	21-0504	\$17,667.00	EXTREMOD			
6/18/2007	1359	\$11,000.00	RESIDING OF S/F			
10/1/1999	99-1296	\$1,100.00	REPL FURNACE			
6/8/2007	1278	\$4,979.00	ACREPLACE			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
3/1/1988		\$90,000.00	Valid		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		6/29/2022	All Public	

Valuation/Explanation		
Dwelling #	791 0125 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
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
<b>Base Price</b>		\$155,166.00
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,320	\$30,927.60
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
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:	2	\$2,300.00
Attachments:	632	\$15,800.00
<b>Adjusted Base Price</b>		\$214,762.80
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$216,329.08
Market Adjustment:	70%	\$367,759.44
CDU Adjustment:	65	\$239,000.00
Complete:	100	\$239,000.00
Dollar Adjustments		\$400.00
<b>Dwelling Value</b>		\$239,400.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$239,400.00
<b>Total Land Value</b>		\$62,500.00
<b>Total Assessed Value</b>		\$301,900.00



Parcel Numbers: 791-0126-000      Property Address: 6947 IMPERIAL DR W      Municipality: Franklin, City of

Owner Name: MORGANO, ANGELINO & ANGELINA      Mailing Address: 6947 W IMPERIAL DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 9 LOT 5	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0126 000- 1</b>		
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:
791 0126 000- 1	1,477	0	0	0	0	0	1,477

Attachment Description(s):	Area:	Attachment Value:
11-OFP	42	\$800
13-AFG	420	\$12,600
33-Concrete Patio	216	\$1,100


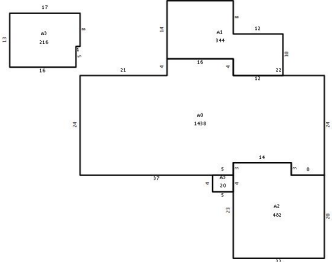
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:		
RS1-Frame Utility Shed	1/1/1986	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:	
12/1/1992		\$121,000.00	Valid		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				\$65,400	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
11,892	0.273			\$65,400			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0126 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,477		\$169,973.16	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$169,973.16	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,477		\$33,631.29	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$3,633.42	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				678		\$14,500.00	
<b>Adjusted Base Price</b>						\$228,918.87	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$233,330.76	
Market Adjustment:				57%		\$366,329.29	
CDU Adjustment:				65		\$238,100.00	
Complete:				100		\$238,100.00	
Dollar Adjustments						\$400.00	
<b>Dwelling Value</b>						\$238,500.00	

Other Building Improvements	0	\$300.00
<b>Total Improvement Value</b>		\$238,800.00
<b>Total Land Value</b>		\$65,400.00
<b>Total Assessed Value</b>		\$304,200.00

Parcel Numbers: 791-0127-000      Property Address: 6935 IMPERIAL DR W      Municipality: Franklin, City of

Owner Name: KNEZEVICH, MICHAEL & VICKI      Mailing Address: 6935 W IMPERIAL DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 9 LOT 6	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>791 0127 000- 1</b>		
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:	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:
791 0127 000- 1	1,438	0	0	0	0	0	1,438

Attachment Description(s):	Area:	Attachment Value:
31-WD	344	\$3,400
13-AFG	482	\$14,500
11-OFP	20	\$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:


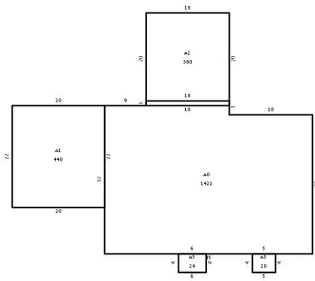
**Permit / Construction History**

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
11/13/2019	19-2943	\$3,500.00	INT DRAIN TILE

Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
11/1/1985		\$19,000.00	Valid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.283	Gross				\$66,200
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
12,327	0.283			\$66,200		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	
Valuation/Explanation						
<b>Dwelling #</b>				<b>791 0127 000- 1</b>		
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>
<b>Living Area:</b>						
First Story:				1,438		\$166,563.54
Second Story:				0		\$0.00
Additional Story:				0		\$0.00
Attic/Finished Net:				0		\$0.00
Half Story/Finished Net:				0		\$0.00
<b>Base Price</b>						\$166,563.54
<b>Unfinished Living Area:</b>						
Room/Unfinished:				0		\$0.00
Unfinished Basement:				1,438		\$33,045.24
Half Story/Unfinished:						\$0.00
<b>Structure Info, Features and Attachments:</b>						
Heating/AC				Air Conditioning - Same Ducts		\$3,537.48
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00
Finished Basement Living Area				0		\$0.00
Features:				1		\$2,000.00
Attachments:				846		\$18,300.00
<b>Adjusted Base Price</b>						\$228,327.26
<b>Changes/Adjustments</b>						
Grade Adjustment:				C+ 110%		\$228,829.99
Market Adjustment:				64%		\$375,281.18
CDU Adjustment:				65		\$243,900.00
Complete:				100		\$243,900.00
Dollar Adjustments						\$400.00
<b>Dwelling Value</b>						\$244,300.00
Other Building Improvements				0		\$0.00
<b>Total Improvement Value</b>						\$244,300.00
<b>Total Land Value</b>						\$66,200.00
<b>Total Assessed Value</b>						\$310,500.00

Parcel Numbers: 791-0128-000      Property Address: 6923 IMPERIAL DR W      Municipality: Franklin, City of

Owner Name: SENK, RICHARD & THERESA      Mailing Address: 6923 W IMPERIAL DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 9 LOT 7	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>791 0128 000- 1</b>		
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:	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:
791 0128 000- 1	1,422	0	0	0	0	0	1,422

Attachment Description(s):	Area:	Attachment Value:
13-AFG	440	\$13,200
31-WD	360	\$3,600
35-Ms/Terrace	24	\$0

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition: Average	Rec Room Area: 954	Rec Room Value: \$4,770
22-Additional Fixture	6	\$1,800
Rec Room Condition: Average	Rec Room Area: 954	Rec Room Value: \$4,770


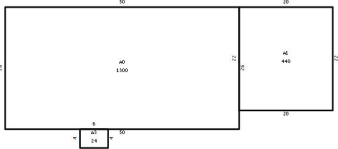
Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
10/31/2012	218022	\$22,000.00	KITREMOD & BATH			
10/29/2015	15-2604	\$5,000.00	ACREPLACE (+FUR			
5/1/1998	B980462	\$5,000.00	BSMT ALTER			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
8/1/1993		\$127,000.00	Valid		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				\$66,200
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
12,327	0.283			\$66,200		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	791 0128 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
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
<b>Base Price</b>		\$164,710.26
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,422	\$32,677.56
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
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:	7	\$3,800.00
Attachments:	824	\$16,800.00
<b>Adjusted Base Price</b>		\$228,807.94
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$229,028.73
Market Adjustment:	92%	\$439,735.17
CDU Adjustment:	65	\$285,800.00
Complete:	100	\$285,800.00
Dollar Adjustments		(\$600.00)
<b>Dwelling Value</b>		\$285,200.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$285,200.00
<b>Total Land Value</b>		\$66,200.00
<b>Total Assessed Value</b>		\$351,400.00



Parcel Numbers: 791-0129-002	Property Address: 6911 IMPERIAL DR W	Municipality: Franklin, City of
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Owner Name: HUGHES, DANIEL A	Mailing Address: 6911 W IMPERIAL DR FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: SOUTHVIEW ESTATES ADDN NO 1 BLK 9 LOT 8	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>791 0129 002- 1</b>		
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:	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:
791 0129 002- 1	1,300	0	0	0	0	0	1,300

Attachment Description(s): 13-AFG	Area: 440	Attachment Value: \$13,200
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Feature Description(s): 05-Metal Fireplace	Area: 1	Feature Value: \$2,000
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**

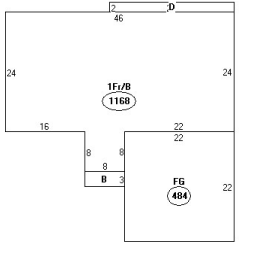
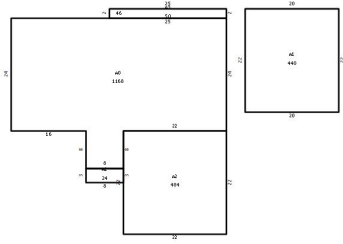
Structure Type: RS1-Frame Utility Shed	Year Built: 1/1/2012	Area: 100	Construction:	Condition: Average	Value: \$600.00
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
8/28/2012	26999	\$800.00	ACCBLDG				
6/30/2015	15-1474	\$5,500.00	ABVPOOL				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/1/2020		\$240,000.00	Valid		Land and Improvements		
3/10/2004		\$189,900.00	Valid		Land and Improvements		
8/15/2002		\$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	0.287	Gross				\$63,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,502	0.287				\$63,300		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>	<b>791 0129 002- 1</b>						
<b>Description</b>	<b>Area</b>				<b>Value Amount</b>		
<b>Living Area:</b>							
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		
<b>Base Price</b>					\$152,815.00		
<b>Unfinished Living Area:</b>							
Room/Unfinished:	0				\$0.00		
Unfinished Basement:	1,300				\$30,459.00		
Half Story/Unfinished:					\$0.00		
<b>Structure Info, Features and Attachments:</b>							
Heating/AC	Air Conditioning - Same Ducts				\$3,198.00		
Plumbing	0 - Half Bath 2 - Full Bath				\$7,322.00		
Finished Basement Living Area	0				\$0.00		
Features:	2				\$2,300.00		
Attachments:	440				\$13,200.00		
<b>Adjusted Base Price</b>					\$209,294.00		
<b>Changes/Adjustments</b>							
Grade Adjustment:	C+ 110%				\$213,173.40		
Market Adjustment:	76%				\$375,185.18		
CDU Adjustment:	65				\$243,900.00		
Complete:	100				\$243,900.00		
Dollar Adjustments					\$200.00		
<b>Dwelling Value</b>					\$244,100.00		

Other Building Improvements	0	\$600.00
<b>Total Improvement Value</b>		\$244,700.00
<b>Total Land Value</b>		\$63,300.00
<b>Total Assessed Value</b>		\$308,000.00

Parcel Numbers: 791-0129-003      Property Address: 7515 69TH ST S      Municipality: Franklin, City of

Owner Name: IRISH, ROBERT J & KELLIE A      Mailing Address: 7515 S 69TH ST FRANKLIN, WI 53132      Land Use: Residential

 <p style="font-size: 8px;">                 Descriptor/Area                  A: 1F1B 1168 sqft                  B: OFF 24 sqft                  C: FG 484 sqft                  D: FGH 50 sqft             </p>	Legal Description: <b>SOUTHVIEW ESTATES ADDN NO 1 BLK 9 LOT 9</b>	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1012-Franklin		

**Building Description**

<b>Dwelling #</b>	<b>791 0129 003- 1</b>	
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:	03-Split Level	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:
791 0129 003- 1	1,218	0	0	0	0	552	1,770

Attachment Description(s):	Area:	Attachment Value:
11-OFP	24	\$500
13-AFG	484	\$14,500
99-Additional Attachments	50	\$5,000


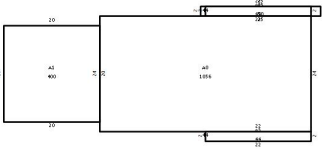
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
6/3/2002		02-0554	\$139,000.00		NEW CONST		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/17/2002		\$50,000.00	Valid		Land		
3/12/2003		\$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		0.244	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							
<b>Dwelling #</b>				<b>791 0129 003- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,218		\$145,660.62	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$145,660.62	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				616		\$18,572.40	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$4,354.20	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				552		\$14,898.48	
Features:				3		\$2,600.00	
Attachments:				558		\$20,000.00	
<b>Adjusted Base Price</b>						\$213,407.70	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$209,888.47	
Market Adjustment:				73%		\$363,107.05	
CDU Adjustment:				76		\$276,000.00	
Complete:				100		\$276,000.00	
Dollar Adjustments						\$300.00	
<b>Dwelling Value</b>						\$276,300.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$276,300.00
<b>Total Land Value</b>		\$61,800.00
<b>Total Assessed Value</b>		\$338,100.00

Parcel Numbers: 791-0131-000      Property Address: 6908 HOLLOW LN W      Municipality: Franklin, City of

Owner Name: WILLIAMS, JEAN L      Mailing Address: 6908 W HOLLOW LN FRANKLIN, WI 53132      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 9 LOT 10	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0131 000- 1</b>		
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:	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:
791 0131 000- 1	1,144	0	0	0	0	528	1,672

Attachment Description(s): 13-AFG      Area: 400      Attachment Value: \$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:
RS1-Frame Utility Shed	1/1/1992	192		Average	\$400.00


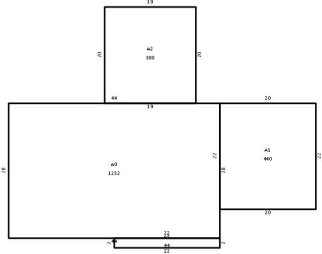
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
6/6/2007	1242	\$150.00	ABVPOOL				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/12/2019		\$250,000.00	Invalid		Land and Improvements		
4/1/2000		\$149,900.00	Invalid		Land and Improvements		
5/1/1985		\$70,900.00	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				\$66,900	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
14,201	0.326			\$66,900			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0131 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,144		\$139,259.12	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$139,259.12	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				528		\$16,922.40	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$4,113.12	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				528		\$14,250.72	
Features:				2		\$2,300.00	
Attachments:				400		\$12,000.00	
<b>Adjusted Base Price</b>						\$193,726.36	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$197,369.00	
Market Adjustment:				89%		\$373,027.40	
CDU Adjustment:				65		\$242,500.00	
Complete:				100		\$242,500.00	
Dollar Adjustments						\$300.00	
<b>Dwelling Value</b>						\$242,800.00	



Other Building Improvements	0	\$400.00
<b>Total Improvement Value</b>		\$243,200.00
<b>Total Land Value</b>		\$66,900.00
<b>Total Assessed Value</b>		\$310,100.00

Parcel Numbers: 791-0132-000      Property Address: 6920 HOLLOW LN W      Municipality: Franklin, City of

Owner Name: SELF, KEVIN J & LAURIE L      Mailing Address: 6920 W HOLLOW LN FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 9 LOT 11	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	

1012-Franklin

### Building Description

<b>Dwelling #</b>	<b>791 0132 000- 1</b>		
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:
791 0132 000- 1	1,232	0	0	0	0	0	1,232

Attachment Description(s):	Area:	Attachment Value:
13-AFG	440	\$13,200
31-WD	380	\$3,800

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	410	\$2,050
22-Additional Fixture	4	\$1,200
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	410	\$2,050

### Other Building Improvements


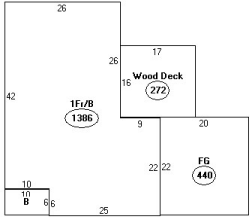
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/1991	120		Average	\$200.00

Permit / Construction History							
Date of Permit: 4/8/2008 10/17/2017	Permit Number: 635 17-2444	Permit Amount: \$8,250.00 \$300.00	Details of Permit: AC/FURREPLAC FENCE				
Ownership/Sales History							
Date of Sale: 4/30/2004	Sale Document:	Purchase Amount: \$195,000.00	Sale Validity: Valid	Conveyance Type:	Sale Type: Land and Improvements	Sale Validation Source:	
Land Breakdown							
Land Class: A-Residential Primary Site	Acreage: 0.267	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$64,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage: 11,631	Total Acreage: 0.267	Depth:	Act. Frontage:	Assessed Land Value: \$64,600			
General Information							
Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0132 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
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	
<b>Base Price</b>						\$147,334.88	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,232		\$29,481.76	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$3,030.72	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				5		\$3,200.00	
Attachments:				820		\$17,000.00	
<b>Adjusted Base Price</b>						\$204,928.36	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$203,201.20	
Market Adjustment:				79%		\$363,730.14	
CDU Adjustment:				65		\$236,400.00	
Complete:				100		\$236,400.00	
Dollar Adjustments						\$400.00	
<b>Dwelling Value</b>						\$236,800.00	

Other Building Improvements	0	\$200.00
<b>Total Improvement Value</b>		\$237,000.00
<b>Total Land Value</b>		\$64,600.00
<b>Total Assessed Value</b>		\$301,600.00

Parcel Numbers: 791-0133-000      Property Address: 6932 HOLLOW LN W      Municipality: Franklin, City of

Owner Name: NOWACK, DAVID      Mailing Address: 6932 W HOLLOW LN FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 9 LOT 12	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <ul style="list-style-type: none"> <li>A: 1F/B 1386 sqft</li> <li>B: OFF 60 sqft</li> <li>C: Wood Deck 272 sqft</li> <li>D: FG 440 sqft</li> </ul>
	Neighborhood: 1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0133 000- 1</b>		
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:
791 0133 000- 1	1,386	0	0	0	0	0	1,386

Attachment Description(s):	Area:	Attachment Value:
11-OFP	60	\$1,200
31-WD	272	\$2,700
13-AFG	440	\$13,200

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


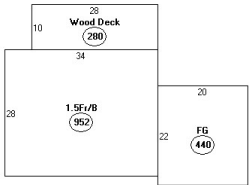
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
11/25/2008	2719	\$6,880.00	AC/FURREPLAC				
4/15/2021	21-0203	\$3,600.00	FOUNDRPR				
5/9/2013	13-0779	\$4,595.00	FOUNDRPR				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/30/2013		\$209,000.00	Valid		Land and Improvements		
6/1/2000		\$154,500.00	Invalid		Land and Improvements		
10/1/1992		\$112,500.00	Valid		Land and Improvements		
4/29/2015		\$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	0.269	Gross				\$64,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
11,718	0.269			\$64,700			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light		6/29/2022	All Public		

Valuation/Explanation		
Dwelling #	791 0133 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,386	\$161,732.34
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$161,732.34
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,386	\$32,155.20
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$3,409.56
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	1	\$300.00
Attachments:	772	\$17,100.00
<b>Adjusted Base Price</b>		\$219,578.10
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$222,395.91
Market Adjustment:	60%	\$355,833.46
CDU Adjustment:	65	\$231,300.00
Complete:	100	\$231,300.00
Dollar Adjustments		\$500.00
<b>Dwelling Value</b>		\$231,800.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$231,800.00
<b>Total Land Value</b>		\$64,700.00
<b>Total Assessed Value</b>		\$296,500.00

Parcel Numbers: 791-0134-000      Property Address: 6944 HOLLOW LN W      Municipality: Franklin, City of

Owner Name: HALLETT, SUSANNE M      Mailing Address: 6944 W HOLLOW LN FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 9 LOT 13	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Descriptor/Step</small> A: 1.5SF,FB 952 sqft B: FG 440 sqft C: Wood Deck 280 sqft</p>
	Neighborhood: 1012-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>791 0134 000- 1</b>		
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:	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:	Gas
Bath Condition:		Type of System:	Warm Air

**Square Footage / Attachments**

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
791 0134 000- 1	952	0	0	0	536	0	1,488

Attachment Description(s):	Area:	Attachment Value:
13-AFG	440	\$13,200
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:


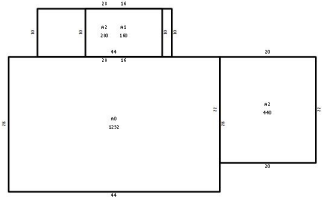


Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
2/23/2011	306	\$3,272.00	FURN				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/1/1984		\$85,000.00	Valid		Land and Improvements		
7/1/1998		\$142,000.00	Valid		Land and Improvements		
12/29/2010		\$206,500.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.286	Gross				\$66,400	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
12,458	0.286			\$66,400			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0134 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				952		\$119,837.76	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				536		\$32,008.62	
<b>Base Price</b>						\$151,846.38	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				952		\$24,618.72	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$3,660.48	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				720		\$16,000.00	
<b>Adjusted Base Price</b>						\$203,306.58	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$203,507.24	
Market Adjustment:				88%		\$382,593.61	
CDU Adjustment:				65		\$248,700.00	
Complete:				100		\$248,700.00	
Dollar Adjustments						\$100.00	
<b>Dwelling Value</b>						\$248,800.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$248,800.00
<b>Total Land Value</b>		\$66,400.00
<b>Total Assessed Value</b>		\$315,200.00

Parcel Numbers: 791-0135-000	Property Address: 7006 HOLLOW LN W	Municipality: Franklin, City of
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Owner Name: SANFELIPPO, JOANNE M	Mailing Address: 7006 W HOLLOW LN FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: SOUTHVIEW ESTATES ADDN NO 1 BLK 9 LOT 14	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1012-Franklin		

**Building Description**

<b>Dwelling #</b>	<b>791 0135 000- 1</b>		
Year Built:	1/1/1980	Exterior Wall:	04-Alum/Vinyl
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:	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:
791 0135 000- 1	1,232	0	0	0	0	0	1,232

Attachment Description(s): 33-Concrete Patio 13-AFG	Area: 160 440	Attachment Value: \$800 \$13,200
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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:
RP3-Reinforced Concrete Pool	1/1/2014	512		Average	\$0.00
RS1-Frame Utility Shed	1/1/1988	150		Average	\$300.00

**Permit / Construction History**

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
8/29/2007	2061	\$2,746.00	FURREPLAC
2/27/2009	310	\$5,100.00	FOUNDRPR
2/11/2014	14-0290	\$36,000.00	I. G. POOL
3/30/2006	919	\$6,250.00	FOUNDRPR
10/19/2016	16-2566	\$2,850.00	FURREPLAC
1/18/2016	16-0057	\$1,000.00	KITCHREMOD
6/24/2019	19-1514	\$3,300.00	ACREPLACE
8/1/2000	00-0948	\$6,995.00	HOTTUB

**Ownership/Sales History**

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
4/25/2003		\$113,600.00	Invalid		Land and Improvements	
5/1/1989		\$89,900.00	Valid		Land and Improvements	
7/18/2007		\$97,500.00	Invalid		Land and Improvements	

**Land Breakdown**

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.304	Gross				\$66,300

**Acreage/Squarefoot Variables**

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**Land Data & Computations**

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
13,242	0.304			\$66,300


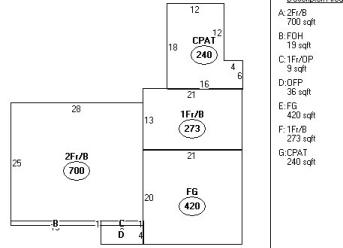
**General Information**

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

Valuation/Explanation		
Dwelling #	791 0135 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
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
<b>Base Price</b>		\$147,334.88
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,232	\$29,481.76
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$3,030.72
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	1	\$300.00
Attachments:	600	\$14,000.00
<b>Adjusted Base Price</b>		\$201,469.36
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$205,886.30
Market Adjustment:	105%	\$422,066.91
CDU Adjustment:	60	\$253,200.00
Complete:	100	\$253,200.00
Dollar Adjustments		(\$100.00)
<b>Dwelling Value</b>		\$253,100.00
Other Building Improvements	0	\$300.00
<b>Total Improvement Value</b>		\$253,400.00
<b>Total Land Value</b>		\$66,300.00
<b>Total Assessed Value</b>		\$319,700.00

Parcel Numbers: 791-0136-000      Property Address: 7018 HOLLOW LN W      Municipality: Franklin, City of

Owner Name: DE MILIO, MARK J      Mailing Address: 7018 W HOLLOW LN FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 9 LOT 15	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0136 000- 1</b>		
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:	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:
791 0136 000- 1	973	728	0	0	0	0	1,701

Attachment Description(s):	Area:	Attachment Value:
11-OFP	9	\$200
99-Additional Attachments	19	\$1,900
11-OFP	36	\$700
13-AFG	420	\$12,600
33-Concrete Patio	240	\$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: 1/1/1992	Area: 150	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: 8/1/1986	Sale Document:	Purchase Amount: \$82,500.00	Sale Validity: Valid	Conveyance Type:	Sale Type: Land and Improvements	Sale Validation Source:
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**Land Breakdown**

Land Class: A-Residential Primary Site	Acreage: 0.314	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: 13,678	Total Acreage: 0.314	Depth:	Act. Frontage:	Assessed Land Value: \$69,000
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**General Information**


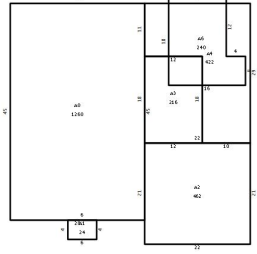
Topography: Level	Street/Road: Paved	Fronting Traffic: Cul-de-sac	Inspected By:	Inspected On:	Utilities: All Public
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Valuation/Explanation		
Dwelling #	791 0136 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	973	\$122,481.24
Second Story:	728	\$49,897.12
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$172,378.36
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	973	\$25,161.78
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
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	\$2,300.00
Attachments:	724	\$16,600.00
<b>Adjusted Base Price</b>		\$225,505.60
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$227,266.16
Market Adjustment:	96%	\$445,441.67
CDU Adjustment:	60	\$267,300.00
Complete:	100	\$267,300.00
Dollar Adjustments		\$500.00
<b>Dwelling Value</b>		\$267,800.00
Other Building Improvements	0	\$300.00
<b>Total Improvement Value</b>		\$268,100.00
<b>Total Land Value</b>		\$69,000.00
<b>Total Assessed Value</b>		\$337,100.00



Parcel Numbers: 791-0137-000      Property Address: 7030 HOLLOW LN W      Municipality: Franklin, City of

Owner Name: SADOWSKI, MICHAEL & CHERYL      Mailing Address: 7030 W HOLLOW LN FRANKLIN, WI 53132      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 9 LOT 16	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0137 000- 1</b>		
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:
791 0137 000- 1	1,260	0	0	0	0	0	1,260

Attachment Description(s):	Area:	Attachment Value:
11-OFP	24	\$500
13-AFG	462	\$13,900
33-Concrete Patio	216	\$1,100
31-WD	422	\$4,200


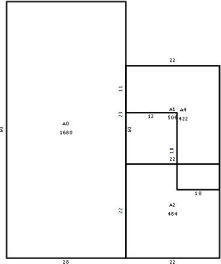
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

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:			
12/1/1997	97-1187	\$4,600.00	DRAIN TILE			
8/1/1998	B980955	\$885.00	SHED 8X10			
7/1/2001	01-0731	\$7,500.00	BSMT REPAIR			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
2/1/1994		\$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	0.291	Gross				\$66,800
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
12,676	0.291			\$66,800		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Cul-de-sac			All Public	

Valuation/Explanation		
Dwelling #	791 0137 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,260	\$149,360.40
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$149,360.40
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,260	\$29,836.80
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$3,099.60
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	1,124	\$19,700.00
<b>Adjusted Base Price</b>		\$209,177.80
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$205,895.58
Market Adjustment:	85%	\$380,906.82
CDU Adjustment:	60	\$228,500.00
Complete:	100	\$228,500.00
Dollar Adjustments		\$100.00
<b>Dwelling Value</b>		\$228,600.00
Other Building Improvements	0	\$200.00
<b>Total Improvement Value</b>		\$228,800.00
<b>Total Land Value</b>		\$66,800.00
<b>Total Assessed Value</b>		\$295,600.00

Parcel Numbers: 791-0138-000      Property Address: 7601 70TH ST S      Municipality: Franklin, City of

Owner Name: BROWN GARY S & CATHERINE      Mailing Address: 7601 S 70TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 9 LOT 17	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>791 0138 000- 1</b>		
Year Built:	1/1/1981	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1981	Bedrooms:	4
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:
791 0138 000- 1	1,680	0	0	0	0	0	1,680

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	506	\$2,500
13-AFG	484	\$14,500

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**


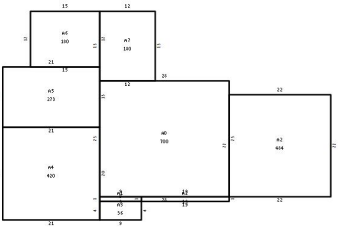
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/1992	120		Average	\$200.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
3/1/2000	00-0238	\$3,000.00	REROOF				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/12/2001		\$175,000.00	Valid		Land and Improvements		
9/21/2005		\$234,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.356	Gross				\$70,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
15,507	0.356			\$70,700			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0138 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
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	
<b>Base Price</b>						\$188,798.40	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,680		\$37,111.20	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
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:				5		\$3,200.00	
Attachments:				990		\$17,000.00	
<b>Adjusted Base Price</b>						\$257,564.40	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$261,100.84	
Market Adjustment:				58%		\$412,539.33	
CDU Adjustment:				65		\$268,200.00	
Complete:				100		\$268,200.00	
Dollar Adjustments						\$300.00	
<b>Dwelling Value</b>						\$268,500.00	

Other Building Improvements	0	\$200.00
<b>Total Improvement Value</b>		\$268,700.00
<b>Total Land Value</b>		\$70,700.00
<b>Total Assessed Value</b>		\$339,400.00

Parcel Numbers: 791-0139-000	Property Address: 7609 70TH ST S	Municipality: Franklin, City of
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Owner Name: JEFFERS, DANIEL O	Mailing Address: 7609 S 70TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: SOUTHVIEW ESTATES ADDN NO 1 BLK 9 LOT 18	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>791 0139 000- 1</b>		
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:	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:
791 0139 000- 1	973	728	0	0	0	0	1,701

Attachment Description(s):	Area:	Attachment Value:
11-OFP	9	\$200
99-Additional Attachments	19	\$1,900
11-OFP	36	\$700
13-AFG	420	\$12,600
31-WD	180	\$1,800
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
05-Metal Fireplace	1	\$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	120		Average	\$400.00

### Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
9/1/1997	97-0918	\$600.00	SHED 8X12'
1/7/2013	13-0019	\$4,000.00	FURREPLAC
10/1/2002	02-1108	\$1,200.00	SHED 10X12

### Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
4/29/2016		\$233,000.00	Valid		Land and Improvements	
12/1/1993		\$131,500.00	Valid		Land and Improvements	

### Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.331	Gross				\$69,700

### Acreage/Squarefoot Variables

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### Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
14,418	0.331			\$69,700

### General Information


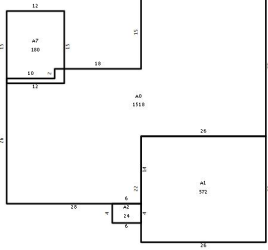
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Light			All Public



Valuation/Explanation		
Dwelling #	791 0139 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	973	\$122,481.24
Second Story:	728	\$49,897.12
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$172,378.36
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	700	\$20,034.00
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
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	\$2,300.00
Attachments:	844	\$18,100.00
<b>Adjusted Base Price</b>		\$221,877.82
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$221,625.60
Market Adjustment:	102%	\$447,683.72
CDU Adjustment:	60	\$268,600.00
Complete:	100	\$268,600.00
Dollar Adjustments		\$300.00
<b>Dwelling Value</b>		\$268,900.00
Other Building Improvements	0	\$400.00
<b>Total Improvement Value</b>		\$269,300.00
<b>Total Land Value</b>		\$69,700.00
<b>Total Assessed Value</b>		\$339,000.00

Parcel Numbers: 791-0140-000      Property Address: 7617 70TH ST S      Municipality: Franklin, City of

Owner Name: LENTZ, JOSEPH & CATHERINE      Mailing Address: 7617 S 70TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 9 LOT 19	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0140 000- 1</b>		
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:
791 0140 000- 1	1,518	0	0	0	0	0	1,518

Attachment Description(s):	Area:	Attachment Value:
13-AFG	572	\$17,200
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


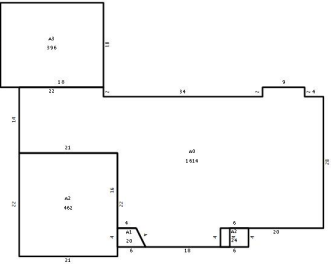
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/2013	120		Average	\$700.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
4/1/2008	585	\$100.00	FURNACE				
8/31/2009	1625	\$2,851.00	ACREPLACE				
8/8/2013	13-1740	\$2,299.00	SHED				
6/9/2011	1091	\$10,577.00	FOUNDRPR				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/1/1992		\$147,400.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.270	Gross				\$65,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,761	0.270				\$65,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0140 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
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	
<b>Base Price</b>						\$173,537.76	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,518		\$34,246.08	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
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:				1		\$300.00	
Attachments:				596		\$17,700.00	
<b>Adjusted Base Price</b>						\$234,399.12	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$238,039.03	
Market Adjustment:				59%		\$378,482.06	
CDU Adjustment:				65		\$246,000.00	
Complete:				100		\$246,000.00	
Dollar Adjustments						(\$400.00)	
<b>Dwelling Value</b>						\$245,600.00	

Other Building Improvements	0	\$700.00
<b>Total Improvement Value</b>		\$246,300.00
<b>Total Land Value</b>		\$65,000.00
<b>Total Assessed Value</b>		\$311,300.00

Parcel Numbers: 791-0141-000      Property Address: 7625 70TH ST S      Municipality: Franklin, City of

Owner Name: ABBAS, ATHEER      Mailing Address: 7625 S 70TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 9 LOT 20	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	

1012-Franklin

### Building Description

<b>Dwelling #</b>	<b>791 0141 000- 1</b>		
Year Built:	1/1/1979	Exterior Wall:	07-Brick
Year Remodeled:	1/1/1979	Bedrooms:	3
Remodeled/Effective Age:	-43	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:	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:
791 0141 000- 1	1,614	0	0	0	0	0	1,614

Attachment Description(s):	Area:	Attachment Value:
11-OFP	20	\$400
13-AFG	462	\$13,900
33-Concrete Patio	396	\$2,000


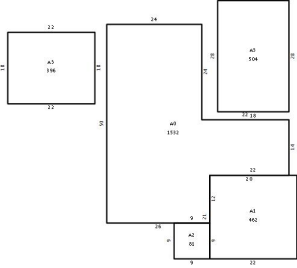
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	800	\$4,000
22-Additional Fixture	4	\$1,200
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	800	\$4,000

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:		
3/23/2009		420	\$24,960.00		KITCHREMOD		
9/21/2011		2010	\$7,500.00		FURN/AC RPL		
7/25/2019		19-1885	\$4,500.00		SIDING		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/14/2001		\$160,000.00	Invalid		Land and Improvements		
11/27/2017		\$274,000.00	Valid		Land and Improvements		
11/15/2021		\$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	0.270	Gross				\$65,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,761	0.270				\$65,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	791 0141 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,614	\$194,890.50
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$194,890.50
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,614	\$35,814.66
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$3,970.44
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	5	\$3,200.00
Attachments:	878	\$16,300.00
<b>Adjusted Base Price</b>		\$259,056.60
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$263,512.26
Market Adjustment:	67%	\$440,065.47
CDU Adjustment:	60	\$264,000.00
Complete:	100	\$264,000.00
Dollar Adjustments		\$500.00
<b>Dwelling Value</b>		\$264,500.00
Other Building Improvements	0	\$500.00
<b>Total Improvement Value</b>		\$265,000.00
<b>Total Land Value</b>		\$65,000.00
<b>Total Assessed Value</b>		\$330,000.00

Parcel Numbers: 791-0142-000      Property Address: 7633 70TH ST S      Municipality: Franklin, City of

Owner Name: GORSKI, RICHARD & CAROL      Mailing Address: 7633 S 70TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 9 LOT 21	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>791 0142 000- 1</b>		
Year Built:	1/1/1979	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1979	Bedrooms:	3
Remodeled/Effective Age:	-43	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:
791 0142 000- 1	1,532	0	0	0	0	750	2,282

Attachment Description(s):	Area:	Attachment Value:
13-AFG	462	\$13,900
11-OPF	81	\$1,600
33-Concrete Patio	504	\$2,500

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


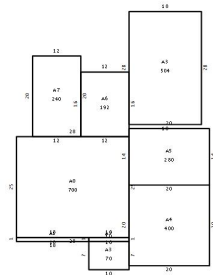


Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
3/1/1998	B980195	\$3,434.00	BSMT REPAIR			
6/28/2005	52419	\$100.00	ACREPLACE			
2/1/1999	99-0089	\$1,800.00	BSMT ALTERAT			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
9/1/1986		\$85,500.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.273	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 #	791 0142 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,532	\$175,138.24
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$175,138.24
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	782	\$0.00
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,613.72
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	750	\$20,242.50
Features:	2	\$5,800.00
Attachments:	1,047	\$18,000.00
<b>Adjusted Base Price</b>		\$236,997.46
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$234,517.21
Market Adjustment:	99%	\$466,689.24
CDU Adjustment:	60	\$280,000.00
Complete:	100	\$280,000.00
Dollar Adjustments		(\$100.00)
<b>Dwelling Value</b>		\$279,900.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$279,900.00
<b>Total Land Value</b>		\$64,900.00
<b>Total Assessed Value</b>		\$344,800.00

Parcel Numbers: 791-0143-000      Property Address: 7641 70TH ST S      Municipality: Franklin, City of

Owner Name: GROTH, MELISSA L      Mailing Address: 7641 S 70TH ST FRANKLIN, WI 53132      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 9 LOT 22	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0143 000- 1</b>		
Year Built:	1/1/1979	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1979	Bedrooms:	3
Remodeled/Effective Age:	-43	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:	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:
791 0143 000- 1	998	710	0	0	0	0	1,708

Attachment Description(s):	Area:	Attachment Value:
11-OFP	10	\$200
99-Additional Attachments	18	\$1,800
11-OFP	70	\$1,400
13-AFG	400	\$12,000
12-EFP	192	\$5,800
33-Concrete Patio	240	\$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: 1/1/1988	Area: 96	Construction:	Condition: Average	Value: \$200.00
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**Permit / Construction History**

Date of Permit: 8/21/2017	Permit Number: 17-2004	Permit Amount: \$3,050.00	Details of Permit: ACREPLAC
3/1/2000	00-0246	\$3,505.00	REPL HTG&A/C
9/1/1996	96-1020	\$4,100.00	POOL DECK
5/8/2014	14-0958	\$15,500.00	KIT REMOD
1/16/2020	20-0154	\$3,950.00	FURREPLAC

**Ownership/Sales History**

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
6/8/2017		\$275,000.00	Valid		Land and Improvements	
10/1/1989		\$116,000.00	Valid		Land and Improvements	

**Land Breakdown**

Land Class: A-Residential Primary Site	Acreage: 0.357	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$71,200
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**Acreage/Squarefoot Variables**

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**Land Data & Computations**

Total Square Footage: 15,551	Total Acreage: 0.357	Depth:	Act. Frontage:	Assessed Land Value: \$71,200
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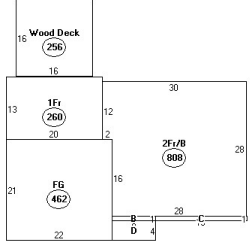
**General Information**

Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: All Public
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Valuation/Explanation		
Dwelling #	791 0143 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	998	\$125,628.24
Second Story:	710	\$48,663.40
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$174,291.64
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	980	\$25,342.80
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
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:	2	\$2,300.00
Attachments:	930	\$22,400.00
<b>Adjusted Base Price</b>		\$233,417.12
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$229,588.83
Market Adjustment:	106%	\$472,952.99
CDU Adjustment:	60	\$283,800.00
Complete:	100	\$283,800.00
Dollar Adjustments		(\$100.00)
<b>Dwelling Value</b>		\$283,700.00
Other Building Improvements	0	\$200.00
<b>Total Improvement Value</b>		\$283,900.00
<b>Total Land Value</b>		\$71,200.00
<b>Total Assessed Value</b>		\$355,100.00

Parcel Numbers: 791-0144-000	Property Address: 7649 70TH ST S	Municipality: Franklin, City of
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Owner Name: POVLICK, NATHAN J	Mailing Address: 7649 S 70TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: SOUTHVIEW ESTATES ADDN NO 1 BLK 9 LOT 23	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0144 000- 1</b>		
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:	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:
791 0144 000- 1	1,068	836	0	0	0	0	1,904

Attachment Description(s):	Area:	Attachment Value:
11-OFP	9	\$200
99-Additional Attachments	19	\$1,900
11-OFP	36	\$700
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:
	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:
5/17/2019	19-1059	\$100.00	AGP 18'X42"
11/20/2017	17-2702	\$12,000.00	BATHREMOD

**Ownership/Sales History**

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
8/21/2018		\$215,000.00	Valid		Land and Improvements	
2/25/2020		\$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	0.251	Gross				\$62,500

**Acreage/Squarefoot Variables**

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**Land Data & Computations**

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
10,934	0.251			\$62,500

**General Information**


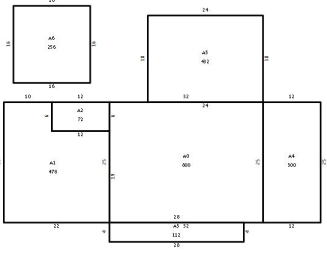
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Light			All Public

Valuation/Explanation		
Dwelling #	791 0144 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,068	\$131,417.40
Second Story:	836	\$56,781.12
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$188,198.52
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	808	\$22,106.88
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
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:	782	\$19,300.00
<b>Adjusted Base Price</b>		\$236,786.40
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$236,705.04
Market Adjustment:	88%	\$445,005.48
CDU Adjustment:	60	\$267,000.00
Complete:	100	\$267,000.00
Dollar Adjustments		\$200.00
<b>Dwelling Value</b>		\$267,200.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$267,200.00
<b>Total Land Value</b>		\$62,500.00
<b>Total Assessed Value</b>		\$329,700.00



Parcel Numbers: 791-0145-000      Property Address: 7002 SOUTHVIEW DR W      Municipality: Franklin, City of

Owner Name: DAVE BAGLEY      Mailing Address: 7002 WEST SOUTHVIEW DRIVE FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 9 LOT 24	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0145 000- 1</b>		
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:	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:
791 0145 000- 1	1,172	800	0	0	0	0	1,972

Attachment Description(s):	Area:	Attachment Value:
13-AFG	478	\$14,300
11-OPF	112	\$2,200
33-Concrete Patio	432	\$2,200


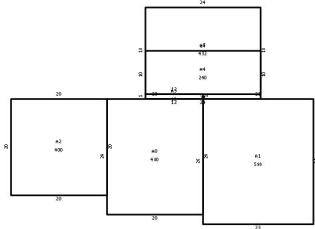
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:		
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:				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/10/2022	11246456	\$475,000.00	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	0.274	Gross				\$64,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
11,935	0.274			\$64,500			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0145 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,172		\$141,483.84	
Second Story:				800		\$54,336.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$195,819.84	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,100		\$27,093.00	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$4,851.12	
Plumbing				2 - Half Bath 2 - Full Bath		\$17,084.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$5,800.00	
Attachments:				1,022		\$18,700.00	
<b>Adjusted Base Price</b>						\$269,347.96	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$269,332.76	
Market Adjustment:				71%		\$460,559.01	
CDU Adjustment:				65		\$299,400.00	
Complete:				100		\$299,400.00	
Dollar Adjustments						(\$500.00)	
<b>Dwelling Value</b>						\$298,900.00	

Other Building Improvements	0	\$1,000.00
<b>Total Improvement Value</b>		\$299,900.00
<b>Total Land Value</b>		\$64,500.00
<b>Total Assessed Value</b>		\$364,400.00

Parcel Numbers: 791-0146-000      Property Address: 7024 SOUTHVIEW DR W      Municipality: Franklin, City of

Owner Name: COLEMAN, PRESTON K - REV TRUST      Mailing Address: 7024 W SOUTHVIEW DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 9 LOT 25	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0146 000- 1</b>		
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:	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:	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:
791 0146 000- 1	1,090	480	0	0	0	624	2,194

Attachment Description(s):	Area:	Attachment Value:
13-AFG	400	\$12,000
31-WD	240	\$2,400


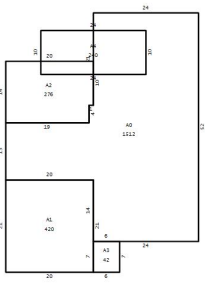
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	2	\$4,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
RP1-Inground Pool - Plastic Lined Pool	1/1/1989	512		Average	\$1,000.00	
RS1-Frame Utility Shed	1/1/1991	192		Average	\$400.00	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
7/30/2015	15-1730	\$4,671.00	ACREPLACE			
5/1/1994	94-0450	\$23,000.00	2ND STY ADDN			
5/18/2015	15-1028	\$1,250.00	FENCE			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
3/1/1984		\$19,900.00	Valid		Land	
12/28/2004		\$244,900.00	Valid		Land and Improvements	
1/2/2014		\$263,600.00	Valid		Land and Improvements	
2/2/2015		\$265,000.00	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				\$61,300
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
10,672	0.245			\$61,300		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	791 0146 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,090	\$134,124.50
Second Story:	480	\$35,443.20
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$169,567.70
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	466	\$15,475.86
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,397.24
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	624	\$16,841.76
Features:	5	\$4,900.00
Attachments:	640	\$14,400.00
<b>Adjusted Base Price</b>		\$238,785.56
<b>Changes/Adjustments</b>		
Grade Adjustment:	B- 120%	\$263,382.67
Market Adjustment:	114%	\$563,638.92
CDU Adjustment:	65	\$366,400.00
Complete:	100	\$366,400.00
Dollar Adjustments		(\$400.00)
<b>Dwelling Value</b>		\$366,000.00
Other Building Improvements	0	\$1,400.00
<b>Total Improvement Value</b>		\$367,400.00
<b>Total Land Value</b>		\$61,300.00
<b>Total Assessed Value</b>		\$428,700.00

Parcel Numbers: 791-0147-000      Property Address: 7104 SOUTHVIEW DR W      Municipality: Franklin, City of

Owner Name: SEROWSKI, KENNETH & MARY      Mailing Address: 7104 W SOUTHVIEW DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 9 LOT 26	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0147 000- 1</b>		
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:
791 0147 000- 1	1,512	0	0	0	0	0	1,512

Attachment Description(s):	Area:	Attachment Value:
13-AFG	420	\$12,600
33-Concrete Patio	276	\$1,400
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


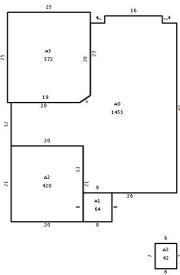
Other Building Improvements							
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:		
RS1-Frame Utility Shed	1/1/1991	144		Average	\$300.00		
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
8/4/2014	14-1872	\$3,300.00	ACREPLACE				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/1/1996		\$137,500.00	Valid		Land and Improvements		
4/1/1988		\$95,500.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.246	Gross				\$61,900	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
10,716	0.246			\$61,900			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>	<b>791 0147 000- 1</b>						
<b>Description</b>	<b>Area</b>			<b>Value Amount</b>			
<b>Living Area:</b>							
First Story:	1,512			\$172,851.84			
Second Story:	0			\$0.00			
Additional Story:	0			\$0.00			
Attic/Finished Net:	0			\$0.00			
Half Story/Finished Net:	0			\$0.00			
<b>Base Price</b>				\$172,851.84			
<b>Unfinished Living Area:</b>							
Room/Unfinished:	0			\$0.00			
Unfinished Basement:	1,512			\$34,110.72			
Half Story/Unfinished:				\$0.00			
<b>Structure Info, Features and Attachments:</b>							
Heating/AC	Air Conditioning - Same Ducts			\$3,719.52			
Plumbing	1 - Half Bath 1 - Full Bath			\$4,881.00			
Finished Basement Living Area	0			\$0.00			
Features:	2			\$2,300.00			
Attachments:	738			\$14,800.00			
<b>Adjusted Base Price</b>				\$232,663.08			
<b>Changes/Adjustments</b>							
Grade Adjustment:	C+ 110%			\$237,119.39			
Market Adjustment:	60%			\$379,391.02			
CDU Adjustment:	65			\$246,600.00			
Complete:	100			\$246,600.00			
Dollar Adjustments				\$200.00			
<b>Dwelling Value</b>				\$246,800.00			



Other Building Improvements	0	\$300.00
<b>Total Improvement Value</b>		\$247,100.00
<b>Total Land Value</b>		\$61,900.00
<b>Total Assessed Value</b>		\$309,000.00

Parcel Numbers: 791-0148-000      Property Address: 7112 SOUTHVIEW DR W      Municipality: Franklin, City of

Owner Name: KIRKEGAARD, STEVEN & DANITA      Mailing Address: 7112 W SOUTHVIEW DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 9 LOT 27	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
1012-Franklin		

### Building Description

<b>Dwelling #</b>	<b>791 0148 000- 1</b>		
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:
791 0148 000- 1	1,453	0	0	0	0	0	1,453

Attachment Description(s):	Area:	Attachment Value:
11-OFP	64	\$1,300
13-AFG	420	\$12,600
33-Concrete Patio	572	\$2,900


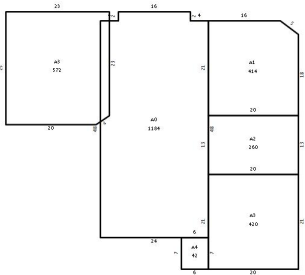
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	5	\$1,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	168	\$840
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	168	\$840

Other Building Improvements						
Structure Type: RS1-Frame Utility Shed	Year Built: 1/1/1997	Area: 144	Construction:	Condition: Average	Value: \$400.00	
Permit / Construction History						
Date of Permit: 5/1/1997 8/10/2020	Permit Number: 97-0370 20-2138	Permit Amount: \$1,600.00 \$10,000.00	Details of Permit: SHED 12X12' EXTREMOD-ROOF			
Ownership/Sales History						
Date of Sale: 7/1/1989	Sale Document:	Purchase Amount: \$97,000.00	Sale Validity: Valid	Conveyance Type:	Sale Type: Land and Improvements	Sale Validation Source:
Land Breakdown						
Land Class: A-Residential Primary Site	Acreage: 0.277	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$64,300
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage: 12,066	Total Acreage: 0.277	Depth:	Act. Frontage:	Assessed Land Value: \$64,300		
General Information						
Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: All Public	
Valuation/Explanation						
<b>Dwelling #</b>	<b>791 0148 000- 1</b>					
<b>Description</b>	<b>Area</b>			<b>Value Amount</b>		
<b>Living Area:</b>						
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		
<b>Base Price</b>				\$167,211.24		
<b>Unfinished Living Area:</b>						
Room/Unfinished:	0			\$0.00		
Unfinished Basement:	1,453			\$33,084.81		
Half Story/Unfinished:				\$0.00		
<b>Structure Info, Features and Attachments:</b>						
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:	6			\$3,500.00		
Attachments:	1,056			\$16,800.00		
<b>Adjusted Base Price</b>				\$229,051.43		
<b>Changes/Adjustments</b>						
Grade Adjustment:	C+ 110%			\$229,626.57		
Market Adjustment:	64%			\$376,587.58		
CDU Adjustment:	65			\$244,800.00		
Complete:	100			\$244,800.00		
Dollar Adjustments				(\$100.00)		
<b>Dwelling Value</b>				\$244,700.00		

Other Building Improvements	0	\$400.00
<b>Total Improvement Value</b>		\$245,100.00
<b>Total Land Value</b>		\$64,300.00
<b>Total Assessed Value</b>		\$309,400.00

Parcel Numbers: 791-0149-000      Property Address: 7566 RIVERVIEW RD S      Municipality: Franklin, City of

Owner Name: DEKUTOWSKI, FRANK J & IRENE D      Mailing Address: 7566 S RIVERVIEW RD FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 9 LOT 28	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0149 000- 1</b>		
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:
791 0149 000- 1	1,444	0	0	0	0	0	1,444

Attachment Description(s):	Area:	Attachment Value:
31-WD	414	\$4,100
13-AFG	420	\$12,600
11-OFP	42	\$800


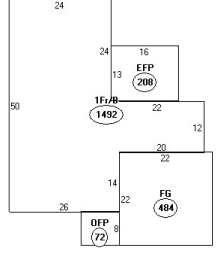
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type: RS1-Frame Utility Shed	Year Built: 1/1/1992	Area: 144	Construction:	Condition: Average	Value: \$300.00	
Permit / Construction History						
Date of Permit: 11/21/2005 8/5/2015	Permit Number: 969111 15-1779	Permit Amount: \$0.00 \$7,000.00	Details of Permit: FUR/ACREPLACE EXTREMOD (ROOF)			
Ownership/Sales History						
Date of Sale: 10/1/1995	Sale Document:	Purchase Amount: \$129,000.00	Sale Validity: Valid	Conveyance Type:	Sale Type: Land and Improvements	Sale Validation Source:
Land Breakdown						
Land Class: A-Residential Primary Site	Acreage: 0.326	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$69,500
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage: 14,201	Total Acreage: 0.326	Depth:	Act. Frontage:	Assessed Land Value: \$69,500		
General Information						
Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: All Public	
Valuation/Explanation						
<b>Dwelling #</b>	<b>791 0149 000- 1</b>					
<b>Description</b>	<b>Area</b>			<b>Value Amount</b>		
<b>Living Area:</b>						
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		
<b>Base Price</b>				\$167,258.52		
<b>Unfinished Living Area:</b>						
Room/Unfinished:	0			\$0.00		
Unfinished Basement:	1,184			\$28,735.68		
Half Story/Unfinished:				\$0.00		
<b>Structure Info, Features and Attachments:</b>						
Heating/AC	Air Conditioning - Same Ducts			\$3,552.24		
Plumbing	1 - Half Bath 1 - Full Bath			\$4,881.00		
Finished Basement Living Area	0			\$0.00		
Features:	2			\$2,300.00		
Attachments:	876			\$17,500.00		
<b>Adjusted Base Price</b>				\$224,227.44		
<b>Changes/Adjustments</b>						
Grade Adjustment:	C+ 110%			\$224,870.18		
Market Adjustment:	77%			\$398,020.23		
CDU Adjustment:	60			\$238,800.00		
Complete:	100			\$238,800.00		
Dollar Adjustments				(\$200.00)		
<b>Dwelling Value</b>				\$238,600.00		

Other Building Improvements	0	\$300.00
<b>Total Improvement Value</b>		\$238,900.00
<b>Total Land Value</b>		\$69,500.00
<b>Total Assessed Value</b>		\$308,400.00

Parcel Numbers: 791-0150-000      Property Address: 7558 RIVERVIEW RD S      Municipality: Franklin, City of

Owner Name: TAFT, DANIEL & MARY SUE      Mailing Address: 7558 S RIVERVIEW RD FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 9 LOT 29	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <p>A: 1F:FG 1492 sqft</p> <p>B: EFP 208 sqft</p> <p>C: FG 484 sqft</p> <p>D: OFP 72 sqft</p>
	Neighborhood: 1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0150 000- 1</b>		
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:
791 0150 000- 1	1,492	0	0	0	0	0	1,492

Attachment Description(s):	Area:	Attachment Value:
12-EFP	208	\$6,200
13-AFG	484	\$14,500
11-OFP	72	\$1,400

