

Exhibit 2

Long Lake Property Comparison

Valuation of Parcels with 200 Feet of Frontage

Map/Lot	22-0021-I (exhibit 2.b)	13-0033 (exhibit 2.c)	07-0015 (exhibit 2.d)	34-0078 (exhibit 2.e)	21-0028 (exhibit 2.f)	07-0017 (exhibit 2.g)	13-0030 (exhibit 2.h)
Location	131 Zakelo Rd	581 Cape Monday Rd	70 Pine Harbor Rd	63 Naples Rd	415 Cape Monday Rd	84 Pine Harbor Rd	591 Cape Monday Rd
Neighborhood Land Schedule	3 - Long Lake	3 - Long Lake	3 - Long Lake	3 - Long Lake	3 - Long Lake	3 - Long Lake	3 - Long Lake
Shore Frontage	200 Feet	200 Feet	200 Feet	200 Feet	200 Feet	200 Feet	200 Feet
Acreage	2.24 (0.92 Shore Frontage based on frontage & lot depth)	0.92 (0.92 Shore Frontage based on frontage & lot depth)	0.92 (0.92 Shore Frontage based on frontage & depth)	0.90 (0.90 Shore Frontage based on frontage & lot depth)	0.89 (0.89 Shore Frontage based on frontage & lot depth)	3.00 (0.92 Shore Frontage based on frontage & depth)	1.15 (0.96 Shore Frontage based on frontage & lot depth)
Land Functional Factor	100%	100%	100%	100%	95% (Septic System Only)	100%	100%
Land Assessment	\$887,900	\$880,000	\$880,000	\$874,800	\$828,500	\$892,400	\$891,300
Additional Notes	Sale of \$900k in 10/2020. Since purchase, old cottage torn down and complete new house built.	N/A	N/A	N/A	Land is partially Improved. Has a septic system, but no well.	N/A	N/A

Acreage to Land Assessment