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	4	\$1,200
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	804	\$4,020
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	804	\$4,020


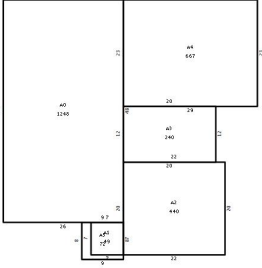


Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
1/1/1998	B971244	\$8,000.00	BSMT ALTER			
5/13/2019	19-1005	\$7,150.00	FUR+ACREPLAC			
1/23/2018	18-0141	\$30,000.00	KITCHREMOD			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
3/1/1984		\$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	0.309	Gross				\$68,600
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
13,460	0.309			\$68,600		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	791 0150 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
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
<b>Base Price</b>		\$171,699.36
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,492	\$33,972.84
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
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:	5	\$3,200.00
Attachments:	764	\$22,100.00
<b>Adjusted Base Price</b>		\$239,523.52
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$235,645.87
Market Adjustment:	95%	\$459,509.45
CDU Adjustment:	60	\$275,700.00
Complete:	100	\$275,700.00
Dollar Adjustments		\$700.00
<b>Dwelling Value</b>		\$276,400.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$276,400.00
<b>Total Land Value</b>		\$68,600.00
<b>Total Assessed Value</b>		\$345,000.00

Parcel Numbers: 791-0151-000      Property Address: 7550 RIVERVIEW RD S      Municipality: Franklin, City of

Owner Name: SCHMAELZLE, JOHN D      Mailing Address: 7550 S RIVERVIEW RD FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 9 LOT 30	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0151 000- 1</b>		
Year Built:	1/1/1980	Exterior Wall:	04-Alum/Vinyl
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:
791 0151 000- 1	1,488	0	0	0	0	0	1,488

Attachment Description(s):	Area:	Attachment Value:
11-OFP	49	\$1,000
13-AFG	440	\$13,200
33-Concrete Patio	667	\$3,300


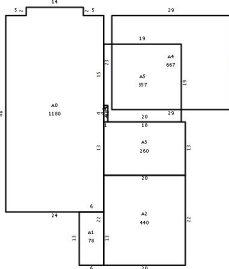
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	4	\$1,200
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	468	\$2,340
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	468	\$2,340

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed	1/1/1988	96		Average	\$200.00	
RS1-Frame Utility Shed	1/1/2001	150		Average	\$500.00	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
9/1/2000	00-1147	\$1,000.00	SHED 10X15'			
6/1/2000	00-0691	\$1,500.00	REROOF			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
4/1/1985		\$83,000.00	Valid		Land and Improvements	
7/8/2014		\$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	0.280	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 #	791 0151 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,488	\$171,239.04
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$171,239.04
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,248	\$29,864.64
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$3,660.48
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	5	\$3,200.00
Attachments:	1,156	\$17,500.00
<b>Adjusted Base Price</b>		\$232,786.16
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$233,294.78
Market Adjustment:	86%	\$433,928.28
CDU Adjustment:	60	\$260,400.00
Complete:	100	\$260,400.00
Dollar Adjustments		(\$500.00)
<b>Dwelling Value</b>		\$259,900.00
Other Building Improvements	0	\$700.00
<b>Total Improvement Value</b>		\$260,600.00
<b>Total Land Value</b>		\$66,000.00
<b>Total Assessed Value</b>		\$326,600.00

Parcel Numbers: 791-0152-000      Property Address: 7542 RIVERVIEW RD S      Municipality: Franklin, City of

Owner Name: WEGNER, GARY & SANDRA      Mailing Address: 7542 S RIVERVIEW RD FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 9 LOT 31	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	

1012-Franklin

### Building Description

<b>Dwelling #</b>	<b>791 0152 000- 1</b>		
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:
791 0152 000- 1	1,444	0	0	0	0	0	1,444

Attachment Description(s):	Area:	Attachment Value:
11-OFP	78	\$1,600
13-AFG	440	\$13,200
33-Concrete Patio	357	\$1,800

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


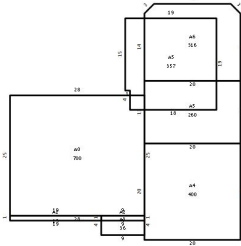
Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed	1/1/1991	120		Average	\$200.00	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
5/17/2011	848	\$3,300.00	REROOF			
5/17/2011	849	\$3,400.00	RESIDING			
4/18/2013	13-0588	\$400.00	RAZE&REPL SHED			
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	0.277	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 #	791 0152 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
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
<b>Base Price</b>		\$167,258.52
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,180	\$28,638.60
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$3,552.24
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$5,800.00
Attachments:	875	\$16,600.00
<b>Adjusted Base Price</b>		\$226,730.36
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$224,763.40
Market Adjustment:	62%	\$364,116.70
CDU Adjustment:	65	\$236,700.00
Complete:	100	\$236,700.00
Dollar Adjustments		(\$700.00)
<b>Dwelling Value</b>		\$236,000.00
Other Building Improvements	0	\$200.00
<b>Total Improvement Value</b>		\$236,200.00
<b>Total Land Value</b>		\$65,700.00
<b>Total Assessed Value</b>		\$301,900.00



Parcel Numbers: 791-0153-000	Property Address: 7534 RIVERVIEW RD S	Municipality: Franklin, City of
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Owner Name: GAJIC, PERO & JELA	Mailing Address: 7534 S RIVERVIEW RD FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: SOUTHVIEW ESTATES ADDN NO 1 BLK 9 LOT 32	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0153 000- 1</b>		
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:	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:
791 0153 000- 1	960	728	0	0	0	0	1,688

Attachment Description(s):	Area:	Attachment Value:
11-OFP	9	\$200
99-Additional Attachments	19	\$1,900
11-OFP	36	\$700
13-AFG	400	\$12,000
31-WD	316	\$3,200

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

**Other Building Improvements**

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

Date of Permit: 6/20/2017	Permit Number: 17-1407	Permit Amount: \$15,648.00	Details of Permit: SIDING
6/8/2020	20-1393	\$9,102.00	FUR+ACREPLAC
5/30/2002	02-0528	\$4,500.00	DECK 16X21'

**Ownership/Sales History**

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
11/15/2004		\$193,000.00	Valid		Land and Improvements	
12/1/1992		\$120,500.00	Valid		Land and Improvements	

**Land Breakdown**

Land Class: A-Residential Primary Site	Acreage: 0.267	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$64,000
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**Acreage/Squarefoot Variables**

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**Land Data & Computations**

Total Square Footage: 11,631	Total Acreage: 0.267	Depth:	Act. Frontage:	Assessed Land Value: \$64,000
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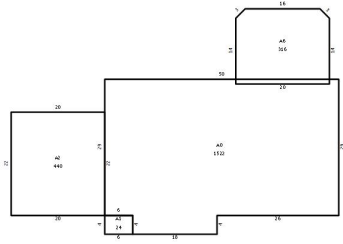
**General Information**

Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: All Public
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Valuation/Explanation		
Dwelling #	791 0153 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	960	\$120,844.80
Second Story:	728	\$49,897.12
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$170,741.92
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	960	\$24,825.60
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,152.48
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	780	\$18,000.00
<b>Adjusted Base Price</b>		\$224,901.00
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$225,061.10
Market Adjustment:	100%	\$450,122.20
CDU Adjustment:	60	\$270,100.00
Complete:	100	\$270,100.00
Dollar Adjustments		\$500.00
<b>Dwelling Value</b>		\$270,600.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$270,600.00
<b>Total Land Value</b>		\$64,000.00
<b>Total Assessed Value</b>		\$334,600.00

Parcel Numbers: 791-0154-000	Property Address: 7526 RIVERVIEW RD S	Municipality: Franklin, City of
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Owner Name: FABIAN, HECTOR B	Mailing Address: 7526 S RIVERVIEW RD FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: SOUTHVIEW ESTATES ADDN NO 1 BLK 9 LOT 33	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0154 000- 1</b>		
Year Built:	1/1/1979	Exterior Wall:	07-Brick
Year Remodeled:	1/1/1979	Bedrooms:	3
Remodeled/Effective Age:	-43	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:
791 0154 000- 1	1,522	0	0	0	0	0	1,522

Attachment Description(s):	Area:	Attachment Value:
11-OFP	24	\$500
23-AMG	440	\$15,400

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:
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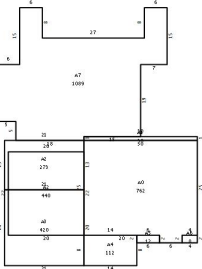
### Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
9/27/2019	19-2503	\$2,500.00	A/C-NEW
5/18/2015	15-1036	\$2,500.00	FENCE

Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
5/28/2014		\$152,500.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.256	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						
<b>Dwelling #</b>				<b>791 0154 000- 1</b>		
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>
<b>Living Area:</b>						
First Story:				1,522		\$190,173.90
Second Story:				0		\$0.00
Additional Story:				0		\$0.00
Attic/Finished Net:				0		\$0.00
Half Story/Finished Net:				0		\$0.00
<b>Base Price</b>						\$190,173.90
<b>Unfinished Living Area:</b>						
Room/Unfinished:				0		\$0.00
Unfinished Basement:				1,522		\$34,336.32
Half Story/Unfinished:						\$0.00
<b>Structure Info, Features and Attachments:</b>						
Heating/AC				Air Conditioning - Same Ducts		\$3,744.12
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00
Finished Basement Living Area				0		\$0.00
Features:				1		\$300.00
Attachments:				464		\$15,900.00
<b>Adjusted Base Price</b>						\$249,335.34
<b>Changes/Adjustments</b>						
Grade Adjustment:				C+ 110%		\$256,448.87
Market Adjustment:				35%		\$346,205.98
CDU Adjustment:				60		\$207,700.00
Complete:				100		\$207,700.00
Dollar Adjustments						\$400.00
<b>Dwelling Value</b>						\$208,100.00
Other Building Improvements				0		\$0.00
<b>Total Improvement Value</b>						\$208,100.00
<b>Total Land Value</b>						\$63,400.00
<b>Total Assessed Value</b>						\$271,500.00

Parcel Numbers: 791-0155-000      Property Address: 7518 RIVERVIEW RD S      Municipality: Franklin, City of

Owner Name: POPODI, MARK A & MAUREEN      Mailing Address: 7518 S RIVERVIEW RD FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 9 LOT 34	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0155 000- 1</b>		
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:	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:
791 0155 000- 1	1,055	792	0	0	0	0	1,847

Attachment Description(s):	Area:	Attachment Value:
31-WD	30	\$300
99-Additional Attachments	30	\$3,000
13-AFG	420	\$12,600
11-OFP	112	\$2,200
31-WD	1,089	\$10,900

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	96		Average	\$200.00

### Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
5/8/2014	14-0960	\$40,000.00	DECK
5/1/1999	99-0482	\$850.00	SHED 8X12'

### Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
5/1/1984		\$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	0.256	Gross				\$63,400

### Acreage/Squarefoot Variables

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### Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
11,151	0.256			\$63,400

### General Information


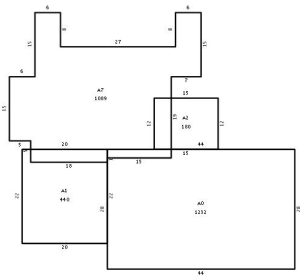
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Light			All Public

Valuation/Explanation		
Dwelling #	791 0155 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,055	\$129,817.75
Second Story:	792	\$53,665.92
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$183,483.67
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,035	\$26,309.70
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
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:	1,681	\$29,000.00
<b>Adjusted Base Price</b>		\$245,974.37
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$236,141.81
Market Adjustment:	95%	\$460,476.52
CDU Adjustment:	65	\$299,300.00
Complete:	100	\$299,300.00
Dollar Adjustments		\$100.00
<b>Dwelling Value</b>		\$299,400.00
Other Building Improvements	0	\$200.00
<b>Total Improvement Value</b>		\$299,600.00
<b>Total Land Value</b>		\$63,400.00
<b>Total Assessed Value</b>		\$363,000.00



Parcel Numbers: 791-0156-000      Property Address: 7510 RIVERVIEW RD S      Municipality: Franklin, City of

Owner Name: DONALD ANDREW AND KARI JO RAFLIK      Mailing Address: 7510 S. RIVERVIEW RD. FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 9 LOT 35	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	

1012-Franklin

### Building Description

<b>Dwelling #</b>	<b>791 0156 000- 1</b>		
Year Built:	1/1/1980	Exterior Wall:	04-Alum/Vinyl
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:
791 0156 000- 1	1,232	0	0	0	0	0	1,232

Attachment Description(s):	Area:	Attachment Value:
13-AFG	440	\$13,200
12-EFP	180	\$5,400

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


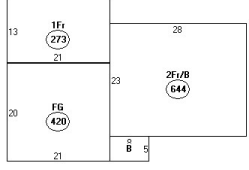
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/2006	240		Average	\$1,100.00
RS1-Frame Utility Shed	1/1/1986	80		Average	\$200.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
6/1/2000	00-0610	\$875.00	EXTREMOD-RF				
3/10/2006	702	\$2,790.00	SHED				
7/1/2020	20-1710	\$7,180.00	FUR+ACREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/1/1985	11268211	\$73,000.00	Valid		Land and Improvements		
7/15/2022	11268211	\$340,000.00	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	0.256	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 #	791 0156 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
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
<b>Base Price</b>		\$147,334.88
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,232	\$29,481.76
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$3,030.72
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	1	\$300.00
Attachments:	620	\$18,600.00
<b>Adjusted Base Price</b>		\$206,069.36
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$205,886.30
Market Adjustment:	86%	\$382,948.51
CDU Adjustment:	60	\$229,800.00
Complete:	100	\$229,800.00
Dollar Adjustments		\$0.00
<b>Dwelling Value</b>		\$229,800.00
Other Building Improvements	0	\$1,300.00
<b>Total Improvement Value</b>		\$231,100.00
<b>Total Land Value</b>		\$63,400.00
<b>Total Assessed Value</b>		\$294,500.00

Parcel Numbers: 791-0157-000      Property Address: 7048 IMPERIAL DR W      Municipality: Franklin, City of

Owner Name: Timothy Borowski      Mailing Address: 7048 West Imperial Drive Franklin, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 10 LOT 1	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <p>A: 2Ft/B 544 sqft</p> <p>B: OFF 40 sqft</p> <p>C: FG 420 sqft</p> <p>D: 1Ft 273 sqft</p>
	Neighborhood:	

1012-Franklin

### Building Description

<b>Dwelling #</b>	<b>791 0157 000- 1</b>		
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:	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:
791 0157 000- 1	917	644	0	0	0	0	1,561

Attachment Description(s):	Area:	Attachment Value:
11-OFP	40	\$800
13-AFG	420	\$12,600

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	240	\$1,200
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	240	\$1,200

### Other Building Improvements


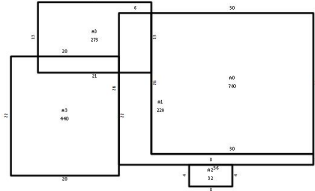
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/2011	120		Average	\$700.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
7/1/1999	99-0785	\$2,000.00	RECROOM				
9/10/2010	1860	\$1,300.00	SHED				
10/18/2013	13-2517	\$2,500.00	FURREPLAC				
4/9/2021	21-0188	\$1,550.00	FENCE				
7/18/2006	2335	\$2,500.00	EXTREMOD				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/1/1985		\$72,000.00	Valid		Land and Improvements		
8/27/2004		\$203,000.00	Valid		Land and Improvements		
1/12/2022	11209220	\$283,900.00	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	0.299	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 #	791 0157 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	917	\$116,816.63
Second Story:	644	\$45,247.44
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$162,064.07
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	644	\$19,416.60
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$3,840.06
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	460	\$13,400.00
<b>Adjusted Base Price</b>		\$205,901.73
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$209,221.90
Market Adjustment:	98%	\$414,259.37
CDU Adjustment:	60	\$248,600.00
Complete:	100	\$248,600.00
Dollar Adjustments		(\$500.00)
<b>Dwelling Value</b>		\$248,100.00
Other Building Improvements	0	\$700.00
<b>Total Improvement Value</b>		\$248,800.00
<b>Total Land Value</b>		\$66,000.00
<b>Total Assessed Value</b>		\$314,800.00

Parcel Numbers: 791-0158-000      Property Address: 7034 IMPERIAL DR W      Municipality: Franklin, City of

Owner Name: WEST DOUGLAS G      Mailing Address: 7034 W IMPERIAL DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 10 LOT 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	

1012-Franklin

**Building Description**

<b>Dwelling #</b>	<b>791 0158 000- 1</b>		
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:
791 0158 000- 1	1,008	780	0	0	0	0	1,788

Attachment Description(s):	Area:	Attachment Value:
11-OFP	32	\$600
13-AFG	440	\$13,200

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:
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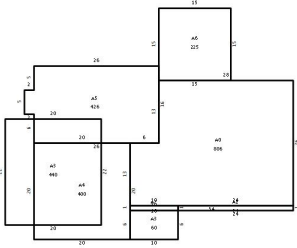
Permit / Construction History						
Date of Permit: 9/29/2010	Permit Number: 2030	Permit Amount: \$3,000.00	Details of Permit: FURREPLAC			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
2/7/2006		\$113,000.00	Invalid		Land and Improvements	
12/1/1994		\$135,000.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class: A-Residential Primary Site	Acreage: 0.248	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$62,300
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage: 10,803	Total Acreage: 0.248	Depth:	Act. Frontage:	Assessed Land Value: \$62,300		
General Information						
Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: All Public	
Valuation/Explanation						
<b>Dwelling #</b>	<b>791 0158 000- 1</b>					
<b>Description</b>	<b>Area</b>	<b>Value Amount</b>				
<b>Living Area:</b>						
First Story:	1,008	\$125,556.48				
Second Story:	780	\$52,852.80				
Additional Story:	0	\$0.00				
Attic/Finished Net:	0	\$0.00				
Half Story/Finished Net:	0	\$0.00				
<b>Base Price</b>		<b>\$178,409.28</b>				
<b>Unfinished Living Area:</b>						
Room/Unfinished:	0	\$0.00				
Unfinished Basement:	1,008	\$25,623.36				
Half Story/Unfinished:		\$0.00				
<b>Structure Info, Features and Attachments:</b>						
Heating/AC		Air Conditioning - Same Ducts				\$4,398.48
Plumbing		1 - Half Bath 1 - Full Bath				\$4,881.00
Finished Basement Living Area	0	\$0.00				
Features:	3	\$2,600.00				
Attachments:	472	\$13,800.00				
<b>Adjusted Base Price</b>		<b>\$229,712.12</b>				
<b>Changes/Adjustments</b>						
Grade Adjustment:		C+ 110%				\$234,643.33
Market Adjustment:		84%				\$431,743.73
CDU Adjustment:		65				\$280,600.00
Complete:		100				\$280,600.00
Dollar Adjustments		\$200.00				
<b>Dwelling Value</b>		<b>\$280,800.00</b>				



Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$280,800.00
<b>Total Land Value</b>		\$62,300.00
<b>Total Assessed Value</b>		\$343,100.00

Parcel Numbers: 791-0159-000      Property Address: 7020 IMPERIAL DR W      Municipality: Franklin, City of

Owner Name: SAARI, AMY K      Mailing Address: 7020 W IMPERIAL DR FRANKLIN, WI 53132      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 10 LOT 3	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0159 000- 1</b>		
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:	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:
791 0159 000- 1	1,232	840	0	0	0	0	2,072

Attachment Description(s):	Area:	Attachment Value:
11-OFP	10	\$200
99-Additional Attachments	24	\$2,400
11-OFP	60	\$1,200
13-AFG	400	\$12,000
31-WD	225	\$2,300

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:
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**Permit / Construction History**

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
9/1/1999	99-1116	\$1,785.00	REROOF
12/1/2005	1019880	\$0.00	FURREPLAC
7/1/2004	2124	\$1,800.00	ACREPLAC

**Ownership/Sales History**

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
4/23/2021		\$381,500.00	Valid		Land and Improvements	
1/1/1994		\$130,000.00	Valid		Land and Improvements	
7/14/2005		\$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	0.248	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


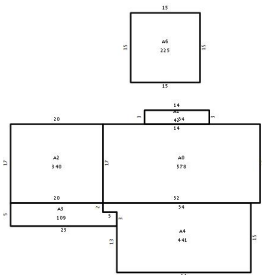
**General Information**

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

Valuation/Explanation		
Dwelling #	791 0159 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,232	\$147,334.88
Second Story:	840	\$57,052.80
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$204,387.68
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	806	\$22,052.16
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,097.12
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	719	\$18,100.00
<b>Adjusted Base Price</b>		\$256,817.96
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$260,059.76
Market Adjustment:	89%	\$491,512.94
CDU Adjustment:	65	\$319,500.00
Complete:	100	\$319,500.00
Dollar Adjustments		(\$300.00)
<b>Dwelling Value</b>		\$319,200.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$319,200.00
<b>Total Land Value</b>		\$62,300.00
<b>Total Assessed Value</b>		\$381,500.00

Parcel Numbers: 791-0160-000      Property Address: 7008 IMPERIAL DR W      Municipality: Franklin, City of

Owner Name: SILVANO JR, MICHAEL J      Mailing Address: 7008 W IMPERIAL DRIVE FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 10 LOT 4	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>791 0160 000- 1</b>		
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:	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:
791 0160 000- 1	1,061	918	0	0	0	0	1,979

Attachment Description(s):	Area:	Attachment Value:
13-AFG	340	\$10,200
13-AFG	109	\$3,300

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	336	\$1,680
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	336	\$1,680

**Other Building Improvements**


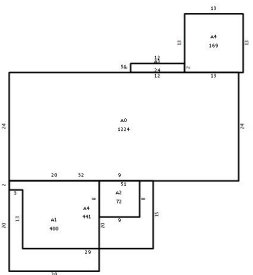
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit: 5/9/2017	Permit Number: 17-0981	Permit Amount: \$1,440.00	Details of Permit: INTREM0D-BSMT				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/1/1982		\$18,900.00	Invalid		Land		
7/21/2017		\$315,200.00	Valid		Land and Improvements		
Land Breakdown							
Land Class: A-Residential Primary Site	Acreage: 0.248	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$62,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage: 10,803	Total Acreage: 0.248	Depth:	Act. Frontage:	Assessed Land Value: \$62,300			
General Information							
Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0160 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,061		\$130,556.05	
Second Story:				918		\$60,395.22	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$190,951.27	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,061		\$26,535.61	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$4,868.34	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				449		\$13,500.00	
<b>Adjusted Base Price</b>						\$250,358.22	
<b>Changes/Adjustments</b>							
Grade Adjustment:				B- 120%		\$281,469.86	
Market Adjustment:				63%		\$458,795.88	
CDU Adjustment:				65		\$298,200.00	
Complete:				100		\$298,200.00	
Dollar Adjustments						\$800.00	
<b>Dwelling Value</b>						\$299,000.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$299,000.00
<b>Total Land Value</b>		\$62,300.00
<b>Total Assessed Value</b>		\$361,300.00

Parcel Numbers: 791-0161-000	Property Address: 6952 IMPERIAL DR W	Municipality: Franklin, City of
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Owner Name: RYAN, KAREN L	Mailing Address: 5250 W SOUTH COUNTY LINE RD FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: SOUTHVIEW ESTATES ADDN NO 1 BLK 10 LOT 5	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1012-Franklin		

**Building Description**

<b>Dwelling #</b>	<b>791 0161 000- 1</b>		
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:
791 0161 000- 1	1,248	0	0	0	0	0	1,248

Attachment Description(s):	Area:	Attachment Value:
13-AFG	400	\$12,000
31-WD	72	\$700
12-EFP	169	\$5,100

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


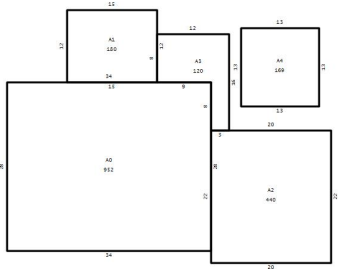


Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
9/1/1999		99-1152	\$2,700.00		REROOF		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
2/11/2014		\$187,400.00	Invalid		Land and Improvements		
8/21/2019		\$78,500.00	Invalid		Land and Improvements		
11/1/1986		\$72,000.00	Valid		Land and Improvements		
8/16/2007		\$198,800.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.248	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 #	791 0161 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
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
<b>Base Price</b>		\$149,248.32
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,224	\$29,290.32
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
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:	2	\$2,300.00
Attachments:	641	\$17,800.00
<b>Adjusted Base Price</b>		\$206,589.72
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$205,138.69
Market Adjustment:	30%	\$266,680.30
CDU Adjustment:	65	\$173,300.00
Complete:	100	\$173,300.00
Dollar Adjustments		\$300.00
<b>Dwelling Value</b>		\$173,600.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$173,600.00
<b>Total Land Value</b>		\$62,300.00
<b>Total Assessed Value</b>		\$235,900.00

Parcel Numbers: 791-0162-000	Property Address: 6940 IMPERIAL DR W	Municipality: Franklin, City of
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Owner Name: MATTHIAS, DEVON Z	Mailing Address: 6940 W IMPERIAL DR FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: SOUTHVIEW ESTATES ADDN NO 1 BLK 10 LOT 6	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1012-Franklin		

**Building Description**

<b>Dwelling #</b>	<b>791 0162 000- 1</b>		
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:	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:	Gas
Bath Condition:		Type of System:	Warm Air

**Square Footage / Attachments**

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
791 0162 000- 1	952	0	0	0	536	0	1,488

Attachment Description(s):	Area:	Attachment Value:
12-EFP	180	\$5,400
13-AFG	440	\$13,200
33-Concrete Patio	120	\$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**


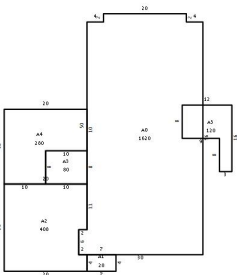
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
12/1/1999	99-1468	\$1,693.00	REPL FURNACE				
8/31/2020	20-2445	\$7,300.00	FENCE				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/11/2019		\$272,000.00	Valid		Land and Improvements		
6/19/2001		\$175,000.00	Valid		Land and Improvements		
7/1/1990		\$123,500.00	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				\$62,300	
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							
<b>Dwelling #</b>	<b>791 0162 000- 1</b>						
<b>Description</b>	<b>Area</b>			<b>Value Amount</b>			
<b>Living Area:</b>							
First Story:	952			\$119,837.76			
Second Story:	0			\$0.00			
Additional Story:	0			\$0.00			
Attic/Finished Net:	0			\$0.00			
Half Story/Finished Net:	536			\$32,008.62			
<b>Base Price</b>	<b>\$151,846.38</b>						
<b>Unfinished Living Area:</b>							
Room/Unfinished:	0			\$0.00			
Unfinished Basement:	952			\$24,618.72			
Half Story/Unfinished:				\$0.00			
<b>Structure Info, Features and Attachments:</b>							
Heating/AC	Air Conditioning - Same Ducts			\$3,660.48			
Plumbing	1 - Half Bath 1 - Full Bath			\$4,881.00			
Finished Basement Living Area	0			\$0.00			
Features:	1			\$300.00			
Attachments:	740			\$19,200.00			
<b>Adjusted Base Price</b>	<b>\$204,506.58</b>						
<b>Changes/Adjustments</b>							
Grade Adjustment:	C+ 110%			\$203,507.24			
Market Adjustment:	87%			\$380,558.54			
CDU Adjustment:	65			\$247,400.00			
Complete:	100			\$247,400.00			
Dollar Adjustments				\$300.00			
<b>Dwelling Value</b>	<b>\$247,700.00</b>						

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$247,700.00
<b>Total Land Value</b>		\$62,300.00
<b>Total Assessed Value</b>		\$310,000.00

Parcel Numbers: 791-0163-000      Property Address: 6928 IMPERIAL DR W      Municipality: Franklin, City of

Owner Name: JACOBSON, DONALD L      Mailing Address: 6928 W IMPERIAL DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 10 LOT 7	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
1012-Franklin		

### Building Description

<b>Dwelling #</b>	<b>791 0163 000- 1</b>		
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:
791 0163 000- 1	1,700	0	0	0	0	0	1,700

Attachment Description(s):	Area:	Attachment Value:
11-OFP	28	\$600
13-AFG	408	\$12,200
33-Concrete Patio	280	\$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


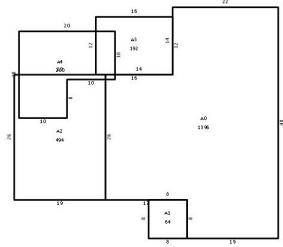
Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
2/1/1985		\$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		0.248	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							
<b>Dwelling #</b>				<b>791 0163 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
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	
<b>Base Price</b>						\$189,839.00	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,620		\$35,947.80	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
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:				2		\$2,300.00	
Attachments:				716		\$14,200.00	
<b>Adjusted Base Price</b>						\$253,790.80	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$261,019.88	
Market Adjustment:				57%		\$409,801.21	
CDU Adjustment:				65		\$266,400.00	
Complete:				100		\$266,400.00	
Dollar Adjustments						\$800.00	
<b>Dwelling Value</b>						\$267,200.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$267,200.00
<b>Total Land Value</b>		\$62,300.00
<b>Total Assessed Value</b>		\$329,500.00



Parcel Numbers: 791-0164-000      Property Address: 6916 IMPERIAL DR W      Municipality: Franklin, City of

Owner Name: Nancy L. Fluor Irrevocable Trust dated December 13, 2021      Mailing Address: 6916 W. Imperial Drive Franklin, WI 53132      Land Use: Residential

	Legal Description:	
	SOUTHVIEW ESTATES ADDN NO 1 BLK 10 LOT 8	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0164 000- 1</b>		
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:
791 0164 000- 1	1,396	0	0	0	0	0	1,396

Attachment Description(s):	Area:	Attachment Value:
12-EFP	64	\$1,900
13-AFG	494	\$14,800
12-EFP	192	\$5,800


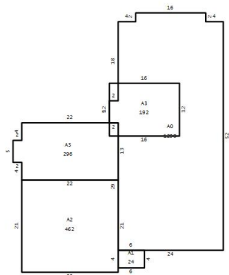
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	144	\$720
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	144	\$720

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:		
9/1/1995		95-1134	\$1,200.00		SHED 10X12'		
10/11/2006		3463	\$4,186.00		AC/FURREPLAC		
6/5/2008		1157	\$28,730.00		PORCH-EFP		
11/3/2016		16-2695	\$7,500.00		PORCH - EFP		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/5/2017		\$0.00	Invalid		Land and Improvements		
11/1/1992		\$117,000.00	Valid		Land and Improvements		
12/20/2021	11204414	\$278,900.00	Invalid	QCD - Quit Claim Deed	Land and Improvements	Other	
12/20/2021	11204413	\$278,900.00	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	0.248	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 #	791 0164 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,396	\$162,899.24
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$162,899.24
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,396	\$32,387.20
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$3,434.16
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	750	\$22,500.00
<b>Adjusted Base Price</b>		\$228,401.60
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$223,961.76
Market Adjustment:	68%	\$376,255.76
CDU Adjustment:	65	\$244,600.00
Complete:	100	\$244,600.00
Dollar Adjustments		\$500.00
<b>Dwelling Value</b>		\$245,100.00
Other Building Improvements	0	\$200.00
<b>Total Improvement Value</b>		\$245,300.00
<b>Total Land Value</b>		\$62,300.00
<b>Total Assessed Value</b>		\$307,600.00

Parcel Numbers: 791-0165-000      Property Address: 6904 IMPERIAL DR W      Municipality: Franklin, City of

Owner Name: TOMATZ, SCOTT D & MARY A      Mailing Address: 6904 W IMPERIAL DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 10 LOT 9	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0165 000- 1</b>		
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:	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:
791 0165 000- 1	1,586	0	0	0	0	0	1,586

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

### Other Building Improvements


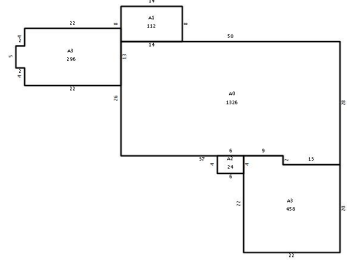
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/2/2011	755	\$6,200.00	SIDING				
2/23/2012	12-0308	\$2,000.00	KITREMOD				
3/4/2015	15-0430	\$7,500.00	ACREPLACE				
3/5/2021	21-0072	\$11,500.00	FIREPLACE				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/1/1993		\$124,000.00	Valid		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		6/29/2022	All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0165 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,586	\$180,248.90		
Second Story:				0	\$0.00		
Additional Story:				0	\$0.00		
Attic/Finished Net:				0	\$0.00		
Half Story/Finished Net:				0	\$0.00		
<b>Base Price</b>						\$180,248.90	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0	\$0.00		
Unfinished Basement:				1,290	\$30,547.20		
Half Story/Unfinished:					\$0.00		
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts	\$3,901.56		
Plumbing				1 - Half Bath 1 - Full Bath	\$4,881.00		
Finished Basement Living Area				0	\$0.00		
Features:				1	\$2,000.00		
Attachments:				486	\$14,400.00		
<b>Adjusted Base Price</b>						\$235,978.66	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%	\$241,536.53		
Market Adjustment:				64%	\$396,119.90		
CDU Adjustment:				65	\$257,500.00		
Complete:				100	\$257,500.00		
Dollar Adjustments					(\$600.00)		
<b>Dwelling Value</b>						\$256,900.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$256,900.00
<b>Total Land Value</b>		\$62,300.00
<b>Total Assessed Value</b>		\$319,200.00

Parcel Numbers: 791-0166-000      Property Address: 6846 IMPERIAL DR W      Municipality: Franklin, City of

Owner Name: WEBLER, DALE R & MARY J      Mailing Address: 6846 W IMPERIAL DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 10 LOT 10	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>791 0166 000- 1</b>		
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:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

**Square Footage / Attachments**

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
791 0166 000- 1	1,326	0	0	0	0	0	1,326

Attachment Description(s):	Area:	Attachment Value:
31-WD	112	\$1,100
11-OFP	24	\$500
13-AFG	458	\$13,700

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:


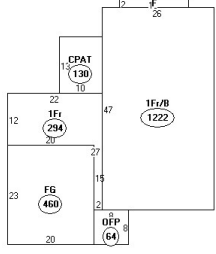
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
3/7/2007	468	\$5,500.00	AC/FURREPLAC			
9/16/2013	13-2184	\$2,503.00	SHED			
7/23/2013	13-1544	\$5,700.00	FOUNDRPR			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
12/1/1991		\$122,900.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.248	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						
<b>Dwelling #</b>			<b>791 0166 000- 1</b>			
<b>Description</b>			<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>						
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
<b>Base Price</b>					\$155,871.30	
<b>Unfinished Living Area:</b>						
Room/Unfinished:			0			\$0.00
Unfinished Basement:			1,326			\$31,068.18
Half Story/Unfinished:						\$0.00
<b>Structure Info, Features and Attachments:</b>						
Heating/AC			Air Conditioning - Same Ducts		\$3,261.96	
Plumbing			0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area			0			\$0.00
Features:			1			\$2,000.00
Attachments:			594			\$15,300.00
<b>Adjusted Base Price</b>					\$214,823.44	
<b>Changes/Adjustments</b>						
Grade Adjustment:			C+ 110%		\$217,275.78	
Market Adjustment:			67%		\$362,850.56	
CDU Adjustment:			65		\$235,900.00	
Complete:			100		\$235,900.00	
Dollar Adjustments					\$300.00	
<b>Dwelling Value</b>					\$236,200.00	



Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$236,200.00
<b>Total Land Value</b>		\$62,300.00
<b>Total Assessed Value</b>		\$298,500.00

Parcel Numbers: 791-0167-000      Property Address: 6824 IMPERIAL DR W      Municipality: Franklin, City of

Owner Name: MILES, DAVID J & DORIS J      Mailing Address: 6824 W IMPERIAL DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 10 LOT 11	
	Parcel Sketch and Site Map obtained from the County GIS	<p>Neighborhood: 1012-Franklin</p> <p><small>Descriptions/Size</small></p> <ul style="list-style-type: none"> <li>A: 1FR/B 1222 sqft</li> <li>B: OFP 64 sqft</li> <li>C: FG 460 sqft</li> <li>D: CPAT 130 sqft</li> <li>E: 1FR 294 sqft</li> <li>F: 1FR 32 sqft</li> </ul>

### Building Description

<b>Dwelling #</b>	<b>791 0167 000- 1</b>		
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:	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:
791 0167 000- 1	1,548	0	0	0	0	0	1,548

Attachment Description(s):	Area:	Attachment Value:
11-OFP	64	\$1,300
13-AFG	460	\$13,800
33-Concrete Patio	130	\$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:


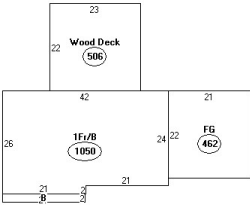
### Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
10/18/2005	54068	\$100.00	FURNREPL

Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
2/1/1993		\$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	0.248	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						
<b>Dwelling #</b>				<b>791 0167 000- 1</b>		
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>
<b>Living Area:</b>						
First Story:				1,548		\$176,967.36
Second Story:				0		\$0.00
Additional Story:				0		\$0.00
Attic/Finished Net:				0		\$0.00
Half Story/Finished Net:				0		\$0.00
<b>Base Price</b>						\$176,967.36
<b>Unfinished Living Area:</b>						
Room/Unfinished:				0		\$0.00
Unfinished Basement:				1,222		\$29,242.46
Half Story/Unfinished:						\$0.00
<b>Structure Info, Features and Attachments:</b>						
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:				1		\$2,000.00
Attachments:				654		\$15,800.00
<b>Adjusted Base Price</b>						\$232,698.90
<b>Changes/Adjustments</b>						
Grade Adjustment:				C+ 110%		\$236,388.79
Market Adjustment:				61%		\$380,585.95
CDU Adjustment:				65		\$247,400.00
Complete:				100		\$247,400.00
Dollar Adjustments						\$100.00
<b>Dwelling Value</b>						\$247,500.00
Other Building Improvements				0		\$0.00
<b>Total Improvement Value</b>						\$247,500.00
<b>Total Land Value</b>						\$62,300.00
<b>Total Assessed Value</b>						\$309,800.00

Parcel Numbers: 791-0168-000      Property Address: 6802 IMPERIAL DR W      Municipality: Franklin, City of

Owner Name: MAHR, HEIDI J      Mailing Address: 6802 W IMPERIAL DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 10 LOT 12	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <p>A: 1F/B 1050 sqft</p> <p>B: 1F 42 sqft</p> <p>C: Wood Deck 506 sqft</p> <p>D: FG 462 sqft</p>
	Neighborhood: 1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0168 000- 1</b>		
Year Built:	1/1/1983	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1983	Bedrooms:	2
Remodeled/Effective Age:	-39	Full Baths:	1
Building Type/Style:	03-Split Level	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:
791 0168 000- 1	1,092	0	0	0	0	546	1,638

Attachment Description(s):	Area:	Attachment Value:
31-WD	506	\$5,100
13-AFG	462	\$13,900

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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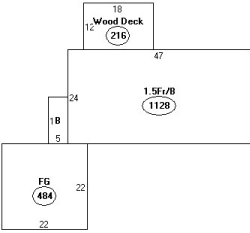
### Permit / Construction History

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:	
8/1/1982		\$19,000.00	Valid		Land		
1/15/2003		\$167,000.00	Valid		Land and Improvements		
1/14/2011		\$165,000.00	Valid		Land and Improvements		
7/15/2021		\$311,000.00	Valid		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				\$65,900	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,894	0.296				\$65,900		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0168 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,092		\$134,370.60	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$134,370.60	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				504		\$16,153.20	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Basic Heating		\$0.00	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				546		\$14,736.54	
Features:							
Attachments:				968		\$19,000.00	
<b>Adjusted Base Price</b>						\$189,141.34	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$187,155.47	
Market Adjustment:				101%		\$376,182.50	
CDU Adjustment:				65		\$244,500.00	
Complete:				100		\$244,500.00	
Dollar Adjustments						\$600.00	
<b>Dwelling Value</b>						\$245,100.00	
Other Building Improvements				0		\$0.00	
<b>Total Improvement Value</b>						\$245,100.00	
<b>Total Land Value</b>						\$65,900.00	
<b>Total Assessed Value</b>						\$311,000.00	

Parcel Numbers: 791-0169-000      Property Address: 7660 70TH ST S      Municipality: Franklin, City of

Owner Name: HENSCHEL, KAREN L      Mailing Address: 7660 S 70TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 11 LOT 1	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <p>A: 1.5Br/B 1128 sqft</p> <p>B: 1Fr/B 60 sqft</p> <p>C: FG 484 sqft</p> <p>D: Wood Deck 216 sqft</p>
	Neighborhood:	

1012-Franklin

### Building Description

<b>Dwelling #</b>	<b>791 0169 000- 1</b>		
Year Built:	1/1/1979	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1979	Bedrooms:	3
Remodeled/Effective Age:	-43	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:
791 0169 000- 1	1,188	0	0	0	635	0	1,823

Attachment Description(s):	Area:	Attachment Value:
13-AFG	484	\$14,500
31-WD	216	\$2,200

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:


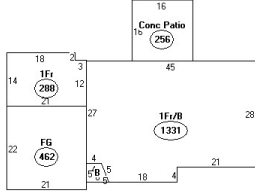
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
9/16/2015	15-2207	\$2,405.00	ACREPLACE				
8/2/2018	18-1967	\$4,504.00	FURREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
3/9/2021		\$300,000.00	Invalid		Land and Improvements		
3/8/2021		\$300,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.302	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							
<b>Dwelling #</b>				<b>791 0169 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
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:				635		\$36,657.18	
<b>Base Price</b>						\$180,072.54	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,188		\$28,832.76	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$4,484.58	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$5,800.00	
Attachments:				700		\$16,700.00	
<b>Adjusted Base Price</b>						\$240,770.88	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$240,097.97	
Market Adjustment:				97%		\$472,993.00	
CDU Adjustment:				60		\$283,800.00	
Complete:				100		\$283,800.00	
Dollar Adjustments						(\$400.00)	
<b>Dwelling Value</b>						\$283,400.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$283,400.00
<b>Total Land Value</b>		\$68,200.00
<b>Total Assessed Value</b>		\$351,600.00



Parcel Numbers: 791-0170-000      Property Address: 7652 70TH ST S      Municipality: Franklin, City of

Owner Name: REZUTEK, BENEDICT R & DEANNA R      Mailing Address: 7652 S 70TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 11 LOT 2	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <ul style="list-style-type: none"> <li>A: 1Fr/B 1331 sqft</li> <li>B: OFF 25 sqft</li> <li>C: FG 462 sqft</li> <li>D: 1Fr 288 sqft</li> <li>E: Conc. Patio 256 sqft</li> </ul>
	Neighborhood:	

**Building Description**

<b>Dwelling #</b>	<b>791 0170 000- 1</b>		
Year Built:	1/1/1979	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1979	Bedrooms:	3
Remodeled/Effective Age:	-43	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:
791 0170 000- 1	1,619	0	0	0	0	0	1,619

Attachment Description(s):	Area:	Attachment Value:
11-OFP	25	\$500
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

**Other Building Improvements**


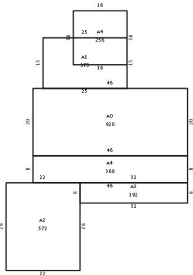
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:		Permit Number:		Permit Amount:		Details of Permit:	
4/1/1998		B980328		\$5,314.00		AC/FURREPLAC	
10/27/2010		2317		\$9,534.00		EXTREMOD	
Ownership/Sales History							
Date of Sale:		Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
6/29/2007			\$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		0.269	Gross				\$64,200
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:		Depth:		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							
<b>Dwelling #</b>				<b>791 0170 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,619		\$182,898.43	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$182,898.43	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,331		\$31,185.33	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$3,982.74	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$2,000.00	
Attachments:				743		\$15,700.00	
<b>Adjusted Base Price</b>						\$240,647.50	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$245,242.25	
Market Adjustment:				70%		\$416,911.83	
CDU Adjustment:				60		\$250,100.00	
Complete:				100		\$250,100.00	
Dollar Adjustments						\$200.00	
<b>Dwelling Value</b>						\$250,300.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$250,300.00
<b>Total Land Value</b>		\$64,200.00
<b>Total Assessed Value</b>		\$314,500.00

Parcel Numbers: 791-0171-000	Property Address: 7644 70TH ST S	Municipality: Franklin, City of
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Owner Name: ZABLOCKI, JOY M	Mailing Address: 7644 S 70TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: SOUTHVIEW ESTATES ADDN NO 1 BLK 11 LOT 3	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>791 0171 000- 1</b>		
Year Built:	1/1/1979	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1979	Bedrooms:	2
Remodeled/Effective Age:	-43	Full Baths:	2
Building Type/Style:	04-Cape Cod	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:	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:
791 0171 000- 1	1,288	0	0	0	518	0	1,806

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	375	\$1,900
13-AFG	572	\$17,200
11-OFP	192	\$3,800

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

**Other Building Improvements**


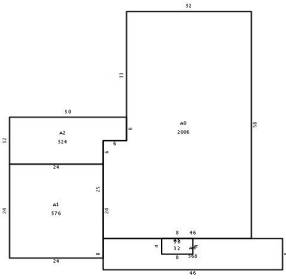
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
8/9/2011	1639	\$1,600.00	FENCE				
4/1/2019	19-0623	\$18,800.00	KITCH/BATH REMO				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/17/2010		\$215,000.00	Valid		Land and Improvements		
11/1/1996		\$150,000.00	Valid		Land and Improvements		
2/23/2007		\$215,000.00	Valid		Land and Improvements		
3/23/2010		\$215,000.00	Valid		Land and Improvements		
7/15/2018		\$310,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.254	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 #	791 0171 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
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:	518	\$31,484.70
<b>Base Price</b>		\$184,164.22
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,288	\$30,499.84
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,442.76
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	1	\$5,500.00
Attachments:	1,139	\$22,900.00
<b>Adjusted Base Price</b>		\$259,709.82
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$254,440.80
Market Adjustment:	98%	\$503,792.79
CDU Adjustment:	60	\$302,300.00
Complete:	100	\$302,300.00
Dollar Adjustments		(\$700.00)
<b>Dwelling Value</b>		\$301,600.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$301,600.00
<b>Total Land Value</b>		\$62,400.00
<b>Total Assessed Value</b>		\$364,000.00

Parcel Numbers: 791-0172-000      Property Address: 7636 70TH ST S      Municipality: Franklin, City of

Owner Name: ZUEHR, WILLIAM & PAULA      Mailing Address: 7636 S 70TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 11 LOT 4	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0172 000- 1</b>		
Year Built:	1/1/1979	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1979	Bedrooms:	3
Remodeled/Effective Age:	-43	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:
791 0172 000- 1	2,006	0	0	0	0	0	2,006

Attachment Description(s):	Area:	Attachment Value:
13-AFG	576	\$17,300
12-EFP	324	\$9,700
11-OFP	32	\$600

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition: Average	Rec Room Area: 864	Rec Room Value: \$4,320
03-Masonry Fireplace	1	\$5,500
Rec Room Condition: Average	Rec Room Area: 864	Rec Room Value: \$4,320


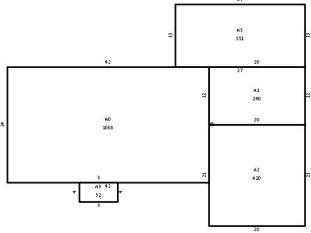
Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
8/27/2014	14-2061	\$7,362.00	KIT REMOD			
4/1/1996	96-0236	\$6,000.00	REC ROOM			
7/21/2016	16-1735	\$3,678.00	NEW AC			
8/1/2017	17-1829	\$2,600.00	ABVGR POOL 24FT			
8/1/2017	17-1828	\$500.00	POOL DECK			
10/24/2017	17-2524	\$3,100.00	POOL HEATER			
11/18/2019	19-2986	\$3,800.00	FURREPLACE			
10/1/2000	00-1270	\$2,152.00	REPL FURNACE			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
8/1/1994		\$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	0.254	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 #	791 0172 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	2,006	\$217,871.66
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$217,871.66
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	2,006	\$43,129.00
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,934.76
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$6,400.00
Attachments:	932	\$27,600.00
<b>Adjusted Base Price</b>		\$304,816.42
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$297,898.06
Market Adjustment:	103%	\$604,733.07
CDU Adjustment:	60	\$362,800.00
Complete:	100	\$362,800.00
Dollar Adjustments		(\$200.00)
<b>Dwelling Value</b>		\$362,600.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$362,600.00
<b>Total Land Value</b>		\$62,400.00
<b>Total Assessed Value</b>		\$425,000.00

Parcel Numbers: 791-0173-000      Property Address: 7628 70TH ST S      Municipality: Franklin, City of

Owner Name: FECHTMEYER, TODD & ANGELA      Mailing Address: 7628 S 70TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 11 LOT 5	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0173 000- 1</b>		
Year Built:	1/1/1979	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1979	Bedrooms:	3
Remodeled/Effective Age:	-43	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:
791 0173 000- 1	1,248	0	0	0	0	0	1,248

Attachment Description(s):	Area:	Attachment Value:
13-AFG	420	\$12,600
31-WD	351	\$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


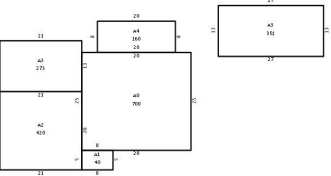
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/31/2009		\$195,000.00	Valid		Land and Improvements		
5/1/1993		\$119,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.254	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							
<b>Dwelling #</b>				<b>791 0173 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
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
<b>Base Price</b>						\$149,248.32	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0			\$0.00
Unfinished Basement:				1,008			\$25,623.36
Half Story/Unfinished:							\$0.00
<b>Structure Info, Features and Attachments:</b>							
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:				2			\$2,300.00
Attachments:				771			\$16,100.00
<b>Adjusted Base Price</b>						\$201,222.76	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%			\$201,105.04
Market Adjustment:				94%			\$390,143.77
CDU Adjustment:				60			\$234,100.00
Complete:				100			\$234,100.00
Dollar Adjustments							\$0.00
<b>Dwelling Value</b>						\$234,100.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$234,100.00
<b>Total Land Value</b>		\$62,400.00
<b>Total Assessed Value</b>		\$296,500.00

Parcel Numbers: 791-0174-000      Property Address: 7620 70TH ST S      Municipality: Franklin, City of

Owner Name: Kevin R and Kelly Hoeben      Mailing Address: 7620 S 70th St Franklin, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 11 LOT 6	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0174 000- 1</b>		
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:
791 0174 000- 1	973	700	0	0	0	0	1,673

Attachment Description(s):	Area:	Attachment Value:
11-OFP	40	\$800
13-AFG	420	\$12,600
33-Concrete Patio	160	\$800


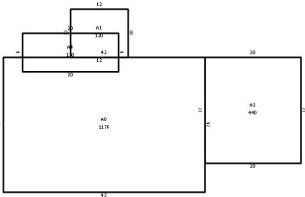
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
7/1/1996	96-0863	\$1,000.00	REROOF			
11/3/2014	2674	\$1,000.00	EGRESS			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
6/9/2022	11257029	\$347,500.00	Valid	W/C D - Warrant/Condo Deed	Land and Improvements	Other
8/1/1993		\$137,000.00	Valid		Land and Improvements	
7/31/2003		\$195,000.00	Valid		Land and Improvements	
6/23/2009		\$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	0.254	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 #	791 0174 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	973	\$122,481.24
Second Story:	700	\$47,978.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$170,459.24
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	700	\$20,034.00
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
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:	620	\$14,200.00
<b>Adjusted Base Price</b>		\$215,989.82
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$219,438.80
Market Adjustment:	97%	\$432,294.44
CDU Adjustment:	60	\$259,400.00
Complete:	100	\$259,400.00
Dollar Adjustments		(\$400.00)
<b>Dwelling Value</b>		\$259,000.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$259,000.00
<b>Total Land Value</b>		\$62,400.00
<b>Total Assessed Value</b>		\$321,400.00

Parcel Numbers: 791-0175-000      Property Address: 7612 70TH ST S      Municipality: Franklin, City of

Owner Name: ORTIZ, MARY & ANIBAL      Mailing Address: 7612 S 70TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 11 LOT 7	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0175 000- 1</b>		
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:	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:
791 0175 000- 1	1,176	0	0	0	0	0	1,176

Attachment Description(s):	Area:	Attachment Value:
11-OFP	120	\$2,400
13-AFG	440	\$13,200

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	5	\$1,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Good	824	\$4,944
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Good	824	\$4,944

### Other Building Improvements

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


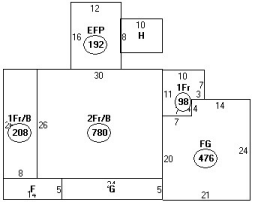


Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
10/21/2019	19-2691	\$100.00	DUCTWORK				
6/17/2021	21-0235	\$2,500.00	ACREPLACE				
10/18/2019	19-2686	\$3,000.00	INTREMOD				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/1/1992		\$88,900.00	Invalid		Land and Improvements		
7/21/2008		\$230,000.00	Valid		Land and Improvements		
7/24/2019		\$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	0.254	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							
<b>Dwelling #</b>	<b>791 0175 000- 1</b>						
<b>Description</b>	<b>Area</b>					<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:	1,176					\$141,966.72	
Second Story:	0					\$0.00	
Additional Story:	0					\$0.00	
Attic/Finished Net:	0					\$0.00	
Half Story/Finished Net:	0					\$0.00	
<b>Base Price</b>						\$141,966.72	
<b>Unfinished Living Area:</b>							
Room/Unfinished:	0					\$0.00	
Unfinished Basement:	1,176					\$28,541.52	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC	Air Conditioning - Same Ducts					\$2,892.96	
Plumbing	0 - Half Bath 2 - Full Bath					\$7,322.00	
Finished Basement Living Area	0					\$0.00	
Features:	6					\$3,500.00	
Attachments:	560					\$15,600.00	
<b>Adjusted Base Price</b>						\$199,823.20	
<b>Changes/Adjustments</b>							
Grade Adjustment:	C+ 110%					\$198,795.52	
Market Adjustment:	103%					\$403,554.91	
CDU Adjustment:	65					\$262,300.00	
Complete:	100					\$262,300.00	
Dollar Adjustments						\$200.00	
<b>Dwelling Value</b>						\$262,500.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$262,500.00
<b>Total Land Value</b>		\$62,400.00
<b>Total Assessed Value</b>		\$324,900.00

Parcel Numbers: 791-0176-000      Property Address: 6949 HOLLOW LN W      Municipality: Franklin, City of

Owner Name: NOVELL, RICHARD S & CLARICE V      Mailing Address: 6949 W HOLLOW LN FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 11 LOT 8	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <ul style="list-style-type: none"> <li>A: 2F/B 780 sqft</li> <li>B: FG 476 sqft</li> <li>C: 1Fr 38 sqft</li> <li>D: EFP 192 sqft</li> <li>E: 1Fr/B 208 sqft</li> <li>F: 1Fr 70 sqft</li> <li>G: OFP 120 sqft</li> <li>H: Wood Deck 80 sqft</li> </ul>
Neighborhood:	1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0176 000- 1</b>		
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:
791 0176 000- 1	1,156	780	0	0	0	0	1,936

Attachment Description(s):	Area:	Attachment Value:
13-AFG	476	\$14,300
12-EFP	192	\$5,800
11-OFP	120	\$2,400
31-WD	80	\$800


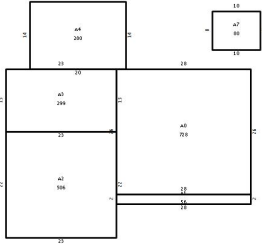
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
7/1/2000	00-0902	\$11,000.00	SCREEN/DECK			
8/20/2002	02-0939	\$1,000.00	SHED 10X15'			
7/1/2015	15-1480	\$3,200.00	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	0.434	Gross				\$75,200
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
18,905	0.434			\$75,200		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	791 0176 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,156	\$139,552.32
Second Story:	780	\$52,852.80
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$192,405.12
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	988	\$25,549.68
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,762.56
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	868	\$23,300.00
<b>Adjusted Base Price</b>		\$260,520.36
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$258,412.40
Market Adjustment:	86%	\$480,647.06
CDU Adjustment:	65	\$312,400.00
Complete:	100	\$312,400.00
Dollar Adjustments		(\$600.00)
<b>Dwelling Value</b>		\$311,800.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$311,800.00
<b>Total Land Value</b>		\$75,200.00
<b>Total Assessed Value</b>		\$387,000.00

Parcel Numbers: 791-0177-000      Property Address: 6937 HOLLOW LN W      Municipality: Franklin, City of

Owner Name: HANSEN, CHRISTOPHER      Mailing Address: 6937 W HOLLOW LN FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 11 LOT 9	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	

1012-Franklin

### Building Description

<b>Dwelling #</b>	<b>791 0177 000- 1</b>		
Year Built:	1/1/1980	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1980	Bedrooms:	3
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:
791 0177 000- 1	1,027	784	0	0	0	0	1,811

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	56	\$5,600
13-AFG	506	\$15,200
33-Concrete Patio	280	\$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:				
7/8/2015	15-1540	\$3,400.00	FENCE				
9/4/2018	18-2233	\$6,880.00	FUR+ACREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/23/2013		\$0.00	Invalid		Land and Improvements		
10/10/2012		\$241,200.00	Invalid		Land and Improvements		
2/1/1995		\$147,000.00	Valid		Land and Improvements		
7/1/1997		\$152,500.00	Valid		Land and Improvements		
7/10/2006		\$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	0.254	Gross				\$62,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
11,064	0.254			\$62,700			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	791 0177 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,027	\$127,923.12
Second Story:	784	\$53,123.84
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$181,046.96
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	728	\$20,835.36
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,455.06
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	1	\$2,000.00
Attachments:	842	\$22,200.00
<b>Adjusted Base Price</b>		\$242,740.38
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$240,394.42
Market Adjustment:	93%	\$463,961.23
CDU Adjustment:	60	\$278,400.00
Complete:	100	\$278,400.00
Dollar Adjustments		(\$200.00)
<b>Dwelling Value</b>		\$278,200.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$278,200.00
<b>Total Land Value</b>		\$62,700.00
<b>Total Assessed Value</b>		\$340,900.00



Parcel Numbers: 791-0178-000      Property Address: 6925 HOLLOW LN W      Municipality: Franklin, City of

Owner Name: JESMOK, STEPHEN J IV      Mailing Address: 6925 W HOLLOW LN FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 11 LOT 10	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0178 000- 1</b>		
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:
791 0178 000- 1	1,121	0	0	0	0	0	1,121

Attachment Description(s):	Area:	Attachment Value:
13-AFG	440	\$13,200
31-WD	220	\$2,200
11-OFP	63	\$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:	
RP1-Inground Pool - Plastic Lined Pool		1/1/1989	648		Average	\$1,300.00	
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:	
6/7/2002		\$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		0.250	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							
<b>Dwelling #</b>				<b>791 0178 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,121		\$136,459.33	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$136,459.33	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,121		\$27,610.23	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$2,757.66	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				723		\$16,700.00	
<b>Adjusted Base Price</b>						\$190,708.22	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$188,879.04	
Market Adjustment:				107%		\$390,979.62	
CDU Adjustment:				60		\$234,600.00	
Complete:				100		\$234,600.00	
Dollar Adjustments						\$300.00	
<b>Dwelling Value</b>						\$234,900.00	

Other Building Improvements	0	\$1,300.00
<b>Total Improvement Value</b>		\$236,200.00
<b>Total Land Value</b>		\$62,200.00
<b>Total Assessed Value</b>		\$298,400.00

Parcel Numbers: 791-0179-000      Property Address: 6913 HOLLOW LN W      Municipality: Franklin, City of

Owner Name: LEMMERS, TIMOTHY P & CARRIE A      Mailing Address: 6913 W HOLLOW LN FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 11 LOT 11	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>791 0179 000- 1</b>		
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:	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:
791 0179 000- 1	1,260	756	0	0	0	0	2,016

Attachment Description(s):	Area:	Attachment Value:
11-OFP	16	\$300
99-Additional Attachments	40	\$4,000
11-OFP	24	\$500
13-AFG	420	\$12,600


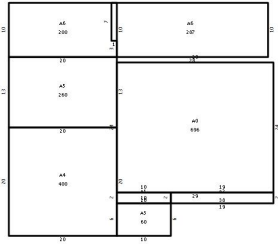
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed		1/1/1990	120		Fair	\$200.00	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
6/30/2014		14-1487	\$1,875.00		AB GR POOL		
6/1/1996		96-0683	\$3,483.00		HTG & A/C		
11/4/2019		19-2826	\$10,000.00		ROOFING		
12/19/2016		16-3015	\$2,625.00		FURREPLACE		
7/26/2015		15-1696	\$7,800.00		WDDK (DETACHED)		
5/1/1996		96-0461	\$15,000.00		ADDN 10X28'		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/14/2011		\$213,400.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.267	Gross				\$64,000	
Acreage/Squarefoot Variables							
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 #	791 0179 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,260	\$149,360.40
Second Story:	756	\$51,226.56
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$200,586.96
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,260	\$29,836.80
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,959.36
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	500	\$17,400.00
<b>Adjusted Base Price</b>		\$259,964.12
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$264,290.53
Market Adjustment:	90%	\$502,152.01
CDU Adjustment:	60	\$301,300.00
Complete:	100	\$301,300.00
Dollar Adjustments		\$600.00
<b>Dwelling Value</b>		\$301,900.00
Other Building Improvements	0	\$200.00
<b>Total Improvement Value</b>		\$302,100.00
<b>Total Land Value</b>		\$64,000.00
<b>Total Assessed Value</b>		\$366,100.00

Parcel Numbers: 791-0180-000      Property Address: 6901 HOLLOW LN W      Municipality: Franklin, City of

Owner Name: ENGEL JEFFREY J & KATHRYN L      Mailing Address: 6901 W HOLLOW LN FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 11 LOT 12	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0180 000- 1</b>		
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:	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:
791 0180 000- 1	956	754	0	0	0	0	1,710

Attachment Description(s):	Area:	Attachment Value:
11-OFP	20	\$400
99-Additional Attachments	38	\$3,800
11-OFP	60	\$1,200
13-AFG	400	\$12,000
33-Concrete Patio	200	\$1,000

Feature Description(s): 05-Metal Fireplace	Area: 1	Feature Value: \$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: RS1-Frame Utility Shed	Year Built: 1/1/1985	Area: 96	Construction:	Condition: Average	Value: \$200.00
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**Permit / Construction History**

Date of Permit: 5/17/2007	Permit Number: 1041	Permit Amount: \$4,321.00	Details of Permit: AC/FURREPLAC
11/30/2010	2613	\$3,500.00	FURREPLAC
5/22/2007	1082	\$2,000.00	BATH REMOD

**Ownership/Sales History**

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
9/18/2009		\$221,500.00	Valid		Land and Improvements	
8/7/2006		\$260,000.00	Invalid		Land and Improvements	

**Land Breakdown**

Land Class: A-Residential Primary Site	Acreage: 0.377	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$73,200
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**Acreage/Squarefoot Variables**

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**Land Data & Computations**

Total Square Footage: 16,422	Total Acreage: 0.377	Depth:	Act. Frontage:	Assessed Land Value: \$73,200
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**General Information**


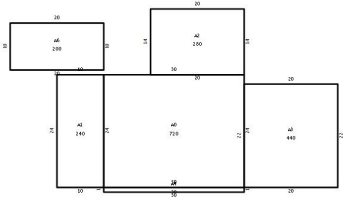
Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: All Public
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Valuation/Explanation		
Dwelling #	791 0180 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	956	\$120,341.28
Second Story:	754	\$51,091.04
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$171,432.32
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	956	\$24,722.16
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,206.60
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	718	\$18,400.00
<b>Adjusted Base Price</b>		\$225,942.08
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$225,766.29
Market Adjustment:	104%	\$460,563.23
CDU Adjustment:	60	\$276,300.00
Complete:	100	\$276,300.00
Dollar Adjustments		\$400.00
<b>Dwelling Value</b>		\$276,700.00
Other Building Improvements	0	\$200.00
<b>Total Improvement Value</b>		\$276,900.00
<b>Total Land Value</b>		\$73,200.00
<b>Total Assessed Value</b>		\$350,100.00

Parcel Numbers: 791-0181-000      Property Address: 7548 69TH ST S      Municipality: Franklin, City of

Owner Name: MIERZEJEWSKI, ANTHONY F      Mailing Address: 7548 S 69TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 11 LOT 13	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>791 0181 000- 1</b>		
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:	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:
791 0181 000- 1	990	720	0	0	0	0	1,710

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	280	\$1,400
13-AFG	440	\$13,200

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:		
Average	447	\$2,235
05-Metal Fireplace	1	\$2,000
Rec Room Condition:		
Average	447	\$2,235


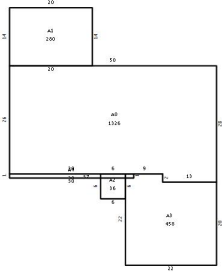
**Other Building Improvements**

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/1986	64		Average	\$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:	
9/29/2014		\$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	0.372	Gross				\$72,900	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
16,204	0.372			\$72,900			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>	<b>791 0181 000- 1</b>						
<b>Description</b>	<b>Area</b>	<b>Value Amount</b>					
<b>Living Area:</b>							
First Story:	990	\$124,621.20					
Second Story:	720	\$49,348.80					
Additional Story:	0	\$0.00					
Attic/Finished Net:	0	\$0.00					
Half Story/Finished Net:	0	\$0.00					
<b>Base Price</b>		<b>\$173,970.00</b>					
<b>Unfinished Living Area:</b>							
Room/Unfinished:	0	\$0.00					
Unfinished Basement:	960	\$24,825.60					
Half Story/Unfinished:		\$0.00					
<b>Structure Info, Features and Attachments:</b>							
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:	720	\$14,600.00					
<b>Adjusted Base Price</b>		<b>\$220,576.60</b>					
<b>Changes/Adjustments</b>							
Grade Adjustment:	C+ 110%						\$224,044.26
Market Adjustment:	113%						\$477,214.27
CDU Adjustment:	60	\$286,300.00					
Complete:	100	\$286,300.00					
Dollar Adjustments							(\$500.00)
<b>Dwelling Value</b>		<b>\$285,800.00</b>					
Other Building Improvements	0	\$100.00					
<b>Total Improvement Value</b>		<b>\$285,900.00</b>					
<b>Total Land Value</b>		<b>\$72,900.00</b>					
<b>Total Assessed Value</b>		<b>\$358,800.00</b>					

Parcel Numbers: 791-0182-000      Property Address: 7534 69TH ST S      Municipality: Franklin, City of

Owner Name: MITTELSTADT, GLENN & JAN      Mailing Address: 7534 S 69TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 11 LOT 14	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>791 0182 000- 1</b>		
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:	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:
791 0182 000- 1	1,326	0	0	0	0	0	1,326

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	280	\$1,400
11-OPF	36	\$700
13-AFG	458	\$13,700


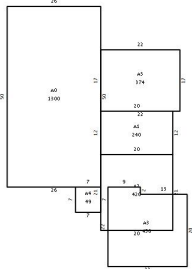
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition: Average	Rec Room Area: 332	Rec Room Value: \$1,660
05-Metal Fireplace	1	\$2,000
Rec Room Condition: Average	Rec Room Area: 332	Rec Room Value: \$1,660

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
7/19/2004	2365	\$2,500.00	ACREPLACE			
5/18/2006	1625	\$2,500.00	EXTREMOD			
12/14/2018	18-3138	\$4,053.00	FURREPLAC			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
7/1/1984		\$91,900.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.254	Gross				\$63,200
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
11,064	0.254			\$63,200		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	791 0182 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
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
<b>Base Price</b>		\$155,871.30
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,326	\$31,068.18
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$3,261.96
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	774	\$15,800.00
<b>Adjusted Base Price</b>		\$215,623.44
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$217,275.78
Market Adjustment:	69%	\$367,196.08
CDU Adjustment:	65	\$238,700.00
Complete:	100	\$238,700.00
Dollar Adjustments		\$600.00
<b>Dwelling Value</b>		\$239,300.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$239,300.00
<b>Total Land Value</b>		\$63,200.00
<b>Total Assessed Value</b>		\$302,500.00

Parcel Numbers: 791-0183-000      Property Address: 7520 69TH ST S      Municipality: Franklin, City of

Owner Name: HUGHES, TERRY      Mailing Address: 7520 S 69TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 11 LOT 15	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>791 0183 000- 1</b>		
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:
791 0183 000- 1	1,540	0	0	0	0	0	1,540

Attachment Description(s):	Area:	Attachment Value:
13-AFG	420	\$12,600
33-Concrete Patio	374	\$1,900
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


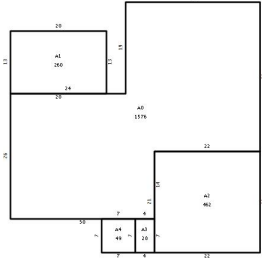
Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
1/31/2014	14-0211	\$6,070.00	ACREPLACE			
5/27/2016	16-1193	\$5,400.00	FOUNDRPR			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
9/1/1987		\$95,000.00	Valid		Land and Improvements	
6/16/2016		\$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	0.234	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 #	791 0183 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,540	\$176,052.80
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$176,052.80
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,300	\$30,459.00
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$3,788.40
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	843	\$15,500.00
<b>Adjusted Base Price</b>		\$232,981.20
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$236,699.32
Market Adjustment:	62%	\$383,452.90
CDU Adjustment:	65	\$249,200.00
Complete:	100	\$249,200.00
Dollar Adjustments		(\$500.00)
<b>Dwelling Value</b>		\$248,700.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$248,700.00
<b>Total Land Value</b>		\$61,200.00
<b>Total Assessed Value</b>		\$309,900.00

Parcel Numbers: 791-0184-000      Property Address: 7506 69TH ST S      Municipality: Franklin, City of

Owner Name: MACK, JAMES T & CYNTHIA M      Mailing Address: 7506 S 69TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 11 LOT 16	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0184 000- 1</b>		
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:
791 0184 000- 1	1,576	0	0	0	0	0	1,576

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	260	\$1,300
13-AFG	462	\$13,900
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:
	0	\$0

### Other Building Improvements


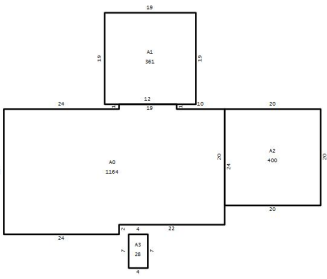
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
2/1/2000	00-0093	\$2,325.00	REPL FURNACE				
8/26/2021	21-0371	\$9,645.00	FUR+ACREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/1/1992		\$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	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							
<b>Dwelling #</b>	<b>791 0184 000- 1</b>						
<b>Description</b>	<b>Area</b>					<b>Value Amount</b>	
<b>Living Area:</b>							
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	
<b>Base Price</b>						\$179,112.40	
<b>Unfinished Living Area:</b>							
Room/Unfinished:	0					\$0.00	
Unfinished Basement:	1,576					\$35,255.12	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
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:	1					\$2,000.00	
Attachments:	750					\$15,800.00	
<b>Adjusted Base Price</b>						\$240,925.48	
<b>Changes/Adjustments</b>							
Grade Adjustment:	C+ 110%					\$245,438.03	
Market Adjustment:	52%					\$373,065.80	
CDU Adjustment:	65					\$242,500.00	
Complete:	100					\$242,500.00	
Dollar Adjustments						(\$500.00)	
<b>Dwelling Value</b>						\$242,000.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$242,000.00
<b>Total Land Value</b>		\$64,600.00
<b>Total Assessed Value</b>		\$306,600.00

Parcel Numbers: 791-0185-000      Property Address: 7521 68TH ST S      Municipality: Franklin, City of

Owner Name: BARTON, JAMES P      Mailing Address: 7521 S 68TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 11 LOT 17	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0185 000- 1</b>		
Year Built:	1/1/1984	Exterior Wall:	04-Alum/Vinyl
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:	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:
791 0185 000- 1	1,164	0	0	0	0	624	1,788

Attachment Description(s):	Area:	Attachment Value:
31-WD	361	\$3,600
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:
RS1-Frame Utility Shed	1/1/1988	96		Average	\$200.00


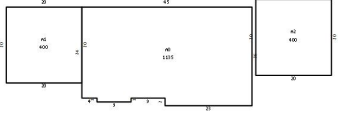
### Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
12/4/2008	2760	\$2,295.00	FURREPLAC
11/16/2015	15-2768	\$7,000.00	WDDK

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/20/2001		\$164,500.00	Valid		Land and Improvements		
6/17/2016		\$210,000.00	Valid		Land and Improvements		
10/1/1986		\$87,000.00	Valid		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				\$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							
<b>Dwelling #</b>				<b>791 0185 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,164		\$140,518.08	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$140,518.08	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				540		\$17,307.00	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$4,398.48	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				624		\$16,841.76	
Features:				1		\$2,000.00	
Attachments:				761		\$15,600.00	
<b>Adjusted Base Price</b>						\$201,546.32	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$202,340.95	
Market Adjustment:				91%		\$386,471.22	
CDU Adjustment:				65		\$251,200.00	
Complete:				100		\$251,200.00	
Dollar Adjustments						(\$400.00)	
<b>Dwelling Value</b>						\$250,800.00	
Other Building Improvements				0		\$200.00	
<b>Total Improvement Value</b>						\$251,000.00	
<b>Total Land Value</b>						\$66,000.00	
<b>Total Assessed Value</b>						\$317,000.00	

Parcel Numbers: 791-0186-000	Property Address: 7533 68TH ST S	Municipality: Franklin, City of
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Owner Name: THOME, ERIC J & KATHY M	Mailing Address: 7533 S 68TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: SOUTHVIEW ESTATES ADDN NO 1 BLK 11 LOT 18	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1012-Franklin		

**Building Description**

<b>Dwelling #</b>	<b>791 0186 000- 1</b>		
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:	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:
791 0186 000- 1	1,135	0	0	0	0	552	1,687

Attachment Description(s): 13-AFG	Area: 400	Attachment Value: \$12,000
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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
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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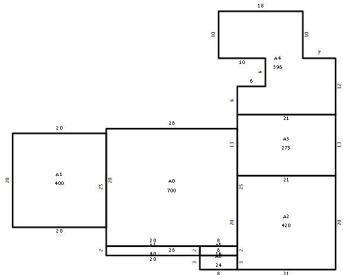
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/23/2005	51864	\$5,000.00	ABVPOOL				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
3/1/2000		\$147,000.00	Invalid		Land and Improvements		
4/14/2003		\$186,000.00	Invalid		Land and Improvements		
10/1/1994		\$107,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.252	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			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0186 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,135		\$138,163.55	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$138,163.55	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				583		\$18,131.30	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Basic Heating		\$0.00	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				552		\$14,898.48	
Features:				2		\$2,300.00	
Attachments:				400		\$12,000.00	
<b>Adjusted Base Price</b>						\$190,374.33	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$193,681.76	
Market Adjustment:				93%		\$373,805.80	
CDU Adjustment:				65		\$243,000.00	
Complete:				100		\$243,000.00	
Dollar Adjustments						(\$100.00)	
<b>Dwelling Value</b>						\$242,900.00	



Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$242,900.00
<b>Total Land Value</b>		\$62,300.00
<b>Total Assessed Value</b>		\$305,200.00

Parcel Numbers: 791-0187-000      Property Address: 7545 68TH ST S      Municipality: Franklin, City of

Owner Name: WAGNER, DAVID & CHRISTIE      Mailing Address: 7545 S 68TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 11 LOT 19	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
1012-Franklin		

**Building Description**

<b>Dwelling #</b>	<b>791 0187 000- 1</b>		
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:	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:	Warm Air

**Square Footage / Attachments**

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
791 0187 000- 1	973	756	0	0	0	0	1,729

Attachment Description(s):	Area:	Attachment Value:
11-OFP	16	\$300
99-Additional Attachments	16	\$1,600
99-Additional Attachments	40	\$4,000
13-AFG	420	\$12,600
31-WD	396	\$4,000
11-OFP	24	\$500

Feature Description(s): 22-Additional Fixture	Area: 1	Feature Value: \$300
Rec Room Condition: Average	Rec Room Area: 160	Rec Room Value: \$800
05-Metal Fireplace	1	\$2,000
Rec Room Condition: Average	Rec Room Area: 160	Rec Room Value: \$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:
6/1/1995	95-0584	\$1,400.00	A/C
5/25/2021	21-324	\$6,000.00	INTREMOD
6/14/2012	12-1195	\$6,450.00	AC&FURREPLAC

**Ownership/Sales History**

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
9/1/1991		\$116,500.00	Valid		Land and Improvements	

**Land Breakdown**

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.260	Gross				\$63,500

**Acreage/Squarefoot Variables**

**Land Data & Computations**

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
11,326	0.260			\$63,500


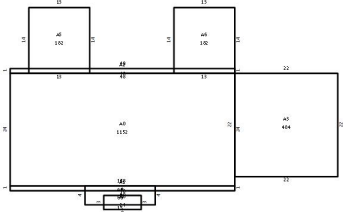
**General Information**

Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Light		6/29/2022	All Public

Valuation/Explanation		
Dwelling #	791 0187 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	973	\$122,481.24
Second Story:	756	\$51,226.56
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$173,707.80
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	700	\$20,034.00
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,253.34
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	912	\$23,000.00
<b>Adjusted Base Price</b>		\$228,176.14
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$223,163.75
Market Adjustment:	104%	\$455,254.06
CDU Adjustment:	60	\$273,200.00
Complete:	100	\$273,200.00
Dollar Adjustments		(\$200.00)
<b>Dwelling Value</b>		\$273,000.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$273,000.00
<b>Total Land Value</b>		\$63,500.00
<b>Total Assessed Value</b>		\$336,500.00

Parcel Numbers: 791-0188-000      Property Address: 7557 68TH ST S      Municipality: Franklin, City of

Owner Name: REECK, RICHARD & LORRAINE      Mailing Address: 6323 PLEASANT HILL DR WEST BEND, WI 53095      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	SOUTHVIEW ESTATES ADDN NO 1 BLK 11 LOT 20	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1012-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>791 0188 000- 1</b>		
Year Built:	1/1/1980	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1980	Bedrooms:	6
Remodeled/Effective Age:	-42	Full Baths:	2
Building Type/Style:	19-Duplex	Half Baths:	2
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:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

**Square Footage / Attachments**

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
791 0188 000- 1	1,152	1,248	0	0	0	0	2,400

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	48	\$4,800
99-Additional Attachments	48	\$4,800
13-AFG	484	\$14,500
11-OFP	60	\$1,200
33-Concrete Patio	182	\$900
33-Concrete Patio	182	\$900

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**


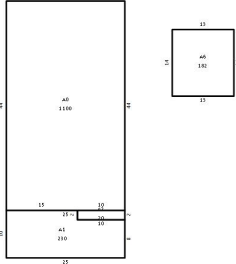
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/1997	108		Average	\$300.00

Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
6/1/1997	97-0533	\$959.00	SHED 9X12'			
7/1/1997	97-0598	\$3,335.00	TWO A/C			
9/12/2018	18-2302	\$5,840.00	ACREPLACE			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
6/1/1997		\$155,000.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.326	Gross				\$69,200
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
14,201	0.326			\$69,200		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	
Valuation/Explanation						
<b>Dwelling #</b>			<b>791 0188 000- 1</b>			
<b>Description</b>			<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>						
First Story:			1,152	\$139,069.44		
Second Story:			1,248	\$78,898.56		
Additional Story:			0	\$0.00		
Attic/Finished Net:			0	\$0.00		
Half Story/Finished Net:			0	\$0.00		
<b>Base Price</b>					\$217,968.00	
<b>Unfinished Living Area:</b>						
Room/Unfinished:			0	\$0.00		
Unfinished Basement:			1,152	\$27,959.04		
Half Story/Unfinished:				\$0.00		
<b>Structure Info, Features and Attachments:</b>						
Heating/AC			Air Conditioning - Same Ducts		\$5,904.00	
Plumbing			2 - Half Bath 2 - Full Bath		\$17,084.00	
Finished Basement Living Area			0	\$0.00		
Features:			2	\$600.00		
Attachments:			1,004	\$27,100.00		
<b>Adjusted Base Price</b>					\$296,615.04	
<b>Changes/Adjustments</b>						
Grade Adjustment:			C+ 110%		\$295,806.54	
Market Adjustment:			18%		\$349,051.72	
CDU Adjustment:			60		\$209,400.00	
Complete:			100		\$209,400.00	
Dollar Adjustments					\$0.00	
<b>Dwelling Value</b>					\$209,400.00	

Other Building Improvements	0	\$300.00
<b>Total Improvement Value</b>		\$209,700.00
<b>Total Land Value</b>		\$69,200.00
<b>Total Assessed Value</b>		\$278,900.00

Parcel Numbers: 791-0189-000	Property Address: 7571 68TH ST S	Municipality: Franklin, City of
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Owner Name: LENTZ, JAMES H	Mailing Address: 12629 W BELOIT RD NEW BERLIN, WI 53151	Land Use: Residential
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Property Photograph: 	Legal Description: SOUTHVIEW ESTATES ADDN NO 1 BLK 11 LOT 21	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1012-Franklin		

### Building Description

<b>Dwelling #</b>	<b>791 0189 000- 1</b>		
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:	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:	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:
791 0189 000- 1	1,120	1,100	0	0	0	0	2,220

Attachment Description(s): 11-OFP	Area: 230	Attachment Value: \$4,600
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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: 1/1/1970	Area: 506	Construction:	Condition: Average	Value: \$5,100.00
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### Permit / Construction History


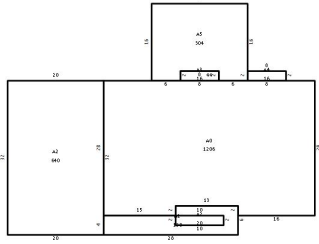
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
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Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
2/1/1995		\$118,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.347	Gross				\$70,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
15,115	0.347				\$70,800		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0189 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,120		\$136,337.60	
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	
<b>Base Price</b>						\$206,649.60	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,100		\$27,093.00	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
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:				230		\$4,600.00	
<b>Adjusted Base Price</b>						\$246,264.60	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C 100%		\$241,064.60	
Market Adjustment:				67%		\$402,577.88	
CDU Adjustment:				45		\$181,200.00	
Complete:				100		\$181,200.00	
Dollar Adjustments						(\$400.00)	
<b>Dwelling Value</b>						\$180,800.00	
Other Building Improvements				0		\$5,100.00	
<b>Total Improvement Value</b>						\$185,900.00	
<b>Total Land Value</b>						\$70,800.00	
<b>Total Assessed Value</b>						\$256,700.00	

Parcel Numbers: 791-0190-000	Property Address: 7147 WOODBURY DR W	Municipality: Franklin, City of
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Owner Name: HANNEMAN, MICHAEL & THERESE	Mailing Address: 7147 W WOODBURY DR FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WOODBURY ESTATES LOT 1	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1014-Franklin		

### Building Description

<b>Dwelling #</b>	<b>791 0190 000- 1</b>		
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:
791 0190 000- 1	1,238	1,206	0	0	0	0	2,444

Attachment Description(s):	Area:	Attachment Value:
11-OFP	138	\$2,800
13-AFG	640	\$19,200
31-WD	304	\$3,000


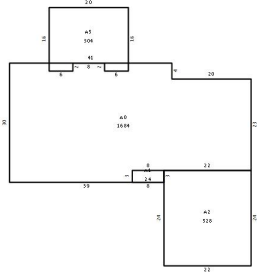
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
10/1/1995		95-1247	\$2,500.00		DECK		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/1/1997		\$205,000.00	Valid		Land and Improvements		
10/1/1990		\$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		0.261	Gross				\$68,200
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
11,369		0.261				\$68,200	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0190 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,238		\$148,052.42	
Second Story:				1,206		\$76,243.32	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$224,295.74	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,238		\$29,625.34	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$6,012.24	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0		\$0.00	
Features:				3		\$2,600.00	
Attachments:				1,082		\$25,000.00	
<b>Adjusted Base Price</b>						\$299,736.32	
<b>Changes/Adjustments</b>							
Grade Adjustment:				B 128%		\$348,334.49	
Market Adjustment:				58%		\$550,368.49	
CDU Adjustment:				70		\$385,300.00	
Complete:				100		\$385,300.00	
Dollar Adjustments						(\$700.00)	
<b>Dwelling Value</b>						\$384,600.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$384,600.00
<b>Total Land Value</b>		\$68,200.00
<b>Total Assessed Value</b>		\$452,800.00

Parcel Numbers: 791-0191-000      Property Address: 7157 WOODBURY DR W      Municipality: Franklin, City of

Owner Name: WALDRON, CHRISTOPHER      Mailing Address: 7157 W WOODBURY DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	WOODBURY ESTATES LOT 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0191 000- 1</b>		
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:	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:
791 0191 000- 1	1,684	0	0	0	0	0	1,684

Attachment Description(s):	Area:	Attachment Value:
11-OFP	24	\$500
13-AFG	528	\$15,800

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	4	\$1,200
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	1,120	\$5,600
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	1,120	\$5,600

### Other Building Improvements


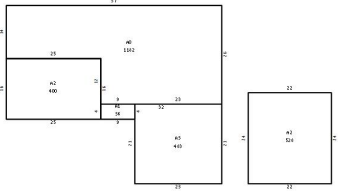
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
3/28/2012	12-0528	\$2,434.00	ACREPLACE				
3/4/2013	13-0273	\$2,000.00	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	Valid		Land and Improvements		
7/1/1998		\$158,000.00	Invalid		Land and Improvements		
5/1/2001		\$191,500.00	Invalid		Land and Improvements		
5/5/2010		\$268,800.00	Invalid		Land and Improvements		
8/10/2018		\$302,500.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.261	Gross				\$68,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
11,369	0.261			\$68,200			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	791 0191 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,684	\$189,247.92
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$189,247.92
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,684	\$37,199.56
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,142.64
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	5	\$3,200.00
Attachments:	552	\$16,300.00
<b>Adjusted Base Price</b>		\$262,293.12
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$267,072.43
Market Adjustment:	72%	\$459,364.58
CDU Adjustment:	65	\$298,600.00
Complete:	100	\$298,600.00
Dollar Adjustments		\$800.00
<b>Dwelling Value</b>		\$299,400.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$299,400.00
<b>Total Land Value</b>		\$68,200.00
<b>Total Assessed Value</b>		\$367,600.00

Parcel Numbers: 791-0192-000      Property Address: 7205 WOODBURY DR W      Municipality: Franklin, City of

Owner Name: FULLER, CHRISTOPHER & RENEE      Mailing Address: 7205 W WOODBURY DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	WOODBURY ESTATES LOT 3	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	

1014-Franklin

### Building Description

<b>Dwelling #</b>	<b>791 0192 000- 1</b>		
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:	03-Split Level	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:
791 0192 000- 1	1,582	0	0	0	0	420	2,002

Attachment Description(s):	Area:	Attachment Value:
11-OFP	36	\$700
13-AFG	483	\$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:
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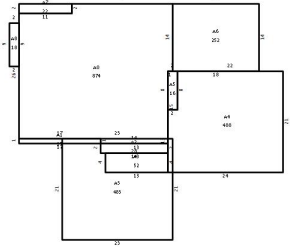


Permit / Construction History			
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
2/8/2008	244	\$2,000.00	FURREPLAC
11/14/2011	2439	\$7,500.00	REROOF
5/18/2011	886	\$5,958.00	FIREPLACE
Ownership/Sales History			
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:      Conveyance Type:      Sale Type:      Sale Validation Source:
4/1/1993		\$177,500.00	Valid      Land and Improvements
Land Breakdown			
Land Class:	Acreage:	Unit of Measure:	Influence Reason:      Influence Factor:      Dollar Adjustment:      Land Value:
A-Residential Primary Site	0.261	Gross	
Acreage/Squarefoot Variables			
Land Data & Computations			
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:      Assessed Land Value:
11,369	0.261		\$68,200
General Information			
Topography:	Street/Road:	Fronting Traffic:	Inspected By:      Inspected On:      Utilities:
Level	Paved	Light	All Public
Valuation/Explanation			
<b>Dwelling #</b>	<b>791 0192 000- 1</b>		
<b>Description</b>	<b>Area</b>	<b>Value Amount</b>	
<b>Living Area:</b>			
First Story:	1,582	\$179,794.30	
Second Story:	0	\$0.00	
Additional Story:	0	\$0.00	
Attic/Finished Net:	0	\$0.00	
Half Story/Finished Net:	0	\$0.00	
<b>Base Price</b>		\$179,794.30	
<b>Unfinished Living Area:</b>			
Room/Unfinished:	0	\$0.00	
Unfinished Basement:	762	\$0.00	
Half Story/Unfinished:		\$0.00	
<b>Structure Info, Features and Attachments:</b>			
Heating/AC	Air Conditioning - Same Ducts	\$4,924.92	
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00	
Finished Basement Living Area	420	\$11,335.80	
Features:	2	\$2,300.00	
Attachments:	519	\$15,200.00	
<b>Adjusted Base Price</b>		\$220,877.02	
<b>Changes/Adjustments</b>			
Grade Adjustment:	B- 120%	\$244,052.42	
Market Adjustment:	77%	\$431,972.79	
CDU Adjustment:	70	\$302,400.00	
Complete:	100	\$302,400.00	
Dollar Adjustments		\$400.00	
<b>Dwelling Value</b>		\$302,800.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$302,800.00
<b>Total Land Value</b>		\$68,200.00
<b>Total Assessed Value</b>		\$371,000.00

Parcel Numbers: 791-0193-000      Property Address: 7219 WOODBURY DR W      Municipality: Franklin, City of

Owner Name: LOWER, JENNA B      Mailing Address: 7219 W WOODBURY DR FRANKLIN, WI 53132      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	WOODBURY ESTATES LOT 4	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0193 000- 1</b>		
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:
791 0193 000- 1	1,188	913	0	0	0	0	2,101

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	17	\$1,700
11-OPF	52	\$1,000
13-AFG	488	\$14,600
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:
Average	340	\$1,700

### Other Building Improvements


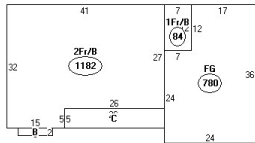
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
11/27/2002	02-1320	\$4,000.00	BSMT ALTER				
5/20/2005	51841	\$2,795.00	ACREPLACE				
5/24/2005	51874	\$100.00	FURREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/8/2015		\$28,200.00	Invalid		Land and Improvements		
11/10/2007		\$271,000.00	Valid		Land and Improvements		
11/28/2002		\$219,000.00	Valid		Land and Improvements		
3/1/1991		\$32,900.00	Invalid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.261	Gross				\$68,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
11,369	0.261			\$68,200			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	791 0193 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,188	\$143,415.36
Second Story:	913	\$60,066.27
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$203,481.63
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	918	\$24,161.76
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,168.46
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	1	\$300.00
Attachments:	579	\$19,500.00
<b>Adjusted Base Price</b>		\$264,814.85
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$269,516.34
Market Adjustment:	49%	\$401,579.34
CDU Adjustment:	70	\$281,100.00
Complete:	100	\$281,100.00
Dollar Adjustments		\$100.00
<b>Dwelling Value</b>		\$281,200.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$281,200.00
<b>Total Land Value</b>		\$68,200.00
<b>Total Assessed Value</b>		\$349,400.00

Parcel Numbers: 791-0194-000      Property Address: 7233 WOODBURY DR W      Municipality: Franklin, City of

Owner Name: SMIEJA GARY F      Mailing Address: 7233 W WOODBURY DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	WOODBURY ESTATES LOT 5	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <ul style="list-style-type: none"> <li>A: 2F1/B 1182 sqft</li> <li>B: 1F1/B 18 sqft</li> <li>C: OFF 130 sqft</li> <li>D: 1F1/B 84 sqft</li> <li>E: FG 780 sqft</li> </ul>
	Neighborhood:	

1014-Franklin

### Building Description

<b>Dwelling #</b>	<b>791 0194 000- 1</b>		
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:
791 0194 000- 1	1,284	1,182	0	0	0	0	2,466

Attachment Description(s):	Area:	Attachment Value:
11-OFP	130	\$2,600
13-AFG	780	\$23,400

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:
RS1-Frame Utility Shed	1/1/1995	120		Average	\$200.00


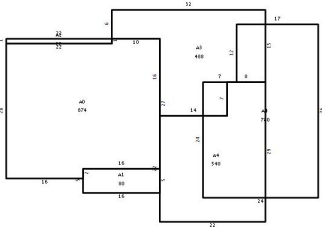
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
9/1/1994	94-0967	\$800.00	SHED				
8/7/2008	1807	\$6,200.00	AC/FURREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
1/1/1991		\$32,500.00	Invalid		Land		
8/1/1999		\$226,000.00	Valid		Land and Improvements		
8/8/2005		\$300,400.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.261	Gross				\$68,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,369	0.261				\$68,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0194 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,284	\$152,205.36		
Second Story:				1,182	\$75,187.02		
Additional Story:				0	\$0.00		
Attic/Finished Net:				0	\$0.00		
Half Story/Finished Net:				0	\$0.00		
<b>Base Price</b>						\$227,392.38	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0	\$0.00		
Unfinished Basement:				1,284	\$30,405.12		
Half Story/Unfinished:					\$0.00		
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$6,066.36	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0	\$0.00		
Features:				5	\$3,200.00		
Attachments:				910	\$26,000.00		
<b>Adjusted Base Price</b>						\$305,266.86	
<b>Changes/Adjustments</b>							
Grade Adjustment:				B- 120%		\$331,280.23	
Market Adjustment:				51%		\$500,233.15	
CDU Adjustment:				70		\$350,200.00	
Complete:				100		\$350,200.00	
Dollar Adjustments						\$1,100.00	
<b>Dwelling Value</b>						\$351,300.00	

Other Building Improvements	0	\$200.00
<b>Total Improvement Value</b>		\$351,500.00
<b>Total Land Value</b>		\$68,200.00
<b>Total Assessed Value</b>		\$419,700.00



Parcel Numbers: 791-0195-000      Property Address: 7247 WOODBURY DR W      Municipality: Franklin, City of

Owner Name: HENSLEY, DAVID & ANGELIKA      Mailing Address: 7247 W WOODBURY DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	
	WOODBURY ESTATES LOT 6	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0195 000- 1</b>		
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:
791 0195 000- 1	1,362	896	0	0	0	0	2,258

Attachment Description(s):	Area:	Attachment Value:
11-OFP	80	\$1,600
99-Additional Attachments	22	\$2,200
13-AFG	540	\$16,200


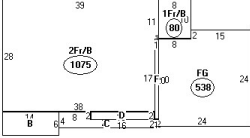
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

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:			
7/9/2012	12-1454	\$4,409.00	ACREPLACE			
3/2/2017	17-0447	\$6,000.00	SHED 10X12			
2/17/2021	21-0070	\$0.00	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	0.261	Gross				\$68,200
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
11,369	0.261			\$68,200		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	791 0195 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,362	\$158,931.78
Second Story:	896	\$59,566.08
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$218,497.86
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,362	\$31,598.40
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,554.68
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	642	\$20,000.00
<b>Adjusted Base Price</b>		\$290,153.94
<b>Changes/Adjustments</b>		
Grade Adjustment:	B- 120%	\$321,424.73
Market Adjustment:	60%	\$514,279.57
CDU Adjustment:	65	\$334,300.00
Complete:	100	\$334,300.00
Dollar Adjustments		(\$200.00)
<b>Dwelling Value</b>		\$334,100.00
Other Building Improvements	0	\$1,000.00
<b>Total Improvement Value</b>		\$335,100.00
<b>Total Land Value</b>		\$68,200.00
<b>Total Assessed Value</b>		\$403,300.00

Parcel Numbers: 791-0196-000      Property Address: 7307 WOODBURY DR W      Municipality: Franklin, City of

Owner Name: VALLEE, KATIE L      Mailing Address: 7307 W WOODBURY DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	WOODBURY ESTATES LOT 7	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Descriptor/Size</small></p> <ul style="list-style-type: none"> <li>A: 2F/B 1075 sqft</li> <li>B: 1F/B 84 sqft</li> <li>C: OFF 64 sqft</li> <li>D: 1F/OFP 32 sqft</li> <li>E: FG 538 sqft</li> <li>F: 1F/FG 20 sqft</li> <li>G: 1F/B 80 sqft</li> </ul>
	Neighborhood:	

1014-Franklin

### Building Description

<b>Dwelling #</b>	<b>791 0196 000- 1</b>		
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:
791 0196 000- 1	1,239	1,127	0	0	0	0	2,366

Attachment Description(s):	Area:	Attachment Value:
11-OFP	32	\$600
13-AFG	20	\$600
11-OFP	64	\$1,300
13-AFG	538	\$16,100


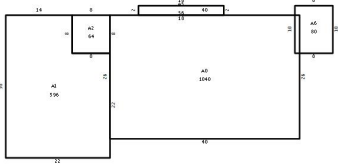
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	132	\$660
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	132	\$660

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
4/1/1993		93-0202	\$1,500.00		REC ROOM		
5/8/2007		941	\$2,500.00		FENCE		
4/7/2011		607	\$13,223.00		REROOF		
11/5/2010		2405	\$3,500.00		FURREPLAC		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/13/2017		\$349,900.00	Valid		Land and Improvements		
5/21/2013		\$302,500.00	Valid		Land and Improvements		
9/30/2009		\$299,900.00	Valid		Land and Improvements		
7/1/1991		\$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	0.261	Gross				\$68,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,369	0.261				\$68,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	791 0196 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,239	\$148,172.01
Second Story:	1,127	\$72,037.84
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$220,209.85
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,239	\$29,649.27
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,820.36
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	654	\$18,600.00
<b>Adjusted Base Price</b>		\$289,082.48
<b>Changes/Adjustments</b>		
Grade Adjustment:	B- 120%	\$321,458.98
Market Adjustment:	50%	\$482,188.46
CDU Adjustment:	70	\$337,500.00
Complete:	100	\$337,500.00
Dollar Adjustments		\$600.00
<b>Dwelling Value</b>		\$338,100.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$338,100.00
<b>Total Land Value</b>		\$68,200.00
<b>Total Assessed Value</b>		\$406,300.00

Parcel Numbers: 791-0197-000      Property Address: 7321 WOODBURY DR W      Municipality: Franklin, City of

Owner Name: ASIK, BRIAN P & SUE ELLEN      Mailing Address: 7321 W WOODBURY DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	WOODBURY ESTATES LOT 8	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0197 000- 1</b>		
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:	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:
791 0197 000- 1	1,140	1,040	0	0	0	0	2,180

Attachment Description(s):	Area:	Attachment Value:
13-AFG	596	\$17,900

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	168	\$840
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	168	\$840

### Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/1992	120		Average	\$200.00


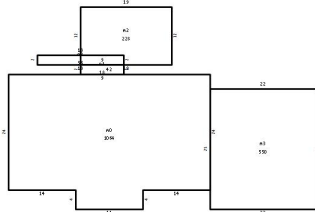
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/1/1996	96-0451	\$2,500.00	REC ROOM				
6/12/2013	13-1121	\$2,500.00	FENCE				
8/8/2016	16-1938	\$500.00	HOTTUB				
10/15/2018	18-2567	\$15,000.00	EXTREMOD				
6/15/2013	13-1159	\$4,500.00	BATHREMOD				
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		
6/6/2002		\$240,000.00	Valid		Land and Improvements		
5/24/2013		\$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	0.261	Gross				\$68,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:			Assessed Land Value:	
11,369	0.261					\$68,200	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		



Valuation/Explanation		
Dwelling #	791 0197 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,140	\$138,772.20
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
<b>Base Price</b>		\$206,268.20
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,140	\$28,078.20
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,362.80
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	596	\$17,900.00
<b>Adjusted Base Price</b>		\$272,412.20
<b>Changes/Adjustments</b>		
Grade Adjustment:	B 128%	\$322,447.62
Market Adjustment:	62%	\$522,365.14
CDU Adjustment:	65	\$339,500.00
Complete:	100	\$339,500.00
Dollar Adjustments		\$0.00
<b>Dwelling Value</b>		\$339,500.00
Other Building Improvements	0	\$200.00
<b>Total Improvement Value</b>		\$339,700.00
<b>Total Land Value</b>		\$68,200.00
<b>Total Assessed Value</b>		\$407,900.00

Parcel Numbers: 791-0198-000      Property Address: 7335 WOODBURY DR W      Municipality: Franklin, City of

Owner Name: PETERS FAMILY LIVING TRUST      Mailing Address: 7335 W WOODBURY DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	WOODBURY ESTATES LOT 9	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1014-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>791 0198 000- 1</b>		
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:	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:	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:
791 0198 000- 1	1,082	1,064	0	0	0	0	2,146

Attachment Description(s):	Area:	Attachment Value:
31-WD	228	\$2,300
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
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

**Other Building Improvements**


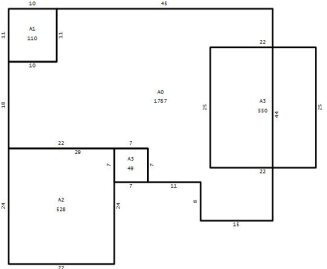
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
11/22/2011	2494	\$10,000.00	FURREPLAC				
1/25/2021	21-0008	\$25,396.00	KITCHREMOD				
10/24/2019	19-2750	\$13,900.00	ROOFING				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/1/1999		\$217,500.00	Valid		Land and Improvements		
9/27/2021		\$360,300.00	Invalid		Land and Improvements		
3/1/1992		\$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	0.261	Gross				\$68,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,369	0.261				\$68,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light		7/5/2022	All Public		
Valuation/Explanation							
<b>Dwelling #</b>	<b>791 0198 000- 1</b>						
<b>Description</b>	<b>Area</b>					<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:	1,082					\$133,140.10	
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	
<b>Base Price</b>						\$201,651.06	
<b>Unfinished Living Area:</b>							
Room/Unfinished:	0					\$0.00	
Unfinished Basement:	1,082					\$27,060.82	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC	Air Conditioning - Same Ducts					\$5,279.16	
Plumbing	1 - Half Bath 2 - Full Bath					\$12,203.00	
Finished Basement Living Area	0					\$0.00	
Features:	4					\$2,900.00	
Attachments:	778					\$18,800.00	
<b>Adjusted Base Price</b>						\$267,894.04	
<b>Changes/Adjustments</b>							
Grade Adjustment:	B 128%					\$315,128.37	
Market Adjustment:	61%					\$507,356.68	
CDU Adjustment:	70					\$355,100.00	
Complete:	100					\$355,100.00	
Dollar Adjustments						(\$500.00)	
<b>Dwelling Value</b>						\$354,600.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$354,600.00
<b>Total Land Value</b>		\$68,200.00
<b>Total Assessed Value</b>		\$422,800.00

Parcel Numbers: 791-0199-000      Property Address: 7349 WOODBURY DR W      Municipality: Franklin, City of

Owner Name: SCHUBERT ANN L      Mailing Address: 7349 W WOODBURY DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	WOODBURY ESTATES LOT 10	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	

1014-Franklin

### Building Description

<b>Dwelling #</b>	<b>791 0199 000- 1</b>		
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:	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:
791 0199 000- 1	1,787	0	0	0	0	0	1,787

Attachment Description(s):	Area:	Attachment Value:
11-OFP	110	\$2,200
13-AFG	528	\$15,800
11-OFP	49	\$1,000


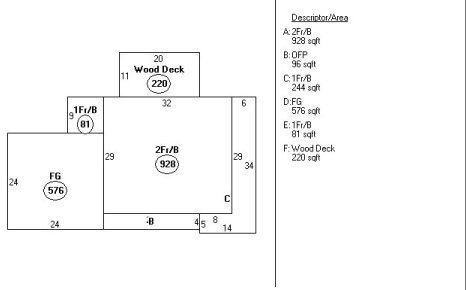
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
2/1/1991		\$139,184.00	Valid		Land and Improvements		
6/27/2003		\$234,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.342	Gross				\$74,200
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
14,898		0.342				\$74,200	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0199 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,787		\$198,607.18	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$198,607.18	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,787		\$39,135.30	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
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:				2		\$2,300.00	
Attachments:				687		\$19,000.00	
<b>Adjusted Base Price</b>						\$270,760.50	
<b>Changes/Adjustments</b>							
Grade Adjustment:				B- 120%		\$299,352.60	
Market Adjustment:				61%		\$481,957.69	
CDU Adjustment:				65		\$313,300.00	
Complete:				100		\$313,300.00	
Dollar Adjustments						\$800.00	
<b>Dwelling Value</b>						\$314,100.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$314,100.00
<b>Total Land Value</b>		\$74,200.00
<b>Total Assessed Value</b>		\$388,300.00

Parcel Numbers: 791-0200-000      Property Address: 7411 WOODBURY CT W      Municipality: Franklin, City of

Owner Name: LEFEBER, PAUL F & PAMELA L      Mailing Address: 7411 W WOODBURY CT FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	

1014-Franklin

### Building Description

<b>Dwelling #</b>	<b>791 0200 000- 1</b>		
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:
791 0200 000- 1	1,253	928	0	0	0	0	2,181

Attachment Description(s):	Area:	Attachment Value:
11-OFP	96	\$1,900
13-AFG	576	\$17,300
31-WD	220	\$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


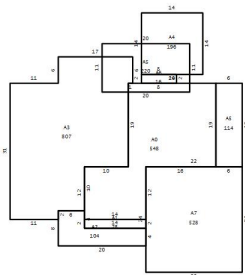


Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
2/1/1994		\$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		0.238	Gross				\$62,900
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
10,367		0.238				\$62,900	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Cul-de-sac			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0200 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,253		\$148,530.62	
Second Story:				928		\$61,053.12	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$209,583.74	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,253		\$29,671.04	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$5,365.26	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				892		\$21,400.00	
<b>Adjusted Base Price</b>						\$280,523.04	
<b>Changes/Adjustments</b>							
Grade Adjustment:				B- 120%		\$308,187.65	
Market Adjustment:				64%		\$505,427.74	
CDU Adjustment:				65		\$328,500.00	
Complete:				100		\$328,500.00	
Dollar Adjustments						\$200.00	
<b>Dwelling Value</b>						\$328,700.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$328,700.00
<b>Total Land Value</b>		\$62,900.00
<b>Total Assessed Value</b>		\$391,600.00

Parcel Numbers: 791-0201-000      Property Address: 7425 WOODBURY CT W      Municipality: Franklin, City of

Owner Name: BOUTON TODD A & QIN S      Mailing Address: 7425 W WOODBURY CT FRANKLIN, WI 53132      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	WOODBURY ESTATES LOT 12	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0201 000- 1</b>		
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:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

### Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
791 0201 000- 1	1,485	576	0	0	0	0	2,061

Attachment Description(s):	Area:	Attachment Value:
11-OFP	28	\$600
11-OFP	104	\$2,100
31-WD	196	\$2,000
13-AFG	528	\$15,800


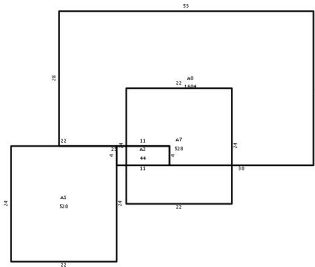
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
7/9/2009		1197	\$100.00		AC/FURREPLAC		
9/21/2011		2018	\$500.00		SHED		
11/23/2016		16-2863	\$9,980.00		ROOF		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/1/1999		\$204,500.00	Valid		Land and Improvements		
1/1/1991		\$149,900.00	Invalid		Land and Improvements		
10/20/2009		\$260,500.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.335	Gross				\$72,900	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
14,593	0.335				\$72,900		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Cul-de-sac			All Public		

Valuation/Explanation		
Dwelling #	791 0201 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,485	\$170,893.80
Second Story:	576	\$41,034.24
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$211,928.04
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,469	\$33,449.13
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,070.06
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	856	\$20,500.00
<b>Adjusted Base Price</b>		\$285,450.23
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$288,915.25
Market Adjustment:	56%	\$450,707.80
CDU Adjustment:	65	\$293,000.00
Complete:	100	\$293,000.00
Dollar Adjustments		\$400.00
<b>Dwelling Value</b>		\$293,400.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$293,400.00
<b>Total Land Value</b>		\$72,900.00
<b>Total Assessed Value</b>		\$366,300.00

Parcel Numbers: 791-0202-000      Property Address: 7439 WOODBURY CT W      Municipality: Franklin, City of

Owner Name: DIFUCCIA MARY BETH      Mailing Address: 7439 W WOODBURY CT FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	WOODBURY ESTATES LOT 13	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
1014-Franklin		

**Building Description**

<b>Dwelling #</b>	<b>791 0202 000- 1</b>		
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:
791 0202 000- 1	1,604	0	0	0	0	0	1,604

Attachment Description(s):	Area:	Attachment Value:
13-AFG	528	\$15,800
11-OFP	44	\$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:


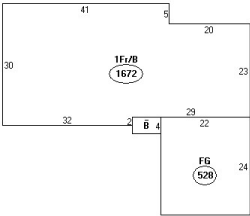
Permit / Construction History							
Date of Permit: 10/30/2013	Permit Number: 13-2613	Permit Amount: \$1,000.00	Details of Permit: FUR/ACREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/5/2009		\$235,000.00	Valid		Land and Improvements		
10/1/1990		\$131,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class: A-Residential Primary Site	Acreage: 0.428	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$81,100	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage: 18,644	Total Acreage: 0.428	Depth:	Act. Frontage:	Assessed Land Value: \$81,100			
General Information							
Topography: Level	Street/Road: Paved	Fronting Traffic: Cul-de-sac	Inspected By:	Inspected On:	Utilities: All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0202 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,604		\$181,203.88	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$181,203.88	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,604		\$35,592.76	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$3,945.84	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				572		\$16,700.00	
<b>Adjusted Base Price</b>						\$247,064.48	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$250,870.93	
Market Adjustment:				72%		\$431,498.00	
CDU Adjustment:				65		\$280,500.00	
Complete:				100		\$280,500.00	
Dollar Adjustments						\$200.00	
<b>Dwelling Value</b>						\$280,700.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$280,700.00
<b>Total Land Value</b>		\$81,100.00
<b>Total Assessed Value</b>		\$361,800.00



Parcel Numbers: 791-0203-000      Property Address: 7440 WOODBURY CT W      Municipality: Franklin, City of

Owner Name: PANKOWSKI, RICHARD A      Mailing Address: 7440 W WOODBURY CT FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	WOODBURY ESTATES LOT 14	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <p>A: 1Fz/B 1672 sqft</p> <p>B: OFF 28 sqft</p> <p>C: FG 528 sqft</p>
	Neighborhood:	

1014-Franklin

### Building Description

<b>Dwelling #</b>	<b>791 0203 000- 1</b>		
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:
791 0203 000- 1	1,672	0	0	0	0	0	1,672

Attachment Description(s):	Area:	Attachment Value:
11-OFP	28	\$600
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


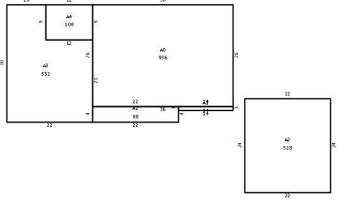
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/1999	110		Average	\$300.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
7/1/1999	99-0804	\$2,300.00	SHED 10X12'				
5/5/2008	865	\$3,300.00	FURREPLAC				
7/1/2013	13-1309	\$2,650.00	ACREPLACE				
6/7/2013	13-1059	\$9,035.00	ROOF				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/1/1998		\$180,000.00	Valid		Land and Improvements		
9/1/1992		\$150,000.00	Invalid		Land and Improvements		
12/1/1995		\$168,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.396	Gross				\$79,100	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:			Assessed Land Value:	
17,250	0.396					\$79,100	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Cul-de-sac			All Public		

Valuation/Explanation		
Dwelling #	791 0203 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
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
<b>Base Price</b>		\$187,899.36
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,672	\$36,934.48
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,113.12
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	556	\$16,400.00
<b>Adjusted Base Price</b>		\$259,849.96
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$265,264.96
Market Adjustment:	53%	\$405,855.38
CDU Adjustment:	70	\$284,100.00
Complete:	100	\$284,100.00
Dollar Adjustments		\$600.00
<b>Dwelling Value</b>		\$284,700.00
Other Building Improvements	0	\$300.00
<b>Total Improvement Value</b>		\$285,000.00
<b>Total Land Value</b>		\$79,100.00
<b>Total Assessed Value</b>		\$364,100.00

Parcel Numbers: 791-0204-000      Property Address: 7428 WOODBURY CT W      Municipality: Franklin, City of

Owner Name: BEST, DONALD S & MARY M - FAM IRREVOC TR      Mailing Address: 7428 W WOODBURY CT FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	WOODBURY ESTATES LOT 15	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
1014-Franklin		

### Building Description

<b>Dwelling #</b>	<b>791 0204 000- 1</b>		
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:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

### Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
791 0204 000- 1	1,044	950	0	0	0	0	1,994

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	14	\$1,400
11-OPF	88	\$1,800
13-AFG	552	\$16,600


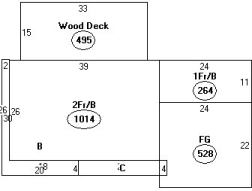
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

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:	
9/1/1991		\$151,110.00	Valid		Land and Improvements		
8/1/1999		\$193,000.00	Valid		Land and Improvements		
2/17/2020		\$298,800.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.241	Gross				\$64,200
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
10,498		0.241				\$64,200	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Cul-de-sac			All Public		

Valuation/Explanation		
Dwelling #	791 0204 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,044	\$130,040.64
Second Story:	950	\$62,054.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$192,094.64
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	936	\$24,635.52
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,905.24
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	654	\$19,800.00
<b>Adjusted Base Price</b>		\$256,238.40
<b>Changes/Adjustments</b>		
Grade Adjustment:	B- 120%	\$280,606.08
Market Adjustment:	59%	\$446,163.67
CDU Adjustment:	70	\$312,300.00
Complete:	100	\$312,300.00
Dollar Adjustments		(\$800.00)
<b>Dwelling Value</b>		\$311,500.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$311,500.00
<b>Total Land Value</b>		\$64,200.00
<b>Total Assessed Value</b>		\$375,700.00

Parcel Numbers: 791-0205-000      Property Address: 7420 WOODBURY CT W      Municipality: Franklin, City of

Owner Name: GUYER, PHILLIP M      Mailing Address: 7420 W WOODBURY CT FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	WOODBURY ESTATES LOT 16	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Descriptor/Size</small></p> <ul style="list-style-type: none"> <li>A: 2F/B 1014 sqft</li> <li>B: 1F/B 132 sqft</li> <li>C: OFF 32 sqft</li> <li>D: Wood Deck 495 sqft</li> <li>E: 1F/B Deck sqft</li> <li>F: FG 528 sqft</li> </ul>
	Neighborhood:	

1014-Franklin

### Building Description

<b>Dwelling #</b>	<b>791 0205 000- 1</b>		
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:	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:
791 0205 000- 1	1,410	1,014	0	0	0	0	2,424

Attachment Description(s):	Area:	Attachment Value:
11-OFP	92	\$1,800
31-WD	495	\$5,000
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


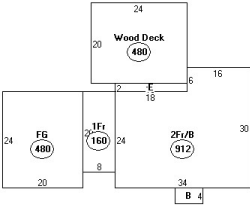
Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed		1/1/2016	72		Average	\$600.00	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
5/11/2011		812	\$3,075.00		BATHREMOD		
7/26/2011		1534	\$3,250.00		AC		
1/9/2014		14-0050	\$5,000.00		FURREPLACE		
4/20/2016		16-0815	\$1,000.00		ACCBLDG SHED		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/1/2000		\$235,900.00	Invalid		Land and Improvements		
9/23/2015		\$318,500.00	Valid		Land and Improvements		
9/1/1990		\$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	0.295	Gross				\$71,400	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
12,850		0.295				\$71,400	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Cul-de-sac			All Public		



Valuation/Explanation		
Dwelling #	791 0205 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,410	\$163,320.30
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
<b>Base Price</b>		\$229,128.90
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,410	\$32,401.80
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,963.04
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	1,115	\$22,600.00
<b>Adjusted Base Price</b>		\$304,596.74
<b>Changes/Adjustments</b>		
Grade Adjustment:	B- 120%	\$335,636.09
Market Adjustment:	55%	\$520,235.94
CDU Adjustment:	65	\$338,200.00
Complete:	100	\$338,200.00
Dollar Adjustments		\$0.00
<b>Dwelling Value</b>		\$338,200.00
Other Building Improvements	0	\$600.00
<b>Total Improvement Value</b>		\$338,800.00
<b>Total Land Value</b>		\$71,400.00
<b>Total Assessed Value</b>		\$410,200.00

Parcel Numbers: 791-0206-000      Property Address: 7406 WOODBURY CT W      Municipality: Franklin, City of

Owner Name: MISSURELLI, MARK & KATHERINE      Mailing Address: 7406 W WOODBURY CT FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	WOODBURY ESTATES LOT 17	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <ul style="list-style-type: none"> <li>A: 2F/FG 912 sqft</li> <li>B: Terrace 28 sqft</li> <li>C: 1F 160 sqft</li> <li>D: FG 480 sqft</li> <li>E: FG 36 sqft</li> <li>F: Wood Deck 480 sqft</li> </ul>
	Neighborhood:	

1014-Franklin

### Building Description

<b>Dwelling #</b>	<b>791 0206 000- 1</b>		
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:	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:
791 0206 000- 1	1,072	948	0	0	0	0	2,020

Attachment Description(s):	Area:	Attachment Value:
35-Ms/Terrace	28	\$0
13-AFG	480	\$14,400
99-Additional Attachments	36	\$3,600
31-WD	480	\$4,800


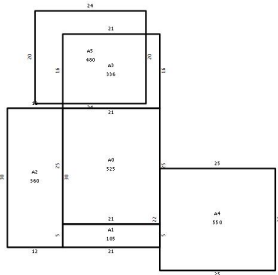
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	912	\$4,560
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	912	\$4,560

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
11/5/2002		02-1248	\$9,600.00		BSMT ALTER		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/1/1991		\$30,900.00	Valid		Land		
6/1/2000		\$206,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.305	Gross				\$72,400
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
13,286		0.305				\$72,400	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Cul-de-sac			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0206 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,072		\$131,909.60	
Second Story:				948		\$62,368.92	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$194,278.52	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				912		\$24,003.84	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$4,969.20	
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		\$22,800.00	
<b>Adjusted Base Price</b>						\$260,854.56	
<b>Changes/Adjustments</b>							
Grade Adjustment:				B- 120%		\$282,545.47	
Market Adjustment:				66%		\$469,025.48	
CDU Adjustment:				70		\$328,300.00	
Complete:				100		\$328,300.00	
Dollar Adjustments						(\$800.00)	
<b>Dwelling Value</b>						\$327,500.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$327,500.00
<b>Total Land Value</b>		\$72,400.00
<b>Total Assessed Value</b>		\$399,900.00

Parcel Numbers: 791-0207-000      Property Address: 7350 WOODBURY DR W      Municipality: Franklin, City of

Owner Name: JABLONOWSKI, BRIAN S & SUSANNE      Mailing Address: 7350 W WOODBURY DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	WOODBURY ESTATES LOT 18	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0207 000- 1</b>		
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:	1
Story:	2.00	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:
791 0207 000- 1	1,221	525	0	0	0	0	1,746

Attachment Description(s):	Area:	Attachment Value:
11-OFP	105	\$2,100
13-AFG	550	\$16,500

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


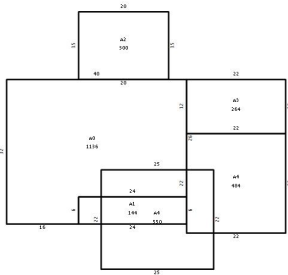
### Other Building Improvements

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:	
10/1/1990		\$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	0.292	Gross				\$71,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
12,720	0.292			\$71,700			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>	<b>791 0207 000- 1</b>						
<b>Description</b>	<b>Area</b>	<b>Value Amount</b>					
<b>Living Area:</b>							
First Story:	1,221	\$146,019.39					
Second Story:	525	\$38,015.25					
Additional Story:	0	\$0.00					
Attic/Finished Net:	0	\$0.00					
Half Story/Finished Net:	0	\$0.00					
<b>Base Price</b>		\$184,034.64					
<b>Unfinished Living Area:</b>							
Room/Unfinished:	0	\$0.00					
Unfinished Basement:	1,221	\$29,218.53					
Half Story/Unfinished:		\$0.00					
<b>Structure Info, Features and Attachments:</b>							
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:	655	\$18,600.00					
<b>Adjusted Base Price</b>		\$246,356.17					
<b>Changes/Adjustments</b>							
Grade Adjustment:	B- 120%	\$270,547.40					
Market Adjustment:	61%	\$435,581.32					
CDU Adjustment:	65	\$283,100.00					
Complete:	100	\$283,100.00					
Dollar Adjustments		\$0.00					
<b>Dwelling Value</b>		\$283,100.00					
Other Building Improvements	0	\$0.00					
<b>Total Improvement Value</b>		\$283,100.00					
<b>Total Land Value</b>		\$71,700.00					
<b>Total Assessed Value</b>		\$354,800.00					

Parcel Numbers: 791-0208-000      Property Address: 7336 WOODBURY DR W      Municipality: Franklin, City of

Owner Name: NOWAK, KURT A      Mailing Address: 7336 W WOODBURY DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	
	WOODBURY ESTATES LOT 19	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0208 000- 1</b>		
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:	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:
791 0208 000- 1	1,400	1,136	0	0	0	0	2,536

Attachment Description(s):	Area:	Attachment Value:
11-OFP	144	\$2,900
31-WD	300	\$3,000
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
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0


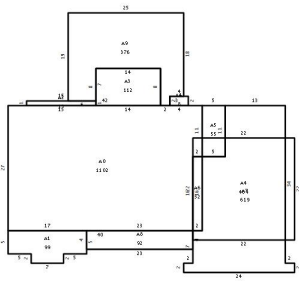
Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed		1/1/2000	100		Average	\$300.00	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
2/28/2008		354	\$100.00		FP		
9/23/2010		1976	\$7,551.00		AC		
11/3/2011		2373	\$30,000.00		KITCHREMOD		
4/25/2017		17-0829	\$3,970.00		ABVGR POOL		
3/19/2008		490	\$3,000.00		EXTREMOD-W		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/20/2015		\$350,000.00	Valid		Land and Improvements		
9/1/1990		\$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	0.265	Gross				\$68,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,543	0.265				\$68,800		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		



Valuation/Explanation		
Dwelling #	791 0208 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,400	\$162,162.00
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
<b>Base Price</b>		\$234,775.12
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,400	\$32,172.00
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$6,238.56
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	928	\$20,400.00
<b>Adjusted Base Price</b>		\$308,388.68
<b>Changes/Adjustments</b>		
Grade Adjustment:	B- 120%	\$342,466.42
Market Adjustment:	54%	\$527,398.28
CDU Adjustment:	70	\$369,200.00
Complete:	100	\$369,200.00
Dollar Adjustments		(\$1,100.00)
<b>Dwelling Value</b>		\$368,100.00
Other Building Improvements	0	\$300.00
<b>Total Improvement Value</b>		\$368,400.00
<b>Total Land Value</b>		\$68,800.00
<b>Total Assessed Value</b>		\$437,200.00

Parcel Numbers: 791-0209-000      Property Address: 7322 WOODBURY DR W      Municipality: Franklin, City of

Owner Name: ZASTROW, PAUL T      Mailing Address: 7322 W WOODBURY DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	
	WOODBURY ESTATES LOT 20	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0209 000- 1</b>		
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:	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:
791 0209 000- 1	1,383	1,142	0	0	0	0	2,525

Attachment Description(s):	Area:	Attachment Value:
13-AFG	32	\$1,000
99-Additional Attachments	8	\$800
13-AFG	619	\$18,600
11-OFP	92	\$1,800
31-WD	376	\$3,800

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	1,000	\$5,000
05-Metal Fireplace	1	\$2,000
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:
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### Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
9/5/2003	208250	\$2,932.00	ACREPLAC
7/5/2012	12-1414	\$7,500.00	BSMTREMOD

### Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
7/31/2015		\$350,000.00	Valid		Land and Improvements	
8/13/2012		\$307,700.00	Valid		Land and Improvements	
10/1/1990		\$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	0.265	Gross				\$68,800

### Acreage/Squarefoot Variables

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### Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
11,543	0.265			\$68,800


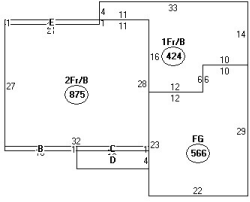
### General Information

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

Valuation/Explanation		
Dwelling #	791 0209 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,383	\$161,382.27
Second Story:	1,142	\$72,996.64
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$234,378.91
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,383	\$32,085.60
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$6,211.50
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$2,900.00
Attachments:	1,127	\$26,000.00
<b>Adjusted Base Price</b>		\$313,779.01
<b>Changes/Adjustments</b>		
Grade Adjustment:	B 128%	\$364,645.13
Market Adjustment:	56%	\$568,846.41
CDU Adjustment:	70	\$398,200.00
Complete:	100	\$398,200.00
Dollar Adjustments		(\$200.00)
<b>Dwelling Value</b>		\$398,000.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$398,000.00
<b>Total Land Value</b>		\$68,800.00
<b>Total Assessed Value</b>		\$466,800.00

Parcel Numbers: 791-0210-000      Property Address: 7308 WOODBURY DR W      Municipality: Franklin, City of

Owner Name: DUTKIEWICZ, DAVID J & AIMEE A      Mailing Address: 7308 W WOODBURY DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	WOODBURY ESTATES LOT 21	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Descriptor/Size</small></p> <ul style="list-style-type: none"> <li>A: 2F/B 975 sqft</li> <li>B: FGH 16 sqft</li> <li>C: 1F/2OFF 16 sqft</li> <li>D: OFF 64 sqft</li> <li>E: FGH 21 sqft</li> <li>F: 1F/2 424 sqft</li> <li>G: FG 566 sqft</li> </ul>
	Neighborhood:	
	1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0210 000- 1</b>		
Year Built:	1/1/1990	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1990	Bedrooms:	4
Remodeled/Effective Age:	-32	Full Baths:	3
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:
791 0210 000- 1	1,320	907	0	0	0	1,000	3,227

Attachment Description(s):	Area:	Attachment Value:
11-OFP	16	\$300
99-Additional Attachments	16	\$1,600
11-OFP	64	\$1,300
99-Additional Attachments	21	\$2,100
13-AFG	566	\$17,000

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:
11/9/2006	3821	\$9,190.00	AC/FURREPLAC
1/23/2007	173	\$7,000.00	BSMT REMOD
3/1/2007	441	\$0.00	DUCTWORK

### Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
5/1/1991		\$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	0.265	Gross				\$68,800

### Acreage/Squarefoot Variables

### Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
11,543	0.265			\$68,800


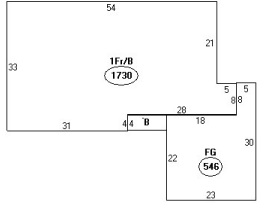
### General Information

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

Valuation/Explanation		
Dwelling #	791 0210 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,320	\$155,166.00
Second Story:	907	\$59,671.53
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$214,837.53
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	299	\$0.00
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$7,938.42
Plumbing	1 - Half Bath 3 - Full Bath	\$19,525.00
Finished Basement Living Area	1,000	\$26,990.00
Features:	3	\$2,600.00
Attachments:	683	\$22,300.00
<b>Adjusted Base Price</b>		\$294,190.95
<b>Changes/Adjustments</b>		
Grade Adjustment:	B- 120%	\$323,149.14
Market Adjustment:	81%	\$584,899.94
CDU Adjustment:	65	\$380,200.00
Complete:	100	\$380,200.00
Dollar Adjustments		(\$300.00)
<b>Dwelling Value</b>		\$379,900.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$379,900.00
<b>Total Land Value</b>		\$68,800.00
<b>Total Assessed Value</b>		\$448,700.00

Parcel Numbers: 791-0211-000      Property Address: 7248 WOODBURY DR W      Municipality: Franklin, City of

Owner Name: BYRNE, SHARON      Mailing Address: 7248 W WOODBURY DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	WOODBURY ESTATES LOT 22	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <p>A: 1F/B 1730 sqft</p> <p>B: OFF 40 sqft</p> <p>C: FG 546 sqft</p>
	Neighborhood:	

1014-Franklin

### Building Description

<b>Dwelling #</b>	<b>791 0211 000- 1</b>		
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:	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:
791 0211 000- 1	1,730	0	0	0	0	0	1,730

Attachment Description(s):	Area:	Attachment Value:
11-OFP	40	\$800
13-AFG	546	\$16,400

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:


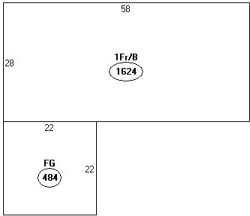


Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/9/2006	1480	\$2,995.00	ACREPLACE				
3/9/2021	21-0086	\$27,500.00	INTREMOD				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/1/1991		\$159,900.00	Valid		Land and Improvements		
1/8/2021		\$329,700.00	Valid		Land and Improvements		
11/15/2021		\$320,600.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.265	Gross				\$68,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,543	0.265				\$68,800		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light		7/5/2022	All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0211 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,730	\$193,189.10		
Second Story:				0	\$0.00		
Additional Story:				0	\$0.00		
Attic/Finished Net:				0	\$0.00		
Half Story/Finished Net:				0	\$0.00		
<b>Base Price</b>						\$193,189.10	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0	\$0.00		
Unfinished Basement:				1,730	\$38,060.00		
Half Story/Unfinished:					\$0.00		
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$4,255.80	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0	\$0.00		
Features:				3	\$2,600.00		
Attachments:				586	\$17,200.00		
<b>Adjusted Base Price</b>						\$262,626.90	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$267,109.59	
Market Adjustment:				40%		\$373,953.43	
CDU Adjustment:				70		\$261,800.00	
Complete:				100		\$261,800.00	
Dollar Adjustments						(\$900.00)	
<b>Dwelling Value</b>						\$260,900.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$260,900.00
<b>Total Land Value</b>		\$68,800.00
<b>Total Assessed Value</b>		\$329,700.00

Parcel Numbers: 791-0212-000      Property Address: 7234 WOODBURY DR W      Municipality: Franklin, City of

Owner Name: PROCHNOW, RICHARD A & MARYANN E      Mailing Address: 7234 W WOODBURY DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:	
	WOODBURY ESTATES LOT 23		
	Parcel Sketch and Site Map obtained from the County GIS	<small>Descriptor/Size</small> A: 1F1/B 1624 sqft B: FG 484 sqft	
	Neighborhood:	1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0212 000- 1</b>		
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:	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:
791 0212 000- 1	1,624	0	0	0	0	0	1,624

Attachment Description(s):	Area:	Attachment Value:
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	484	\$2,420
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	484	\$2,420

### Other Building Improvements


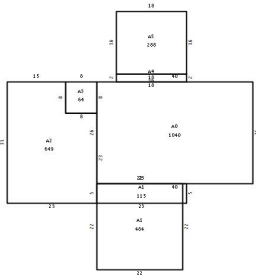
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
4/1/1996	96-0331	\$5,000.00	REC ROOM				
4/1/1998	B980294	\$1,625.00	A/C				
12/4/2014	2924	\$14,000.00	KITREMOD				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/15/2011		\$223,000.00	Valid		Land and Improvements		
8/1/1990		\$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	0.265	Gross				\$68,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,543	0.265				\$68,800		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0212 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,624		\$183,463.28	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$183,463.28	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,624		\$36,036.56	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$3,995.04	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				484		\$14,500.00	
<b>Adjusted Base Price</b>						\$247,616.88	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$253,898.57	
Market Adjustment:				76%		\$446,861.48	
CDU Adjustment:				65		\$290,500.00	
Complete:				100		\$290,500.00	
Dollar Adjustments						(\$600.00)	
<b>Dwelling Value</b>						\$289,900.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$289,900.00
<b>Total Land Value</b>		\$68,800.00
<b>Total Assessed Value</b>		\$358,700.00

Parcel Numbers: 791-0213-000      Property Address: 7220 WOODBURY DR W      Municipality: Franklin, City of

Owner Name: WORZELLA, JOSEPH E & JACQUELIN      Mailing Address: 7220 W WOODBURY DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	WOODBURY ESTATES LOT 24	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1014-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>791 0213 000- 1</b>		
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:	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:
791 0213 000- 1	1,140	1,040	0	0	0	0	2,180

Attachment Description(s):	Area:	Attachment Value:
11-OFP	115	\$2,300
13-AFG	649	\$19,500
31-WD	288	\$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


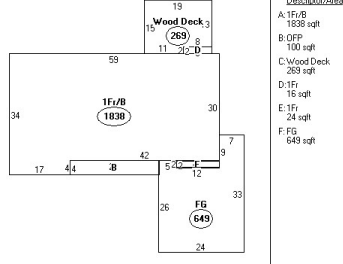
Other Building Improvements							
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:		
RS1-Frame Utility Shed	1/1/2010	100		Average	\$500.00		
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
6/18/2020	20-1567	\$10,000.00	EXTREMOD-ROOF				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/1/1990		\$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	0.265	Gross				\$68,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
11,543	0.265			\$68,800			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0213 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,140		\$138,772.20	
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	
<b>Base Price</b>						\$206,268.20	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,140		\$28,078.20	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$5,362.80	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				1,052		\$24,700.00	
<b>Adjusted Base Price</b>						\$278,912.20	
<b>Changes/Adjustments</b>							
Grade Adjustment:				B 128%		\$322,447.62	
Market Adjustment:				52%		\$490,120.38	
CDU Adjustment:				70		\$343,100.00	
Complete:				100		\$343,100.00	
Dollar Adjustments						\$400.00	
<b>Dwelling Value</b>						\$343,500.00	

Other Building Improvements	0	\$500.00
<b>Total Improvement Value</b>		\$344,000.00
<b>Total Land Value</b>		\$68,800.00
<b>Total Assessed Value</b>		\$412,800.00



Parcel Numbers: 791-0214-000      Property Address: 7206 WOODBURY DR W      Municipality: Franklin, City of

Owner Name: MOMMAERTS, JEROME M JR      Mailing Address: 7206 W WOODBURY DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	WOODBURY ESTATES LOT 25	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0214 000- 1</b>		
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:	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:
791 0214 000- 1	1,878	0	0	0	0	0	1,878

Attachment Description(s):	Area:	Attachment Value:
11-OFP	100	\$2,000
31-WD	269	\$2,700
13-AFG	649	\$19,500


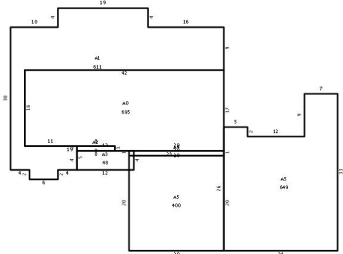
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
11/15/2012	272077	\$3,081.00	FURREPLAC			
10/12/2015	15-2422	\$3,000.00	FOUNDRPR			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
8/1/1990		\$28,900.00	Valid		Land and Improvements	
6/26/2006		\$297,000.00	Valid		Land and Improvements	
3/31/2016		\$244,000.00	Valid		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				\$76,200
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
15,987	0.367			\$76,200		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	791 0214 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,878	\$206,636.34
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$206,636.34
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,838	\$40,105.16
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,619.88
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	1,018	\$24,200.00
<b>Adjusted Base Price</b>		\$285,483.38
<b>Changes/Adjustments</b>		
Grade Adjustment:	B- 120%	\$310,420.06
Market Adjustment:	57%	\$487,359.49
CDU Adjustment:	65	\$316,800.00
Complete:	100	\$316,800.00
Dollar Adjustments		\$100.00
<b>Dwelling Value</b>		\$316,900.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$316,900.00
<b>Total Land Value</b>		\$76,200.00
<b>Total Assessed Value</b>		\$393,100.00

Parcel Numbers: 791-0215-000	Property Address: 7148 WOODBURY DR W	Municipality: Franklin, City of
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Owner Name: FLOETER, LISA M	Mailing Address: 7148 W WOODBURY DR FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WOODBURY ESTATES LOT 26	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0215 000- 1</b>		
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:	C+	Room Count:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

### Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
791 0215 000- 1	1,326	703	0	0	0	0	2,029

Attachment Description(s):	Area:	Attachment Value:
11-OFP	8	\$200
11-OFP	48	\$1,000
13-AFG	400	\$12,000


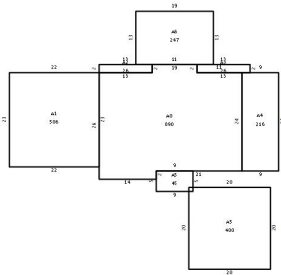
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition: Average	Rec Room Area: 509	Rec Room Value: \$2,545
05-Metal Fireplace	1	\$2,000
Rec Room Condition: Average	Rec Room Area: 509	Rec Room Value: \$2,545

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		97-0368	\$6,000.00		REC ROOM		
11/3/2011		2376	\$4,723.00		FURREPLAC		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/20/2016		\$265,000.00	Valid		Land and Improvements		
1/28/2010		\$234,000.00	Valid		Land and Improvements		
7/1/2021		\$408,200.00	Valid		Land and Improvements		
4/21/2006		\$250,000.00	Valid		Land and Improvements		
8/13/2004		\$235,200.00	Invalid		Land and Improvements		
6/30/2009		\$264,900.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.324	Gross				\$73,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
14,113	0.324				\$73,600		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	791 0215 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,326	\$155,871.30
Second Story:	703	\$48,183.62
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$204,054.92
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,326	\$31,068.18
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,991.34
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	456	\$13,200.00
<b>Adjusted Base Price</b>		\$262,936.44
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$272,180.08
Market Adjustment:	76%	\$479,036.95
CDU Adjustment:	70	\$335,300.00
Complete:	100	\$335,300.00
Dollar Adjustments		(\$700.00)
<b>Dwelling Value</b>		\$334,600.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$334,600.00
<b>Total Land Value</b>		\$73,600.00
<b>Total Assessed Value</b>		\$408,200.00

Parcel Numbers: 791-0216-000      Property Address: 7556 PINEBERRY RIDGE W      Municipality: Franklin, City of

Owner Name: QUTOUM, EMAD L      Mailing Address: 7556 W PINEBERRY RIDGE FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	
	WOODBURY ESTATES ADDN NO 1 LOT 27	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0216 000- 1</b>	Exterior Wall:	04-Alum/Vinyl
Year Built:	1/1/1992	Bedrooms:	3
Year Remodeled:	1/1/1992	Full Baths:	2
Remodeled/Effective Age:	-30	Half Baths:	1
Building Type/Style:	12-Colonial	Rough-in:	0
Story:	2.00	Room Count:	4
Grade:	B-	Basement Description:	Full Basement
CDU/Overall Condition:	Average	Heating:	Air Conditioning - Same Ducts
Interior Condition:	Poorer	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:
791 0216 000- 1	1,106	942	0	0	0	0	2,048

Attachment Description(s):	Area:	Attachment Value:
13-AFG	506	\$15,200
99-Additional Attachments	26	\$2,600
99-Additional Attachments	26	\$2,600
11-OPF	45	\$900
31-WD	247	\$2,500

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	318	\$1,590
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	318	\$1,590

### 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:
6/1/1997	97-0429	\$1,500.00	WDDK
4/22/2013	13-0604	\$5,000.00	ROOF

### Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
5/16/2019		\$210,000.00	Valid		Land and Improvements	
12/19/2002		\$232,000.00	Invalid		Land and Improvements	
1/31/2020		\$369,500.00	Valid		Land and Improvements	
4/1/1992		\$30,700.00	Valid		Land	
8/1/1999		\$169,900.00	Invalid		Land and Improvements	

### Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.311	Gross				\$72,300

### Acreage/Squarefoot Variables

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### Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
13,547	0.311			\$72,300

### General Information


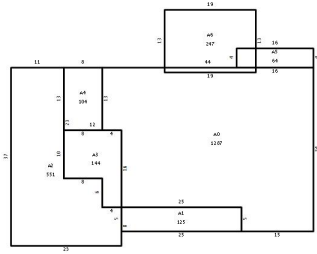
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Light			All Public



Valuation/Explanation		
Dwelling #	791 0216 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,106	\$134,633.38
Second Story:	942	\$61,974.18
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$196,607.56
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,106	\$27,240.78
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
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	\$2,300.00
Attachments:	850	\$23,800.00
<b>Adjusted Base Price</b>		\$267,189.42
<b>Changes/Adjustments</b>		
Grade Adjustment:	B- 120%	\$289,307.30
Market Adjustment:	59%	\$459,998.61
CDU Adjustment:	70	\$322,000.00
Complete:	100	\$322,000.00
Dollar Adjustments		(\$300.00)
<b>Dwelling Value</b>		\$321,700.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$321,700.00
<b>Total Land Value</b>		\$72,300.00
<b>Total Assessed Value</b>		\$394,000.00

Parcel Numbers: 791-0217-000      Property Address: 7534 PINEBERRY RIDGE W      Municipality: Franklin, City of

Owner Name: TOWNSEND, CHRISTOPHER L JR      Mailing Address: 7534 W PINEBERRY RIDGE FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	
	WOODBURY ESTATES ADDN NO 1 LOT 28	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0217 000- 1</b>		
Year Built:	1/1/1992	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1992	Bedrooms:	4
Remodeled/Effective Age:	-30	Full Baths:	3
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:
791 0217 000- 1	1,455	1,431	0	0	0	0	2,886

Attachment Description(s):	Area:	Attachment Value:
13-AFG	144	\$4,300
11-OPF	125	\$2,500
13-AFG	551	\$16,500


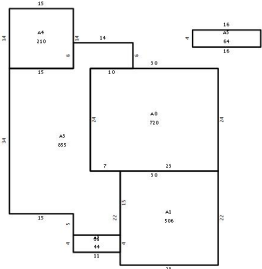
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	800	\$4,000
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	800	\$4,000

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed		1/1/1994	100		Average	\$200.00	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
4/1/1994		94-0259	\$1,000.00		SHED 10X10'		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/9/2020		\$385,000.00	Valid		Land and Improvements		
3/1/1992		\$31,900.00	Valid		Land		
7/1/1997		\$244,000.00	Valid		Land and Improvements		
4/1/2000		\$275,000.00	Valid		Land and Improvements		
6/1/2015		\$349,900.00	Invalid		Land and Improvements		
11/7/2015		\$289,900.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.316	Gross				\$74,000
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
13,765		0.316				\$74,000	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	791 0217 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,455	\$167,441.40
Second Story:	1,431	\$88,621.83
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$256,063.23
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,455	\$33,130.35
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$7,099.56
Plumbing	0 - Half Bath 3 - Full Bath	\$14,644.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$2,900.00
Attachments:	820	\$23,300.00
<b>Adjusted Base Price</b>		\$337,137.14
<b>Changes/Adjustments</b>		
Grade Adjustment:	B 128%	\$397,999.54
Market Adjustment:	31%	\$521,379.40
CDU Adjustment:	70	\$365,000.00
Complete:	100	\$365,000.00
Dollar Adjustments		(\$900.00)
<b>Dwelling Value</b>		\$364,100.00
Other Building Improvements	0	\$200.00
<b>Total Improvement Value</b>		\$364,300.00
<b>Total Land Value</b>		\$74,000.00
<b>Total Assessed Value</b>		\$438,300.00

Parcel Numbers: 791-0218-000      Property Address: 7517 WOODBURY DR W      Municipality: Franklin, City of

Owner Name: CHAVEZ, JORGELUIS      Mailing Address: 7517 W WOODBURY DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	WOODBURY ESTATES ADDN NO 1 LOT 29	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0218 000- 1</b>		
Year Built:	1/1/1992	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1992	Bedrooms:	3
Remodeled/Effective Age:	-30	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:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

### Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
791 0218 000- 1	1,575	720	0	0	0	0	2,295

Attachment Description(s):	Area:	Attachment Value:
13-AFG	506	\$15,200
11-OPF	44	\$900
31-WD	210	\$2,100


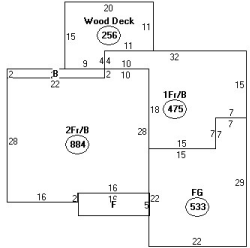
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
5/1/1994	94-0522	\$1,400.00	DECK			
12/4/2008	2763	\$0.00	FURREPLAC			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
9/18/2012		\$264,800.00	Valid		Land and Improvements	
1/31/2014		\$50,000.00	Invalid		Land and Improvements	
1/1/1992		\$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	0.315	Gross				\$73,400
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
13,721	0.315			\$73,400		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	791 0218 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,575	\$178,998.75
Second Story:	720	\$49,348.80
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$228,347.55
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,575	\$35,232.75
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,645.70
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	760	\$18,200.00
<b>Adjusted Base Price</b>		\$294,607.00
<b>Changes/Adjustments</b>		
Grade Adjustment:	B 128%	\$350,856.96
Market Adjustment:	45%	\$508,742.59
CDU Adjustment:	70	\$356,100.00
Complete:	100	\$356,100.00
Dollar Adjustments		(\$600.00)
<b>Dwelling Value</b>		\$355,500.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$355,500.00
<b>Total Land Value</b>		\$73,400.00
<b>Total Assessed Value</b>		\$428,900.00

Parcel Numbers: 791-0219-000      Property Address: 7501 WOODBURY DR W      Municipality: Franklin, City of

Owner Name: MANKE, ERIC A & RAQUELE G      Mailing Address: 7501 W WOODBURY DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	WOODBURY ESTATES ADDN NO 1 LOT 30	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <ul style="list-style-type: none"> <li>A: 2F/B 584 sqft</li> <li>B: FDH 44 sqft</li> <li>C: Wood Deck 285 sqft</li> <li>D: 1F/B 475 sqft</li> <li>E: FG 533 sqft</li> <li>F: OFP 80 sqft</li> </ul>
	Neighborhood:	

1014-Franklin

### Building Description

<b>Dwelling #</b>	<b>791 0219 000- 1</b>		
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:
791 0219 000- 1	1,359	928	0	0	0	0	2,287

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	44	\$4,400
31-WD	256	\$2,600
13-AFG	533	\$16,000
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	412	\$2,060
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	412	\$2,060


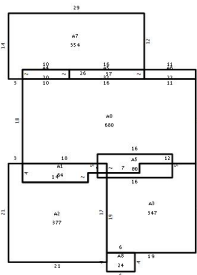


Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
8/17/2006		2778	\$3,195.00		ACREPLACE		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
1/3/2019		\$332,500.00	Valid		Land and Improvements		
7/1/1992		\$165,990.00	Valid		Land and Improvements		
7/1/1995		\$223,000.00	Valid		Land and Improvements		
6/1/1997		\$198,000.00	Valid		Land and Improvements		
8/30/2018		\$280,000.00	Invalid		Land and Improvements		
8/31/2018		\$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		0.277	Gross				\$69,900
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
12,066		0.277				\$69,900	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	791 0219 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,359	\$158,581.71
Second Story:	928	\$61,053.12
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$219,634.83
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,359	\$31,528.80
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,626.02
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	913	\$24,600.00
<b>Adjusted Base Price</b>		\$295,892.65
<b>Changes/Adjustments</b>		
Grade Adjustment:	B- 120%	\$322,791.18
Market Adjustment:	52%	\$490,642.59
CDU Adjustment:	70	\$343,400.00
Complete:	100	\$343,400.00
Dollar Adjustments		\$1,100.00
<b>Dwelling Value</b>		\$344,500.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$344,500.00
<b>Total Land Value</b>		\$69,900.00
<b>Total Assessed Value</b>		\$414,400.00

Parcel Numbers: 791-0220-000      Property Address: 7502 WOODBURY DR W      Municipality: Franklin, City of

Owner Name: GITTER MICHAEL L & BONNIE J      Mailing Address: 7502 W WOODBURY DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	
	WOODBURY ESTATES ADDN NO 1 LOT 31	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0220 000- 1</b>		
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:	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:
791 0220 000- 1	1,027	818	0	0	0	0	1,845

Attachment Description(s):	Area:	Attachment Value:
13-AFG	64	\$1,900
31-WD	20	\$200
31-WD	32	\$300
99-Additional Attachments	20	\$2,000
99-Additional Attachments	32	\$3,200
13-AFG	377	\$11,300
99-Additional Attachments	22	\$2,200
31-WD	354	\$3,500
11-OFP	24	\$500

Feature Description(s): 05-Metal Fireplace	Area: 1	Feature Value: \$2,000
Rec Room Condition: Average	Rec Room Area: 315	Rec Room Value: \$1,575
22-Additional Fixture	1	\$300
Rec Room Condition: Average	Rec Room Area: 315	Rec Room Value: \$1,575

### Other Building Improvements

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

Date of Permit: 3/7/2006	Permit Number: 678	Permit Amount: \$5,536.00	Details of Permit: AC/FURREPLAC
6/18/2008	1277	\$12,000.00	INTREMOD
6/12/2006	1899	\$6,600.00	RECROOM

### Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
9/28/2005		\$214,400.00	Invalid		Land and Improvements	
8/27/2004		\$234,400.00	Valid		Land and Improvements	
7/1/1997		\$168,000.00	Valid		Land and Improvements	
12/1/1991		\$33,900.00	Valid		Land	

### Land Breakdown

Land Class: A-Residential Primary Site	Acreage: 0.242	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$66,500
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### Acreage/Squarefoot Variables

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### Land Data & Computations

Total Square Footage: 10,542	Total Acreage: 0.242	Depth:	Act. Frontage:	Assessed Land Value: \$66,500
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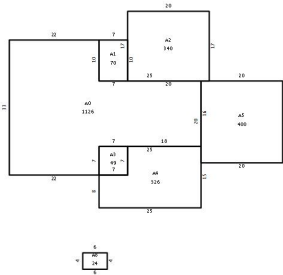
### General Information

Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: All Public
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Valuation/Explanation		
Dwelling #	791 0220 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,027	\$127,923.12
Second Story:	818	\$55,558.56
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$183,481.68
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,027	\$26,106.34
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,538.70
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	945	\$25,100.00
<b>Adjusted Base Price</b>		\$253,729.72
<b>Changes/Adjustments</b>		
Grade Adjustment:	B- 120%	\$271,595.66
Market Adjustment:	55%	\$420,973.28
CDU Adjustment:	70	\$294,700.00
Complete:	100	\$294,700.00
Dollar Adjustments		\$200.00
<b>Dwelling Value</b>		\$294,900.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$294,900.00
<b>Total Land Value</b>		\$66,500.00
<b>Total Assessed Value</b>		\$361,400.00

Parcel Numbers: 791-0221-000      Property Address: 7448 PINEBERRY RIDGE W      Municipality: Franklin, City of

Owner Name: NOWAK, JONATHAN & KIM M      Mailing Address: 7448 W PINEBERRY RIDGE FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	
	WOODBURY ESTATES ADDN NO 1 LOT 32	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0221 000- 1</b>		
Year Built:	1/1/1860	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1860	Bedrooms:	4
Remodeled/Effective Age:	-162	Full Baths:	1
Building Type/Style:	10-Farmhouse	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:
791 0221 000- 1	1,245	1,126	0	0	0	0	2,371

Attachment Description(s):	Area:	Attachment Value:
12-EFP	340	\$10,200
34-Stn/TL Pat	326	\$1,600
13-AFG	400	\$12,000

Feature Description(s):	Area:	Feature Value:
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:


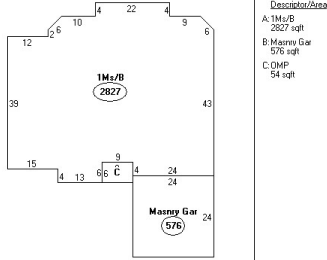
### Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
11/3/2008	2562	\$3,672.00	FURREPLAC

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/1/1992		\$128,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.253	Gross				\$65,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,021	0.253				\$65,700		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0221 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,245		\$148,889.55	
Second Story:				1,126		\$71,973.92	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$220,863.47	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,245		\$29,792.85	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$5,832.66	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$5,500.00	
Attachments:				1,066		\$23,800.00	
<b>Adjusted Base Price</b>						\$290,669.98	
<b>Changes/Adjustments</b>							
Grade Adjustment:				B- 120%		\$313,643.98	
Market Adjustment:				66%		\$520,649.00	
CDU Adjustment:				45		\$234,300.00	
Complete:				100		\$234,300.00	
Dollar Adjustments						(\$500.00)	
<b>Dwelling Value</b>						\$233,800.00	
Other Building Improvements				0		\$0.00	
<b>Total Improvement Value</b>						\$233,800.00	
<b>Total Land Value</b>						\$65,700.00	
<b>Total Assessed Value</b>						\$299,500.00	

Parcel Numbers: 791-0222-000      Property Address: 7424 PINEBERRY RIDGE W      Municipality: Franklin, City of

Owner Name: CATHLINA, BARBARA A REVOC TRUST      Mailing Address: 7424 W PINEBERRY RIDGE FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	WOODBURY ESTATES ADDN NO 1 LOT 33	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0222 000- 1</b>		
Year Built:	1/1/1993	Exterior Wall:	07-Brick
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:	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:	Hot Water

### Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
791 0222 000- 1	2,827	0	0	0	0	0	2,827

Attachment Description(s):	Area:	Attachment Value:
23-AMG	576	\$20,200
21-OMP	54	\$1,400

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	6	\$1,800
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Fair	1,500	\$6,000
03-Masonry Fireplace	1	\$5,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Fair	1,500	\$6,000

### Other Building Improvements

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


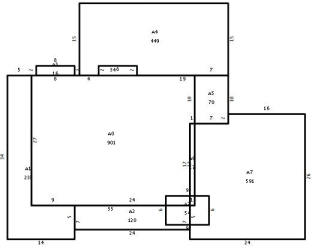


Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
7/6/2010	1310	\$100.00	FURREPLAC				
8/9/2012	12-1801	\$6,000.00	ACREPLACE				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/1/1992		\$46,900.00	Valid		Land		
9/1/2000		\$247,700.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.336	Gross				\$75,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
14,636	0.336				\$75,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0222 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				2,827		\$198,879.45	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$198,879.45	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				2,827		\$55,804.98	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$6,954.42	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				7		\$7,300.00	
Attachments:				630		\$21,600.00	
<b>Adjusted Base Price</b>						\$297,860.85	
<b>Changes/Adjustments</b>							
Grade Adjustment:				B 128%		\$344,269.89	
Market Adjustment:				78%		\$612,800.40	
CDU Adjustment:				70		\$429,000.00	
Complete:				100		\$429,000.00	
Dollar Adjustments						\$300.00	
<b>Dwelling Value</b>						\$429,300.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$429,300.00
<b>Total Land Value</b>		\$75,200.00
<b>Total Assessed Value</b>		\$504,500.00

Parcel Numbers: 791-0223-000      Property Address: 7396 PINEBERRY RIDGE W      Municipality: Franklin, City of

Owner Name: MOLINA, MARCO M & KELLY E      Mailing Address: 7396 W PINEBERRY RIDGE FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	WOODBURY ESTATES ADDN NO 1 LOT 34	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0223 000- 1</b>		
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:
791 0223 000- 1	1,220	918	0	0	0	0	2,138

Attachment Description(s):	Area:	Attachment Value:
13-AFG	17	\$500
11-OPF	120	\$2,400
31-WD	449	\$4,500
13-AFG	591	\$17,700


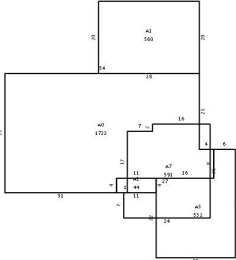
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
1/25/2021	21-0023	\$10,000.00	INTREMOD			
5/25/2021	21-0175	\$10,000.00	HVAC			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
5/28/2019		\$380,000.00	Valid		Land and Improvements	
5/1/1992		\$175,653.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.349	Gross				\$75,800
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
15,202	0.349			\$75,800		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light		7/5/2022	All Public	

Valuation/Explanation		
Dwelling #	791 0223 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,220	\$145,899.80
Second Story:	918	\$60,395.22
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$206,295.02
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,220	\$29,194.60
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,259.48
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	1,177	\$25,100.00
<b>Adjusted Base Price</b>		\$280,652.10
<b>Changes/Adjustments</b>		
Grade Adjustment:	B 128%	\$323,778.69
Market Adjustment:	53%	\$495,381.39
CDU Adjustment:	70	\$346,800.00
Complete:	100	\$346,800.00
Dollar Adjustments		(\$800.00)
<b>Dwelling Value</b>		\$346,000.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$346,000.00
<b>Total Land Value</b>		\$75,800.00
<b>Total Assessed Value</b>		\$421,800.00

Parcel Numbers: 791-0224-000      Property Address: 7374 PINEBERRY RIDGE W      Municipality: Franklin, City of

Owner Name: COULTER, SHARON D      Mailing Address: 7374 W PINEBERRY RIDGE FRANKLIN, WI 53132      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	WOODBURY ESTATES ADDN NO 1 LOT 35	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1014-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>791 0224 000- 1</b>		
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:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

**Square Footage / Attachments**

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
791 0224 000- 1	1,722	0	0	0	0	0	1,722

Attachment Description(s):	Area:	Attachment Value:
31-WD	560	\$5,600
11-OPF	44	\$900
13-AFG	532	\$16,000

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


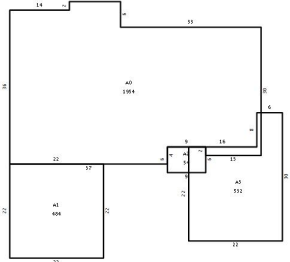
Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
1/10/2011	47	\$6,011.00	FURN/AC RPL			
7/5/2016	16-1588	\$10,000.00	ROOF			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
3/27/2006		\$270,000.00	Invalid		Land and Improvements	
11/1/1995		\$182,000.00	Valid		Land and Improvements	
4/1/1993		\$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	0.329	Gross				\$75,100
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
14,331	0.329			\$75,100		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	791 0224 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,722	\$192,295.74
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$192,295.74
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,722	\$37,884.00
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,236.12
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	1,136	\$22,500.00
<b>Adjusted Base Price</b>		\$266,837.86
<b>Changes/Adjustments</b>		
Grade Adjustment:	B- 120%	\$290,085.43
Market Adjustment:	49%	\$432,227.29
CDU Adjustment:	70	\$302,600.00
Complete:	100	\$302,600.00
Dollar Adjustments		\$400.00
<b>Dwelling Value</b>		\$303,000.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$303,000.00
<b>Total Land Value</b>		\$75,100.00
<b>Total Assessed Value</b>		\$378,100.00



Parcel Numbers: 791-0225-000      Property Address: 7342 PINEBERRY RIDGE W      Municipality: Franklin, City of

Owner Name: DEKKER DENNIS A & VIRGINIA M      Mailing Address: 7342 W PINEBERRY RIDGE FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	WOODBURY ESTATES ADDN NO 1 LOT 36	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0225 000- 1</b>		
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:	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:
791 0225 000- 1	1,954	0	0	0	0	0	1,954

Attachment Description(s):	Area:	Attachment Value:
13-AFG	484	\$14,500
11-OFP	54	\$1,100

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


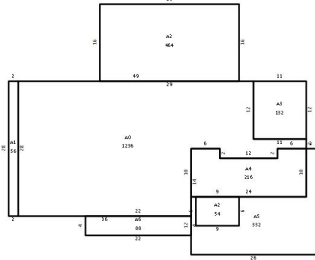
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
12/8/2009	2463	\$3,595.00	FURREPLAC				
7/21/2010	1489	\$2,895.00	ACREPLACE				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
2/1/1992		\$34,900.00	Valid		Land		
9/18/2006		\$293,500.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.300	Gross				\$72,800	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
13,068	0.300				\$72,800		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0225 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
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	
<b>Base Price</b>						\$213,005.54	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,954		\$42,147.78	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
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:				3		\$2,600.00	
Attachments:				538		\$15,600.00	
<b>Adjusted Base Price</b>						\$285,482.16	
<b>Changes/Adjustments</b>							
Grade Adjustment:				B- 120%		\$320,738.59	
Market Adjustment:				40%		\$449,034.03	
CDU Adjustment:				70		\$314,300.00	
Complete:				100		\$314,300.00	
Dollar Adjustments						\$1,100.00	
<b>Dwelling Value</b>						\$315,400.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$315,400.00
<b>Total Land Value</b>		\$72,800.00
<b>Total Assessed Value</b>		\$388,200.00

Parcel Numbers: 791-0226-000      Property Address: 7320 PINEBERRY RIDGE W      Municipality: Franklin, City of

Owner Name: GRONSETH, DANIEL J & DIANE M      Mailing Address: 7320 W PINEBERRY RIDGE FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	
	WOODBURY ESTATES ADDN NO 1 LOT 37	
	Parcel Sketch and Site Map obtained from the County GIS	
Neighborhood:	1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0226 000- 1</b>		
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:	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:
791 0226 000- 1	1,424	1,452	0	0	0	0	2,876

Attachment Description(s):	Area:	Attachment Value:
13-AFG	216	\$6,500
31-WD	464	\$4,600
13-AFG	332	\$10,000
11-OPF	88	\$1,800


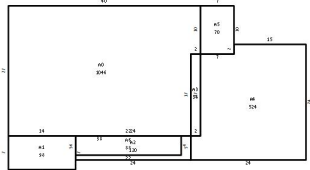
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
7/1/1994	94-0782	\$1,900.00	A/C			
3/7/2019	19-0435	\$6,057.00	FURREPLACE			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
5/1/1992		\$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	0.282	Gross				\$70,700
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
12,284	0.282			\$70,700		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	
Valuation/Explanation						
<b>Dwelling #</b>	<b>791 0226 000- 1</b>					
<b>Description</b>	<b>Area</b>				<b>Value Amount</b>	
<b>Living Area:</b>						
First Story:	1,424				\$164,941.92	
Second Story:	1,452				\$89,530.32	
Additional Story:	0				\$0.00	
Attic/Finished Net:	0				\$0.00	
Half Story/Finished Net:	0				\$0.00	
<b>Base Price</b>						\$254,472.24
<b>Unfinished Living Area:</b>						
Room/Unfinished:	0				\$0.00	
Unfinished Basement:	1,424				\$32,723.52	
Half Story/Unfinished:					\$0.00	
<b>Structure Info, Features and Attachments:</b>						
Heating/AC	Air Conditioning - Same Ducts				\$7,074.96	
Plumbing	1 - Half Bath 2 - Full Bath				\$12,203.00	
Finished Basement Living Area	0				\$0.00	
Features:	4				\$2,900.00	
Attachments:	1,100				\$22,900.00	
<b>Adjusted Base Price</b>						\$332,273.72
<b>Changes/Adjustments</b>						
Grade Adjustment:	B 128%				\$392,286.36	
Market Adjustment:	40%				\$549,200.91	
CDU Adjustment:	70				\$384,400.00	
Complete:	100				\$384,400.00	
Dollar Adjustments					(\$900.00)	
<b>Dwelling Value</b>						\$383,500.00

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$383,500.00
<b>Total Land Value</b>		\$70,700.00
<b>Total Assessed Value</b>		\$454,200.00

Parcel Numbers: 791-0227-000	Property Address: 7288 PINEBERRY RIDGE W	Municipality: Franklin, City of
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Owner Name: SCHMIDT, DAVID J	Mailing Address: 7288 W PINEBERRY RIDGE FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WOODBURY ESTATES ADDN NO 1 LOT 38	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1014-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>791 0227 000- 1</b>		
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:	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:
791 0227 000- 1	1,214	1,080	0	0	0	0	2,294

Attachment Description(s):	Area:	Attachment Value:
13-AFG	34	\$1,000
11-OPF	120	\$2,400
13-AFG	524	\$15,700

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition: Average	Rec Room Area: 958	Rec Room Value: \$4,790
05-Metal Fireplace	1	\$2,000
Rec Room Condition: Average	Rec Room Area: 958	Rec Room Value: \$4,790


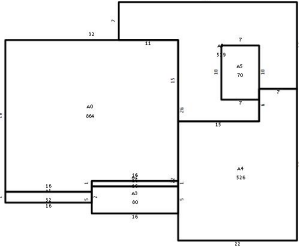
Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
7/8/2020	20-1752	\$4,300.00	ACREPLACE			
2/11/2008	252	\$4,607.00	FURREPLAC			
2/21/2007	381	\$20,000.00	BSMT REMOD			
8/19/2006	2807	\$1,000.00	EGRESS			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
6/1/1992		\$185,650.00	Valid		Land and Improvements	
8/1/1998		\$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	0.267	Gross				\$69,000
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
11,631	0.267			\$69,000		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	



Valuation/Explanation		
Dwelling #	791 0227 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,214	\$145,182.26
Second Story:	1,080	\$69,541.20
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$214,723.46
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,214	\$29,051.02
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,643.24
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$2,900.00
Attachments:	678	\$19,100.00
<b>Adjusted Base Price</b>		\$283,620.72
<b>Changes/Adjustments</b>		
Grade Adjustment:	B 128%	\$334,874.52
Market Adjustment:	54%	\$515,706.76
CDU Adjustment:	70	\$361,000.00
Complete:	100	\$361,000.00
Dollar Adjustments		\$700.00
<b>Dwelling Value</b>		\$361,700.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$361,700.00
<b>Total Land Value</b>		\$69,000.00
<b>Total Assessed Value</b>		\$430,700.00

Parcel Numbers: 791-0228-000      Property Address: 7266 PINEBERRY RIDGE W      Municipality: Franklin, City of

Owner Name: DIRIENZO, JOSEPH & THERESA      Mailing Address: 7266 W PINEBERRY RIDGE FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	
	WOODBURY ESTATES ADDN NO 1 LOT 39	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0228 000- 1</b>		
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:
791 0228 000- 1	1,383	912	0	0	0	0	2,295

Attachment Description(s):	Area:	Attachment Value:
11-OFP	16	\$300
99-Additional Attachments	32	\$3,200
11-OFP	80	\$1,600
13-AFG	526	\$15,800


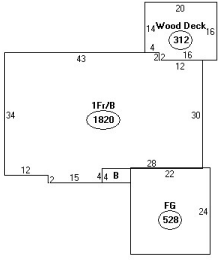
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

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:	
12/1/1991		\$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	0.267	Gross				\$69,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
11,631		0.267				\$69,000	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0228 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,383		\$161,382.27	
Second Story:				912		\$60,000.48	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$221,382.75	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,383		\$32,085.60	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$5,645.70	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0		\$0.00	
Features:				3		\$2,600.00	
Attachments:				654		\$20,900.00	
<b>Adjusted Base Price</b>						\$294,817.05	
<b>Changes/Adjustments</b>							
Grade Adjustment:				B 128%		\$347,285.82	
Market Adjustment:				44%		\$500,091.59	
CDU Adjustment:				70		\$350,100.00	
Complete:				100		\$350,100.00	
Dollar Adjustments						(\$600.00)	
<b>Dwelling Value</b>						\$349,500.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$349,500.00
<b>Total Land Value</b>		\$69,000.00
<b>Total Assessed Value</b>		\$418,500.00

Parcel Numbers: 791-0229-000      Property Address: 7244 PINEBERRY RIDGE W      Municipality: Franklin, City of

Owner Name: HATHAWAY TRUST, DTD 5/9/2002      Mailing Address: 7244 W PINEBERRY RIDGE FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	WOODBURY ESTATES ADDN NO 1 LOT 40	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Descriptor/Size</small></p> <p>A: 1FV/B 1820 sqft</p> <p>B: OFF 32 sqft</p> <p>C: FG 528 sqft</p> <p>D: Wood Deck 312 sqft</p>
	Neighborhood:	
	1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0229 000- 1</b>		
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:	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:
791 0229 000- 1	1,820	0	0	0	0	0	1,820

Attachment Description(s):	Area:	Attachment Value:
11-OFP	32	\$600
13-AFG	528	\$15,800
31-WD	312	\$3,100


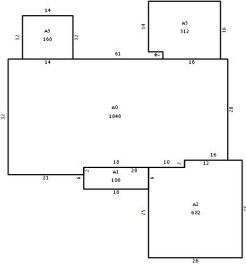
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	4	\$1,200
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Good	1,148	\$6,888
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Good	1,148	\$6,888

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:		Details of Permit:			
4/15/2003	03-0880	\$2,000.00		ARBOR			
1/6/2011	38	\$4,095.00		FURN			
1/26/2016	16-0129	\$13,500.00		ROOF			
11/4/2020	20-3212	\$22,556.00		FBLA			
1/8/2010	32	\$20,000.00		RECROOM			
2/1/2010	143	\$2,100.00		INTERREMOD			
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/16/2002		\$250,000.00	Invalid		Land and Improvements		
2/1/1992		\$34,900.00	Valid		Land		
10/23/2001		\$234,500.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.267	Gross				\$69,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,631	0.267				\$69,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	791 0229 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
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
<b>Base Price</b>		\$201,364.80
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,820	\$39,712.40
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
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:	5	\$3,200.00
Attachments:	872	\$19,500.00
<b>Adjusted Base Price</b>		\$275,576.40
<b>Changes/Adjustments</b>		
Grade Adjustment:	B- 120%	\$303,451.68
Market Adjustment:	56%	\$473,384.62
CDU Adjustment:	70	\$331,400.00
Complete:	100	\$331,400.00
Dollar Adjustments		\$300.00
<b>Dwelling Value</b>		\$331,700.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$331,700.00
<b>Total Land Value</b>		\$69,000.00
<b>Total Assessed Value</b>		\$400,700.00

Parcel Numbers: 791-0230-000      Property Address: 7222 PINEBERRY RIDGE W      Municipality: Franklin, City of

Owner Name: LASOCKI, JOHN J      Mailing Address: 7222 W PINEBERRY RIDGE FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	WOODBURY ESTATES ADDN NO 1 LOT 41	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1014-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>791 0230 000- 1</b>		
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:	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:
791 0230 000- 1	1,848	0	0	0	0	0	1,848

Attachment Description(s):	Area:	Attachment Value:
11-OFP	108	\$2,200
13-AFG	682	\$20,500
31-WD	168	\$1,700

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


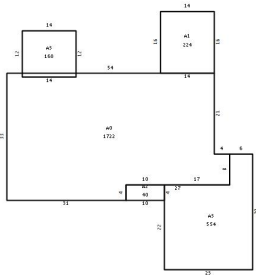


Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
8/1/1998		98-0986	\$4,500.00		FURNACE		
5/29/2020		20-1306	\$9,260.00		FENCE		
3/1/1998		98-0164	\$85,000.00		NEW CONST		
4/1/1999		99-0404	\$800.00		DECK 12X14'		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/29/2015		\$271,000.00	Valid		Land and Improvements		
3/1/1992		\$34,900.00	Valid		Land		
2/1/1998		\$38,500.00	Valid		Land		
2/11/2005		\$295,000.00	Valid		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				\$69,400	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,761	0.270				\$69,400		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	791 0230 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
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
<b>Base Price</b>		\$204,462.72
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,848	\$40,323.36
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,546.08
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$5,800.00
Attachments:	958	\$24,400.00
<b>Adjusted Base Price</b>		\$286,854.16
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$282,319.58
Market Adjustment:	54%	\$434,772.15
CDU Adjustment:	73	\$317,400.00
Complete:	100	\$317,400.00
Dollar Adjustments		(\$300.00)
<b>Dwelling Value</b>		\$317,100.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$317,100.00
<b>Total Land Value</b>		\$69,400.00
<b>Total Assessed Value</b>		\$386,500.00

Parcel Numbers: 791-0231-000      Property Address: 7221 PINEBERRY RIDGE W      Municipality: Franklin, City of

Owner Name: UTECHT, JEFFERY S & ABIGAIL E      Mailing Address: 7221 W PINEBERRY RIDGE FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	WOODBURY ESTATES ADDN NO 1 LOT 42	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1014-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>791 0231 000- 1</b>		
Year Built:	1/1/1992	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1992	Bedrooms:	4
Remodeled/Effective Age:	-30	Full Baths:	3
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:
791 0231 000- 1	1,722	0	0	0	0	1,154	2,876

Attachment Description(s):	Area:	Attachment Value:
31-WD	224	\$2,200
11-OPF	40	\$800
13-AFG	554	\$16,600


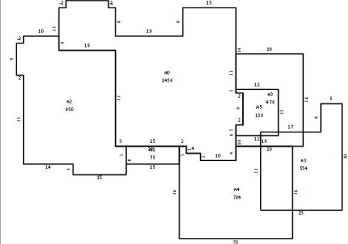
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
8/1/1995	95-1004	\$1,618.00	AC			
7/11/2008	1550	\$4,111.00	FURREPLAC			
11/1/1994	94-1187	\$5,000.00	FBLA			
6/1/2006	1765	\$2,890.00	ACREPLACE			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
4/2/2012		\$290,000.00	Valid		Land and Improvements	
10/1/1994		\$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	0.317	Gross				\$72,700
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
13,809	0.317			\$72,700		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	791 0231 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,722	\$192,295.74
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$192,295.74
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	568	\$17,664.80
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$7,074.96
Plumbing	0 - Half Bath 3 - Full Bath	\$14,644.00
Finished Basement Living Area	1,154	\$31,146.46
Features:	3	\$2,600.00
Attachments:	818	\$19,600.00
<b>Adjusted Base Price</b>		\$285,025.96
<b>Changes/Adjustments</b>		
Grade Adjustment:	B- 120%	\$315,391.15
Market Adjustment:	60%	\$504,625.84
CDU Adjustment:	70	\$353,200.00
Complete:	100	\$353,200.00
Dollar Adjustments		\$700.00
<b>Dwelling Value</b>		\$353,900.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$353,900.00
<b>Total Land Value</b>		\$72,700.00
<b>Total Assessed Value</b>		\$426,600.00

Parcel Numbers: 791-0232-000      Property Address: 7243 PINEBERRY RIDGE W      Municipality: Franklin, City of

Owner Name: KACZMAREK, DAVID G      Mailing Address: 7243 W PINEBERRY RIDGE FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	
	WOODBURY ESTATES ADDN NO 1 LOT 43	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0232 000- 1</b>		
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:	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:
791 0232 000- 1	2,406	0	0	0	0	1,456	3,862

Attachment Description(s):	Area:	Attachment Value:
11-OFP	75	\$1,500
31-WD	476	\$4,800
13-AFG	784	\$23,500
11-OFP	138	\$2,800

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	6	\$1,800
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


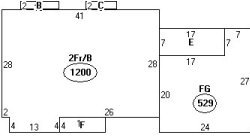
Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
10/1/1997	97-0973	\$3,986.00	SCREENROOM			
5/10/2007	971	\$16,918.00	REROOF			
4/13/2015	15-0707	\$6,000.00	INTREMOD (BATH)			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
2/1/1992		\$36,900.00	Valid		Land	
10/23/2001		\$330,000.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.326	Gross				\$73,300
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
14,201	0.326			\$73,300		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	791 0232 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	2,406	\$253,592.40
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$253,592.40
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	950	\$24,567.00
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$9,500.52
Plumbing	1 - Half Bath 3 - Full Bath	\$19,525.00
Finished Basement Living Area	1,456	\$39,297.44
Features:	8	\$5,800.00
Attachments:	1,473	\$32,600.00
<b>Adjusted Base Price</b>		\$384,882.36
<b>Changes/Adjustments</b>		
Grade Adjustment:	B 128%	\$443,497.42
Market Adjustment:	31%	\$580,981.62
CDU Adjustment:	70	\$406,700.00
Complete:	100	\$406,700.00
Dollar Adjustments		(\$1,500.00)
<b>Dwelling Value</b>		\$405,200.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$405,200.00
<b>Total Land Value</b>		\$73,300.00
<b>Total Assessed Value</b>		\$478,500.00



Parcel Numbers: 791-0233-000      Property Address: 7267 PINEBERRY RIDGE W      Municipality: Franklin, City of

Owner Name: BIELINSKI PAUL      Mailing Address: 7267 W PINEBERRY RIDGE FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	WOODBURY ESTATES ADDN NO 1 LOT 44	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <ul style="list-style-type: none"> <li>A: 2F1/B 1200 sqft</li> <li>B: 1F1/B 20 sqft</li> <li>C: 1F2/B 16 sqft</li> <li>D: FG 529 sqft</li> <li>E: 1F1 119 sqft</li> <li>F: OFF 48 sqft</li> </ul>
	Neighborhood:	

1014-Franklin

### Building Description

<b>Dwelling #</b>	<b>791 0233 000- 1</b>		
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:	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:
791 0233 000- 1	1,355	1,200	0	0	0	0	2,555

Attachment Description(s):	Area:	Attachment Value:
13-AFG	529	\$15,900
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:
Average	1,100	\$5,500
22-Additional Fixture	5	\$1,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	1,100	\$5,500

### Other Building Improvements


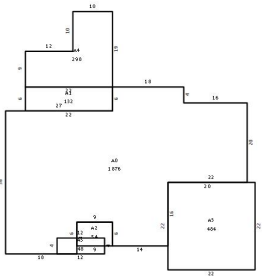
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
4/8/2002	02-0261	\$21,000.00	BSMT ALTER				
2/7/2014	14-0251	\$3,400.00	FURREPLACE				
11/18/2010	2538	\$8,450.00	EXTREMOD				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/1/1994		\$228,000.00	Valid		Land and Improvements		
1/19/2007		\$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	0.317	Gross				\$72,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
13,809	0.317				\$72,700		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>	<b>791 0233 000- 1</b>						
<b>Description</b>	<b>Area</b>				<b>Value Amount</b>		
<b>Living Area:</b>							
First Story:	1,355				\$158,114.95		
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		
<b>Base Price</b>					\$233,978.95		
<b>Unfinished Living Area:</b>							
Room/Unfinished:	0				\$0.00		
Unfinished Basement:	1,236				\$29,577.48		
Half Story/Unfinished:					\$0.00		
<b>Structure Info, Features and Attachments:</b>							
Heating/AC	Air Conditioning - Same Ducts				\$6,285.30		
Plumbing	1 - Half Bath 2 - Full Bath				\$12,203.00		
Finished Basement Living Area	0				\$0.00		
Features:	6				\$3,500.00		
Attachments:	577				\$16,900.00		
<b>Adjusted Base Price</b>					\$302,444.73		
<b>Changes/Adjustments</b>							
Grade Adjustment:	B 128%				\$361,017.25		
Market Adjustment:	63%				\$588,458.13		
CDU Adjustment:	70				\$411,900.00		
Complete:	100				\$411,900.00		
Dollar Adjustments					(\$1,200.00)		
<b>Dwelling Value</b>					\$410,700.00		

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$410,700.00
<b>Total Land Value</b>		\$72,700.00
<b>Total Assessed Value</b>		\$483,400.00

Parcel Numbers: 791-0234-000      Property Address: 7319 PINEBERRY RIDGE W      Municipality: Franklin, City of

Owner Name: BANNIER JOHNNIE C JR & BETSY      Mailing Address: 7319 W PINEBERRY RIDGE FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	WOODBURY ESTATES ADDN NO 1 LOT 45	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0234 000- 1</b>		
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:	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:
791 0234 000- 1	1,876	0	0	0	0	0	1,876

Attachment Description(s):	Area:	Attachment Value:
11-OFP	132	\$2,600
11-OFP	54	\$1,100
13-AFG	484	\$14,500
31-WD	298	\$3,000


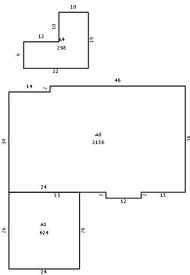
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	1,274	\$6,370
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	1,274	\$6,370

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
4/20/2015		15-0767	\$8,000.00		EXTREMOD (ROOF)		
2/1/1994		94-0093	\$3,000.00		DECK		
6/13/2007		1321	\$4,000.00		POOL DECK		
4/19/2007		796	\$599.00		ABVPOOL		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/1/2000		\$212,000.00	Invalid		Land and Improvements		
8/7/2009		\$279,400.00	Valid		Land and Improvements		
4/1/1992		\$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	0.545	Gross				\$83,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
23,740		0.545				\$83,000	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	791 0234 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,876	\$206,416.28
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$206,416.28
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,876	\$40,784.24
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,614.96
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	968	\$21,200.00
<b>Adjusted Base Price</b>		\$282,637.48
<b>Changes/Adjustments</b>		
Grade Adjustment:	B- 120%	\$310,964.98
Market Adjustment:	52%	\$472,666.76
CDU Adjustment:	70	\$330,900.00
Complete:	100	\$330,900.00
Dollar Adjustments		\$900.00
<b>Dwelling Value</b>		\$331,800.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$331,800.00
<b>Total Land Value</b>		\$83,000.00
<b>Total Assessed Value</b>		\$414,800.00

Parcel Numbers: 791-0235-000      Property Address: 7341 PINEBERRY RIDGE W      Municipality: Franklin, City of

Owner Name: WEINANDT, DENNIS & PAMELA - REV LIV TR      Mailing Address: 7341 W PINEBERRY RIDGE FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	WOODBURY ESTATES ADDN NO 1 LOT 46	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1014-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>791 0235 000- 1</b>		
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:	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:
791 0235 000- 1	2,156	0	0	0	0	0	2,156

Attachment Description(s): 13-AFG	Area: 624	Attachment Value: \$18,700
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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:
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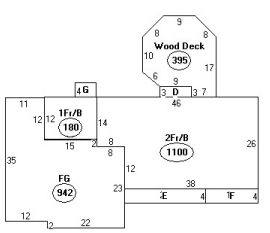
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/1/1992		\$39,900.00	Valid		Land		
12/26/2008		\$335,800.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.593	Gross				\$85,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
25,831	0.593			\$85,300			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0235 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				2,156		\$231,231.00	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$231,231.00	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				2,156		\$45,513.16	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$5,303.76	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0		\$0.00	
Features:				3		\$2,600.00	
Attachments:				624		\$18,700.00	
<b>Adjusted Base Price</b>						\$315,550.92	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$323,676.01	
Market Adjustment:				42%		\$459,619.94	
CDU Adjustment:				70		\$321,700.00	
Complete:				100		\$321,700.00	
Dollar Adjustments						\$300.00	
<b>Dwelling Value</b>						\$322,000.00	



Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$322,000.00
<b>Total Land Value</b>		\$85,300.00
<b>Total Assessed Value</b>		\$407,300.00

Parcel Numbers: 791-0236-000      Property Address: 7383 PINEBERRY RIDGE W      Municipality: Franklin, City of

Owner Name: NEU, RANDALL      Mailing Address: 7383 W PINEBERRY RDG FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	WOODBURY ESTATES ADDN NO 1 LOT 47	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <ul style="list-style-type: none"> <li>A: 2Fr/B 1100 sqft</li> <li>B: FG 942 sqft</li> <li>C: 1Fr/B 180 sqft</li> <li>D: 1Fr/B 27 sqft</li> <li>E: OFP 92 sqft</li> <li>F: 1Fr/B 60 sqft</li> <li>G: Wood Deck 24 sqft</li> <li>H: Wood Deck 395 sqft</li> </ul>
	Neighborhood:	

### Building Description

<b>Dwelling #</b>	<b>791 0236 000- 1</b>		
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:	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:
791 0236 000- 1	1,367	1,100	0	0	0	0	2,467

Attachment Description(s):	Area:	Attachment Value:
13-AFG	942	\$28,300
11-OFP	92	\$1,800
31-WD	24	\$200
31-WD	395	\$4,000


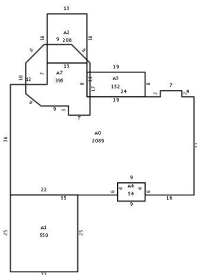
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Fair	650	\$2,600
22-Additional Fixture	5	\$1,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Fair	650	\$2,600

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:		
7/1/1996		96-0765	\$1,500.00		DECK 21X22'		
9/22/2003		282759	\$1,150.00		SHED		
10/15/2018		18-2572	\$9,600.00		FUR+ACREPLAC		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/13/2017		\$375,900.00	Valid		Land and Improvements		
4/1/1992		\$39,900.00	Valid		Land		
5/1/1998		\$243,900.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.488	Gross				\$82,200
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
21,257		0.488				\$82,200	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	791 0236 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,367	\$159,515.23
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
<b>Base Price</b>		\$229,827.23
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,367	\$31,714.40
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$6,068.82
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	6	\$3,500.00
Attachments:	1,453	\$34,300.00
<b>Adjusted Base Price</b>		\$317,613.45
<b>Changes/Adjustments</b>		
Grade Adjustment:	B- 120%	\$335,776.14
Market Adjustment:	56%	\$523,810.78
CDU Adjustment:	70	\$366,700.00
Complete:	100	\$366,700.00
Dollar Adjustments		(\$300.00)
<b>Dwelling Value</b>		\$366,400.00
Other Building Improvements	0	\$400.00
<b>Total Improvement Value</b>		\$366,800.00
<b>Total Land Value</b>		\$82,200.00
<b>Total Assessed Value</b>		\$449,000.00

Parcel Numbers: 791-0237-000	Property Address: 7407 PINEBERRY RIDGE W	Municipality: Franklin, City of
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Owner Name: SEAY, THOMAS C	Mailing Address: 7407 W PINEBERRY RDG FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WOODBURY ESTATES ADDN NO 1 LOT 48	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0237 000- 1</b>		
Year Built:	1/1/1992	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1992	Bedrooms:	4
Remodeled/Effective Age:	-30	Full Baths:	3
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:
791 0237 000- 1	2,089	0	0	0	0	840	2,929

Attachment Description(s):	Area:	Attachment Value:
13-AFG	550	\$16,500
31-WD	208	\$2,100
31-WD	152	\$1,500
11-OPF	54	\$1,100


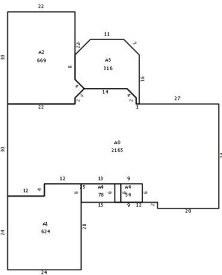
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	4	\$1,200
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/30/2003		\$328,500.00	Valid		Land and Improvements		
12/31/2015		\$354,000.00	Valid		Land and Improvements		
3/1/1992		\$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		0.475	Gross				\$82,800
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
20,691		0.475				\$82,800	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	791 0237 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	2,089	\$225,800.01
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$225,800.01
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,249	\$29,888.57
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$7,205.34
Plumbing	0 - Half Bath 3 - Full Bath	\$14,644.00
Finished Basement Living Area	840	\$22,671.60
Features:	5	\$3,200.00
Attachments:	964	\$21,200.00
<b>Adjusted Base Price</b>		\$324,609.52
<b>Changes/Adjustments</b>		
Grade Adjustment:	B 128%	\$384,268.19
Market Adjustment:	44%	\$553,346.19
CDU Adjustment:	70	\$387,300.00
Complete:	100	\$387,300.00
Dollar Adjustments		\$1,100.00
<b>Dwelling Value</b>		\$388,400.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$388,400.00
<b>Total Land Value</b>		\$82,800.00
<b>Total Assessed Value</b>		\$471,200.00

Parcel Numbers: 791-0238-000      Property Address: 7429 PINEBERRY RIDGE W      Municipality: Franklin, City of

Owner Name: JACOMET, JAY G      Mailing Address: 7429 W PINEBERRY RIDGE FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	
	WOODBURY ESTATES ADDN NO 1 LOT 49	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0238 000- 1</b>		
Year Built:	1/1/1992	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1992	Bedrooms:	4
Remodeled/Effective Age:	-30	Full Baths:	3
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:	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:
791 0238 000- 1	2,834	0	0	0	0	1,669	4,503

Attachment Description(s):	Area:	Attachment Value:
13-AFG	624	\$18,700
31-WD	316	\$3,200
11-OFP	78	\$1,600

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


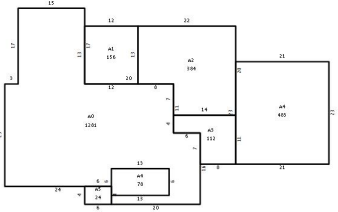


Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
<b>Permit / Construction History</b>						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
9/27/2012	119405	\$5,210.00	FUR/ACREPLAC			
7/24/2013	13-1562	\$13,000.00	ROOF			
5/15/2015	15-1015	\$5,000.00	HOTTUB			
8/27/2019	19-2219	\$80,000.00	ADDN			
1/17/2020	20-0171	\$2,100.00	DUCTWK - ADDN			
4/23/2020	20-0982	\$1.00	DECK - ATTCHD			
5/5/2021	21-0290	\$25,000.00	INTREMOD			
<b>Ownership/Sales History</b>						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
10/1/1991		\$39,900.00	Valid		Land	
4/1/2000		\$269,900.00	Invalid		Land and Improvements	
<b>Land Breakdown</b>						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.403	Gross				\$79,600
<b>Acreage/Squarefoot Variables</b>						
<b>Land Data &amp; Computations</b>						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
17,555	0.403			\$79,600		
<b>General Information</b>						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light		7/5/2022	All Public	

Valuation/Explanation		
Dwelling #	791 0238 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	2,834	\$291,930.34
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$291,930.34
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,165	\$28,274.55
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$11,077.38
Plumbing	1 - Half Bath 3 - Full Bath	\$19,525.00
Finished Basement Living Area	1,669	\$45,046.31
Features:	3	\$2,600.00
Attachments:	1,018	\$23,500.00
<b>Adjusted Base Price</b>		\$421,953.58
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$435,438.94
Market Adjustment:	47%	\$640,095.24
CDU Adjustment:	70	\$448,100.00
Complete:	100	\$448,100.00
Dollar Adjustments		(\$700.00)
<b>Dwelling Value</b>		\$447,400.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$447,400.00
<b>Total Land Value</b>		\$79,600.00
<b>Total Assessed Value</b>		\$527,000.00

Parcel Numbers: 791-0239-001      Property Address: 7461 PINEBERRY RIDGE W      Municipality: Franklin, City of

Owner Name: FETO, LANDI      Mailing Address: 7461 W PINEBERRY RIDGE FRANKLIN, WI 53132      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	WOODBURY ESTATES ADDN NO 1 LOT 50 & CSM NO 5990 SW 10	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0239 001- 1</b>		
Year Built:	1/1/1992	Exterior Wall:	03-Stucco
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:	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:
791 0239 001- 1	1,393	1,281	0	0	0	473	3,147

Attachment Description(s):	Area:	Attachment Value:
12-EFP	156	\$4,700
33-Concrete Patio	384	\$1,900
13-AFG	483	\$14,500
11-OFP	24	\$500


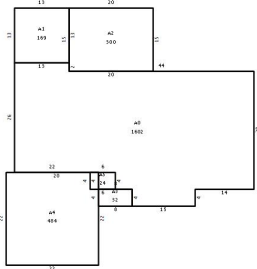
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed		1/1/2006	120		Average	\$500.00	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
4/6/2006		993	\$2,500.00		SHED		
5/22/2014		14-1179	\$6,600.00		ACREPLACE		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/1/1991		\$33,900.00	Valid		Land		
12/1/1998		\$275,000.00	Valid		Land and Improvements		
7/11/2017		\$355,000.00	Valid		Land and Improvements		
6/3/2021		\$247,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.416	Gross				\$80,400	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
18,121	0.416				\$80,400		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	791 0239 001- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,393	\$162,549.17
Second Story:	1,281	\$80,523.66
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$243,072.83
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	920	\$24,214.40
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$7,741.62
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	473	\$12,766.27
Features:	2	\$2,300.00
Attachments:	1,047	\$21,600.00
<b>Adjusted Base Price</b>		\$323,898.12
<b>Changes/Adjustments</b>		
Grade Adjustment:	B 128%	\$383,997.59
Market Adjustment:	47%	\$564,476.46
CDU Adjustment:	70	\$395,100.00
Complete:	100	\$395,100.00
Dollar Adjustments		(\$600.00)
<b>Dwelling Value</b>		\$394,500.00
Other Building Improvements	0	\$500.00
<b>Total Improvement Value</b>		\$395,000.00
<b>Total Land Value</b>		\$80,400.00
<b>Total Assessed Value</b>		\$475,400.00

Parcel Numbers: 791-0240-001      Property Address: 7483 PINEBERRY RIDGE W      Municipality: Franklin, City of

Owner Name: MAZZA, CHARLES & VICTORIA      Mailing Address: 7483 W PINEBERRY RIDGE FRANKLIN, WI 53132      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	WOODBURY ESTATES ADDN NO 1 LOT 51 & OUTLOT 1 OF CSM NO	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0240 001- 1</b>		
Year Built:	1/1/1992	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1992	Bedrooms:	3
Remodeled/Effective Age:	-30	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:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

### Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
791 0240 001- 1	1,602	0	0	0	0	1,200	2,802

Attachment Description(s):	Area:	Attachment Value:
31-WD	300	\$3,000
33-Concrete Patio	300	\$1,500
33-Concrete Patio	169	\$800
11-OFP	32	\$600
13-AFG	484	\$14,500

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	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:
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### Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
1/1/1995	95-0002	\$1,100.00	SHED 8X16'
3/1/1999	99-0254	\$21,000.00	BSMT ALTERAT
8/1/2001	01-0906	\$3,000.00	POOL DECK
3/21/2011	462	\$6,500.00	FURN/AC RPL

### Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
12/1/1991		\$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	0.410	Gross				\$80,000

### Acreage/Squarefoot Variables

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### Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
17,860	0.410			\$80,000

### General Information


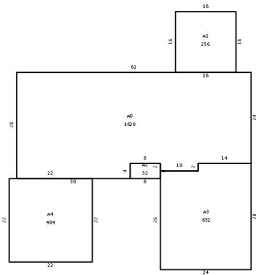
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Light			All Public

Valuation/Explanation		
Dwelling #	791 0240 001- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,602	\$180,977.94
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$180,977.94
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	402	\$13,889.10
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$6,892.92
Plumbing	0 - Half Bath 3 - Full Bath	\$14,644.00
Finished Basement Living Area	1,200	\$32,388.00
Features:	6	\$5,200.00
Attachments:	1,285	\$20,400.00
<b>Adjusted Base Price</b>		\$274,391.96
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$273,671.16
Market Adjustment:	81%	\$495,344.79
CDU Adjustment:	70	\$346,700.00
Complete:	100	\$346,700.00
Dollar Adjustments		(\$700.00)
<b>Dwelling Value</b>		\$346,000.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$346,000.00
<b>Total Land Value</b>		\$80,000.00
<b>Total Assessed Value</b>		\$426,000.00



Parcel Numbers: 791-0241-000	Property Address: 7511 PINEBERRY RIDGE W	Municipality: Franklin, City of
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Owner Name: EDWARDS, KENNETH & ROSANNE	Mailing Address: 7511 W PINEBERRY RIDGE FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WOODBURY ESTATES ADDN NO 1 LOT 52	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1014-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>791 0241 000- 1</b>		
Year Built:	1/1/1993	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1993	Bedrooms:	3
Remodeled/Effective Age:	-29	Full Baths:	3
Building Type/Style:	01-Ranch	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:
791 0241 000- 1	1,628	0	0	0	0	600	2,228

Attachment Description(s):	Area:	Attachment Value:
31-WD	256	\$2,600
11-OPF	32	\$600
13-AFG	652	\$19,600


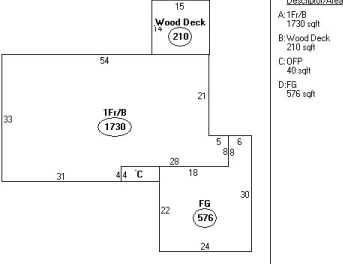
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit: 8/5/2013		Permit Number: 13-1719		Permit Amount: \$5,700.00		Details of Permit: FUR/ACREPLAC	
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
1/1/1993		\$30,000.00	Valid		Land		
9/1/2000		\$215,000.00	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: \$65,500
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage: 10,280		Total Acreage: 0.236	Depth:	Act. Frontage:		Assessed Land Value: \$65,500	
General Information							
Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0241 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,628		\$183,915.16	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$183,915.16	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,028		\$26,131.76	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$5,480.88	
Plumbing				0 - Half Bath 3 - Full Bath		\$14,644.00	
Finished Basement Living Area				600		\$16,194.00	
Features:				2		\$2,300.00	
Attachments:				940		\$22,800.00	
<b>Adjusted Base Price</b>						\$271,465.80	
<b>Changes/Adjustments</b>							
Grade Adjustment:				B- 120%		\$295,638.96	
Market Adjustment:				62%		\$478,935.12	
CDU Adjustment:				70		\$335,300.00	
Complete:				100		\$335,300.00	
Dollar Adjustments						(\$600.00)	
<b>Dwelling Value</b>						\$334,700.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$334,700.00
<b>Total Land Value</b>		\$65,500.00
<b>Total Assessed Value</b>		\$400,200.00

Parcel Numbers: 791-0242-000      Property Address: 7533 PINEBERRY RIDGE W      Municipality: Franklin, City of

Owner Name: ARTYMIUK DAVID J & SANDRA A      Mailing Address: 7533 W PINEBERRY RIDGE FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	WOODBURY ESTATES ADDN NO 1 LOT 53	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0242 000- 1</b>		
Year Built:	1/1/1992	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1992	Bedrooms:	4
Remodeled/Effective Age:	-30	Full Baths:	3
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:
791 0242 000- 1	1,730	0	0	0	0	972	2,702

Attachment Description(s):	Area:	Attachment Value:
31-WD	210	\$2,100
11-OFP	40	\$800
13-AFG	576	\$17,300


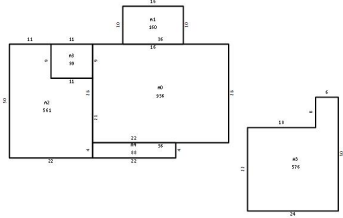
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
10/22/2010		2255	\$4,650.00		FURREPLAC		
7/26/2016		16-1795	\$3,600.00		ACREPLACE		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/1/1993		\$157,300.00	Invalid		Land and Improvements		
7/29/2004		\$285,000.00	Invalid		Land and Improvements		
10/1/2000		\$224,900.00	Invalid		Land and Improvements		
7/22/2005		\$295,000.00	Valid		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				\$69,900	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,023	0.276				\$69,900		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

<b>Valuation/Explanation</b>		
<b>Dwelling #</b>	<b>791 0242 000- 1</b>	
<b>Description</b>	<b>Area</b>	<b>Value Amount</b>
<b>Living Area:</b>		
First Story:	1,730	\$193,189.10
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$193,189.10
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	758	\$0.00
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$6,646.92
Plumbing	0 - Half Bath 3 - Full Bath	\$14,644.00
Finished Basement Living Area	972	\$26,234.28
Features:	4	\$2,900.00
Attachments:	826	\$20,200.00
<b>Adjusted Base Price</b>		\$263,814.30
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$264,785.73
Market Adjustment:	81%	\$479,262.17
CDU Adjustment:	70	\$335,500.00
Complete:	100	\$335,500.00
Dollar Adjustments		\$700.00
<b>Dwelling Value</b>		\$336,200.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$336,200.00
<b>Total Land Value</b>		\$69,900.00
<b>Total Assessed Value</b>		\$406,100.00

Parcel Numbers: 791-0243-000      Property Address: 7555 PINEBERRY RIDGE W      Municipality: Franklin, City of

Owner Name: LE CLOUX, VICTORIA A      Mailing Address: 7555 W PINEBERRY RIDGE FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	WOODBURY ESTATES ADDN NO 1 LOT 54	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0243 000- 1</b>		
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:	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:
791 0243 000- 1	1,035	936	0	0	0	0	1,971

Attachment Description(s):	Area:	Attachment Value:
12-EFP	160	\$4,800
13-AFG	561	\$16,800
11-OFP	88	\$1,800

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


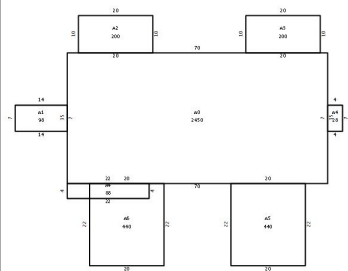
Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
6/13/2008	1241	\$25,000.00	PORCH-EFP			
7/21/2011	1477	\$12,000.00	FENCE			
8/21/2015	15-1960	\$1,500.00	KITCHREMOD			
9/1/2015	15-2056	\$375.00	INTREMOD (DUCT)			
1/11/2010	43	\$3,585.00	FURREPLAC			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
5/2/2017		\$155,150.00	Invalid		Land and Improvements	
11/1/1997		\$163,000.00	Invalid		Land and Improvements	
4/1/1994		\$155,150.00	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				\$78,300
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
16,553	0.380			\$78,300		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	



Valuation/Explanation		
Dwelling #	791 0243 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,035	\$128,919.60
Second Story:	936	\$61,579.44
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$190,499.04
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,035	\$26,309.70
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,848.66
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	809	\$23,400.00
<b>Adjusted Base Price</b>		\$259,560.40
<b>Changes/Adjustments</b>		
Grade Adjustment:	B 128%	\$299,341.31
Market Adjustment:	66%	\$496,906.58
CDU Adjustment:	70	\$347,800.00
Complete:	100	\$347,800.00
Dollar Adjustments		(\$200.00)
<b>Dwelling Value</b>		\$347,600.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$347,600.00
<b>Total Land Value</b>		\$78,300.00
<b>Total Assessed Value</b>		\$425,900.00

Parcel Numbers: 791-0244-000      Property Address: 7635 68TH ST S      Municipality: Franklin, City of

Owner Name: MCAULIFFE, TINA      Mailing Address: 7637 S 68TH ST FRANKLIN, WI 53132      Land Use: Residential

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

**Building Description**

<b>Dwelling #</b>	<b>791 0244 000- 1</b>		
Year Built:	1/1/1993	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1993	Bedrooms:	4
Remodeled/Effective Age:	-29	Full Baths:	4
Building Type/Style:	19-Duplex	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:
791 0244 000- 1	2,450	0	0	0	0	0	2,450

Attachment Description(s):	Area:	Attachment Value:
11-OFP	98	\$2,000
31-WD	200	\$2,000
31-WD	200	\$2,000
11-OFP	28	\$600
13-AFG	440	\$13,200
13-AFG	440	\$13,200

Feature Description(s): 05-Metal Fireplace	Area: 2	Feature Value: \$4,000
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0
22-Additional Fixture	4	\$1,200
Rec Room Condition:	Rec Room Area: 0	Rec Room Value: \$0

**Other Building Improvements**

Structure Type: RS1-Frame Utility Shed	Year Built: 1/1/2007	Area: 150	Construction:	Condition: Average	Value: \$700.00
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**Permit / Construction History**

Date of Permit: 6/1/1994	Permit Number: 94-0610	Permit Amount: \$4,000.00	Details of Permit: DECK
5/9/2007	946	\$2,500.00	ACCESSORY BLDG

**Ownership/Sales History**

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
12/1/1993		\$90,670.00	Invalid		Land and Improvements	
7/14/2017		\$300,000.00	Valid		Land and Improvements	

**Land Breakdown**

Land Class: A-Residential Primary Site	Acreage: 0.371	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$72,800
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**Acreage/Squarefoot Variables**

**Land Data & Computations**

Total Square Footage: 16,161	Total Acreage: 0.371	Depth:	Act. Frontage:	Assessed Land Value: \$72,800
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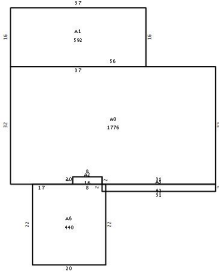
**General Information**

Topography: Level	Street/Road: Paved	Fronting Traffic: Medium	Inspected By:	Inspected On:	Utilities: All Public
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Valuation/Explanation		
Dwelling #	791 0244 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	2,450	\$257,299.00
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$257,299.00
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	2,450	\$50,029.00
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$6,027.00
Plumbing	0 - Half Bath 4 - Full Bath	\$21,966.00
Finished Basement Living Area	0	\$0.00
Features:	6	\$5,200.00
Attachments:	1,406	\$33,000.00
<b>Adjusted Base Price</b>		\$373,521.00
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$368,853.10
Market Adjustment:	37%	\$505,328.75
CDU Adjustment:	70	\$353,700.00
Complete:	100	\$353,700.00
Dollar Adjustments		(\$1,200.00)
<b>Dwelling Value</b>		\$352,500.00
Other Building Improvements	0	\$700.00
<b>Total Improvement Value</b>		\$353,200.00
<b>Total Land Value</b>		\$72,800.00
<b>Total Assessed Value</b>		\$426,000.00

Parcel Numbers: 791-0245-000      Property Address: 6822 WILDWOOD CREEK CT W      Municipality: Franklin, City of

Owner Name: JEFFERS, JOHN J & PATRICIA M      Mailing Address: 6822 W WILDWOOD CREEK CT FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	WILDWOOD CREEK LOT 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1014-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>791 0245 000- 1</b>		
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:	02-Bi-Level	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:	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:
791 0245 000- 1	1,838	0	0	0	0	814	2,652

Attachment Description(s):	Area:	Attachment Value:
31-WD	592	\$5,900
11-OPF	16	\$300
99-Additional Attachments	62	\$6,200

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
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:
7/1/1994	94-0754	\$5,500.00	DECK
6/3/2010	981	\$4,095.00	FURREPLAC

**Ownership/Sales History**

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
7/1/1993		\$32,000.00	Valid		Land	
12/1/1997		\$204,900.00	Valid		Land and Improvements	
9/16/2002		\$245,000.00	Valid		Land and Improvements	

**Land Breakdown**

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.349	Gross				\$76,000

**Acreage/Squarefoot Variables**

**Land Data & Computations**

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
15,202	0.349			\$76,000


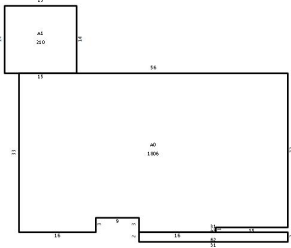
**General Information**

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

Valuation/Explanation		
Dwelling #	791 0245 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
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
<b>Base Price</b>		\$203,356.32
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	962	\$24,877.32
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$6,523.92
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	814	\$21,969.86
Features:	5	\$5,600.00
Attachments:	670	\$12,400.00
<b>Adjusted Base Price</b>		\$286,930.42
<b>Changes/Adjustments</b>		
Grade Adjustment:	B- 120%	\$322,716.50
Market Adjustment:	45%	\$467,938.93
CDU Adjustment:	70	\$327,600.00
Complete:	100	\$327,600.00
Dollar Adjustments		(\$400.00)
<b>Dwelling Value</b>		\$327,200.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$327,200.00
<b>Total Land Value</b>		\$76,000.00
<b>Total Assessed Value</b>		\$403,200.00

Parcel Numbers: 791-0246-000	Property Address: 6854 WILDWOOD CREEK CT W	Municipality: Franklin, City of
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Owner Name: JEREZ, FLORY	Mailing Address: 6854 W WILDWOOD CREEK CT FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: WILDWOOD CREEK LOT 3	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0246 000- 1</b>		
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:	02-Bi-Level	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:	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:
791 0246 000- 1	1,806	0	0	0	0	256	2,062

Attachment Description(s): 31-WD	Area: 210	Attachment Value: \$2,100
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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
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:
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**Ownership/Sales History**

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
8/10/2020		\$357,000.00	Valid		Land and Improvements	
4/1/1993		\$174,500.00	Valid		Land and Improvements	
11/22/2016		\$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	0.300	Gross				\$72,300

**Acreage/Squarefoot Variables**

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**Land Data & Computations**

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
13,068	0.300			\$72,300


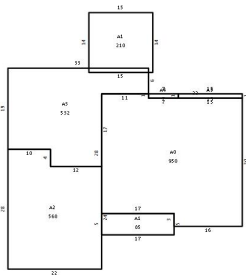
**General Information**

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

Valuation/Explanation		
Dwelling #	791 0246 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,806	\$199,815.84
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$199,815.84
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,550	\$34,673.50
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Basic Heating	\$0.00
Plumbing	0 - Half Bath 3 - Full Bath	\$14,644.00
Finished Basement Living Area	256	\$6,909.44
Features:	5	\$5,600.00
Attachments:	210	\$2,100.00
<b>Adjusted Base Price</b>		\$263,742.78
<b>Changes/Adjustments</b>		
Grade Adjustment:	B- 120%	\$307,251.34
Market Adjustment:	40%	\$430,151.87
CDU Adjustment:	70	\$301,100.00
Complete:	100	\$301,100.00
Dollar Adjustments		\$900.00
<b>Dwelling Value</b>		\$302,000.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$302,000.00
<b>Total Land Value</b>		\$72,300.00
<b>Total Assessed Value</b>		\$374,300.00

Parcel Numbers: 791-0247-000      Property Address: 6886 WILDWOOD CREEK CT W      Municipality: Franklin, City of

Owner Name: Brandon K. Dorr      Mailing Address: 6886 West Wildwood Creek Court Franklin, WI 53132      Land Use: Residential

	Legal Description:	
	WILDWOOD CREEK LOT 4	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0247 000- 1</b>		
Year Built:	1/1/1992	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1992	Bedrooms:	4
Remodeled/Effective Age:	-30	Full Baths:	3
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:
791 0247 000- 1	1,482	972	0	0	0	0	2,454

Attachment Description(s):	Area:	Attachment Value:
31-WD	7	\$100
11-OPF	85	\$1,700
13-AFG	568	\$17,000
99-Additional Attachments	15	\$1,500


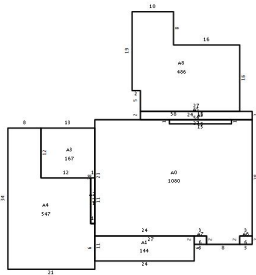
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	5	\$1,500
Rec Room Condition: Average	Rec Room Area: 792	Rec Room Value: \$3,960
05-Metal Fireplace	1	\$2,000
Rec Room Condition: Average	Rec Room Area: 792	Rec Room Value: \$3,960

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
9/1/2011		1848	\$8,680.00		REROOF		
1/21/2015		15-0124	\$3,903.00		FURREPLAC		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
3/31/2006		\$308,400.00	Invalid		Land and Improvements		
3/1/1992		\$39,400.00	Valid		Land		
1/1/1997		\$210,000.00	Invalid		Land and Improvements		
5/9/2022	11246705	\$553,500.00	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	0.419	Gross				\$75,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
18,252	0.419				\$75,600		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	791 0247 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,482	\$170,548.56
Second Story:	972	\$63,491.04
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$234,039.60
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,482	\$33,745.14
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$6,036.84
Plumbing	1 - Half Bath 3 - Full Bath	\$19,525.00
Finished Basement Living Area	0	\$0.00
Features:	6	\$3,500.00
Attachments:	675	\$20,300.00
<b>Adjusted Base Price</b>		\$317,146.58
<b>Changes/Adjustments</b>		
Grade Adjustment:	B- 120%	\$352,015.90
Market Adjustment:	42%	\$499,862.57
CDU Adjustment:	70	\$349,900.00
Complete:	100	\$349,900.00
Dollar Adjustments		\$1,100.00
<b>Dwelling Value</b>		\$351,000.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$351,000.00
<b>Total Land Value</b>		\$75,600.00
<b>Total Assessed Value</b>		\$426,600.00

Parcel Numbers: 791-0248-000      Property Address: 6918 WILDWOOD CREEK CT W      Municipality: Franklin, City of

Owner Name: ANDERSON, CHRIS I & CHRISTINE E      Mailing Address: 6918 W WILDWOOD CREEK CT FRANKLIN, WI 53132      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	WILDWOOD CREEK LOT 5	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0248 000- 1</b>		
Year Built:	1/1/1995	Exterior Wall:	01-Wood
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:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

### Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
791 0248 000- 1	1,312	1,092	0	0	0	0	2,404

Attachment Description(s):	Area:	Attachment Value:
11-OFP	144	\$2,900
13-AFG	547	\$16,400
99-Additional Attachments	6	\$600
99-Additional Attachments	6	\$600
31-WD	486	\$4,900

Feature Description(s): 22-Additional Fixture	Area: 7	Feature Value: \$2,100
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:
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**Permit / Construction History**

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
8/1/1995	95-0941	\$110,269.00	NEW CONST
5/1/2001	01-0395	\$2,000.00	DECK 24X26'
4/1/1996	96-0255	\$2,500.00	REC ROOM

**Ownership/Sales History**

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
9/1/1999		\$249,000.00	Valid		Land and Improvements	
1/22/2003		\$275,000.00	Invalid		Land and Improvements	
7/1/1992		\$41,900.00	Valid		Land	

**Land Breakdown**

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.377	Gross				\$77,200

**Acreage/Squarefoot Variables**

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**Land Data & Computations**

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
16,422	0.377			\$77,200

**General Information**


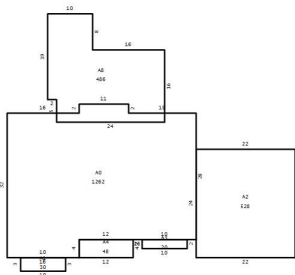
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Light			All Public

Valuation/Explanation		
Dwelling #	791 0248 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,312	\$154,225.60
Second Story:	1,092	\$70,313.88
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$224,539.48
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,301	\$30,482.43
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,913.84
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	8	\$4,100.00
Attachments:	1,189	\$25,400.00
<b>Adjusted Base Price</b>		\$302,638.75
<b>Changes/Adjustments</b>		
Grade Adjustment:	B 128%	\$349,617.60
Market Adjustment:	67%	\$583,861.39
CDU Adjustment:	70	\$408,700.00
Complete:	100	\$408,700.00
Dollar Adjustments		(\$800.00)
<b>Dwelling Value</b>		\$407,900.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$407,900.00
<b>Total Land Value</b>		\$77,200.00
<b>Total Assessed Value</b>		\$485,100.00



Parcel Numbers: 791-0249-000      Property Address: 6950 WILDWOOD CREEK CT W      Municipality: Franklin, City of

Owner Name: JOSEPH, MIRIAM & AHMAD      Mailing Address: 6950 W WILDWOOD CREEK CT FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	WILDWOOD CREEK LOT 6	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1014-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>791 0249 000- 1</b>		
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:	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:
791 0249 000- 1	1,312	1,262	0	0	0	0	2,574

Attachment Description(s):	Area:	Attachment Value:
13-AFG	528	\$15,800
11-OPF	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	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

**Other Building Improvements**


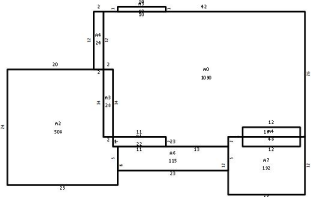
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
7/1/1994	94-0734	\$3,000.00	DECK				
9/24/2008	2209	\$6,300.00	AC/FURREPLAC				
8/17/2009	1527	\$9,000.00	BATHREMOT				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/29/2019		\$359,500.00	Valid		Land and Improvements		
2/28/2006		\$280,000.00	Invalid		Land and Improvements		
7/1/1992		\$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	0.286	Gross				\$69,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,458	0.286				\$69,700		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>	<b>791 0249 000- 1</b>						
<b>Description</b>	<b>Area</b>					<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:	1,312					\$154,225.60	
Second Story:	1,262					\$79,329.32	
Additional Story:	0					\$0.00	
Attic/Finished Net:	0					\$0.00	
Half Story/Finished Net:	0					\$0.00	
<b>Base Price</b>						\$233,554.92	
<b>Unfinished Living Area:</b>							
Room/Unfinished:	0					\$0.00	
Unfinished Basement:	1,312					\$30,740.16	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC	Air Conditioning - Same Ducts					\$6,332.04	
Plumbing	1 - Half Bath 2 - Full Bath					\$12,203.00	
Finished Basement Living Area	0					\$0.00	
Features:	3					\$2,600.00	
Attachments:	576					\$16,800.00	
<b>Adjusted Base Price</b>						\$302,230.12	
<b>Changes/Adjustments</b>							
Grade Adjustment:	B 128%					\$362,022.55	
Market Adjustment:	54%					\$557,514.73	
CDU Adjustment:	70					\$390,300.00	
Complete:	100					\$390,300.00	
Dollar Adjustments						(\$800.00)	
<b>Dwelling Value</b>						\$389,500.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$389,500.00
<b>Total Land Value</b>		\$69,700.00
<b>Total Assessed Value</b>		\$459,200.00

Parcel Numbers: 791-0250-000      Property Address: 6982 WILDWOOD CREEK CT W      Municipality: Franklin, City of

Owner Name: TRUAX PATRICIA A      Mailing Address: 6982 W WILDWOOD CREEK CT FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	
	WILDWOOD CREEK LOT 7	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0250 000- 1</b>		
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:	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:
791 0250 000- 1	1,338	1,118	0	0	0	0	2,456

Attachment Description(s):	Area:	Attachment Value:
13-AFG	28	\$800
13-AFG	508	\$15,200
11-OFP	115	\$2,300


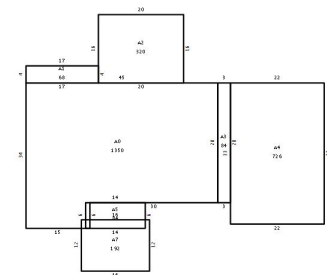
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	4	\$1,200
Rec Room Condition: Average	Rec Room Area: 600	Rec Room Value: \$3,000
05-Metal Fireplace	1	\$2,000
Rec Room Condition: Average	Rec Room Area: 600	Rec Room Value: \$3,000

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
3/1/1994	94-0155	\$1,575.00	A/C			
8/27/2010	1774	\$4,412.00	ACREPLACE			
5/11/2009	711	\$3,716.00	FURREPLAC			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
8/1/1992		\$44,900.00	Valid		Land	
3/19/2008		\$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	0.324	Gross				\$71,400
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
14,113	0.324			\$71,400		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	791 0250 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,338	\$157,281.90
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
<b>Base Price</b>		\$228,744.46
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,338	\$31,349.34
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$6,041.76
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	5	\$3,200.00
Attachments:	651	\$18,300.00
<b>Adjusted Base Price</b>		\$299,838.56
<b>Changes/Adjustments</b>		
Grade Adjustment:	B 128%	\$356,273.36
Market Adjustment:	54%	\$548,660.97
CDU Adjustment:	70	\$384,100.00
Complete:	100	\$384,100.00
Dollar Adjustments		\$600.00
<b>Dwelling Value</b>		\$384,700.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$384,700.00
<b>Total Land Value</b>		\$71,400.00
<b>Total Assessed Value</b>		\$456,100.00

Parcel Numbers: 791-0251-000      Property Address: 6997 WILDWOOD CREEK CT W      Municipality: Franklin, City of

Owner Name: AGGER, SALLY C      Mailing Address: 6997 W WILDWOOD CREEK CT FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	WILDWOOD CREEK LOT 8	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0251 000- 1</b>		
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:	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:
791 0251 000- 1	1,502	1,350	0	0	0	0	2,852

Attachment Description(s):	Area:	Attachment Value:
31-WD	320	\$3,200
13-AFG	726	\$21,800
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
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0


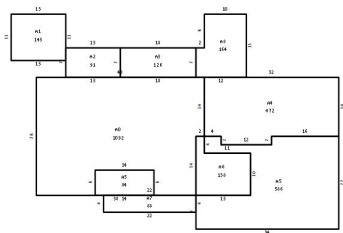
Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed	1/1/1997	100		Average	\$300.00	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:		Details of Permit:		
10/1/1996	96-1219	\$900.00		SHED 10X10'		
8/1/1994	94-0883	\$4,200.00		DECK		
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
8/1/1992		\$46,900.00	Valid		Land	
9/30/2005		\$375,000.00	Valid		Land and Improvements	
9/20/2021		\$505,500.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.397	Gross				\$76,700
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
17,293	0.397				\$76,700	
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	



Valuation/Explanation		
Dwelling #	791 0251 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,502	\$171,708.64
Second Story:	1,350	\$83,983.50
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$255,692.14
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,502	\$33,885.12
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$7,015.92
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	5	\$3,200.00
Attachments:	1,130	\$26,700.00
<b>Adjusted Base Price</b>		\$338,696.18
<b>Changes/Adjustments</b>		
Grade Adjustment:	B 128%	\$395,259.11
Market Adjustment:	55%	\$612,651.62
CDU Adjustment:	70	\$428,900.00
Complete:	100	\$428,900.00
Dollar Adjustments		(\$400.00)
<b>Dwelling Value</b>		\$428,500.00
Other Building Improvements	0	\$300.00
<b>Total Improvement Value</b>		\$428,800.00
<b>Total Land Value</b>		\$76,700.00
<b>Total Assessed Value</b>		\$505,500.00

Parcel Numbers: 791-0252-000      Property Address: 6965 WILDWOOD CREEK CT W      Municipality: Franklin, City of

Owner Name: MONTGOMERY, STEPHEN L & CAROLY      Mailing Address: 6965 W WILDWOOD CREEK CT FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	
	WILDWOOD CREEK LOT 9	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0252 000- 1</b>		
Year Built:	1/1/1992	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1992	Bedrooms:	4
Remodeled/Effective Age:	-30	Full Baths:	3
Building Type/Style:	12-Colonial	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:
791 0252 000- 1	1,564	1,230	0	0	0	1,092	3,886

Attachment Description(s):	Area:	Attachment Value:
13-AFG	138	\$4,100
31-WD	126	\$1,300
31-WD	143	\$1,400
31-WD	91	\$900
13-AFG	586	\$17,600
11-OFP	88	\$1,800
31-WD	164	\$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	3	\$900
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:
8/1/1996	96-0978	\$1,400.00	DECK ADDN
9/1/1997	97-0885	\$10,000.00	BSMT ALTERAT
8/16/2010	1683	\$12,145.00	EXTREMOD

**Ownership/Sales History**

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
7/1/1992		\$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	0.430	Gross				\$81,100

**Acreage/Squarefoot Variables**

**Land Data & Computations**

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
18,731	0.430			\$81,100


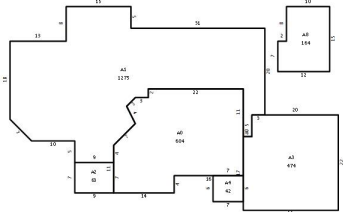
**General Information**

Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Cul-de-sac			All Public

Valuation/Explanation		
Dwelling #	791 0252 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,564	\$177,748.60
Second Story:	1,230	\$77,760.60
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$255,509.20
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	472	\$15,675.12
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$9,559.56
Plumbing	0 - Half Bath 3 - Full Bath	\$14,644.00
Finished Basement Living Area	1,092	\$29,473.08
Features:	4	\$2,900.00
Attachments:	1,336	\$28,700.00
<b>Adjusted Base Price</b>		\$356,460.96
<b>Changes/Adjustments</b>		
Grade Adjustment:	B 128%	\$415,822.03
Market Adjustment:	62%	\$673,631.69
CDU Adjustment:	70	\$471,500.00
Complete:	100	\$471,500.00
Dollar Adjustments		(\$200.00)
<b>Dwelling Value</b>		\$471,300.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$471,300.00
<b>Total Land Value</b>		\$81,100.00
<b>Total Assessed Value</b>		\$552,400.00

Parcel Numbers: 791-0253-000      Property Address: 6933 WILDWOOD CREEK CT W      Municipality: Franklin, City of

Owner Name: NALLAIYAN, MANIVANNAN      Mailing Address: 6933 W WILDWOOD CREEK CT FRANKLIN, WI 53132      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	WILDWOOD CREEK LOT 10	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0253 000- 1</b>		
Year Built:	1/1/2007	Exterior Wall:	01-Wood
Year Remodeled:	1/1/2007	Bedrooms:	4
Remodeled/Effective Age:	-15	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:	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:
791 0253 000- 1	1,920	603	0	0	0	400	2,923

Attachment Description(s):	Area:	Attachment Value:
21-OMP	63	\$1,600
13-AFG	474	\$14,200

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	4	\$1,200
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

### Other Building Improvements


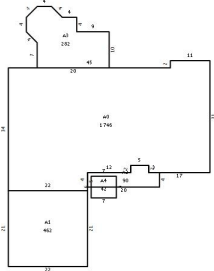
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
4/2/2007	651	\$10,143.00	AC/FURREPLAC				
1/22/2007	159	\$10,000.00	BSMT REMOD				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/8/2021		\$605,000.00	Valid		Land and Improvements		
6/30/1992		\$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	0.470	Gross				\$71,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
20,473	0.470				\$71,500		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0253 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,920		\$210,393.60	
Second Story:				603		\$42,366.78	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$252,760.38	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,520		\$34,291.20	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$7,190.58	
Plumbing				1 - Half Bath 3 - Full Bath		\$19,525.00	
Finished Basement Living Area				400		\$10,796.00	
Features:				5		\$6,700.00	
Attachments:				537		\$15,800.00	
<b>Adjusted Base Price</b>						\$347,063.16	
<b>Changes/Adjustments</b>							
Grade Adjustment:				B+ 135%		\$438,160.27	
Market Adjustment:				50%		\$657,240.40	
CDU Adjustment:				81		\$532,400.00	
Complete:				100		\$532,400.00	
Dollar Adjustments						\$1,100.00	
<b>Dwelling Value</b>						\$533,500.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$533,500.00
<b>Total Land Value</b>		\$71,500.00
<b>Total Assessed Value</b>		\$605,000.00

Parcel Numbers: 791-0258-000      Property Address: 6948 SOUTHVIEW DR W      Municipality: Franklin, City of

Owner Name: JASPER, ALECIA M      Mailing Address: 6948 W SOUTHVIEW DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	ROBINWOOD ESTATES BLK 2 LOT 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1014-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>791 0258 000- 1</b>		
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:	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:
791 0258 000- 1	1,746	0	0	0	0	0	1,746

Attachment Description(s):	Area:	Attachment Value:
13-AFG	462	\$13,900
11-OPF	90	\$1,800
31-WD	281	\$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


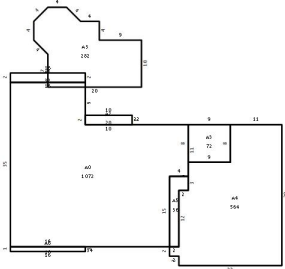


Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
11/1/1998	B981365	\$120,000.00	NEW CONST			
7/29/2002	02-0839	\$1,300.00	DECK			
9/25/2014	142315	\$6,000.00	FENCE			
3/18/2019	19-0490	\$12,250.00	ROOFING			
2/1/1999	99-0130	\$5,205.00	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		\$32,900.00	Valid		Land	
1/9/2002		\$219,900.00	Valid		Land and Improvements	
8/9/2006		\$284,500.00	Valid		Land and Improvements	
2/10/2014		\$221,800.00	Invalid		Land and Improvements	
7/7/2014		\$227,300.00	Invalid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.302	Gross				\$72,200
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
13,155	0.302			\$72,200		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	791 0258 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,746	\$194,975.82
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$194,975.82
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,746	\$38,412.00
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,295.16
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	833	\$18,500.00
<b>Adjusted Base Price</b>		\$265,804.98
<b>Changes/Adjustments</b>		
Grade Adjustment:	B- 120%	\$294,005.98
Market Adjustment:	45%	\$426,308.67
CDU Adjustment:	73	\$311,200.00
Complete:	100	\$311,200.00
Dollar Adjustments		(\$1,000.00)
<b>Dwelling Value</b>		\$310,200.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$310,200.00
<b>Total Land Value</b>		\$72,200.00
<b>Total Assessed Value</b>		\$382,400.00

Parcel Numbers: 791-0259-000      Property Address: 6952 SOUTHVIEW DR W      Municipality: Franklin, City of

Owner Name: MACHUT, MARC E      Mailing Address: 6952 W SOUTHVIEW DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	ROBINWOOD ESTATES BLK 2 LOT 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1014-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>791 0259 000- 1</b>		
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:	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:
791 0259 000- 1	1,200	1,120	0	0	0	0	2,320

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	32	\$3,200
13-AFG	564	\$16,900
99-Additional Attachments	16	\$1,600


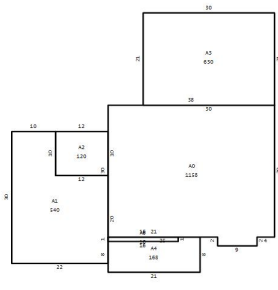
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
1/1/1999	98-1474	\$4,258.00	HTG SYSTEM			
10/1/1998	B981241	\$129,182.00	NEW CONST			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
5/5/2014		\$277,000.00	Valid		Land and Improvements	
10/1/1998		\$32,900.00	Valid		Land	
9/25/2012		\$267,000.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.297	Gross				\$70,800
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
12,937	0.297			\$70,800		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	791 0259 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,200	\$143,508.00
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
<b>Base Price</b>		\$215,098.40
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,200	\$28,716.00
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,707.20
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	612	\$21,700.00
<b>Adjusted Base Price</b>		\$285,724.60
<b>Changes/Adjustments</b>		
Grade Adjustment:	B- 120%	\$314,069.52
Market Adjustment:	54%	\$483,667.06
CDU Adjustment:	73	\$353,100.00
Complete:	100	\$353,100.00
Dollar Adjustments		(\$800.00)
<b>Dwelling Value</b>		\$352,300.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$352,300.00
<b>Total Land Value</b>		\$70,800.00
<b>Total Assessed Value</b>		\$423,100.00

Parcel Numbers: 791-0260-000      Property Address: 6966 SOUTHVIEW DR W      Municipality: Franklin, City of

Owner Name: BANSAL, KAMALA KANT      Mailing Address: 6966 W SOUTHVIEW DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	ROBINWOOD ESTATES BLK 2 LOT 3	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0260 000- 1</b>		
Year Built:	1/1/1999	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1999	Bedrooms:	4
Remodeled/Effective Age:	-23	Full Baths:	3
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:	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:
791 0260 000- 1	1,908	1,158	0	0	0	0	3,066

Attachment Description(s):	Area:	Attachment Value:
13-AFG	540	\$16,200
11-OPF	168	\$3,400

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	750	\$3,750
22-Additional Fixture	5	\$1,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	750	\$3,750

### Other Building Improvements

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


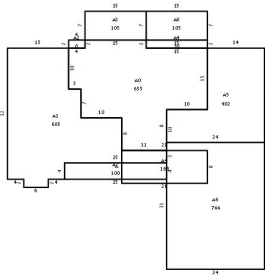
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
1/1/1999	99-0063	\$169,500.00	NEW CONST				
4/1/1999	99-0363	\$6,375.00	HTG & A/C				
7/23/2018	18-1861	\$13,598.00	FUR+ACREPLAC				
5/17/2018	18-1230	\$160,000.00	ADDTN				
8/28/2018	18-2162	\$15,000.00	INTREMOD				
5/17/2018	18-1231	\$2,000.00	RAZE SUNROOM				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/1/1998		\$34,900.00	Valid		Land		
4/23/2008		\$285,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.322	Gross				\$73,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:			Assessed Land Value:	
14,026	0.322					\$73,700	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	791 0260 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,908	\$209,078.64
Second Story:	1,158	\$73,660.38
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$282,739.02
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,278	\$17,253.00
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$7,542.36
Plumbing	1 - Half Bath 3 - Full Bath	\$19,525.00
Finished Basement Living Area	0	\$0.00
Features:	6	\$3,500.00
Attachments:	708	\$19,600.00
<b>Adjusted Base Price</b>		\$350,159.38
<b>Changes/Adjustments</b>		
Grade Adjustment:	B- 120%	\$392,471.26
Market Adjustment:	45%	\$569,083.32
CDU Adjustment:	74	\$421,100.00
Complete:	100	\$421,100.00
Dollar Adjustments		\$300.00
<b>Dwelling Value</b>		\$421,400.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$421,400.00
<b>Total Land Value</b>		\$73,700.00
<b>Total Assessed Value</b>		\$495,100.00



Parcel Numbers: 791-0261-000      Property Address: 6961 PINEBERRY RIDGE W      Municipality: Franklin, City of

Owner Name: MAYER, KEITH E      Mailing Address: 6961 W PINEBERRY RIDGE FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	ROBINWOOD ESTATES BLK 2 LOT 4	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0261 000- 1</b>		
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:	13-Contemporary	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:	

### Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
791 0261 000- 1	1,847	693	0	0	0	0	2,540

Attachment Description(s):	Area:	Attachment Value:
12-EFP	30	\$900
99-Additional Attachments	30	\$3,000
99-Additional Attachments	8	\$800
13-AFG	744	\$22,300
11-OFP	100	\$2,000
12-EFP	105	\$3,200

Feature Description(s): 05-Metal Fireplace	Area: 1	Feature Value: \$2,000
Rec Room Condition: Average	Rec Room Area: 1,140	Rec Room Value: \$5,700
22-Additional Fixture	5	\$1,500
Rec Room Condition: Average	Rec Room Area: 1,140	Rec Room Value: \$5,700

### 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:
2/1/2001	01-0112	\$7,000.00	BSMT ALTERAT
6/7/2005	52041	\$14,000.00	PORCH
7/3/2007	1533	\$3,315.00	ACREPLACE
9/1/1998	98-1038	\$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:
7/15/2009		\$328,000.00	Valid		Land and Improvements	
7/1/2021		\$521,000.00	Valid		Land and Improvements	
5/9/2007		\$440,000.00	Valid		Land and Improvements	
1/3/2006		\$310,500.00	Invalid		Land and Improvements	
2/1/1998		\$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	0.346	Gross				\$73,900

### Acreage/Squarefoot Variables

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### Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
15,072	0.346			\$73,900


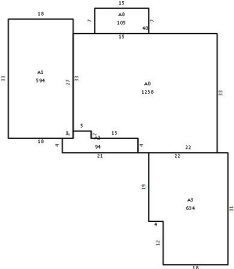
### General Information

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

Valuation/Explanation		
Dwelling #	791 0261 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,847	\$204,352.08
Second Story:	693	\$47,976.39
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$252,328.47
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,847	\$40,301.54
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$6,248.40
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	6	\$3,500.00
Attachments:	1,017	\$32,200.00
<b>Adjusted Base Price</b>		\$346,781.41
<b>Changes/Adjustments</b>		
Grade Adjustment:	B- 120%	\$373,297.69
Market Adjustment:	64%	\$612,208.22
CDU Adjustment:	73	\$446,900.00
Complete:	100	\$446,900.00
Dollar Adjustments		\$200.00
<b>Dwelling Value</b>		\$447,100.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$447,100.00
<b>Total Land Value</b>		\$73,900.00
<b>Total Assessed Value</b>		\$521,000.00

Parcel Numbers: 791-0262-000      Property Address: 6935 PINEBERRY RIDGE W      Municipality: Franklin, City of

Owner Name: SZPEK, FRANK R JR      Mailing Address: 6935 W PINEBERRY RIDGE FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	ROBINWOOD ESTATES BLK 2 LOT 5	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0262 000- 1</b>		
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:
791 0262 000- 1	1,832	0	0	0	0	0	1,832

Attachment Description(s):	Area:	Attachment Value:
11-OFP	94	\$1,900
13-AFG	634	\$19,000

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


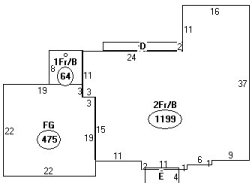
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
2/1/1997	97-0040	\$113,000.00	NEW DWLG				
3/1/1997	97-0146	\$4,910.00	HTG & A/C				
9/17/2014	14-2257	\$8,375.00	ACREPLACE				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
3/1/1997		\$38,500.00	Valid		Land		
7/1/1997		\$179,477.00	Valid		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				\$73,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
14,810	0.340				\$73,300		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0262 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,832		\$202,692.48	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$202,692.48	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,238		\$29,625.34	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$4,506.72	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				728		\$20,900.00	
<b>Adjusted Base Price</b>						\$267,346.54	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$268,561.19	
Market Adjustment:				61%		\$432,383.52	
CDU Adjustment:				72		\$311,300.00	
Complete:				100		\$311,300.00	
Dollar Adjustments						(\$300.00)	
<b>Dwelling Value</b>						\$311,000.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$311,000.00
<b>Total Land Value</b>		\$73,300.00
<b>Total Assessed Value</b>		\$384,300.00

Parcel Numbers: 791-0263-000      Property Address: 6909 PINEBERRY RIDGE W      Municipality: Franklin, City of

Owner Name: SEVER, NIKOLA & DARINKA      Mailing Address: 6909 W PINEBERRY RIDGE FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	ROBINWOOD ESTATES BLK 2 LOT 6	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <ul style="list-style-type: none"> <li>A: 2F/B 1199 sqft</li> <li>B: FG 475 sqft</li> <li>C: 1F/B 64 sqft</li> <li>D: 1F/B 38 sqft</li> <li>E: Concrete Patio 32 sqft</li> </ul>
	Neighborhood:	

1014-Franklin

### Building Description

<b>Dwelling #</b>	<b>791 0263 000- 1</b>		
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:	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:
791 0263 000- 1	1,301	1,199	0	0	0	0	2,500

Attachment Description(s):	Area:	Attachment Value:
13-AFG	475	\$14,300
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

### Other Building Improvements

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


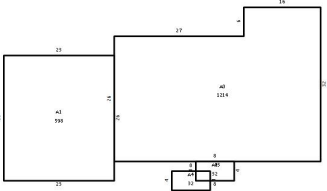
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
4/1/1997	97-0169	\$130,000.00	NEW DWLG				
6/25/2018	18-1590	\$8,724.00	FUR+ACREPLAC				
6/1/1997	97-0455	\$5,730.00	HTG & A/C				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/1/1997		\$188,500.00	Invalid		Land and Improvements		
7/1/1997		\$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	0.357	Gross				\$75,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
15,551	0.357				\$75,500		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>	<b>791 0263 000- 1</b>						
<b>Description</b>	<b>Area</b>			<b>Value Amount</b>			
<b>Living Area:</b>							
First Story:	1,301			\$152,932.55			
Second Story:	1,199			\$76,268.39			
Additional Story:	0			\$0.00			
Attic/Finished Net:	0			\$0.00			
Half Story/Finished Net:	0			\$0.00			
<b>Base Price</b>				\$229,200.94			
<b>Unfinished Living Area:</b>							
Room/Unfinished:	0			\$0.00			
Unfinished Basement:	1,301			\$30,482.43			
Half Story/Unfinished:				\$0.00			
<b>Structure Info, Features and Attachments:</b>							
Heating/AC	Air Conditioning - Same Ducts			\$6,150.00			
Plumbing	1 - Half Bath 2 - Full Bath			\$12,203.00			
Finished Basement Living Area	0			\$0.00			
Features:	2			\$2,300.00			
Attachments:	507			\$14,500.00			
<b>Adjusted Base Price</b>				\$294,836.37			
<b>Changes/Adjustments</b>							
Grade Adjustment:	B- 120%			\$333,643.64			
Market Adjustment:	43%			\$477,110.41			
CDU Adjustment:	72			\$343,500.00			
Complete:	100			\$343,500.00			
Dollar Adjustments				\$0.00			
<b>Dwelling Value</b>				\$343,500.00			



Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$343,500.00
<b>Total Land Value</b>		\$75,500.00
<b>Total Assessed Value</b>		\$419,000.00

Parcel Numbers: 791-0264-000      Property Address: 7719 PINEBERRY CT S      Municipality: Franklin, City of

Owner Name: KLEIN, MICHAEL & LAURA      Mailing Address: 7719 S PINEBERRY CT FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	ROBINWOOD ESTATES BLK 2 LOT 7	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1014-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>791 0264 000- 1</b>		
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:	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:
791 0264 000- 1	1,214	1,214	0	0	0	0	2,428

Attachment Description(s):	Area:	Attachment Value:
13-AFG	598	\$17,900
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	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:				
7/10/2013	13-1380	\$3,817.00	ACREPLACE				
10/1/1994	94-1098	\$120,000.00	NEW CONST				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/1/1999		\$221,000.00	Valid		Land and Improvements		
4/1/1996		\$185,000.00	Valid		Land and Improvements		
11/1/1994		\$79,000.00	Invalid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.344	Gross				\$75,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
14,985	0.344				\$75,500		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Cul-de-sac			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0264 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,214		\$145,182.26	
Second Story:				1,214		\$76,749.08	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$221,931.34	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,214		\$29,051.02	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$5,972.88	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0		\$0.00	
Features:				4		\$2,900.00	
Attachments:				630		\$17,900.00	
<b>Adjusted Base Price</b>						\$289,958.24	
<b>Changes/Adjustments</b>							
Grade Adjustment:				B- 120%		\$322,989.89	
Market Adjustment:				56%		\$503,864.23	
CDU Adjustment:				70		\$352,700.00	
Complete:				100		\$352,700.00	
Dollar Adjustments						(\$600.00)	
<b>Dwelling Value</b>						\$352,100.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$352,100.00
<b>Total Land Value</b>		\$75,500.00
<b>Total Assessed Value</b>		\$427,600.00

Parcel Numbers: 791-0265-000	Property Address: 7737 PINEBERRY CT S	Municipality: Franklin, City of
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Owner Name: FLUNKER, KELLY J - REV TRUST	Mailing Address: 7737 W PINEBERRY CT FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: ROBINWOOD ESTATES BLK 2 LOT 8	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0265 000- 1</b>		
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:
791 0265 000- 1	1,055	977	0	0	0	0	2,032

Attachment Description(s):	Area:	Attachment Value:
11-OFP	154	\$3,100
13-AFG	477	\$14,300
99-Additional Attachments	20	\$2,000
99-Additional Attachments	30	\$3,000
99-Additional Attachments	15	\$1,500

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: 1/1/1997	Permit Number: 96-1365	Permit Amount: \$134,560.00	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:
12/1/1996		\$35,900.00	Valid		Land	
12/13/2017		\$0.00	Invalid		Land and Improvements	
4/17/2019		\$268,000.00	Invalid		Land and Improvements	

**Land Breakdown**

Land Class: A-Residential Primary Site	Acreage: 0.371	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$76,400
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**Acreage/Squarefoot Variables**

**Land Data & Computations**

Total Square Footage: 16,161	Total Acreage: 0.371	Depth:	Act. Frontage:	Assessed Land Value: \$76,400
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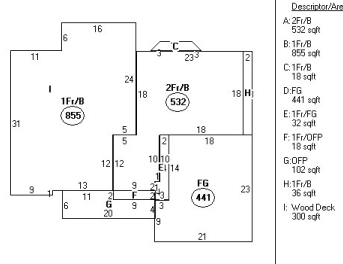
**General Information**

Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: All Public
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Valuation/Explanation		
Dwelling #	791 0265 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,055	\$129,817.75
Second Story:	977	\$63,817.64
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$193,635.39
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,055	\$26,385.55
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,998.72
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	696	\$23,900.00
<b>Adjusted Base Price</b>		\$263,422.66
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$260,944.93
Market Adjustment:	62%	\$422,730.78
CDU Adjustment:	72	\$304,400.00
Complete:	100	\$304,400.00
Dollar Adjustments		(\$600.00)
<b>Dwelling Value</b>		\$303,800.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$303,800.00
<b>Total Land Value</b>		\$76,400.00
<b>Total Assessed Value</b>		\$380,200.00

Parcel Numbers: 791-0266-000      Property Address: 7749 PINEBERRY CT S      Municipality: Franklin, City of

Owner Name: VARELA, MITCHELL ALEXANDER      Mailing Address: 7749 W PINEBERRY CT FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	ROBINWOOD ESTATES BLK 2 LOT 9	
	Parcel Sketch and Site Map obtained from the County GIS	
Neighborhood:	1014-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>791 0266 000- 1</b>		
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:	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:	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:
791 0266 000- 1	1,441	582	0	0	0	0	2,023

Attachment Description(s):	Area:	Attachment Value:
11-OFP	18	\$400
13-AFG	32	\$1,000
13-AFG	441	\$13,200
11-OFP	102	\$2,000
31-WD	300	\$3,000



Feature Description(s): 05-Metal Fireplace	Area: 1	Feature Value: \$2,000
Rec Room Condition: Good	Rec Room Area: 1,000	Rec Room Value: \$6,000
22-Additional Fixture	5	\$1,500
Rec Room Condition: Good	Rec Room Area: 1,000	Rec Room Value: \$6,000

**Other Building Improvements**

Structure Type: RS1-Frame Utility Shed	Year Built: 1/1/2014	Area: 140	Construction:	Condition: Average	Value: \$800.00
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**Permit / Construction History**

Date of Permit: 9/1/1998	Permit Number: B981033	Permit Amount: \$135,000.00	Details of Permit: NEW CONST
8/21/2014	14-2020	\$2,000.00	SHED
8/15/2013	13-1808	\$7,379.00	FUR/ACREPLAC

**Ownership/Sales History**

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
12/20/2018		\$360,000.00	Valid		Land and Improvements	
12/29/2017		\$31,400.00	Invalid		Land and Improvements	
7/22/2014		\$280,000.00	Valid		Land and Improvements	
2/5/2010		\$260,000.00	Invalid		Land and Improvements	
8/1/1998		\$35,400.00	Valid		Land	
1/13/2006		\$249,600.00	Invalid		Land and Improvements	
11/16/2009		\$159,300.00	Invalid		Land and Improvements	

**Land Breakdown**

Land Class: A-Residential Primary Site	Acreage: 0.341	Unit of Measure: Gross	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value: \$74,600
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**Acreage/Squarefoot Variables**

**Land Data & Computations**

Total Square Footage: 14,854	Total Acreage: 0.341	Depth:	Act. Frontage:	Assessed Land Value: \$74,600
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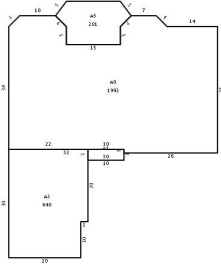
**General Information**

Topography: Level	Street/Road: Paved	Fronting Traffic: Light	Inspected By:	Inspected On:	Utilities: All Public
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Valuation/Explanation		
Dwelling #	791 0266 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,441	\$166,911.03
Second Story:	582	\$41,461.68
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$208,372.71
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,441	\$33,114.18
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,976.58
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	6	\$3,500.00
Attachments:	893	\$19,600.00
<b>Adjusted Base Price</b>		\$281,766.47
<b>Changes/Adjustments</b>		
Grade Adjustment:	B- 120%	\$310,399.76
Market Adjustment:	64%	\$509,055.61
CDU Adjustment:	73	\$371,600.00
Complete:	100	\$371,600.00
Dollar Adjustments		(\$100.00)
<b>Dwelling Value</b>		\$371,500.00
Other Building Improvements	0	\$800.00
<b>Total Improvement Value</b>		\$372,300.00
<b>Total Land Value</b>		\$74,600.00
<b>Total Assessed Value</b>		\$446,900.00

Parcel Numbers: 791-0267-000      Property Address: 7752 PINEBERRY CT S      Municipality: Franklin, City of

Owner Name: HARTWIG, LINDA J - REV TRUST 1992      Mailing Address: 7752 S PINEBERRY CT FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	ROBINWOOD ESTATES BLK 2 LOT 10	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1014-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>791 0267 000- 1</b>		
Year Built:	1/1/1999	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1999	Bedrooms:	3
Remodeled/Effective Age:	-23	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:
791 0267 000- 1	1,992	0	0	0	0	0	1,992

Attachment Description(s):	Area:	Attachment Value:
11-OFP	30	\$600
13-AFG	640	\$19,200
31-WD	201	\$2,000


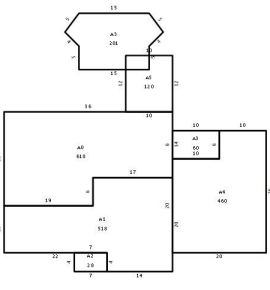
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	4	\$1,200
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
9/1/2000		00-1135	\$2,000.00		DECK 15X12'		
4/1/2000		00-0387	\$6,500.00		HTG SYSTEM		
3/1/1999		99-0229	\$170,000.00		NEW CONST		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/1/1999		\$34,900.00	Valid		Land		
8/30/2004		\$310,000.00	Valid		Land and Improvements		
7/16/2007		\$327,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.335	Gross				\$72,700	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
14,593	0.335				\$72,700		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	791 0267 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,992	\$217,147.92
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$217,147.92
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,992	\$42,967.44
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,900.32
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	5	\$3,200.00
Attachments:	871	\$21,800.00
<b>Adjusted Base Price</b>		\$297,337.68
<b>Changes/Adjustments</b>		
Grade Adjustment:	B 128%	\$348,592.23
Market Adjustment:	34%	\$467,113.59
CDU Adjustment:	74	\$345,700.00
Complete:	100	\$345,700.00
Dollar Adjustments		(\$400.00)
<b>Dwelling Value</b>		\$345,300.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$345,300.00
<b>Total Land Value</b>		\$72,700.00
<b>Total Assessed Value</b>		\$418,000.00

Parcel Numbers: 791-0268-000      Property Address: 7738 PINEBERRY CT S      Municipality: Franklin, City of

Owner Name: QURESHI, KHURRAM      Mailing Address: 5198 COOPER CT RANCHO CUCAMONGA, CA 91739      Land Use: Residential

	Legal Description:	Building Sketch:
	ROBINWOOD ESTATES BLK 2 LOT 11	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0268 000- 1</b>		
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:
791 0268 000- 1	1,196	618	0	0	0	0	1,814

Attachment Description(s):	Area:	Attachment Value:
11-OFP	28	\$600
13-AFG	460	\$13,800
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:			
7/1/1998	B980824	\$2,000.00		FURNACE			
6/22/2015	15-1373	\$3,631.00		AC			
9/12/2005	591815	\$0.00		FP			
9/1/1998	B980998	\$600.00		DECK 10X10			
6/1/1998	B980548	\$102,000.00		NEW CONST			
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/7/2003		\$166,700.00	Invalid		Land and Improvements		
6/1/1998		\$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	0.341	Gross				\$73,100	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
14,854	0.341				\$73,100		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	791 0268 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,196	\$144,381.12
Second Story:	618	\$43,420.68
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$187,801.80
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,196	\$29,026.92
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,462.44
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	608	\$15,600.00
<b>Adjusted Base Price</b>		\$246,513.16
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$251,474.48
Market Adjustment:	53%	\$384,755.95
CDU Adjustment:	73	\$280,900.00
Complete:	100	\$280,900.00
Dollar Adjustments		\$700.00
<b>Dwelling Value</b>		\$281,600.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$281,600.00
<b>Total Land Value</b>		\$73,100.00
<b>Total Assessed Value</b>		\$354,700.00



Parcel Numbers: 791-0269-000      Property Address: 7724 PINEBERRY CT S      Municipality: Franklin, City of

Owner Name: WONG, BRENT & MICKIE      Mailing Address: 7724 S PINEBERRY CT FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	ROBINWOOD ESTATES BLK 2 LOT 12	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1014-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>791 0269 000- 1</b>		
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:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

**Square Footage / Attachments**

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
791 0269 000- 1	1,179	922	0	0	0	0	2,101

Attachment Description(s):	Area:	Attachment Value:
13-AFG	489	\$14,700
33-Concrete Patio	28	\$100
99-Additional Attachments	16	\$1,600
31-WD	316	\$3,200
35-Ms/Terrace	395	\$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:
GAZ-Gazebo	1/1/2000	113		Average	\$600.00

**Permit / Construction History**

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
5/1/1997	97-0316	\$104,500.00	NEW DWLG
7/1/1997	97-0604	\$3,325.00	HTG & A/C
10/1/2000	00-1197	\$0.00	DECK/GAZEBO

**Ownership/Sales History**

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
6/1/1997		\$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	0.314	Gross				\$71,500

**Acreage/Squarefoot Variables**

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**Land Data & Computations**

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
13,678	0.314			\$71,500


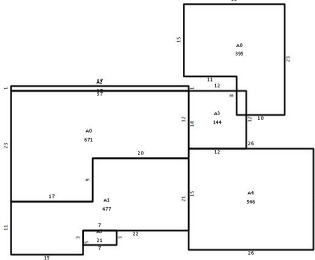
**General Information**

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

Valuation/Explanation		
Dwelling #	791 0269 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,179	\$142,328.88
Second Story:	922	\$60,658.38
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$202,987.26
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,179	\$28,614.33
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,168.46
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	1,244	\$19,600.00
<b>Adjusted Base Price</b>		\$270,873.05
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$273,870.36
Market Adjustment:	54%	\$421,760.35
CDU Adjustment:	72	\$303,700.00
Complete:	100	\$303,700.00
Dollar Adjustments		\$800.00
<b>Dwelling Value</b>		\$304,500.00
Other Building Improvements	0	\$600.00
<b>Total Improvement Value</b>		\$305,100.00
<b>Total Land Value</b>		\$71,500.00
<b>Total Assessed Value</b>		\$376,600.00

Parcel Numbers: 791-0270-000      Property Address: 6849 PINEBERRY RIDGE W      Municipality: Franklin, City of

Owner Name: PATEL, BHAVESH N      Mailing Address: 6849 W PINEBERRY RIDGE FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	ROBINWOOD ESTATES BLK 2 LOT 13	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0270 000- 1</b>		
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:	4
CDU/Overall Condition:	Average	Basement Description:	Full Basement
Interior Condition:	Same	Heating:	Air Conditioning - Same Ducts
Kitchen Condition:	Average	Type of Fuel:	Gas
Bath Condition:		Type of System:	Warm Air

### Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
791 0270 000- 1	1,292	708	0	0	0	0	2,000

Attachment Description(s):	Area:	Attachment Value:
99-Additional Attachments	37	\$3,700
13-AFG	546	\$16,400
11-Ofp	21	\$400


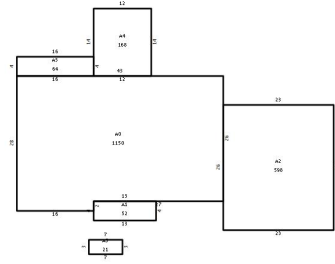
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
1/1/1997	96-1338	\$115,000.00	NEW DWLG			
6/1/1997	97-0522	\$1,881.00	A/C			
10/12/2021	21-0710	\$108,695.00	FIRE RECOVERY			
11/4/2021	21-0775	\$3,150.00	INTREMOD			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
12/1/1996		\$37,900.00	Valid		Land	
8/18/2015		\$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	0.344	Gross				\$75,500
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
14,985	0.344			\$75,500		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light		7/5/2022	All Public	

Valuation/Explanation		
Dwelling #	791 0270 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,292	\$153,153.68
Second Story:	708	\$48,526.32
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$201,680.00
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,292	\$30,594.56
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,920.00
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	604	\$20,500.00
<b>Adjusted Base Price</b>		\$272,497.56
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$274,337.32
Market Adjustment:	52%	\$416,992.72
CDU Adjustment:	72	\$300,200.00
Complete:	100	\$300,200.00
Dollar Adjustments		(\$200.00)
<b>Dwelling Value</b>		\$300,000.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$300,000.00
<b>Total Land Value</b>		\$75,500.00
<b>Total Assessed Value</b>		\$375,500.00

Parcel Numbers: 791-0271-000	Property Address: 6825 PINEBERRY RIDGE W	Municipality: Franklin, City of
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Owner Name: MURIKIPUDI, MADHAVARAO	Mailing Address: 6825 W PINEBERRY RIDGE FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: ROBINWOOD ESTATES BLK 2 LOT 14	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0271 000- 1</b>		
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:	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:
791 0271 000- 1	1,214	1,150	0	0	0	0	2,364

Attachment Description(s):	Area:	Attachment Value:
11-OFP	52	\$1,000
13-AFG	598	\$17,900
12-EFP	168	\$5,000

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition: Average	Rec Room Area: 180	Rec Room Value: \$900
22-Additional Fixture	1	\$300
Rec Room Condition: Average	Rec Room Area: 180	Rec Room Value: \$900


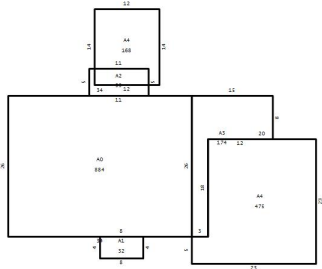
Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
10/1/1994	94-1093	\$118,000.00	NEW CONST			
7/1/2006	2169	\$25,744.00	PORCH			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
7/1/1998		\$210,000.00	Valid		Land and Improvements	
4/1/1996		\$186,000.00	Valid		Land and Improvements	
11/1/1994		\$79,000.00	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				\$74,100
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
13,939	0.320			\$74,100		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	



Valuation/Explanation		
Dwelling #	791 0271 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,214	\$145,182.26
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
<b>Base Price</b>		\$218,333.76
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,214	\$29,051.02
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,815.44
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	818	\$23,900.00
<b>Adjusted Base Price</b>		\$291,603.22
<b>Changes/Adjustments</b>		
Grade Adjustment:	B- 120%	\$318,483.86
Market Adjustment:	58%	\$503,204.51
CDU Adjustment:	70	\$352,200.00
Complete:	100	\$352,200.00
Dollar Adjustments		\$600.00
<b>Dwelling Value</b>		\$352,800.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$352,800.00
<b>Total Land Value</b>		\$74,100.00
<b>Total Assessed Value</b>		\$426,900.00

Parcel Numbers: 791-0272-000      Property Address: 6801 PINEBERRY RIDGE W      Municipality: Franklin, City of

Owner Name: Dominic Joseph Rosso      Mailing Address: 6801 W. Pineberry Ridge Franklin, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	ROBINWOOD ESTATES BLK 2 LOT 15	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0272 000- 1</b>		
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:
791 0272 000- 1	1,113	884	0	0	0	0	1,997

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	32	\$200
13-AFG	475	\$14,300

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	375	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	375	\$0

### Other Building Improvements


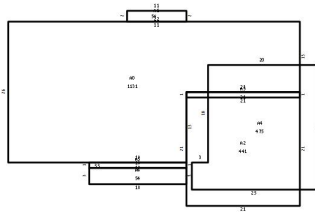
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
8/1/1997	97-0802	\$109,000.00	NEW DWLG				
10/1/1997	97-1007	\$3,925.00	HTG SYSTEM				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
2/13/2017	11270659	\$234,100.00	Invalid		Land and Improvements		
3/31/2008		\$257,500.00	Valid		Land and Improvements		
1/22/2007		\$245,000.00	Valid		Land and Improvements		
10/1/1997		\$32,900.00	Valid		Land		
11/1/1998		\$184,900.00	Valid		Land and Improvements		
4/1/2004	11270659	\$112,150.00	Invalid	W/C D - Warrant/Condo Deed	Land and Improvements		
7/28/2022		\$451,000.00	Valid		Land and Improvements	Other	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.344	Gross				\$75,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
14,985	0.344				\$75,500		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	791 0272 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,113	\$135,485.49
Second Story:	884	\$58,768.32
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$194,253.81
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	884	\$23,708.88
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,912.62
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	507	\$14,500.00
<b>Adjusted Base Price</b>		\$251,878.31
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$258,586.14
Market Adjustment:	66%	\$429,252.99
CDU Adjustment:	72	\$309,100.00
Complete:	100	\$309,100.00
Dollar Adjustments		(\$700.00)
<b>Dwelling Value</b>		\$308,400.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$308,400.00
<b>Total Land Value</b>		\$75,500.00
<b>Total Assessed Value</b>		\$383,900.00

Parcel Numbers: 791-0273-000	Property Address: 7719 68TH ST S	Municipality: Franklin, City of
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Owner Name: GOLLER, CHRISTOPHER & AMY - LIV TRUST	Mailing Address: 7719 S 68TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: ROBINWOOD ESTATES BLK 2 LOT 16	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0273 000- 1</b>		
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:	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:
791 0273 000- 1	1,153	1,170	0	0	0	0	2,323

Attachment Description(s):	Area:	Attachment Value:
11-OFP	18	\$400
13-AFG	21	\$600
99-Additional Attachments	18	\$1,800
13-AFG	441	\$13,200
11-OFP	54	\$1,100

Feature Description(s): 22-Additional Fixture	Area: 2	Feature Value: \$600
Rec Room Condition: Average	Rec Room Area: 700	Rec Room Value: \$3,500
05-Metal Fireplace	1	\$2,000
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:
8/1/1997	97-0788	\$127,000.00	NEW DWLG
8/29/2012	31017	\$2,650.00	FURREPLAC
4/3/2013	13-0469	\$10,000.00	BATHREMOT
5/7/2018	18-1121	\$5,594.00	ACREPLACE
11/1/1997	97-1106	\$3,690.00	HTG SYSTEM
10/13/2011	2192	\$28,000.00	RECROOM

### Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
2/9/2012		\$260,000.00	Invalid		Land and Improvements	
5/1/1999		\$193,250.00	Invalid		Land and Improvements	
11/1/1998		\$186,500.00	Invalid		Land and Improvements	
11/1/2000		\$213,400.00	Invalid		Land and Improvements	

### Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.344	Gross				\$75,500

### 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			\$75,500


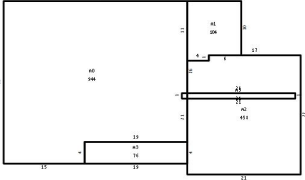
### General Information

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

Valuation/Explanation		
Dwelling #	791 0273 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,153	\$139,190.16
Second Story:	1,170	\$74,423.70
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$213,613.86
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,153	\$27,983.31
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,714.58
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	552	\$17,100.00
<b>Adjusted Base Price</b>		\$279,214.75
<b>Changes/Adjustments</b>		
Grade Adjustment:	B- 120%	\$311,417.70
Market Adjustment:	60%	\$498,268.32
CDU Adjustment:	72	\$358,800.00
Complete:	100	\$358,800.00
Dollar Adjustments		(\$1,100.00)
<b>Dwelling Value</b>		\$357,700.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$357,700.00
<b>Total Land Value</b>		\$75,500.00
<b>Total Assessed Value</b>		\$433,200.00

Parcel Numbers: 791-0274-000      Property Address: 7737 68TH ST S      Municipality: Franklin, City of

Owner Name: FRETS, SARAH BOLGERT      Mailing Address: 7737 S 68TH ST FRANKLIN, WI 53132      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	ROBINWOOD ESTATES BLK 2 LOT 17	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0274 000- 1</b>		
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:	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:
791 0274 000- 1	1,048	944	0	0	0	0	1,992

Attachment Description(s):	Area:	Attachment Value:
13-AFG	458	\$13,700
11-OFP	76	\$1,500

Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	535	\$2,675
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	535	\$2,675

### Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/2013	100		Average	\$600.00


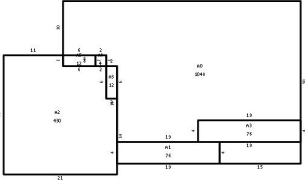


Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
8/1/1997	97-0779	\$117,000.00	NEW DWLG				
6/1/1998	B980687	\$3,771.00	A/C				
5/4/2015	15-0892	\$1,670.00	DUCTWORK				
4/15/2015	15-0761	\$2,500.00	RECROOM				
7/13/2018	18-1759	\$4,604.00	FUR+ACREPLAC				
12/8/2009	2464	\$3,200.00	FURREPLAC				
5/2/2013	13-0708	\$1,000.00	SHED				
11/1/1997	97-1104	\$3,771.00	HTG SYSTEM				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/1/1996		\$82,500.00	Invalid		Land		
10/1/1998		\$180,000.00	Valid		Land and Improvements		
12/9/2004		\$244,900.00	Valid		Land and Improvements		
8/2/2011		\$220,500.00	Valid		Land and Improvements		
1/18/2013		\$259,500.00	Invalid		Land and Improvements		
5/11/2015		\$294,900.00	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				\$75,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
14,985	0.344				\$75,500		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	791 0274 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,048	\$130,538.88
Second Story:	944	\$62,105.76
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$192,644.64
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,048	\$26,640.16
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
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:	4	\$2,900.00
Attachments:	534	\$15,200.00
<b>Adjusted Base Price</b>		\$254,488.12
<b>Changes/Adjustments</b>		
Grade Adjustment:	B- 120%	\$283,665.74
Market Adjustment:	62%	\$459,538.51
CDU Adjustment:	72	\$330,900.00
Complete:	100	\$330,900.00
Dollar Adjustments		(\$500.00)
<b>Dwelling Value</b>		\$330,400.00
Other Building Improvements	0	\$600.00
<b>Total Improvement Value</b>		\$331,000.00
<b>Total Land Value</b>		\$75,500.00
<b>Total Assessed Value</b>		\$406,500.00

Parcel Numbers: 791-0275-000      Property Address: 7751 68TH ST S      Municipality: Franklin, City of

Owner Name: LEE, BUMCHAN & KANG, HYERAN      Mailing Address: 7751 S 68TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	
	ROBINWOOD ESTATES BLK 2 LOT 18	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0275 000- 1</b>		
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:	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:
791 0275 000- 1	1,052	1,076	0	0	0	0	2,128

Attachment Description(s):	Area:	Attachment Value:
13-AFG	12	\$400
13-AFG	12	\$400
11-OFP	76	\$1,500
13-AFG	430	\$12,900


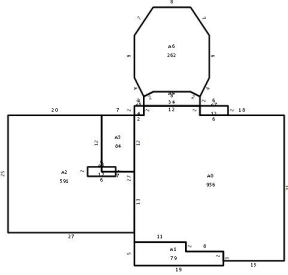
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Good	748	\$4,488
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Good	748	\$4,488

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:		
7/1/1997		97-0663	\$120,000.00		NEW DWLG		
1/13/2009		87	\$5,000.00		RECROOM		
11/1/1997		97-1105	\$3,840.00		HTG SYSTEM		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/12/2015		\$270,000.00	Valid		Land and Improvements		
3/16/2009		\$250,000.00	Valid		Land and Improvements		
5/19/2005		\$267,500.00	Valid		Land and Improvements		
4/27/2017		\$302,000.00	Valid		Land and Improvements		
1/1/1999		\$179,000.00	Valid		Land and Improvements		
12/1/1996		\$82,500.00	Invalid		Land		
6/25/2003		\$236,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.355	Gross				\$76,100
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
15,464		0.355				\$76,100	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	791 0275 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,052	\$129,448.60
Second Story:	1,076	\$69,283.64
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$198,732.24
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,048	\$26,640.16
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,234.88
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$2,900.00
Attachments:	530	\$15,200.00
<b>Adjusted Base Price</b>		\$260,910.28
<b>Changes/Adjustments</b>		
Grade Adjustment:	B- 120%	\$291,372.34
Market Adjustment:	64%	\$477,850.63
CDU Adjustment:	72	\$344,100.00
Complete:	100	\$344,100.00
Dollar Adjustments		(\$100.00)
<b>Dwelling Value</b>		\$344,000.00
Other Building Improvements	0	\$300.00
<b>Total Improvement Value</b>		\$344,300.00
<b>Total Land Value</b>		\$76,100.00
<b>Total Assessed Value</b>		\$420,400.00

Parcel Numbers: 791-0276-000      Property Address: 7128 WOODBURY DR W      Municipality: Franklin, City of

Owner Name: SLATER, SCOTT & SHEILA      Mailing Address: 7128 W WOODBURY DR FRANKLIN, WI 53132      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	ROBINWOOD ESTATES BLK 3 LOT 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0276 000- 1</b>		
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:	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:
791 0276 000- 1	1,074	972	0	0	0	0	2,046

Attachment Description(s):	Area:	Attachment Value:
11-OFP	79	\$1,600
13-AFG	591	\$17,700
99-Additional Attachments	4	\$400
31-WD	262	\$2,600
99-Additional Attachments	12	\$1,200

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:
1/1/1999	98-1448	\$140,000.00	NEW CONST
4/1/1999	99-0361	\$8,247.00	HTG & A/C
8/29/2017	17-2054	\$11,281.00	FUR/AC REPLACE
3/1/2000	00-0234	\$4,000.00	DECK 21X12'

### Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
4/1/1999		\$40,000.00	Valid		Land	
12/1/1999		\$250,000.00	Invalid		Land and Improvements	
1/1/2000		\$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	0.300	Gross				\$70,600

### Acreage/Squarefoot Variables

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### Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
13,068	0.300			\$70,600

### General Information


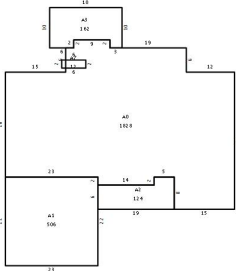
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Light			All Public

Valuation/Explanation		
Dwelling #	791 0276 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,074	\$132,155.70
Second Story:	972	\$63,491.04
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$195,646.74
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,074	\$26,860.74
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,033.16
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$2,900.00
Attachments:	948	\$23,500.00
<b>Adjusted Base Price</b>		\$266,143.64
<b>Changes/Adjustments</b>		
Grade Adjustment:	B 128%	\$306,871.86
Market Adjustment:	55%	\$475,651.38
CDU Adjustment:	74	\$352,000.00
Complete:	100	\$352,000.00
Dollar Adjustments		(\$300.00)
<b>Dwelling Value</b>		\$351,700.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$351,700.00
<b>Total Land Value</b>		\$70,600.00
<b>Total Assessed Value</b>		\$422,300.00



Parcel Numbers: 791-0277-000      Property Address: 7130 WOODBURY DR W      Municipality: Franklin, City of

Owner Name: NICHOLSON, TIMOTHY      Mailing Address: 7130 W WOODBURY DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	ROBINWOOD ESTATES BLK 3 LOT 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1014-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>791 0277 000- 1</b>		
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:	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:
791 0277 000- 1	1,828	0	0	0	0	987	2,815

Attachment Description(s):	Area:	Attachment Value:
13-AFG	506	\$15,200
11-OPF	124	\$2,500
31-WD	162	\$1,600


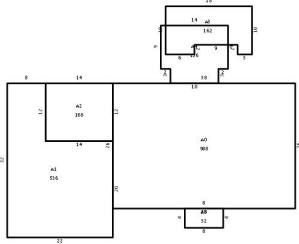
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

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		97-1279		\$141,148.00		NEW CONST	
8/1/1998		98-1000		\$1,600.00		DECK 10X18'	
3/27/2013		13-0417		\$4,400.00		FURREPLAC	
2/1/2000		00-0119		\$4,000.00		BSMT ALTERAT	
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/3/2020		\$397,500.00	Valid		Land and Improvements		
3/4/2013		\$310,500.00	Invalid		Land and Improvements		
12/1/1997		\$35,900.00	Valid		Land		
8/2/2004		\$306,500.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.349	Gross				\$74,100
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
15,202		0.349				\$74,100	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	791 0277 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,828	\$202,249.92
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$202,249.92
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	841	\$23,009.76
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$6,924.90
Plumbing	0 - Half Bath 3 - Full Bath	\$14,644.00
Finished Basement Living Area	987	\$26,639.13
Features:	2	\$2,300.00
Attachments:	792	\$19,300.00
<b>Adjusted Base Price</b>		\$295,067.71
<b>Changes/Adjustments</b>		
Grade Adjustment:	B- 120%	\$328,161.25
Market Adjustment:	52%	\$498,805.10
CDU Adjustment:	73	\$364,100.00
Complete:	100	\$364,100.00
Dollar Adjustments		\$1,200.00
<b>Dwelling Value</b>		\$365,300.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$365,300.00
<b>Total Land Value</b>		\$74,100.00
<b>Total Assessed Value</b>		\$439,400.00

Parcel Numbers: 791-0278-000      Property Address: 7136 WOODBURY DR W      Municipality: Franklin, City of

Owner Name: STEFANSKI, JUSTIN D      Mailing Address: 7136 W WOODBURY DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	ROBINWOOD ESTATES BLK 3 LOT 3	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
1014-Franklin		

### Building Description

<b>Dwelling #</b>	<b>791 0278 000- 1</b>		
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:
791 0278 000- 1	1,156	988	0	0	0	0	2,144

Attachment Description(s):	Area:	Attachment Value:
13-AFG	536	\$16,100
35-Ms/Terrace	32	\$0
31-WD	156	\$1,600


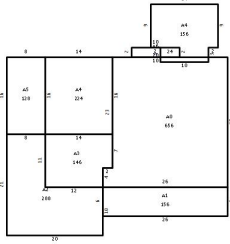
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
9/1/1995		95-1099	\$97,000.00		NEW CONST		
11/1/1996		96-1244	\$1,400.00		A/C		
2/3/2012		12-0176	\$7,325.00		AC&FURREPLAC		
6/1/1997		97-0411	\$1,500.00		WDDK		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/1/1995		\$38,000.00	Valid		Land		
11/1/1996		\$174,000.00	Valid		Land and Improvements		
9/28/2020		\$375,000.00	Valid		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				\$78,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
16,814		0.386				\$78,600	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	791 0278 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,156	\$139,552.32
Second Story:	988	\$64,536.16
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$204,088.48
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,156	\$28,056.12
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,274.24
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	724	\$17,700.00
<b>Adjusted Base Price</b>		\$269,621.84
<b>Changes/Adjustments</b>		
Grade Adjustment:	B- 120%	\$299,546.21
Market Adjustment:	58%	\$473,283.01
CDU Adjustment:	70	\$331,300.00
Complete:	100	\$331,300.00
Dollar Adjustments		(\$300.00)
<b>Dwelling Value</b>		\$331,000.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$331,000.00
<b>Total Land Value</b>		\$78,600.00
<b>Total Assessed Value</b>		\$409,600.00

Parcel Numbers: 791-0279-000      Property Address: 7140 WOODBURY DR W      Municipality: Franklin, City of

Owner Name: WECKMAN, MICHAEL J & PAULA L      Mailing Address: 7140 W WOODBURY DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	ROBINWOOD ESTATES BLK 3 LOT 4	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0279 000- 1</b>		
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:	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:
791 0279 000- 1	1,028	1,026	0	0	0	0	2,054

Attachment Description(s):	Area:	Attachment Value:
13-AFG	146	\$4,400
11-OPF	156	\$3,100
13-AFG	288	\$8,600

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


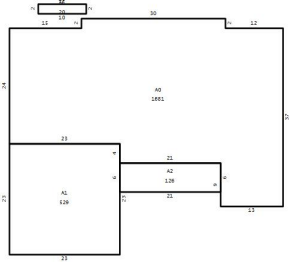
Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
11/1/1995	95-1303	\$108,000.00	NEWDWLG			
3/24/2008	515	\$12,500.00	RECROOM			
1/22/2019	19-0164	\$4,500.00	FURREPLACE			
5/10/2017	17-1015	\$10,168.00	RE-ROOF W/TO			
1/1/1996	96-0014	\$2,808.00	HVAC			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
11/1/1995		\$38,000.00	Valid		Land	
4/1/1996		\$168,977.00	Valid		Land and Improvements	
3/1/2006		\$264,500.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.331	Gross				\$74,500
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
14,418	0.331			\$74,500		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	



Valuation/Explanation		
Dwelling #	791 0279 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,028	\$128,047.68
Second Story:	1,026	\$66,587.40
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$194,635.08
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	656	\$9,938.40
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,052.84
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	4	\$2,900.00
Attachments:	590	\$16,100.00
<b>Adjusted Base Price</b>		\$240,829.32
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$244,012.25
Market Adjustment:	82%	\$444,102.30
CDU Adjustment:	70	\$310,900.00
Complete:	100	\$310,900.00
Dollar Adjustments		\$800.00
<b>Dwelling Value</b>		\$311,700.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$311,700.00
<b>Total Land Value</b>		\$74,500.00
<b>Total Assessed Value</b>		\$386,200.00

Parcel Numbers: 791-0280-000      Property Address: 7007 SOUTHVIEW DR W      Municipality: Franklin, City of

Owner Name: STENMARK, NILES G & KRISTIN K      Mailing Address: 7007 W SOUTHVIEW DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	ROBINWOOD ESTATES BLK 3 LOT 5	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	

1014-Franklin

### Building Description

<b>Dwelling #</b>	<b>791 0280 000- 1</b>		
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:	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:
791 0280 000- 1	1,681	0	0	0	0	0	1,681

Attachment Description(s):	Area:	Attachment Value:
13-AFG	529	\$15,900
11-OPF	126	\$2,500

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	6	\$1,800
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	919	\$4,595
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	919	\$4,595

### Other Building Improvements


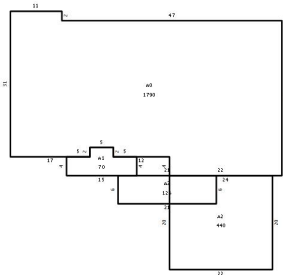
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
4/27/2016	16-0896	\$25,000.00	INTREMOD BASEME				
4/1/1998	B980361	\$113,000.00	NEW CONST				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
2/28/2002		\$192,600.00	Invalid		Land and Improvements		
5/1/1998		\$30,900.00	Valid		Land		
7/11/2008		\$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	0.241	Gross				\$66,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
10,498	0.241				\$66,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0280 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,681	\$188,910.78		
Second Story:				0	\$0.00		
Additional Story:				0	\$0.00		
Attic/Finished Net:				0	\$0.00		
Half Story/Finished Net:				0	\$0.00		
<b>Base Price</b>						\$188,910.78	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0	\$0.00		
Unfinished Basement:				1,681	\$37,133.29		
Half Story/Unfinished:					\$0.00		
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$4,135.26	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0	\$0.00		
Features:				7	\$3,800.00		
Attachments:				655	\$18,400.00		
<b>Adjusted Base Price</b>						\$259,701.33	
<b>Changes/Adjustments</b>							
Grade Adjustment:				B- 120%		\$285,001.60	
Market Adjustment:				55%		\$441,752.47	
CDU Adjustment:				73		\$322,500.00	
Complete:				100		\$322,500.00	
Dollar Adjustments						\$200.00	
<b>Dwelling Value</b>						\$322,700.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$322,700.00
<b>Total Land Value</b>		\$66,000.00
<b>Total Assessed Value</b>		\$388,700.00

Parcel Numbers: 791-0281-000      Property Address: 6995 SOUTHVIEW DR W      Municipality: Franklin, City of

Owner Name: DOUGHERTY, TIMOTHY A      Mailing Address: 6995 W SOUTHVIEW DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	ROBINWOOD ESTATES BLK 3 LOT 6	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1014-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>791 0281 000- 1</b>		
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:	01-Ranch	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:
791 0281 000- 1	1,790	0	0	0	0	0	1,790

Attachment Description(s):	Area:	Attachment Value:
11-OFP	70	\$1,400
13-AFG	440	\$13,200

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	686	\$3,430
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	686	\$3,430

**Other Building Improvements**


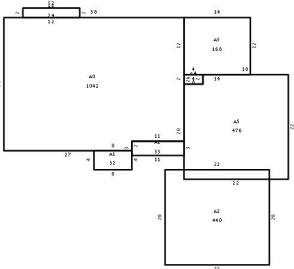
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
3/1/1999	99-0198	\$104,500.00	NEW CONST				
5/1/1999	99-0508	\$5,854.00	HTG & A/C				
5/24/2017	17-1157	\$5,000.00	INTREMOD-BSMT W				
6/5/2017	17-1236	\$0.00	BSMT DUCTWK				
9/28/2015	15-2270	\$4,380.00	FENCE				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
1/1/1999		\$31,000.00	Valid		Land		
4/16/2002		\$224,900.00	Valid		Land and Improvements		
9/23/2015		\$245,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.255	Gross				\$67,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:			Assessed Land Value:	
11,108	0.255					\$67,000	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	791 0281 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,790	\$198,940.60
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$198,940.60
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,790	\$39,201.00
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,403.40
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	510	\$14,600.00
<b>Adjusted Base Price</b>		\$267,067.00
<b>Changes/Adjustments</b>		
Grade Adjustment:	B- 120%	\$299,840.40
Market Adjustment:	45%	\$434,768.58
CDU Adjustment:	74	\$321,700.00
Complete:	100	\$321,700.00
Dollar Adjustments		(\$800.00)
<b>Dwelling Value</b>		\$320,900.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$320,900.00
<b>Total Land Value</b>		\$67,000.00
<b>Total Assessed Value</b>		\$387,900.00

Parcel Numbers: 791-0282-000      Property Address: 7010 PINEBERRY RIDGE W      Municipality: Franklin, City of

Owner Name: Cynthia Lima      Mailing Address: 7010 W. Pineberry Ridge Franklin, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	ROBINWOOD ESTATES BLK 3 LOT 7	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0282 000- 1</b>		
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:	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:
791 0282 000- 1	1,242	1,042	0	0	0	0	2,284

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	32	\$200
32-Canopy	33	\$300
13-AFG	476	\$14,300

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	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0


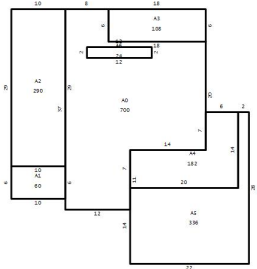


Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
11/9/2015		15-2744	\$0.00		ACREPLACE (+FUR		
9/1/1997		97-0887	\$146,419.00		NEW DWLG		
11/1/1997		97-1121	\$6,799.00		HTG & A/C		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/1/1997		\$34,900.00	Valid		Land		
6/16/2022	11257501	\$179,600.00	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		0.300	Gross				\$70,600
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
13,068		0.300				\$70,600	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	791 0282 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,242	\$148,530.78
Second Story:	1,042	\$67,625.80
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$216,156.58
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,066	\$26,660.66
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,618.64
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	541	\$14,800.00
<b>Adjusted Base Price</b>		\$278,038.88
<b>Changes/Adjustments</b>		
Grade Adjustment:	B- 120%	\$312,766.66
Market Adjustment:	54%	\$481,660.65
CDU Adjustment:	72	\$346,800.00
Complete:	100	\$346,800.00
Dollar Adjustments		\$400.00
<b>Dwelling Value</b>		\$347,200.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$347,200.00
<b>Total Land Value</b>		\$70,600.00
<b>Total Assessed Value</b>		\$417,800.00

Parcel Numbers: 791-0283-000      Property Address: 7140 PINEBERRY RIDGE W      Municipality: Franklin, City of

Owner Name: GUELDNER, JAY & NANCY      Mailing Address: 7140 W PINEBERRY RIDGE FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	ROBINWOOD ESTATES BLK 4 LOT 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0283 000- 1</b>		
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:	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:
791 0283 000- 1	990	990	0	0	0	0	1,980

Attachment Description(s):	Area:	Attachment Value:
11-OFP	108	\$2,200
13-AFG	182	\$5,500
11-OFP	60	\$1,200
13-AFG	336	\$10,100


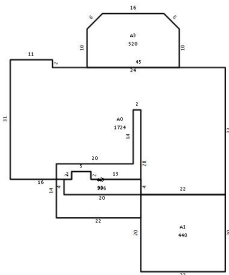
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	696	\$3,480
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	696	\$3,480

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	97-0619	\$1,556.00	A/C			
5/1/1996	96-0571	\$105,100.00	NEW CONST			
4/2/2018	18-0747	\$14,841.00	EXTREMOD			
3/19/2014	14-0530	\$3,800.00	FURREPLACE			
10/11/2018	18-2537	\$20,000.00	KITCHREMOD			
7/9/2014	14-1604	\$10,000.00	BATH REMOD			
7/1/2000	00-0893	\$6,000.00	BSMT ALTERAT			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
10/1/1998		\$185,000.00	Valid		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	0.260	Gross				\$68,100
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
11,326	0.260			\$68,100		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	791 0283 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	990	\$124,621.20
Second Story:	990	\$64,666.80
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$189,288.00
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	990	\$25,601.40
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,870.80
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	686	\$19,000.00
<b>Adjusted Base Price</b>		\$253,563.20
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$255,159.52
Market Adjustment:	81%	\$461,838.73
CDU Adjustment:	71	\$327,900.00
Complete:	100	\$327,900.00
Dollar Adjustments		\$800.00
<b>Dwelling Value</b>		\$328,700.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$328,700.00
<b>Total Land Value</b>		\$68,100.00
<b>Total Assessed Value</b>		\$396,800.00

Parcel Numbers: 791-0284-000      Property Address: 7135 WOODBURY DR W      Municipality: Franklin, City of

Owner Name: DUCHARME, YVONNE F      Mailing Address: 7135 W WOODBURY DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	ROBINWOOD ESTATES BLK 4 LOT 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	

1014-Franklin

### Building Description

<b>Dwelling #</b>	<b>791 0284 000- 1</b>		
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:	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:
791 0284 000- 1	1,724	0	0	0	0	0	1,724

Attachment Description(s):	Area:	Attachment Value:
13-AFG	440	\$13,200
11-OPF	90	\$1,800
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


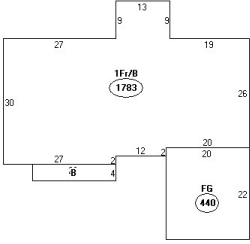
Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
10/1/1995	95-1187	\$94,000.00	NEW CONST			
10/15/2012	167252	\$7,000.00	RAZE WDDK & NEW			
9/10/2008	2100	\$6,370.00	AC/FURREPLAC			
4/26/2010	619	\$23,000.00	FOUNDRPR			
3/1/1996	96-0193	\$1,600.00	DECK 10X16'			
11/1/1995	95-1339	\$3,878.00	HTG & A/C			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
7/10/2001		\$215,000.00	Valid		Land and Improvements	
8/21/2001		\$227,000.00	Valid		Land and Improvements	
12/1/1995		\$34,000.00	Valid		Land	
3/1/1996		\$153,300.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.309	Gross				\$71,300
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
13,460	0.309			\$71,300		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	791 0284 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
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
<b>Base Price</b>		\$192,519.08
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,724	\$37,928.00
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
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:	850	\$18,200.00
<b>Adjusted Base Price</b>		\$262,510.12
<b>Changes/Adjustments</b>		
Grade Adjustment:	B- 120%	\$290,412.14
Market Adjustment:	49%	\$432,714.10
CDU Adjustment:	70	\$302,900.00
Complete:	100	\$302,900.00
Dollar Adjustments		\$0.00
<b>Dwelling Value</b>		\$302,900.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$302,900.00
<b>Total Land Value</b>		\$71,300.00
<b>Total Assessed Value</b>		\$374,200.00



Parcel Numbers: 791-0285-000      Property Address: 7129 WOODBURY DR W      Municipality: Franklin, City of

Owner Name: ANDREW, EVAN R      Mailing Address: 7129 W WOODBURY DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	ROBINWOOD ESTATES BLK 4 LOT 3	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <p>A: 1Fz/B 1783 sqft</p> <p>B: OFF 80 sqft</p> <p>C: FG 440 sqft</p>
	Neighborhood:	

1014-Franklin

### Building Description

<b>Dwelling #</b>	<b>791 0285 000- 1</b>		
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:
791 0285 000- 1	1,783	0	0	0	0	0	1,783

Attachment Description(s):	Area:	Attachment Value:
11-OFP	80	\$1,600
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:
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


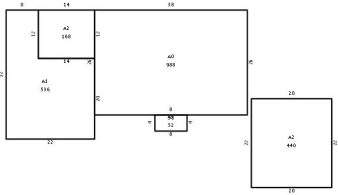
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/2003	96		Average	\$300.00

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
7/9/2003	14671	\$1,400.00	SHED				
10/1/1999	99-1337	\$3,000.00	BSMT ALTERAT				
2/1/1996	96-0064	\$100,000.00	NEW CONST				
6/1/1996	96-0619	\$2,000.00	A/C				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/4/2021		\$375,000.00	Valid		Land and Improvements		
3/23/2018		\$285,400.00	Valid		Land and Improvements		
1/1/1996		\$35,500.00	Valid		Land		
11/8/2002		\$245,000.00	Valid		Land and Improvements		
1/18/2007		\$276,800.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.297	Gross				\$70,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
12,937	0.297				\$70,500		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	791 0285 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,783	\$198,162.62
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$198,162.62
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,783	\$39,047.70
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$4,386.18
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	520	\$14,800.00
<b>Adjusted Base Price</b>		\$270,899.50
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$279,179.45
Market Adjustment:	53%	\$427,144.56
CDU Adjustment:	71	\$303,300.00
Complete:	100	\$303,300.00
Dollar Adjustments		\$900.00
<b>Dwelling Value</b>		\$304,200.00
Other Building Improvements	0	\$300.00
<b>Total Improvement Value</b>		\$304,500.00
<b>Total Land Value</b>		\$70,500.00
<b>Total Assessed Value</b>		\$375,000.00

Parcel Numbers: 791-0286-000      Property Address: 7116 WOODBURY DR W      Municipality: Franklin, City of

Owner Name: LENGYEL, CATHY A      Mailing Address: 7116 W WOODBURY DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	ROBINWOOD ESTATES BLK 5 LOT 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0286 000- 1</b>		
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:
791 0286 000- 1	1,156	988	0	0	0	0	2,144

Attachment Description(s):	Area:	Attachment Value:
13-AFG	536	\$16,100
33-Concrete Patio	32	\$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


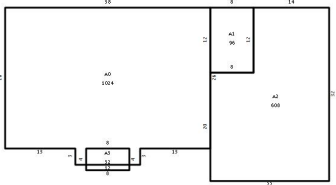
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
8/21/2015	15-1965	\$8,650.00	ACREPLACE (+FUR				
11/1/1996	96-1303	\$105,000.00	NEW CONST				
10/21/2014	142557	\$8,600.00	AC&FURREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/1/1995		\$37,000.00	Valid		Land		
12/1/1996		\$38,000.00	Valid		Land		
Land Breakdown							
Land Class:	Acreeage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.273	Gross				\$69,900	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
11,892	0.273				\$69,900		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0286 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,156		\$139,552.32	
Second Story:				988		\$64,536.16	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$204,088.48	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,156		\$28,056.12	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$5,274.24	
Plumbing				1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area				0		\$0.00	
Features:				3		\$2,600.00	
Attachments:				568		\$16,300.00	
<b>Adjusted Base Price</b>						\$268,521.84	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$274,584.02	
Market Adjustment:				55%		\$425,605.24	
CDU Adjustment:				71		\$302,200.00	
Complete:				100		\$302,200.00	
Dollar Adjustments						\$0.00	
<b>Dwelling Value</b>						\$302,200.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$302,200.00
<b>Total Land Value</b>		\$69,900.00
<b>Total Assessed Value</b>		\$372,100.00

Parcel Numbers: 791-0287-000      Property Address: 7120 WOODBURY DR W      Municipality: Franklin, City of

Owner Name: RASEY, BRYAN & CYNTHIA      Mailing Address: 7120 W WOODBURY DR FRANKLIN, WI 53132      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	ROBINWOOD ESTATES BLK 5 LOT 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1014-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>791 0287 000- 1</b>		
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:	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:
791 0287 000- 1	1,120	1,024	0	0	0	0	2,144

Attachment Description(s): 13-AFG	Area: 608	Attachment Value: \$18,200
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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
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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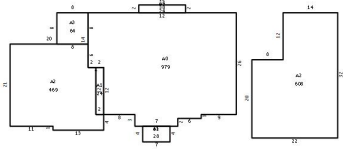
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
10/6/2003	03*2887	\$4,825.00	HOTTUB				
6/1/1997	97-0454	\$5,518.00	A/C				
11/1/1996	96-1304	\$108,000.00	NEW CONST				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
12/27/2002		\$246,500.00	Valid		Land and Improvements		
12/1/1996		\$38,000.00	Valid		Land		
12/1/1997		\$187,000.00	Valid		Land and Improvements		
5/24/2006		\$313,000.00	Valid		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				\$70,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:			Assessed Land Value:	
12,850	0.295					\$70,500	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		



Valuation/Explanation		
Dwelling #	791 0287 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,120	\$136,337.60
Second Story:	1,024	\$66,457.60
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$202,795.20
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,120	\$27,585.60
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,274.24
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	608	\$18,200.00
<b>Adjusted Base Price</b>		\$268,358.04
<b>Changes/Adjustments</b>		
Grade Adjustment:	B 128%	\$317,258.29
Market Adjustment:	54%	\$488,577.77
CDU Adjustment:	71	\$346,900.00
Complete:	100	\$346,900.00
Dollar Adjustments		(\$100.00)
<b>Dwelling Value</b>		\$346,800.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$346,800.00
<b>Total Land Value</b>		\$70,500.00
<b>Total Assessed Value</b>		\$417,300.00

Parcel Numbers: 791-0288-000	Property Address: 7049 PINEBERRY RIDGE W	Municipality: Franklin, City of
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Owner Name: NASI, KRISTI	Mailing Address: 7049 W PINEBERRY RIDGE FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: ROBINWOOD ESTATES BLK 5 LOT 3	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1014-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>791 0288 000- 1</b>		
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:	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:
791 0288 000- 1	1,091	979	0	0	0	0	2,070

Attachment Description(s): 13-AFG 35-Ms/Terrace	Area: 469 28	Attachment Value: \$14,100 \$0
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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: 550 1 Rec Room Area: 550	Feature Value: \$600 Rec Room Value: \$2,750 \$2,000 Rec Room Value: \$2,750
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**Other Building Improvements**


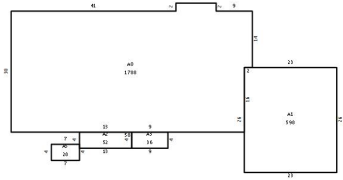
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
2/1/1997	97-0039	\$117,607.00	NEW DWLG				
11/12/2019	19-2919	\$4,214.00	FURREPLACE				
6/7/2007	1260	\$0.00	ACREPLACE				
2/7/2002	02-0087	\$7,000.00	BSMT ALTER				
3/1/1997	97-0147	\$4,755.00	HTG & A/C				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
2/1/1997		\$39,900.00	Valid		Land		
7/15/2020		\$361,000.00	Valid		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				\$71,400	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:			Assessed Land Value:	
13,547	0.311					\$71,400	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	791 0288 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,091	\$134,247.55
Second Story:	979	\$63,948.28
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$198,195.83
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,091	\$27,285.91
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,092.20
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	497	\$14,100.00
<b>Adjusted Base Price</b>		\$259,476.94
<b>Changes/Adjustments</b>		
Grade Adjustment:	B 128%	\$310,754.48
Market Adjustment:	55%	\$481,669.45
CDU Adjustment:	72	\$346,800.00
Complete:	100	\$346,800.00
Dollar Adjustments		\$700.00
<b>Dwelling Value</b>		\$347,500.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$347,500.00
<b>Total Land Value</b>		\$71,400.00
<b>Total Assessed Value</b>		\$418,900.00

Parcel Numbers: 791-0289-000      Property Address: 6977 SOUTHVIEW DR W      Municipality: Franklin, City of

Owner Name: KIN, GERALD & MARLENE      Mailing Address: 6977 W SOUTHVIEW DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	
	ROBINWOOD ESTATES BLK 5 LOT 4	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1014-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>791 0289 000- 1</b>		
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:
791 0289 000- 1	1,788	0	0	0	0	0	1,788

Attachment Description(s):	Area:	Attachment Value:
13-AFG	598	\$17,900
35-Ms/Terrace	52	\$0
11-OfP	36	\$700


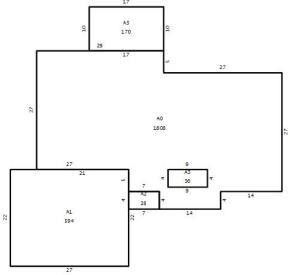
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
6/1/1996	96-0576	\$5,526.00	HTG & A/C			
3/1/1996	960169	\$115,778.00	NEW CONST			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
10/18/2002		\$218,000.00	Invalid		Land and Improvements	
11/1/1994		\$40,800.00	Valid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.294	Gross				\$70,400
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
12,807	0.294			\$70,400		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	791 0289 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
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
<b>Base Price</b>		\$198,718.32
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,788	\$39,157.20
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
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:	3	\$2,600.00
Attachments:	686	\$18,600.00
<b>Adjusted Base Price</b>		\$270,796.00
<b>Changes/Adjustments</b>		
Grade Adjustment:	B- 120%	\$299,515.20
Market Adjustment:	47%	\$440,287.34
CDU Adjustment:	71	\$312,600.00
Complete:	100	\$312,600.00
Dollar Adjustments		(\$500.00)
<b>Dwelling Value</b>		\$312,100.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$312,100.00
<b>Total Land Value</b>		\$70,400.00
<b>Total Assessed Value</b>		\$382,500.00

Parcel Numbers: 791-0290-000      Property Address: 6965 SOUTHVIEW DR W      Municipality: Franklin, City of

Owner Name: CHMIEL, MARYJO      Mailing Address: 6965 W SOUTHVIEW DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	ROBINWOOD ESTATES BLK 5 LOT 5	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	

1014-Franklin

**Building Description**

<b>Dwelling #</b>	<b>791 0290 000- 1</b>		
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:	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:
791 0290 000- 1	1,608	0	0	0	0	0	1,608

Attachment Description(s):	Area:	Attachment Value:
13-AFG	594	\$17,800
11-OPF	28	\$600
31-WD	170	\$1,700

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


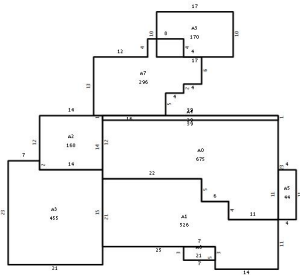


Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:		Permit Amount:		Details of Permit:	
7/1/1998		B980787		\$6,100.00		AC / FURNACE	
3/1/1998		B980163		\$125,000.00		NEW CONST	
10/14/2015		14-2454		\$5,500.00		KITCHREMOD	
1/22/2014		14-0134		\$3,400.00		FURREPLACE	
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:		Sale Type:	Sale Validation Source:
12/20/2002		\$226,500.00	Valid			Land and Improvements	
8/2/2019		\$330,000.00	Valid			Land and Improvements	
5/1/1998		\$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		0.308	Gross				\$70,300
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:		Depth:		Assessed Land Value:	
13,416		0.308				\$70,300	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:		Inspected On:	Utilities:	
Level	Paved	Light				All Public	

Valuation/Explanation		
Dwelling #	791 0290 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
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
<b>Base Price</b>		\$181,655.76
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,608	\$35,681.52
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
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:	4	\$2,900.00
Attachments:	792	\$20,100.00
<b>Adjusted Base Price</b>		\$251,614.96
<b>Changes/Adjustments</b>		
Grade Adjustment:	B- 120%	\$274,337.95
Market Adjustment:	69%	\$463,631.14
CDU Adjustment:	73	\$338,500.00
Complete:	100	\$338,500.00
Dollar Adjustments		\$900.00
<b>Dwelling Value</b>		\$339,400.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$339,400.00
<b>Total Land Value</b>		\$70,300.00
<b>Total Assessed Value</b>		\$409,700.00

Parcel Numbers: 791-0291-000      Property Address: 6953 SOUTHVIEW DR W      Municipality: Franklin, City of

Owner Name: WEBBER, THOMAS C - FAM LIV TR      Mailing Address: 6953 W SOUTHVIEW DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	ROBINWOOD ESTATES BLK 5 LOT 6	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
1014-Franklin		

### Building Description

<b>Dwelling #</b>	<b>791 0291 000- 1</b>		
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:	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:
791 0291 000- 1	1,413	714	0	0	0	0	2,127

Attachment Description(s):	Area:	Attachment Value:
13-AFG	455	\$13,700
99-Additional Attachments	39	\$3,900
11-OFP	21	\$400
31-WD	296	\$3,000


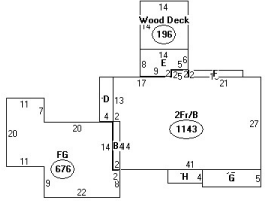
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	160	\$800
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	160	\$800

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed	1/1/2015	80		Average	\$500.00	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
6/12/2015	15-1292	\$0.00	SHED (8 X 10)			
11/1/1997	97-1127	\$4,007.00	HTG SYSTEM			
6/2/2021	21-0190	\$9,900.00	FUR+ACREPLAC			
11/7/2016	16-2720	\$2,000.00	BSMT REMOD			
6/12/2015	15-1302	\$0.00	WDDK			
9/1/1997	97-0853	\$161,500.00	NEW DWLG			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
11/9/2001		\$228,000.00	Valid		Land and Improvements	
8/22/2014		\$275,400.00	Valid		Land and Improvements	
10/1/1997		\$35,900.00	Invalid		Land	
3/1/1998		\$194,200.00	Valid		Land and Improvements	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.308	Gross				\$71,100
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
13,416	0.308			\$71,100		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	791 0291 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,413	\$163,667.79
Second Story:	714	\$48,937.56
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$212,605.35
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,413	\$32,470.74
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,232.42
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	3	\$2,600.00
Attachments:	811	\$21,000.00
<b>Adjusted Base Price</b>		\$286,111.51
<b>Changes/Adjustments</b>		
Grade Adjustment:	B- 120%	\$315,013.81
Market Adjustment:	45%	\$456,770.03
CDU Adjustment:	72	\$328,900.00
Complete:	100	\$328,900.00
Dollar Adjustments		(\$500.00)
<b>Dwelling Value</b>		\$328,400.00
Other Building Improvements	0	\$500.00
<b>Total Improvement Value</b>		\$328,900.00
<b>Total Land Value</b>		\$71,100.00
<b>Total Assessed Value</b>		\$400,000.00

Parcel Numbers: 791-0293-000      Property Address: 7147 PINEBERRY RIDGE W      Municipality: Franklin, City of

Owner Name: HAASE, JOSH & ALICIA      Mailing Address: 7147 W PINEBERRY RIDGE FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	ROBINWOOD ESTATES BLK 6 LOT 1	
	Parcel Sketch and Site Map obtained from the County GIS Neighborhood: 1014-Franklin	

Description/Size  
 A: 2F/B 1143 sqft  
 B: 1F/FG 28 sqft  
 C: FG 976 sqft  
 D: 1F/B 52 sqft  
 E: 1F/B 102 sqft  
 F: FDH 32 sqft  
 G: 1F/B 85 sqft  
 H: OPF 40 sqft  
 I: Wood Deck 196 sqft

### Building Description

<b>Dwelling #</b>	<b>791 0293 000- 1</b>		
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:	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:
791 0293 000- 1	1,382	1,203	0	0	0	600	3,185

Attachment Description(s):	Area:	Attachment Value:
13-AFG	28	\$800
13-AFG	676	\$20,300
99-Additional Attachments	32	\$3,200
11-OFP	40	\$800
31-WD	196	\$2,000

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	3	\$900
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:
3/1/1996	96-0149	\$154,628.00	NEW CONST
3/1/2000	00-0227	\$7,600.00	BSMT ALTERAT
6/1/1997	97-0404	\$3,400.00	WDDK 11X14'
6/16/2020	20-1527	\$12,000.00	FUR+ACREPLAC

**Ownership/Sales History**

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
4/19/2003		\$270,800.00	Invalid		Land and Improvements	
12/1/1994		\$40,800.00	Valid		Land	
9/16/2011		\$370,000.00	Valid		Land and Improvements	

**Land Breakdown**

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.358	Gross				\$76,100

**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			\$76,100

**General Information**


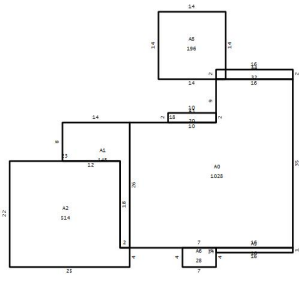
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:
Level	Paved	Light			All Public

Valuation/Explanation		
Dwelling #	791 0293 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,382	\$161,265.58
Second Story:	1,203	\$76,053.66
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$237,319.24
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	782	\$0.00
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$7,835.10
Plumbing	0 - Half Bath 3 - Full Bath	\$14,644.00
Finished Basement Living Area	600	\$16,194.00
Features:	4	\$2,900.00
Attachments:	972	\$27,100.00
<b>Adjusted Base Price</b>		\$305,992.34
<b>Changes/Adjustments</b>		
Grade Adjustment:	B 128%	\$353,270.20
Market Adjustment:	82%	\$642,951.76
CDU Adjustment:	71	\$456,500.00
Complete:	100	\$456,500.00
Dollar Adjustments		(\$600.00)
<b>Dwelling Value</b>		\$455,900.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$455,900.00
<b>Total Land Value</b>		\$76,100.00
<b>Total Assessed Value</b>		\$532,000.00



Parcel Numbers: 791-0294-000      Property Address: 7125 WOODBURY DR W      Municipality: Franklin, City of

Owner Name: The Richard V. Zager, Jr. and Carmala S. Zager Rev Liv Trust      Mailing Address: 7125 W. Woodbury Drive Franklin, WI 53132      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	ROBINWOOD ESTATES BLK 6 LOT 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1014-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>791 0294 000- 1</b>		
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:	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:
791 0294 000- 1	1,196	1,076	0	0	0	0	2,272

Attachment Description(s):	Area:	Attachment Value:
13-AFG	514	\$15,400
99-Additional Attachments	32	\$3,200
99-Additional Attachments	16	\$1,600
33-Concrete Patio	28	\$100


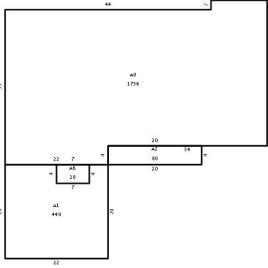
Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	2	\$600
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0
05-Metal Fireplace	1	\$2,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:		Permit Amount:		Details of Permit:	
7/1/1996		96-0780		\$116,590.00		NEW CONST	
3/19/2012		12-0454		\$2,825.00		FURREPLAC	
10/1/1996		96-1171		\$4,836.00		HTG & A/C	
7/30/2012		12-1693		\$3,100.00		ACREPLACE	
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/4/2022	11244171	\$350,000.00	Invalid	QCD - Quit Claim Deed	Land and Improvements	Other	
8/1/1996		\$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		0.411	Gross				\$80,200
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
17,903		0.411				\$80,200	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	791 0294 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,196	\$144,381.12
Second Story:	1,076	\$69,283.64
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$213,664.76
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,196	\$29,026.92
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
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:	3	\$2,600.00
Attachments:	590	\$20,300.00
<b>Adjusted Base Price</b>		\$283,383.80
<b>Changes/Adjustments</b>		
Grade Adjustment:	B 128%	\$333,419.26
Market Adjustment:	49%	\$496,794.70
CDU Adjustment:	71	\$352,700.00
Complete:	100	\$352,700.00
Dollar Adjustments		\$800.00
<b>Dwelling Value</b>		\$353,500.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$353,500.00
<b>Total Land Value</b>		\$80,200.00
<b>Total Assessed Value</b>		\$433,700.00

Parcel Numbers: 791-0295-000      Property Address: 7117 WOODBURY DR W      Municipality: Franklin, City of

Owner Name: PEPPLER, ROBERT & KATHERINE      Mailing Address: 7117 W WOODBURY DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	ROBINWOOD ESTATES BLK 6 LOT 3	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0295 000- 1</b>		
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:	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:
791 0295 000- 1	1,736	0	0	0	0	0	1,736

Attachment Description(s):	Area:	Attachment Value:
13-AFG	440	\$13,200
11-OPF	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


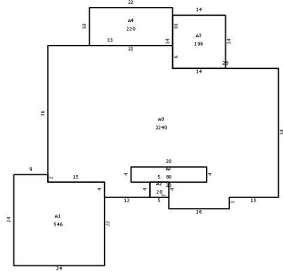
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
11/1/1995	95-1338	\$3,078.00	HTG SYSTEM				
2/6/2012	12-0193	\$3,400.00	FURREPLAC				
10/1/1995	95-1178	\$103,400.00	NEW CONST				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
11/1/1995		\$36,900.00	Valid		Land		
3/1/1996		\$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	0.343	Gross				\$75,400	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
14,941	0.343				\$75,400		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 0295 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
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	
<b>Base Price</b>						\$193,859.12	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,736		\$38,192.00	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$4,270.56	
Plumbing				0 - Half Bath 2 - Full Bath		\$7,322.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$2,300.00	
Attachments:				520		\$14,800.00	
<b>Adjusted Base Price</b>						\$260,743.68	
<b>Changes/Adjustments</b>							
Grade Adjustment:				B- 120%		\$292,372.42	
Market Adjustment:				47%		\$429,787.45	
CDU Adjustment:				70		\$300,900.00	
Complete:				100		\$300,900.00	
Dollar Adjustments						(\$200.00)	
<b>Dwelling Value</b>						\$300,700.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$300,700.00
<b>Total Land Value</b>		\$75,400.00
<b>Total Assessed Value</b>		\$376,100.00

Parcel Numbers: 791-0296-000      Property Address: 7111 WOODBURY DR W      Municipality: Franklin, City of

Owner Name: IWANSKI, THOMAS & LISA M      Mailing Address: 7111 W WOODBURY DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	ROBINWOOD ESTATES BLK 6 LOT 4	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	

1014-Franklin

### Building Description

<b>Dwelling #</b>	<b>791 0296 000- 1</b>		
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:	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:
791 0296 000- 1	2,240	0	0	0	0	980	3,220

Attachment Description(s):	Area:	Attachment Value:
13-AFG	546	\$16,400
11-OFP	20	\$400
11-OFP	196	\$3,900
31-WD	220	\$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	5	\$1,500
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0


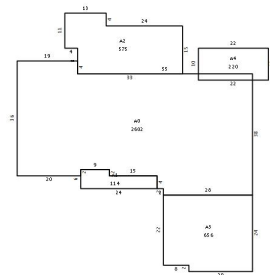
Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:		Details of Permit:			
1/1/1997	96-1357	\$5,800.00		REC ROOM			
10/14/2015	15-2564	\$100.00		HVAC			
8/14/2019	19-2101	\$30,000.00		WDDK 22X24			
2/16/2015	15-0325	\$43,287.00		KITCHREMOD			
4/1/1995	95-0326	\$200,000.00		NEW CONST			
8/1/1995	95-0904	\$1,650.00		DECK			
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/1/2018		\$495,000.00	Valid		Land and Improvements		
9/20/2018		\$495,000.00	Valid		Land and Improvements		
12/20/2011		\$345,000.00	Invalid		Land and Improvements		
10/1/1994		\$39,800.00	Valid		Land		
8/20/2014		\$340,000.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.314	Gross				\$71,400	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
13,678	0.314				\$71,400		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		



Valuation/Explanation		
Dwelling #	791 0296 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	2,240	\$239,456.00
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$239,456.00
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,260	\$29,836.80
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$7,921.20
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	980	\$26,450.20
Features:	6	\$3,500.00
Attachments:	982	\$22,900.00
<b>Adjusted Base Price</b>		\$337,386.20
<b>Changes/Adjustments</b>		
Grade Adjustment:	B+ 135%	\$419,831.37
Market Adjustment:	65%	\$692,721.76
CDU Adjustment:	70	\$484,900.00
Complete:	100	\$484,900.00
Dollar Adjustments		\$0.00
<b>Dwelling Value</b>		\$484,900.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$484,900.00
<b>Total Land Value</b>		\$71,400.00
<b>Total Assessed Value</b>		\$556,300.00

Parcel Numbers: 791-0297-000      Property Address: 7101 WOODBURY DR W      Municipality: Franklin, City of

Owner Name: GOBRIL, SHERIF & LOURITA      Mailing Address: 7101 W WOODBURY DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	ROBINWOOD ESTATES BLK 6 LOT 5	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0297 000- 1</b>		
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:	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:
791 0297 000- 1	2,602	0	0	0	0	0	2,602

Attachment Description(s):	Area:	Attachment Value:
11-OFP	114	\$2,300
31-WD	575	\$5,800
13-AFG	656	\$19,700


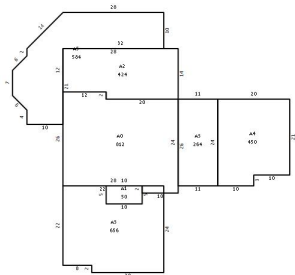
Feature Description(s):	Area:	Feature Value:
05-Metal Fireplace	2	\$4,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	2,240	\$11,200
22-Additional Fixture	4	\$1,200
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	2,240	\$11,200

Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
5/1/1996	96-0440	\$154,400.00	NEW CONST			
9/1/1996	96-1005	\$10,572.00	HTG & A/C			
2/9/2017	17-0321	\$3,200.00	FURREPLAC			
11/1/1996	96-1287	\$26,000.00	BSMT ALTERA			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
6/1/1996		\$36,000.00	Valid		Land	
5/5/2017		\$400,000.00	Valid		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				\$70,500
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
12,981	0.298			\$70,500		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	791 0297 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	2,602	\$270,868.20
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$270,868.20
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	2,602	\$52,326.22
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$6,400.92
Plumbing	0 - Half Bath 3 - Full Bath	\$14,644.00
Finished Basement Living Area	0	\$0.00
Features:	6	\$5,200.00
Attachments:	1,345	\$27,800.00
<b>Adjusted Base Price</b>		\$377,239.34
<b>Changes/Adjustments</b>		
Grade Adjustment:	B- 120%	\$413,087.21
Market Adjustment:	49%	\$615,499.94
CDU Adjustment:	71	\$437,000.00
Complete:	100	\$437,000.00
Dollar Adjustments		(\$400.00)
<b>Dwelling Value</b>		\$436,600.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$436,600.00
<b>Total Land Value</b>		\$70,500.00
<b>Total Assessed Value</b>		\$507,100.00

Parcel Numbers: 791-0298-000      Property Address: 7089 WOODBURY DR W      Municipality: Franklin, City of

Owner Name: WRIGHT JR, DONALD FREDERICK      Mailing Address: 7089 W WOODBURY DR FRANKLIN, WI 53132      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	ROBINWOOD ESTATES BLK 6 LOT 6	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0298 000- 1</b>		
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:	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:
791 0298 000- 1	1,236	1,076	0	0	0	950	3,262

Attachment Description(s):	Area:	Attachment Value:
13-AFG	264	\$7,900
11-OPF	50	\$1,000
13-AFG	450	\$13,500
31-WD	584	\$5,800

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


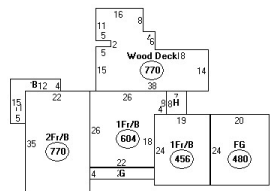
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
11/1/1996	96-1305	\$120,082.00	NEW CONST				
6/1/1997	97-0504	\$1,375.00	A/C				
11/20/2012	287417	\$2,700.00	BSMTREMOD				
8/20/2013	13-1866	\$1,000.00	DUCTWORK				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/28/2021		\$541,174.00	Valid		Land and Improvements		
7/16/2001		\$290,000.00	Valid		Land and Improvements		
4/29/2010		\$300,000.00	Invalid		Land and Improvements		
4/1/2000		\$269,000.00	Valid		Land and Improvements		
12/1/1996		\$36,600.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.349	Gross				\$75,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:			Assessed Land Value:	
15,202	0.349					\$75,200	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	791 0298 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,236	\$147,813.24
Second Story:	1,076	\$69,283.64
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$217,096.88
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	286	\$0.00
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$8,024.52
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	950	\$25,640.50
Features:	4	\$1,200.00
Attachments:	1,348	\$28,200.00
<b>Adjusted Base Price</b>		\$292,364.90
<b>Changes/Adjustments</b>		
Grade Adjustment:	B+ 135%	\$355,002.62
Market Adjustment:	85%	\$656,754.84
CDU Adjustment:	71	\$466,300.00
Complete:	100	\$466,300.00
Dollar Adjustments		(\$300.00)
<b>Dwelling Value</b>		\$466,000.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$466,000.00
<b>Total Land Value</b>		\$75,200.00
<b>Total Assessed Value</b>		\$541,200.00

Parcel Numbers: 791-0299-002      Property Address: 7110 DREXEL AVE W      Municipality: Franklin, City of

Owner Name: STARR LIVING TRUST DTD 9/8/98 AS AMENDED      Mailing Address: 7110 W DREXEL AVE FRANKLIN, WI 53132      Land Use: Residential

	<b>Legal Description:</b> CERTIFIED SURVEY MAP NO 8130 SW 1/4 SEC 10-5-21 LOT 1	<b>Building Sketch:</b> 
	<b>Parcel Sketch and Site Map obtained from the County GIS</b>	
	<b>Neighborhood:</b> 1001-Franklin	
	<b>Description/Size</b> A: 2F1/B 770 sqft B: Wood Deck 123 sqft C: Wood Deck 770 sqft D: 1F1/B 804 sqft E: FG 480 sqft F: 1F1/B 456 sqft G: OFP 88 sqft H: Wood Deck 56 sqft	

### Building Description

<b>Dwelling #</b>	<b>791 0299 002- 1</b>		
Year Built:	1/1/1967	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1967	Bedrooms:	4
Remodeled/Effective Age:	-55	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:
791 0299 002- 1	1,830	770	0	0	0	0	2,600

Attachment Description(s):	Area:	Attachment Value:
31-WD	123	\$1,200
31-WD	770	\$7,700
13-AFG	480	\$14,400
11-OFP	88	\$1,800
31-WD	56	\$600



Feature Description(s): 22-Additional Fixture	Area: 5	Feature Value: \$1,500
Rec Room Condition: Average	Rec Room Area: 740	Rec Room Value: \$3,700
03-Masonry Fireplace	1	\$5,500
Rec Room Condition: Average	Rec Room Area: 740	Rec Room Value: \$3,700
05-Metal Fireplace	1	\$2,000
Rec Room Condition: Average	Rec Room Area: 740	Rec Room Value: \$3,700

**Other Building Improvements**

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
RS1-Frame Utility Shed	1/1/1994	192		Average	\$400.00
RG1-Detached Frame Garage	1/1/1950	480		Average	\$4,800.00

**Permit / Construction History**

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
8/4/2016	16-1898	\$35,000.00	ADDTN
3/29/2017	17-0596	\$800.00	ADDTN DUCTWK
4/1/1996	96-0213	\$7,000.00	KITCHEN ALT
6/21/2011	1195	\$3,100.00	AC
8/1/1994	94-0838	\$4,000.00	SHED 12X16'
5/17/2018	18-1221	\$7,000.00	EXTREMOD
8/4/2016	16-1897	\$10,000.00	INTREMOD W/ FP
10/10/2012	153007	\$11,300.00	WDDK

**Ownership/Sales History**

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
9/1/1993		\$48,400.00	Invalid		Land	
10/30/2012		\$404,000.00	Invalid		Land and Improvements	

**Land Breakdown**

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	3.100	Gross				\$142,000

**Acreage/Squarefoot Variables**

**Land Data & Computations**

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
135,036	3.100			\$142,000


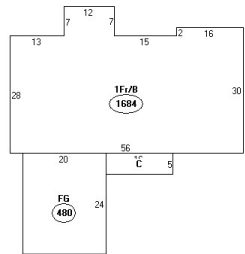
**General Information**

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

Valuation/Explanation		
Dwelling #	791 0299 002- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,830	\$202,471.20
Second Story:	770	\$52,175.20
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$254,646.40
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,830	\$39,930.60
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$6,396.00
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	7	\$9,000.00
Attachments:	1,517	\$25,700.00
<b>Adjusted Base Price</b>		\$347,876.00
<b>Changes/Adjustments</b>		
Grade Adjustment:	B- 120%	\$375,811.20
Market Adjustment:	59%	\$597,539.81
CDU Adjustment:	55	\$328,600.00
Complete:	100	\$328,600.00
Dollar Adjustments		(\$800.00)
<b>Dwelling Value</b>		\$327,800.00
Other Building Improvements	0	\$5,200.00
<b>Total Improvement Value</b>		\$333,000.00
<b>Total Land Value</b>		\$142,000.00
<b>Total Assessed Value</b>		\$475,000.00

Parcel Numbers: 791-0302-000      Property Address: 6988 SOUTHVIEW DR W      Municipality: Franklin, City of

Owner Name: SAWINSKI, JEFFREY D      Mailing Address: 6988 W SOUTHVIEW DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	REPLAT OF LOTS 1 2 3 AND OUTLOT 1 OF BLOCK 1	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <p>A: 1Fr/B 1684 sqft</p> <p>B: FG 480 sqft</p> <p>C: OFP 80 sqft</p>
	Neighborhood:	

1014-Franklin

**Building Description**

<b>Dwelling #</b>	<b>791 0302 000- 1</b>		
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:	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:
791 0302 000- 1	1,684	0	0	0	0	0	1,684

Attachment Description(s):	Area:	Attachment Value:
13-AFG	480	\$14,400
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	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0

**Other Building Improvements**


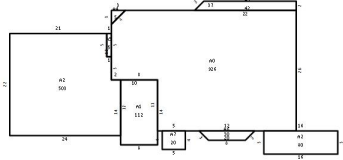
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
8/1/1999	99-1059	\$118,130.00	NEW CONST				
11/1/1999	99-1375	\$5,391.00	HTG & A/C				
7/10/2018	18-1713	\$10,000.00	EXTREMOD				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/1/1999		\$32,900.00	Valid		Land		
6/19/2015		\$261,000.00	Valid		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				\$69,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
19,602	0.450				\$69,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>	<b>791 0302 000- 1</b>						
<b>Description</b>	<b>Area</b>				<b>Value Amount</b>		
<b>Living Area:</b>							
First Story:	1,684				\$189,247.92		
Second Story:	0				\$0.00		
Additional Story:	0				\$0.00		
Attic/Finished Net:	0				\$0.00		
Half Story/Finished Net:	0				\$0.00		
<b>Base Price</b>					\$189,247.92		
<b>Unfinished Living Area:</b>							
Room/Unfinished:	0				\$0.00		
Unfinished Basement:	1,684				\$37,199.56		
Half Story/Unfinished:					\$0.00		
<b>Structure Info, Features and Attachments:</b>							
Heating/AC	Air Conditioning - Same Ducts				\$4,142.64		
Plumbing	0 - Half Bath 2 - Full Bath				\$7,322.00		
Finished Basement Living Area	0				\$0.00		
Features:	2				\$2,300.00		
Attachments:	560				\$16,000.00		
<b>Adjusted Base Price</b>					\$256,212.12		
<b>Changes/Adjustments</b>							
Grade Adjustment:	B- 120%				\$285,494.54		
Market Adjustment:	44%				\$411,112.14		
CDU Adjustment:	74				\$304,200.00		
Complete:	100				\$304,200.00		
Dollar Adjustments					(\$500.00)		
<b>Dwelling Value</b>					\$303,700.00		

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$303,700.00
<b>Total Land Value</b>		\$69,000.00
<b>Total Assessed Value</b>		\$372,700.00

Parcel Numbers: 791-0303-000	Property Address: 6940 PINEBERRY RIDGE W	Municipality: Franklin, City of
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Owner Name: MURRAY, CASEY E	Mailing Address: 6940 W PINEBERRY RDG FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: REPLAT OF LOTS 1 2 3 AND OUTLOT 1 OF BLOCK 1	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1014-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>791 0303 000- 1</b>		
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:	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:
791 0303 000- 1	1,104	929	0	0	0	0	2,033

Attachment Description(s):	Area:	Attachment Value:
13-AFG	503	\$15,100
99-Additional Attachments	4	\$400
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


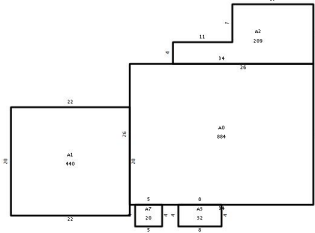
Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
9/1/2000		00-1163	\$142,125.00		NEW CONST		
11/1/2000		00-1360	\$4,750.00		HTG SYSTEM		
5/25/2012		12-1014	\$1,000.00		POOL HTR		
6/6/2011		1029	\$5,000.00		ABVGRND POOL		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/26/2015		\$315,000.00	Valid		Land and Improvements		
5/1/2021		\$263,223.00	Invalid		Land and Improvements		
9/1/2000		\$46,000.00	Invalid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.501	Gross				\$85,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
21,824		0.501				\$85,000	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	791 0303 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,104	\$134,389.92
Second Story:	929	\$61,118.91
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$195,508.83
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,104	\$27,191.52
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,001.18
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	527	\$15,500.00
<b>Adjusted Base Price</b>		\$257,704.53
<b>Changes/Adjustments</b>		
Grade Adjustment:	B 128%	\$307,077.80
Market Adjustment:	50%	\$460,616.70
CDU Adjustment:	75	\$345,500.00
Complete:	100	\$345,500.00
Dollar Adjustments		(\$600.00)
<b>Dwelling Value</b>		\$344,900.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$344,900.00
<b>Total Land Value</b>		\$85,000.00
<b>Total Assessed Value</b>		\$429,900.00



Parcel Numbers: 791-0304-000      Property Address: 6910 PINEBERRY RIDGE W      Municipality: Franklin, City of

Owner Name: BEST, DEREK      Mailing Address: 6910 W PINEBERRY RIDGE FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	REPLAT OF LOTS 1 2 3 AND OUTLOT 1 OF BLOCK 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1014-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>791 0304 000- 1</b>		
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:	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:
791 0304 000- 1	1,093	884	0	0	0	0	1,977

Attachment Description(s):	Area:	Attachment Value:
13-AFG	440	\$13,200
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

**Other Building Improvements**


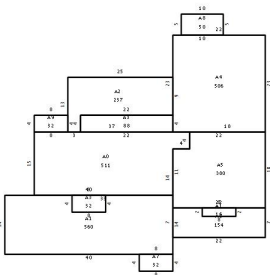
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
6/1/1997	97-0535	\$117,000.00	NEW DWLG				
9/1/1997	97-0863	\$3,325.00	HTG & A/C				
3/19/2021	21-0163	\$7,967.00	EXTREMOD				
7/5/2011	1292	\$18,000.00	INT ALT				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
9/1/1995		\$38,887.00	Valid		Land		
6/1/1997		\$35,900.00	Valid		Land		
10/15/2004		\$280,000.00	Valid		Land and Improvements		
4/17/2019		\$338,325.00	Valid		Land and Improvements		
8/21/2020		\$365,500.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.481	Gross				\$83,900	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
20,952	0.481				\$83,900		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light		7/5/2022	All Public		

Valuation/Explanation		
Dwelling #	791 0304 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
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
<b>Base Price</b>		\$193,261.97
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,093	\$27,335.93
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
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:	472	\$13,400.00
<b>Adjusted Base Price</b>		\$253,364.32
<b>Changes/Adjustments</b>		
Grade Adjustment:	B- 120%	\$285,197.18
Market Adjustment:	55%	\$442,055.64
CDU Adjustment:	72	\$318,300.00
Complete:	100	\$318,300.00
Dollar Adjustments		\$700.00
<b>Dwelling Value</b>		\$319,000.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$319,000.00
<b>Total Land Value</b>		\$83,900.00
<b>Total Assessed Value</b>		\$402,900.00

Parcel Numbers: 791-0305-000      Property Address: 6850 PINEBERRY RIDGE W      Municipality: Franklin, City of

Owner Name: PETERSON JOSEPH S & MICHELLE K      Mailing Address: 6850 W PINEBERRY RIDGE FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	REPLAT OF LOTS 1 2 3 AND OUTLOT 1 OF BLOCK 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0305 000- 1</b>		
Year Built:	1/1/2002	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2002	Bedrooms:	4
Remodeled/Effective Age:	-20	Full Baths:	3
Building Type/Style:	13-Contemporary	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:
791 0305 000- 1	1,577	1,501	0	0	0	750	3,828

Attachment Description(s):	Area:	Attachment Value:
13-AFG	16	\$500
13-AFG	380	\$11,400
31-WD	88	\$900
31-WD	237	\$2,400
13-AFG	154	\$4,600
11-OFP	32	\$600
31-WD	50	\$500
31-WD	32	\$300

Feature Description(s): 05-Metal Fireplace	Area: 1	Feature Value: \$2,000
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
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:
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### Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
8/9/2002	02-0898	\$7,530.00	HTG & A/C
3/27/2002	02-0199	\$189,900.00	NEW CONST
12/26/2002	02-1378	\$20,000.00	BSMT ALTER
4/4/2003	03-0767	\$4,800.00	WDDK
4/26/2013	13-0668	\$5,500.00	ABVPOOL
8/13/2013	13-1788	\$1,000.00	ADDL WDDK
10/14/2013	13-2471	\$2,600.00	SHED

### Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
11/25/2008		\$478,000.00	Valid		Land and Improvements	
8/31/2001		\$57,000.00	Valid		Land	
11/1/2000		\$54,000.00	Valid		Land	
12/1/1998		\$46,300.00	Valid		Land	

### Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.408	Gross				\$79,200

### Acreage/Squarefoot Variables

### Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
17,772	0.408			\$79,200


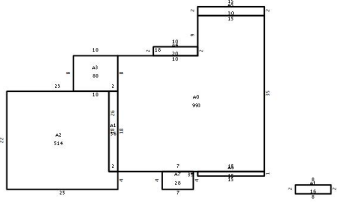
### General Information

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

Valuation/Explanation		
Dwelling #	791 0305 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,577	\$179,226.05
Second Story:	1,501	\$92,176.41
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$271,402.46
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	827	\$22,626.72
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$9,416.88
Plumbing	1 - Half Bath 3 - Full Bath	\$19,525.00
Finished Basement Living Area	750	\$20,242.50
Features:	5	\$8,400.00
Attachments:	989	\$21,200.00
<b>Adjusted Base Price</b>		\$372,813.56
<b>Changes/Adjustments</b>		
Grade Adjustment:	B+ 135%	\$463,338.31
Market Adjustment:	46%	\$676,473.93
CDU Adjustment:	76	\$514,100.00
Complete:	100	\$514,100.00
Dollar Adjustments		\$1,200.00
<b>Dwelling Value</b>		\$515,300.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$515,300.00
<b>Total Land Value</b>		\$79,200.00
<b>Total Assessed Value</b>		\$594,500.00

Parcel Numbers: 791-0306-000      Property Address: 6824 PINEBERRY RIDGE W      Municipality: Franklin, City of

Owner Name: LAPORTE ANTHONY M & KAREN R      Mailing Address: 6824 W PINEBERRY RIDGE FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	REPLAT OF LOTS 1 2 3 AND OUTLOT 1 OF BLOCK 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0306 000- 1</b>		
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:	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:
791 0306 000- 1	1,129	1,038	0	0	0	0	2,167

Attachment Description(s):	Area:	Attachment Value:
13-AFG	514	\$15,400
99-Additional Attachments	30	\$3,000
99-Additional Attachments	15	\$1,500
33-Concrete Patio	28	\$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


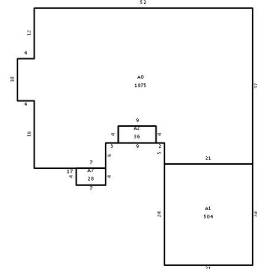
Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
3/1/1996		96-0150	\$115,800.00		NEW CONST		
6/1/1996		96-0633	\$4,686.00		HTG & A/C		
6/3/2019		19-1265	\$8,225.00		FUR+ACREPLAC		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
8/1/1996		\$35,900.00	Valid		Land		
6/1/1997		\$213,900.00	Invalid		Land and Improvements		
3/13/2003		\$274,000.00	Valid		Land and Improvements		
11/21/2008		\$304,050.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.388	Gross				\$78,000
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
16,901		0.388				\$78,000	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		



Valuation/Explanation		
Dwelling #	791 0306 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,129	\$137,433.17
Second Story:	1,038	\$67,366.20
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$204,799.37
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,129	\$27,807.27
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,330.82
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	587	\$20,000.00
<b>Adjusted Base Price</b>		\$272,440.46
<b>Changes/Adjustments</b>		
Grade Adjustment:	B+ 135%	\$337,689.62
Market Adjustment:	43%	\$482,896.16
CDU Adjustment:	71	\$342,900.00
Complete:	100	\$342,900.00
Dollar Adjustments		\$800.00
<b>Dwelling Value</b>		\$343,700.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$343,700.00
<b>Total Land Value</b>		\$78,000.00
<b>Total Assessed Value</b>		\$421,700.00

Parcel Numbers: 791-0307-000      Property Address: 6800 PINEBERRY RIDGE W      Municipality: Franklin, City of

Owner Name: KOLB, DEBRA C      Mailing Address: 6800 W PINEBERRY RIDGE FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	REPLAT OF LOTS 1 2 3 AND OUTLOT 1 OF BLOCK 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	

1014-Franklin

**Building Description**

<b>Dwelling #</b>	<b>791 0307 000- 1</b>		
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:
791 0307 000- 1	1,875	0	0	0	0	0	1,875

Attachment Description(s):	Area:	Attachment Value:
13-AFG	504	\$15,100
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**


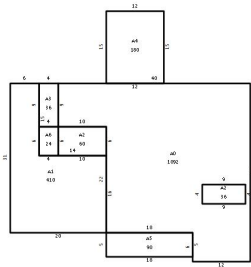
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/1/1996	96-0427	\$109,800.00	NEW CONST				
9/21/2017	17-2235	\$14,200.00	RE-ROOF				
7/1/1996	96-0874	\$4,025.00	HTG & A/C				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
1/3/2006		\$295,000.00	Valid		Land and Improvements		
5/25/2004		\$225,000.00	Invalid		Land and Improvements		
3/23/2004		\$221,000.00	Invalid		Land and Improvements		
2/1/1998		\$190,000.00	Valid		Land and Improvements		
8/1/1996		\$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	0.408	Gross				\$79,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
17,772	0.408			\$79,200			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		

Valuation/Explanation		
Dwelling #	791 0307 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,875	\$206,306.25
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$206,306.25
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,875	\$40,762.50
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
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	\$2,300.00
Attachments:	540	\$15,800.00
<b>Adjusted Base Price</b>		\$277,103.25
<b>Changes/Adjustments</b>		
Grade Adjustment:	B- 120%	\$310,803.90
Market Adjustment:	45%	\$450,665.66
CDU Adjustment:	71	\$320,000.00
Complete:	100	\$320,000.00
Dollar Adjustments		(\$800.00)
<b>Dwelling Value</b>		\$319,200.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$319,200.00
<b>Total Land Value</b>		\$79,200.00
<b>Total Assessed Value</b>		\$398,400.00

Parcel Numbers: 791-0308-000      Property Address: 6941 SOUTHVIEW DR W      Municipality: Franklin, City of

Owner Name: JAIN, ASHISH KUMAR      Mailing Address: 6941 W SOUTHVIEW DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	
	ROBINWOOD ESTATES ADDN NO 1 SW 1/4 SEC 10-5-21 LOT 7 BLK 5	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1014-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>791 0308 000- 1</b>		
Year Built:	1/1/2012	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2012	Bedrooms:	4
Remodeled/Effective Age:	-10	Full Baths:	3
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:
791 0308 000- 1	1,332	1,152	0	0	0	0	2,484

Attachment Description(s):	Area:	Attachment Value:
13-AFG	60	\$1,800
13-AFG	410	\$12,300
11-OFP	90	\$1,800

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**


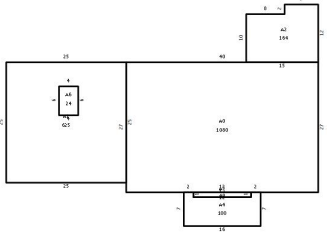
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
1/11/2013	13-0048	\$7,900.00	FUR/ACREPLAC				
10/25/2012	203777	\$201,550.00	NEWDLWG				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
5/18/2006		\$78,200.00	Valid		Land		
9/4/2012		\$78,000.00	Invalid		Land		
9/28/2012		\$74,000.00	Valid		Land		
5/26/2015		\$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	0.291	Gross				\$70,100	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
12,676	0.291			\$70,100			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>	<b>791 0308 000- 1</b>						
<b>Description</b>	<b>Area</b>				<b>Value Amount</b>		
<b>Living Area:</b>							
First Story:	1,332				\$156,576.60		
Second Story:	1,152				\$73,278.72		
Additional Story:	0				\$0.00		
Attic/Finished Net:	0				\$0.00		
Half Story/Finished Net:	0				\$0.00		
<b>Base Price</b>					\$229,855.32		
<b>Unfinished Living Area:</b>							
Room/Unfinished:	0				\$0.00		
Unfinished Basement:	1,308				\$30,646.44		
Half Story/Unfinished:					\$0.00		
<b>Structure Info, Features and Attachments:</b>							
Heating/AC	Air Conditioning - Same Ducts				\$6,110.64		
Plumbing	0 - Half Bath 3 - Full Bath				\$14,644.00		
Finished Basement Living Area	0				\$0.00		
Features:	1				\$2,000.00		
Attachments:	560				\$15,900.00		
<b>Adjusted Base Price</b>					\$299,156.40		
<b>Changes/Adjustments</b>							
Grade Adjustment:	B- 120%				\$337,507.68		
Market Adjustment:	32%				\$445,510.14		
CDU Adjustment:	86				\$383,100.00		
Complete:	100				\$383,100.00		
Dollar Adjustments					\$1,300.00		
<b>Dwelling Value</b>					\$384,400.00		

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$384,400.00
<b>Total Land Value</b>		\$70,100.00
<b>Total Assessed Value</b>		\$454,500.00

Parcel Numbers: 791-0309-000      Property Address: 6929 SOUTHVIEW DR W      Municipality: Franklin, City of

Owner Name: KAPCZYNSKI, JOEL P & SANDRA J      Mailing Address: 6929 W SOUTHVIEW DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	
	ROBINWOOD ESTATES ADDN NO 1 SW 1/4 SEC 10-5-21 LOT 8 BLK 5	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0309 000- 1</b>		
Year Built:	1/1/2007	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2007	Bedrooms:	3
Remodeled/Effective Age:	-15	Full Baths:	3
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:
791 0309 000- 1	1,080	1,092	0	0	0	0	2,172

Attachment Description(s):	Area:	Attachment Value:
11-OFP	12	\$200
99-Additional Attachments	12	\$1,200
13-AFG	625	\$18,800
31-WD	164	\$1,600
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:
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### Permit / Construction History

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
3/25/2008	540	\$6,500.00	AC/FURNACE
4/30/2008	827	\$1,094.00	WDDK
12/10/2007	3047	\$188,970.00	NEWDWLG

### Ownership/Sales History

Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
10/22/2007		\$84,500.00	Valid		Land	
8/10/2007		\$82,500.00	Invalid		Land	

### Land Breakdown

Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.335	Gross				\$73,000

### Acreage/Squarefoot Variables

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### Land Data & Computations

Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:
14,593	0.335			\$73,000


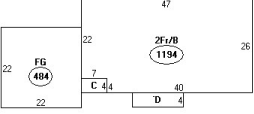
### General Information

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

Valuation/Explanation		
Dwelling #	791 0309 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,080	\$132,894.00
Second Story:	1,092	\$70,313.88
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$203,207.88
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,080	\$27,010.80
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,343.12
Plumbing	0 - Half Bath 3 - Full Bath	\$14,644.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$2,300.00
Attachments:	913	\$23,800.00
<b>Adjusted Base Price</b>		\$276,305.80
<b>Changes/Adjustments</b>		
Grade Adjustment:	B- 120%	\$300,246.96
Market Adjustment:	50%	\$450,370.44
CDU Adjustment:	81	\$364,800.00
Complete:	100	\$364,800.00
Dollar Adjustments		(\$300.00)
<b>Dwelling Value</b>		\$364,500.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$364,500.00
<b>Total Land Value</b>		\$73,000.00
<b>Total Assessed Value</b>		\$437,500.00

Parcel Numbers: 791-0310-000      Property Address: 7098 WOODBURY DR W      Municipality: Franklin, City of

Owner Name: JAZWIECKI, MARK W & KAREN M      Mailing Address: 7098 W WOODBURY DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	ROBINWOOD ESTATES ADDN NO 1 SW 1/4 SEC 10-5-21 LOT 9 BLK 5	
	Parcel Sketch and Site Map obtained from the County GIS	<p><small>Description/Size</small></p> <p>A: 2F/FG 1194 sqft</p> <p>B: FG 484 sqft</p> <p>C: OFP 28 sqft</p> <p>D: 1F/OFPP 56 sqft</p>
	Neighborhood:	

1014-Franklin

### Building Description

<b>Dwelling #</b>	<b>791 0310 000- 1</b>		
Year Built:	1/1/2007	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2007	Bedrooms:	4
Remodeled/Effective Age:	-15	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:
791 0310 000- 1	1,194	1,250	0	0	0	0	2,444

Attachment Description(s):	Area:	Attachment Value:
11-OFP	56	\$1,100
13-AFG	484	\$14,500
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:
	0	\$0

### Other Building Improvements


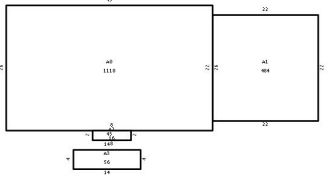
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
10/11/2007	2455	\$7,500.00	HVAC			
6/25/2007	1461	\$210,000.00	NEWDWLG			
6/11/2015	15-1281	\$550.00	ABVPOOL			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
5/21/2007		\$90,000.00	Valid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.360	Gross				\$75,700
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
15,682	0.360			\$75,700		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	
Valuation/Explanation						
<b>Dwelling #</b>			<b>791 0310 000- 1</b>			
<b>Description</b>			<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>						
First Story:			1,194			\$144,139.68
Second Story:			1,250			\$78,575.00
Additional Story:			0			\$0.00
Attic/Finished Net:			0			\$0.00
Half Story/Finished Net:			0			\$0.00
<b>Base Price</b>					\$222,714.68	
<b>Unfinished Living Area:</b>						
Room/Unfinished:			0			\$0.00
Unfinished Basement:			1,194			\$28,978.38
Half Story/Unfinished:						\$0.00
<b>Structure Info, Features and Attachments:</b>						
Heating/AC			Air Conditioning - Same Ducts		\$6,012.24	
Plumbing			1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area			0			\$0.00
Features:			1			\$2,000.00
Attachments:			568			\$16,200.00
<b>Adjusted Base Price</b>					\$288,108.30	
<b>Changes/Adjustments</b>						
Grade Adjustment:			B 128%		\$345,482.62	
Market Adjustment:			47%		\$507,859.46	
CDU Adjustment:			81		\$411,400.00	
Complete:			100		\$411,400.00	
Dollar Adjustments					(\$200.00)	
<b>Dwelling Value</b>					\$411,200.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$411,200.00
<b>Total Land Value</b>		\$75,700.00
<b>Total Assessed Value</b>		\$486,900.00

Parcel Numbers: 791-0311-000      Property Address: 7108 WOODBURY DR W      Municipality: Franklin, City of

Owner Name: KACZMARSKI, ROBERT M & ANNE E      Mailing Address: 7108 W WOODBURY DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	ROBINWOOD ESTATES ADDN NO 1 SW 1/4 SEC 10-5-21 LOT 10 BLK 5	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 0311 000- 1</b>		
Year Built:	1/1/2007	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/2007	Bedrooms:	4
Remodeled/Effective Age:	-15	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:
791 0311 000- 1	1,118	1,134	0	0	0	0	2,252

Attachment Description(s):	Area:	Attachment Value:
11-OFP	16	\$300
13-AFG	484	\$14,500

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:


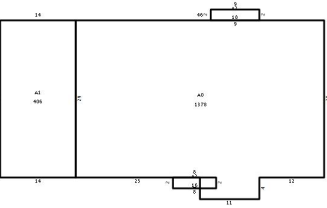
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
8/31/2007	2099	\$6,000.00	HVAC				
6/5/2008	1153	\$2,000.00	AC				
6/28/2007	1489	\$180,000.00	NEWDWLG				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/5/2007		\$90,000.00	Valid		Land		
1/16/2008		\$269,800.00	Valid		Land and Improvements		
6/24/2011		\$245,000.00	Valid		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				\$72,600	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
13,504	0.310				\$72,600		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>	<b>791 0311 000- 1</b>						
<b>Description</b>	<b>Area</b>			<b>Value Amount</b>			
<b>Living Area:</b>							
First Story:	1,118			\$136,094.14			
Second Story:	1,134			\$72,485.28			
Additional Story:	0			\$0.00			
Attic/Finished Net:	0			\$0.00			
Half Story/Finished Net:	0			\$0.00			
<b>Base Price</b>				\$208,579.42			
<b>Unfinished Living Area:</b>							
Room/Unfinished:	0			\$0.00			
Unfinished Basement:	1,118			\$27,536.34			
Half Story/Unfinished:				\$0.00			
<b>Structure Info, Features and Attachments:</b>							
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:	4			\$2,900.00			
Attachments:	500			\$14,800.00			
<b>Adjusted Base Price</b>				\$271,558.68			
<b>Changes/Adjustments</b>							
Grade Adjustment:	B- 120%			\$304,630.42			
Market Adjustment:	48%			\$450,853.02			
CDU Adjustment:	81			\$365,200.00			
Complete:	100			\$365,200.00			
Dollar Adjustments				\$500.00			
<b>Dwelling Value</b>				\$365,700.00			

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$365,700.00
<b>Total Land Value</b>		\$72,600.00
<b>Total Assessed Value</b>		\$438,300.00



Parcel Numbers: 791-9978-003      Property Address: 7677 68TH ST S      Municipality: Franklin, City of

Owner Name: CHARNECKI, GEORGE      Mailing Address: 7677 S 68TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	CSM NO 5951 SW 10 21 PARCEL 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1014-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 9978 003- 1</b>		
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:	04-Cape Cod	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:
791 9978 003- 1	1,396	0	0	276	0	832	2,504

Attachment Description(s):	Area:	Attachment Value:
31-WD	406	\$4,100

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


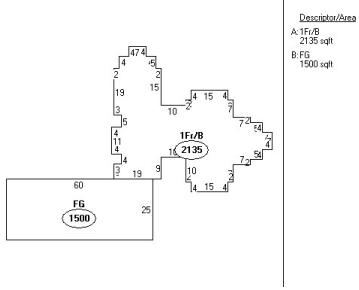
### Other Building Improvements

Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:
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:				
4/3/2003	03-0813	\$12,000.00	FBLA				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
4/28/2016		\$405,000.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	3.820	Gross				\$142,900	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
166,399	3.820			\$142,900			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>	<b>791 9978 003- 1</b>						
<b>Description</b>	<b>Area</b>	<b>Value Amount</b>					
<b>Living Area:</b>							
First Story:	1,396	\$162,899.24					
Second Story:	0	\$0.00					
Additional Story:	0	\$0.00					
Attic/Finished Net:	276	\$8,456.64					
Half Story/Finished Net:	0	\$0.00					
<b>Base Price</b>		<b>\$171,355.88</b>					
<b>Unfinished Living Area:</b>							
Room/Unfinished:	0	\$0.00					
Unfinished Basement:	564	\$17,540.40					
Half Story/Unfinished:		\$0.00					
<b>Structure Info, Features and Attachments:</b>							
Heating/AC	Air Conditioning - Same Ducts	\$6,159.84					
Plumbing	0 - Half Bath 3 - Full Bath	\$14,644.00					
Finished Basement Living Area	832	\$22,455.68					
Features:	3	\$2,600.00					
Attachments:	406	\$4,100.00					
<b>Adjusted Base Price</b>		<b>\$238,855.80</b>					
<b>Changes/Adjustments</b>							
Grade Adjustment:	B 128%	\$297,159.42					
Market Adjustment:	80%	\$534,886.96					
CDU Adjustment:	70	\$374,400.00					
Complete:	100	\$374,400.00					
Dollar Adjustments		(\$200.00)					
<b>Dwelling Value</b>		<b>\$374,200.00</b>					
Other Building Improvements	0	\$9,000.00					
<b>Total Improvement Value</b>		<b>\$383,200.00</b>					
<b>Total Land Value</b>		<b>\$142,900.00</b>					
<b>Total Assessed Value</b>		<b>\$526,100.00</b>					

Parcel Numbers: 791-9978-004      Property Address: 7679 68TH ST S      Municipality: Franklin, City of

Owner Name: PAUL, MICHAEL F      Mailing Address: 7679 S 68TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	CSM NO 5951 SW 10 5 21 PARCEL 2	
	Parcel Sketch and Site Map obtained from the County GIS	
Neighborhood:	1014-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>791 9978 004- 1</b>		
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:	01-Ranch	Half Baths:	1
Story:	1.00	Rough-in:	0
Grade:	A	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:
791 9978 004- 1	2,135	0	0	0	0	925	3,060

Attachment Description(s):	Area:	Attachment Value:
13-AFG	1,500	\$45,000

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**


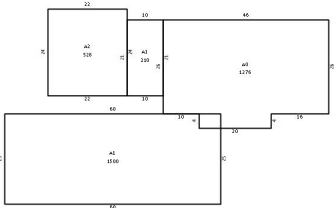
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
8/1/1994	94-0918	\$185,000.00	NEW CONST			
8/1/2002	02-0862	\$12,000.00	GAR ADDN 25X28'			
6/1/1995	95-0567	\$10,310.00	HTG & A/C			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
5/1/1994		\$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	0.864	Gross				\$96,700
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
37,636	0.864			\$96,700		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	
Valuation/Explanation						
<b>Dwelling #</b>			<b>791 9978 004- 1</b>			
<b>Description</b>			<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>						
First Story:			2,135		\$229,982.20	
Second Story:			0		\$0.00	
Additional Story:			0		\$0.00	
Attic/Finished Net:			0		\$0.00	
Half Story/Finished Net:			0		\$0.00	
<b>Base Price</b>					\$229,982.20	
<b>Unfinished Living Area:</b>						
Room/Unfinished:			0		\$0.00	
Unfinished Basement:			1,210		\$28,955.30	
Half Story/Unfinished:					\$0.00	
<b>Structure Info, Features and Attachments:</b>						
Heating/AC			Air Conditioning - Same Ducts		\$7,527.60	
Plumbing			1 - Half Bath 2 - Full Bath		\$12,203.00	
Finished Basement Living Area			925		\$24,965.75	
Features:			3		\$6,100.00	
Attachments:			1,500		\$45,000.00	
<b>Adjusted Base Price</b>					\$354,733.85	
<b>Changes/Adjustments</b>						
Grade Adjustment:			A 155%		\$470,632.47	
Market Adjustment:			40%		\$658,885.46	
CDU Adjustment:			70		\$461,200.00	
Complete:			100		\$461,200.00	
Dollar Adjustments					\$800.00	
<b>Dwelling Value</b>					\$462,000.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$462,000.00
<b>Total Land Value</b>		\$96,700.00
<b>Total Assessed Value</b>		\$558,700.00

Parcel Numbers: 791-9979-002	Property Address: 7630 76TH ST S	Municipality: Franklin, City of
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Owner Name: OLSON, JASON	Mailing Address: 7630 S 76TH ST FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: CERTIFIED SURVEY MAP NO 3915 SW 10 5 21 LOT 1	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1001-Franklin		

### Building Description

<b>Dwelling #</b>	<b>791 9979 002- 1</b>		
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:	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:
791 9979 002- 1	1,276	0	0	0	0	0	1,276

Attachment Description(s):	Area:	Attachment Value:
12-EFP	210	\$6,300
13-AFG	528	\$15,800

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:
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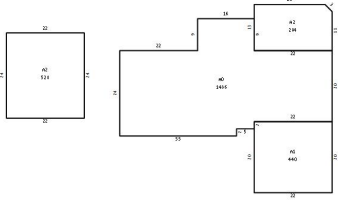
Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
5/12/2004	1418	\$8,990.00	EXTREMOD				
4/23/2007	825	\$4,000.00	ACREPLACE				
3/9/2007	506	\$4,300.00	FURREPLAC				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/1/2016		\$150,000.00	Valid		Land and Improvements		
11/1/1982		\$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	0.482	Gross				\$75,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
20,996	0.482				\$75,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Medium			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 9979 002- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,276		\$151,257.04	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$151,257.04	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,276		\$30,215.68	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$3,138.96	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$600.00	
Attachments:				738		\$22,100.00	
<b>Adjusted Base Price</b>						\$207,311.68	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$203,072.85	
Market Adjustment:				36%		\$276,179.07	
CDU Adjustment:				55		\$151,900.00	
Complete:				100		\$151,900.00	
Dollar Adjustments						(\$100.00)	
<b>Dwelling Value</b>						\$151,800.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$151,800.00
<b>Total Land Value</b>		\$75,000.00
<b>Total Assessed Value</b>		\$226,800.00



Parcel Numbers: 791-9979-003      Property Address: 7501 SOUTHVIEW DR W      Municipality: Franklin, City of

Owner Name: TRAPP, DANIEL A      Mailing Address: 7501 W SOUTHVIEW DR FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	CERTIFIED SURVEY MAP NO 3915 SW 10 5 21 LOT 2	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	

1012-Franklin

**Building Description**

<b>Dwelling #</b>	<b>791 9979 003- 1</b>		
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:
791 9979 003- 1	1,486	0	0	0	0	0	1,486

Attachment Description(s):	Area:	Attachment Value:
13-AFG	440	\$13,200
31-WD	284	\$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:
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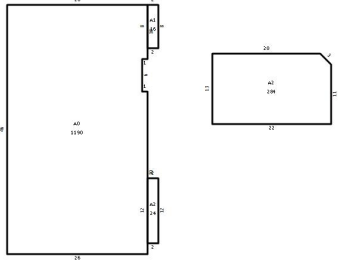
**Permit / Construction History**

Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
6/11/2002	02-0596	\$0.00	RAZE OLD DECK
7/5/2002	02-0738	\$3,900.00	NEW DECK

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
6/5/2001		\$164,000.00	Valid		Land and Improvements		
6/27/2003		\$175,000.00	Valid		Land and Improvements		
5/27/2004		\$188,000.00	Valid		Land and Improvements		
5/2/2013		\$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	0.336	Gross				\$70,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
14,636	0.336				\$70,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Light			All Public		
Valuation/Explanation							
<b>Dwelling #</b>	<b>791 9979 003- 1</b>						
<b>Description</b>	<b>Area</b>			<b>Value Amount</b>			
<b>Living Area:</b>							
First Story:	1,486			\$171,008.88			
Second Story:	0			\$0.00			
Additional Story:	0			\$0.00			
Attic/Finished Net:	0			\$0.00			
Half Story/Finished Net:	0			\$0.00			
<b>Base Price</b>				\$171,008.88			
<b>Unfinished Living Area:</b>							
Room/Unfinished:	0			\$0.00			
Unfinished Basement:	1,486			\$33,836.22			
Half Story/Unfinished:				\$0.00			
<b>Structure Info, Features and Attachments:</b>							
Heating/AC	Air Conditioning - Same Ducts			\$3,655.56			
Plumbing	0 - Half Bath 2 - Full Bath			\$7,322.00			
Finished Basement Living Area	0			\$0.00			
Features:	1			\$300.00			
Attachments:	724			\$16,000.00			
<b>Adjusted Base Price</b>				\$232,122.66			
<b>Changes/Adjustments</b>							
Grade Adjustment:	C+ 110%			\$237,404.93			
Market Adjustment:	66%			\$394,092.18			
CDU Adjustment:	65			\$256,200.00			
Complete:	100			\$256,200.00			
Dollar Adjustments				\$200.00			
<b>Dwelling Value</b>				\$256,400.00			
Other Building Improvements	0			\$0.00			
<b>Total Improvement Value</b>				\$256,400.00			
<b>Total Land Value</b>				\$70,200.00			
<b>Total Assessed Value</b>				\$326,600.00			

Parcel Numbers: 791-9980-000      Property Address: 7650 76TH ST S      Municipality: Franklin, City of

Owner Name: GRISE, ROBERT C & LINDA L      Mailing Address: 7650 S 76TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	
	S 160 FT OF W 272.30 FT OF NW QUAR OF SW 10 S 21 EXC W	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1001-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 9980 000- 1</b>		
Year Built:	1/1/1930	Exterior Wall:	07-Brick
Year Remodeled:	1/1/1930	Bedrooms:	4
Remodeled/Effective Age:	-92	Full Baths:	2
Building Type/Style:	10-Farmhouse	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:	Basic Heating
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:
791 9980 000- 1	1,230	0	0	238	0	0	1,468

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:
RP2-Prefabricated Vinyl Pool	1/1/1977	800		Average	\$0.00
RG1-Detached Frame Garage	1/1/1930	240		Fair	\$1,500.00


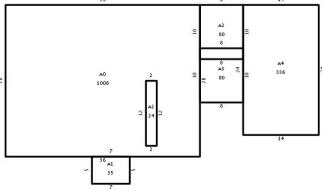
### Permit / Construction History

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:	
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.999	Gross				\$89,200	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
43,516	0.999				\$89,200		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Medium			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 9980 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,230		\$169,186.50	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				238		\$11,976.16	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$181,162.66	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,230		\$29,433.90	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
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:							
<b>Adjusted Base Price</b>						\$218,218.56	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$239,710.42	
Market Adjustment:				41%		\$337,991.69	
CDU Adjustment:				55		\$185,900.00	
Complete:				100		\$185,900.00	
Dollar Adjustments						(\$600.00)	
<b>Dwelling Value</b>						\$185,300.00	
Other Building Improvements				0		\$1,500.00	
<b>Total Improvement Value</b>						\$186,800.00	
<b>Total Land Value</b>						\$89,200.00	
<b>Total Assessed Value</b>						\$276,000.00	

Parcel Numbers: 791-9983-001      Property Address: 7800 76TH ST S      Municipality: Franklin, City of

Owner Name: SANDOVAL, NICHOLAS      Mailing Address: 7800 S 76TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	
	CSM NO 5990 SW 10 5 21 PARCEL 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1001-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 9983 001- 1</b>		
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:	04-Cape Cod	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:	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:
791 9983 001- 1	1,008	0	0	0	567	0	1,575

Attachment Description(s):	Area:	Attachment Value:
12-EFP	35	\$1,100
33-Concrete Patio	80	\$400
12-EFP	80	\$2,400
13-AFG	336	\$10,100

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


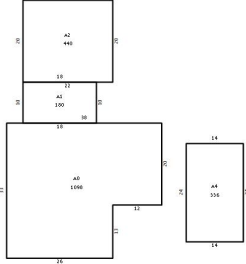
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:

Permit / Construction History							
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:				
6/27/2002	02-0694	\$2,045.00	REPLACE A/C				
12/19/2017	17-2895	\$2,500.00	FOUNDRPR W/BEAM				
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
7/17/2020		\$273,000.00	Valid		Land and Improvements		
12/22/2017		\$242,000.00	Valid		Land and Improvements		
7/14/2017		\$105,900.00	Invalid		Land and Improvements		
1/23/2017		\$185,300.00	Invalid		Land and Improvements		
8/1/1994		\$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	0.525	Gross				\$72,500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:			
22,869	0.525			\$72,500			
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			All Public		

Valuation/Explanation		
Dwelling #	791 9983 001- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
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:	567	\$33,279.12
<b>Base Price</b>		\$158,835.60
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,008	\$25,623.36
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$3,874.50
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	0	\$0.00
Features:	1	\$300.00
Attachments:	531	\$14,000.00
<b>Adjusted Base Price</b>		\$209,955.46
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$215,221.01
Market Adjustment:	131%	\$497,160.52
CDU Adjustment:	50	\$248,600.00
Complete:	100	\$248,600.00
Dollar Adjustments		\$0.00
<b>Dwelling Value</b>		\$248,600.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$248,600.00
<b>Total Land Value</b>		\$72,500.00
<b>Total Assessed Value</b>		\$321,100.00

Parcel Numbers: 791-9984-000      Property Address: 7814 76TH ST S      Municipality: Franklin, City of

Owner Name: SPIDELL, MAGALY SANTANA      Mailing Address: 1301 W PUETZ RD OAK CREEK, WI 53154      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	N 84.42 FT OF S 549 FT OF W 516 FT OF SW 10 5 21 EXC W	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1001-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 9984 000- 1</b>		
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:
791 9984 000- 1	1,098	0	0	0	0	0	1,098

Attachment Description(s):	Area:	Attachment Value:
12-EFP	180	\$5,400
13-AFG	440	\$13,200

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:
RG1-Detached Frame Garage	1/1/1960	480		Fair	\$3,600.00
RS1-Frame Utility Shed	1/1/1960	192		Fair	\$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:	
6/1/2004		\$147,300.00	Invalid		Land and Improvements		
11/1/2000		\$100,000.00	Invalid		Land and Improvements		
5/2/2003		\$133,500.00	Valid		Land and Improvements		
5/21/2021		\$210,000.00	Invalid		Land and Improvements		
1/31/2006		\$153,000.00	Valid		Land and Improvements		
1/31/2006		\$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	0.880	Gross				\$73,300	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
38,333	0.880				\$73,300		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Below Street	Paved	Medium			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 9984 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,098		\$135,108.90	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$135,108.90	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,098		\$27,460.98	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$2,701.08	
Plumbing				0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area				0		\$0.00	
Features:				1		\$5,500.00	
Attachments:				620		\$18,600.00	
<b>Adjusted Base Price</b>						\$189,370.96	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$181,798.06	
Market Adjustment:				67%		\$303,602.75	
CDU Adjustment:				55		\$167,000.00	
Complete:				100		\$167,000.00	
Dollar Adjustments						(\$100.00)	
<b>Dwelling Value</b>						\$166,900.00	

Other Building Improvements	0	\$3,800.00
<b>Total Improvement Value</b>		\$170,700.00
<b>Total Land Value</b>		\$73,300.00
<b>Total Assessed Value</b>		\$244,000.00

Parcel Numbers: 791-9987-000	Property Address: DREXEL AVE W	Municipality: Franklin, City of
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Owner Name: CRYSTAL RIDGE LLC	Mailing Address: 7731 FREELAND CT GREENDALE, WI 53129	Land Use: Residential
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Property Photograph:	Legal Description: E 497 FT OF W 1013 FT OF S 549 FT OF SW 10 5 21 EXC S	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**

<b>Dwelling #</b>	
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: RS1-Frame Utility Shed	Year Built: 1/1/1955	Area: 221	Construction:	Condition: Fair	Value: \$900.00
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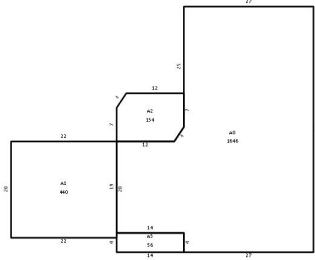
**Permit / Construction History**

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:	
9/10/2009		\$45,000.00	Valid		Land		
9/4/2009		\$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	5.580	Gross				\$48,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
243,065	5.580				\$48,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Semi-Improved	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		\$900.00	
Total Improvement Value						\$900.00	
Total Land Value						\$48,000.00	
Total Assessed Value						\$48,900.00	

Parcel Numbers: 791-9988-000      Property Address: 7230 DREXEL AVE W      Municipality: Franklin, City of

Owner Name: MELSHELMER, ERIC M      Mailing Address: 7230 W DREXEL AVE FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	W 114.60 FT OF E 312.60 FT OF S 660.79 FT OF W HALF OF	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1001-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 9988 000- 1</b>		
Year Built:	1/1/1973	Exterior Wall:	07-Brick
Year Remodeled:	1/1/1973	Bedrooms:	3
Remodeled/Effective Age:	-49	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:
791 9988 000- 1	1,646	0	0	0	0	0	1,646

Attachment Description(s):	Area:	Attachment Value:
23-AMG	440	\$15,400
31-WD	134	\$1,300
35-Ms/Terrace	56	\$0

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


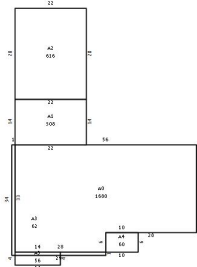
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:
7/24/2013	13-1564	\$7,700.00	FUR/ACREPLAC

Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/1/1992		\$136,000.00	Valid		Land and Improvements		
8/1/1999		\$159,900.00	Valid		Land and Improvements		
12/15/2008		\$158,400.00	Invalid		Land and Improvements		
8/26/2009		\$158,400.00	Invalid		Land and Improvements		
6/25/2010		\$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	1.630	Gross				\$98,000	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
71,003	1.630				\$98,000		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Medium			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 9988 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,646		\$198,754.50	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$198,754.50	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				1,646		\$36,524.74	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
Heating/AC				Air Conditioning - Same Ducts		\$4,049.16	
Plumbing				1 - Half Bath 1 - Full Bath		\$4,881.00	
Finished Basement Living Area				0		\$0.00	
Features:				2		\$600.00	
Attachments:				630		\$16,700.00	
<b>Adjusted Base Price</b>						\$261,509.40	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$268,630.34	
Market Adjustment:				7%		\$287,434.46	
CDU Adjustment:				60		\$172,500.00	
Complete:				100		\$172,500.00	
Dollar Adjustments						\$200.00	
<b>Dwelling Value</b>						\$172,700.00	

Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$172,700.00
<b>Total Land Value</b>		\$98,000.00
<b>Total Assessed Value</b>		\$270,700.00

Parcel Numbers: 791-9989-000      Property Address: 7220 DREXEL AVE W      Municipality: Franklin, City of

Owner Name: SCHWEITZER, SCOTT C & JILL S      Mailing Address: 7220 W DREXEL AVE FRANKLIN, WI 53132      Land Use: Residential

Property Photograph:	Legal Description:	Building Sketch:
	THE W 132 FT OF THE E 1523.4 FT OF TH S 660.79 FT OF SW	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1001-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>791 9989 000- 1</b>		
Year Built:	1/1/1956	Exterior Wall:	04-Alum/Vinyl
Year Remodeled:	1/1/1956	Bedrooms:	3
Remodeled/Effective Age:	-66	Full Baths:	2
Building Type/Style:	03-Split Level	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:
791 9989 000- 1	1,742	0	0	0	0	524	2,266

Attachment Description(s):	Area:	Attachment Value:
12-EFP	308	\$9,200
13-AFG	616	\$18,500
11-OPF	60	\$1,200

Feature Description(s):	Area:	Feature Value:
22-Additional Fixture	3	\$900
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	160	\$800
02-Basement Garage	2	\$3,000
Rec Room Condition:	Rec Room Area:	Rec Room Value:
Average	160	\$800



Other Building Improvements						
Structure Type:	Year Built:	Area:	Construction:	Condition:	Value:	
RS1-Frame Utility Shed	1/1/2014	0		Average	\$0.00	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
3/28/2012	12-0525	\$5,000.00	A/C			
6/6/2012	12-1122	\$1,500.00	POOL WDDK			
4/26/2012	12-0770	\$3,500.00	ABVPOOL			
5/12/2014	14-0998	\$500.00	SHED			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
3/14/2012		\$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	1.880	Gross				\$100,200
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
81,893	1.880			\$100,200		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Rolling	Paved	Medium			All Public	

Valuation/Explanation		
Dwelling #	791 9989 000- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
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
<b>Base Price</b>		\$194,529.14
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,156	\$28,056.12
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$5,574.36
Plumbing	0 - Half Bath 2 - Full Bath	\$7,322.00
Finished Basement Living Area	524	\$14,142.76
Features:	5	\$3,900.00
Attachments:	984	\$28,900.00
<b>Adjusted Base Price</b>		\$282,424.38
<b>Changes/Adjustments</b>		
Grade Adjustment:	B- 120%	\$299,549.26
Market Adjustment:	63%	\$488,265.29
CDU Adjustment:	55	\$268,500.00
Complete:	100	\$268,500.00
Dollar Adjustments		(\$500.00)
<b>Dwelling Value</b>		\$268,000.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$268,000.00
<b>Total Land Value</b>		\$100,200.00
<b>Total Assessed Value</b>		\$368,200.00

Parcel Numbers: 791-9990-000	Property Address: 7210 DREXEL AVE W	Municipality: Franklin, City of
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Owner Name: KASCHAK, JASON S	Mailing Address: 7130 W DREXEL AVE FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph:	Legal Description: E 66 FT OF S 660.79 FT OF W HALF OF SW 10 5 21 CONT 1	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**

<b>Dwelling #</b> 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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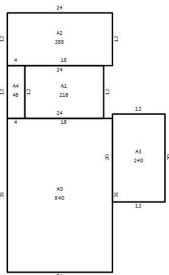
**Permit / Construction History**

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:	
5/19/2021		\$217,800.00	Invalid		Land and Improvements		
1/8/2003		\$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	0.940	Gross				\$8,100	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
40,946	0.940				\$8,100		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Rolling	Paved	Medium			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						\$8,100.00	
Total Assessed Value						\$8,100.00	

Parcel Numbers: 791-9991-000	Property Address: 7130 DREXEL AVE W	Municipality: Franklin, City of
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Owner Name: KASCHAK, JASON S & ELIZABETH	Mailing Address: 7130 W DREXEL AVE FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: COM IN S LI 1192.20 FT W OF SE COR OF SW 10 5 21 TH N	Building Sketch: 
Parcel Sketch and Site Map obtained from the County GIS		
Neighborhood: 1001-Franklin		

### Building Description

<b>Dwelling #</b>	<b>791 9991 000- 1</b>		
Year Built:	1/1/1945	Exterior Wall:	02-Block
Year Remodeled:	1/1/1945	Bedrooms:	2
Remodeled/Effective Age:	-77	Full Baths:	1
Building Type/Style:	22-Other	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:
791 9991 000- 1	1,392	0	0	0	0	0	1,392

Attachment Description(s): 12-EFP	Area: 240	Attachment Value: \$7,200
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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: RG1-Detached Frame Garage	Year Built: 1/1/2007	Area: 896	Construction:	Condition: Average	Value: \$16,800.00
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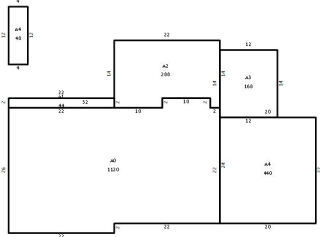
### Permit / Construction History

Date of Permit: 6/11/2007	Permit Number: 1306	Permit Amount: \$20,000.00	Details of Permit: DETGARAGE
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Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
1/8/2003		\$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	1.900	Gross				\$100,300
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
82,764	1.900			\$100,300		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Below Street	Paved	Medium			All Public	
Valuation/Explanation						
<b>Dwelling #</b>			<b>791 9991 000- 1</b>			
<b>Description</b>			<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>						
First Story:			1,392			\$178,162.08
Second Story:			0			\$0.00
Additional Story:			0			\$0.00
Attic/Finished Net:			0			\$0.00
Half Story/Finished Net:			0			\$0.00
<b>Base Price</b>					\$178,162.08	
<b>Unfinished Living Area:</b>						
Room/Unfinished:			0			\$0.00
Unfinished Basement:			0			\$0.00
Half Story/Unfinished:						\$0.00
<b>Structure Info, Features and Attachments:</b>						
Heating/AC			Air Conditioning - Same Ducts		\$3,424.32	
Plumbing			0 - Half Bath 1 - Full Bath		\$0.00	
Finished Basement Living Area			0			\$0.00
Features:						
Attachments:			240			\$7,200.00
<b>Adjusted Base Price</b>					\$188,786.40	
<b>Changes/Adjustments</b>						
Grade Adjustment:			C 100%		\$181,586.40	
Market Adjustment:			58%		\$286,906.51	
CDU Adjustment:			50		\$143,500.00	
Complete:			100		\$143,500.00	
Dollar Adjustments					(\$100.00)	
<b>Dwelling Value</b>					\$143,400.00	
Other Building Improvements			0			\$16,800.00
<b>Total Improvement Value</b>					\$160,200.00	
<b>Total Land Value</b>					\$100,300.00	
<b>Total Assessed Value</b>					\$260,500.00	

Parcel Numbers: 791-9996-001	Property Address: 7021 SOUTHVIEW DR W	Municipality: Franklin, City of
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Owner Name: AHMAD, HANI R	Mailing Address: 7021 W SOUTHVIEW DR FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph:	Legal Description:	Building Sketch:
	CERTIFIED SURVEY MAP NO 4174 SW 10 5 21 PARCEL 1	
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1012-Franklin	

### Building Description

<b>Dwelling #</b>	<b>791 9996 001- 1</b>		
Year Built:	1/1/1982	Exterior Wall:	01-Wood
Year Remodeled:	1/1/1982	Bedrooms:	3
Remodeled/Effective Age:	-40	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:	Hot Water

### Square Footage / Attachments

	First Story:	Second Story:	Additional Story:	Attic Finished (NET):	Half Story Finished (NET):	Finished Basement:	Total Finished:
791 9996 001- 1	1,164	0	0	0	0	429	1,593

Attachment Description(s):	Area:	Attachment Value:
31-WD	288	\$2,900
31-WD	168	\$1,700
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
22-Additional Fixture	1	\$300
Rec Room Condition:	Rec Room Area:	Rec Room Value:
	0	\$0


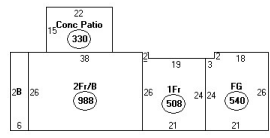
Other Building Improvements							
Structure Type:		Year Built:	Area:	Construction:	Condition:	Value:	
Permit / Construction History							
Date of Permit:		Permit Number:	Permit Amount:		Details of Permit:		
Ownership/Sales History							
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:	
10/1/1993		\$125,500.00	Valid		Land and Improvements		
5/22/2003		\$158,000.00	Invalid		Land and Improvements		
11/29/2018		\$245,000.00	Valid		Land and Improvements		
6/16/2020		\$235,900.00	Invalid		Land and Improvements		
Land Breakdown							
Land Class:		Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site		0.236	Gross				\$61,400
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:		Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:	
10,280		0.236				\$61,400	
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Level	Paved	Light			All Public		



Valuation/Explanation		
Dwelling #	791 9996 001- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,164	\$140,518.08
Second Story:	0	\$0.00
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$140,518.08
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	691	\$20,273.94
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$3,918.78
Plumbing	1 - Half Bath 1 - Full Bath	\$4,881.00
Finished Basement Living Area	429	\$11,578.71
Features:	2	\$2,300.00
Attachments:	896	\$17,800.00
<b>Adjusted Base Price</b>		\$201,270.51
<b>Changes/Adjustments</b>		
Grade Adjustment:	C+ 110%	\$199,287.56
Market Adjustment:	89%	\$376,653.49
CDU Adjustment:	65	\$244,800.00
Complete:	100	\$244,800.00
Dollar Adjustments		(\$200.00)
<b>Dwelling Value</b>		\$244,600.00
Other Building Improvements	0	\$0.00
<b>Total Improvement Value</b>		\$244,600.00
<b>Total Land Value</b>		\$61,400.00
<b>Total Assessed Value</b>		\$306,000.00

Parcel Numbers: 791-9996-002      Property Address: 7676 70TH ST S      Municipality: Franklin, City of

Owner Name: BRUNELL, STEVEN A & KATHLEEN M      Mailing Address: 7676 S 70TH ST FRANKLIN, WI 53132      Land Use: Residential

	Legal Description:	Building Sketch:
	CERTIFIED SURVEY MAP NO 4174 SW 10 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"> <li>A: 2F: 988 sqft</li> <li>B: 1F: 156 sqft</li> <li>C: Conc. Patio - 330 sqft</li> <li>D: 1F: 508 sqft</li> <li>E: FG: 540 sqft</li> </ul>
	Neighborhood:	

1012-Franklin

### Building Description

<b>Dwelling #</b>	<b>791 9996 002- 1</b>		
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:	12-Colonial	Half Baths:	1
Story:	2.00	Rough-in:	0
Grade:	B-	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:
791 9996 002- 1	1,652	988	0	0	0	0	2,640

Attachment Description(s):	Area:	Attachment Value:
33-Concrete Patio	330	\$1,700
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
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	1/1/1990	96		Average	\$200.00	
RP2-Prefabricated Vinyl Pool	1/1/1994	800		Average	\$0.00	
Permit / Construction History						
Date of Permit:	Permit Number:	Permit Amount:	Details of Permit:			
10/1/1994	94-1128	\$15,000.00	ADDN 18X26'			
3/28/2006	869	\$7,500.00	EXTREMOD			
Ownership/Sales History						
Date of Sale:	Sale Document:	Purchase Amount:	Sale Validity:	Conveyance Type:	Sale Type:	Sale Validation Source:
8/1/1982		\$19,000.00	Valid		Land	
Land Breakdown						
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:
A-Residential Primary Site	0.358	Gross				\$69,600
Acreage/Squarefoot Variables						
Land Data & Computations						
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:	Assessed Land Value:		
15,594	0.358			\$69,600		
General Information						
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:	
Level	Paved	Light			All Public	

Valuation/Explanation		
Dwelling #	791 9996 002- 1	
Description	Area	Value Amount
<b>Living Area:</b>		
First Story:	1,652	\$185,651.76
Second Story:	988	\$64,536.16
Additional Story:	0	\$0.00
Attic/Finished Net:	0	\$0.00
Half Story/Finished Net:	0	\$0.00
<b>Base Price</b>		\$250,187.92
<b>Unfinished Living Area:</b>		
Room/Unfinished:	0	\$0.00
Unfinished Basement:	1,144	\$15,844.40
Half Story/Unfinished:		\$0.00
<b>Structure Info, Features and Attachments:</b>		
Heating/AC	Air Conditioning - Same Ducts	\$6,494.40
Plumbing	1 - Half Bath 2 - Full Bath	\$12,203.00
Finished Basement Living Area	0	\$0.00
Features:	2	\$5,800.00
Attachments:	870	\$17,900.00
<b>Adjusted Base Price</b>		\$308,429.72
<b>Changes/Adjustments</b>		
Grade Adjustment:	B- 120%	\$341,675.66
Market Adjustment:	52%	\$519,347.01
CDU Adjustment:	65	\$337,600.00
Complete:	100	\$337,600.00
Dollar Adjustments		\$800.00
<b>Dwelling Value</b>		\$338,400.00
Other Building Improvements	0	\$200.00
<b>Total Improvement Value</b>		\$338,600.00
<b>Total Land Value</b>		\$69,600.00
<b>Total Assessed Value</b>		\$408,200.00

Parcel Numbers: 791-9996-004	Property Address: SOUTHVIEW DR W	Municipality: Franklin, City of
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Owner Name: ARBITURE, GERALD	Mailing Address: 6119 W FOND DU LAC AVE MILWAUKEE, WI 53218	Land Use: Residential
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Property Photograph:	Legal Description: CERTIFIED SURVEY MAP NO 4174 SW 10 5 21 OUTLOT 2	Building Sketch:
<small>Descriptor/Map A: Fr B: Rgn</small>	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood:	
	1001-Franklin	

**Building Description**

<b>Dwelling #</b>	
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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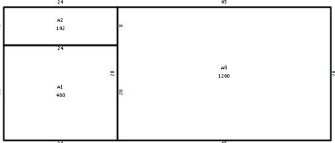
**Permit / Construction History**

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:	
12/1/1988		\$150.00	Valid		Land		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.010	Gross				\$500	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
436	0.010				\$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: 791-9998-000	Property Address: 6920 DREXEL AVE W	Municipality: Franklin, City of
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Owner Name: WEEKS, JAMES B	Mailing Address: 6920 W DREXEL AVE FRANKLIN, WI 53132	Land Use: Residential
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Property Photograph: 	Legal Description: COM IN S LI 542.40 FT W OF SE COR OF SW 10 5 21 TH W	Building Sketch: 
	Parcel Sketch and Site Map obtained from the County GIS	
	Neighborhood: 1001-Franklin	

**Building Description**

<b>Dwelling #</b>	<b>791 9998 000- 1</b>		
Year Built:	1/1/1949	Exterior Wall:	07-Brick
Year Remodeled:	1/1/1949	Bedrooms:	3
Remodeled/Effective Age:	-73	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:	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:
791 9998 000- 1	1,452	0	0	0	0	0	1,452

Attachment Description(s): 23-AMG	Area: 480	Attachment Value: \$16,800
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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

**Other Building Improvements**

Structure Type: RS1-Frame Utility Shed	Year Built: 1/1/1997	Area: 144	Construction:	Condition: Average	Value: \$400.00
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**Permit / Construction History**

Date of Permit: 6/1/1997	Permit Number: 97-0434	Permit Amount: \$1,200.00	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:	
12/1/1987		\$70,875.00	Valid		Land and Improvements		
8/1/1995		\$89,800.00	Valid		Land and Improvements		
Land Breakdown							
Land Class:	Acreage:	Unit of Measure:	Influence Reason:	Influence Factor:	Dollar Adjustment:	Land Value:	
A-Residential Primary Site	0.710	Gross				\$78,900	
Acreage/Squarefoot Variables							
Land Data & Computations							
Total Square Footage:	Total Acreage:	Depth:	Act. Frontage:		Assessed Land Value:		
30,928	0.710				\$78,900		
General Information							
Topography:	Street/Road:	Fronting Traffic:	Inspected By:	Inspected On:	Utilities:		
Above Street	Paved	Medium			All Public		
Valuation/Explanation							
<b>Dwelling #</b>				<b>791 9998 000- 1</b>			
<b>Description</b>				<b>Area</b>		<b>Value Amount</b>	
<b>Living Area:</b>							
First Story:				1,452		\$184,476.60	
Second Story:				0		\$0.00	
Additional Story:				0		\$0.00	
Attic/Finished Net:				0		\$0.00	
Half Story/Finished Net:				0		\$0.00	
<b>Base Price</b>						\$184,476.60	
<b>Unfinished Living Area:</b>							
Room/Unfinished:				0		\$0.00	
Unfinished Basement:				0		\$0.00	
Half Story/Unfinished:						\$0.00	
<b>Structure Info, Features and Attachments:</b>							
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:				1		\$5,500.00	
Attachments:				480		\$16,800.00	
<b>Adjusted Base Price</b>						\$215,229.52	
<b>Changes/Adjustments</b>							
Grade Adjustment:				C+ 110%		\$212,222.47	
Market Adjustment:				43%		\$303,478.14	
CDU Adjustment:				50		\$151,700.00	
Complete:				100		\$151,700.00	
Dollar Adjustments						(\$300.00)	
<b>Dwelling Value</b>						\$151,400.00	
Other Building Improvements				0		\$400.00	
<b>Total Improvement Value</b>						\$151,800.00	
<b>Total Land Value</b>						\$78,900.00	
<b>Total Assessed Value</b>						\$230,700.00	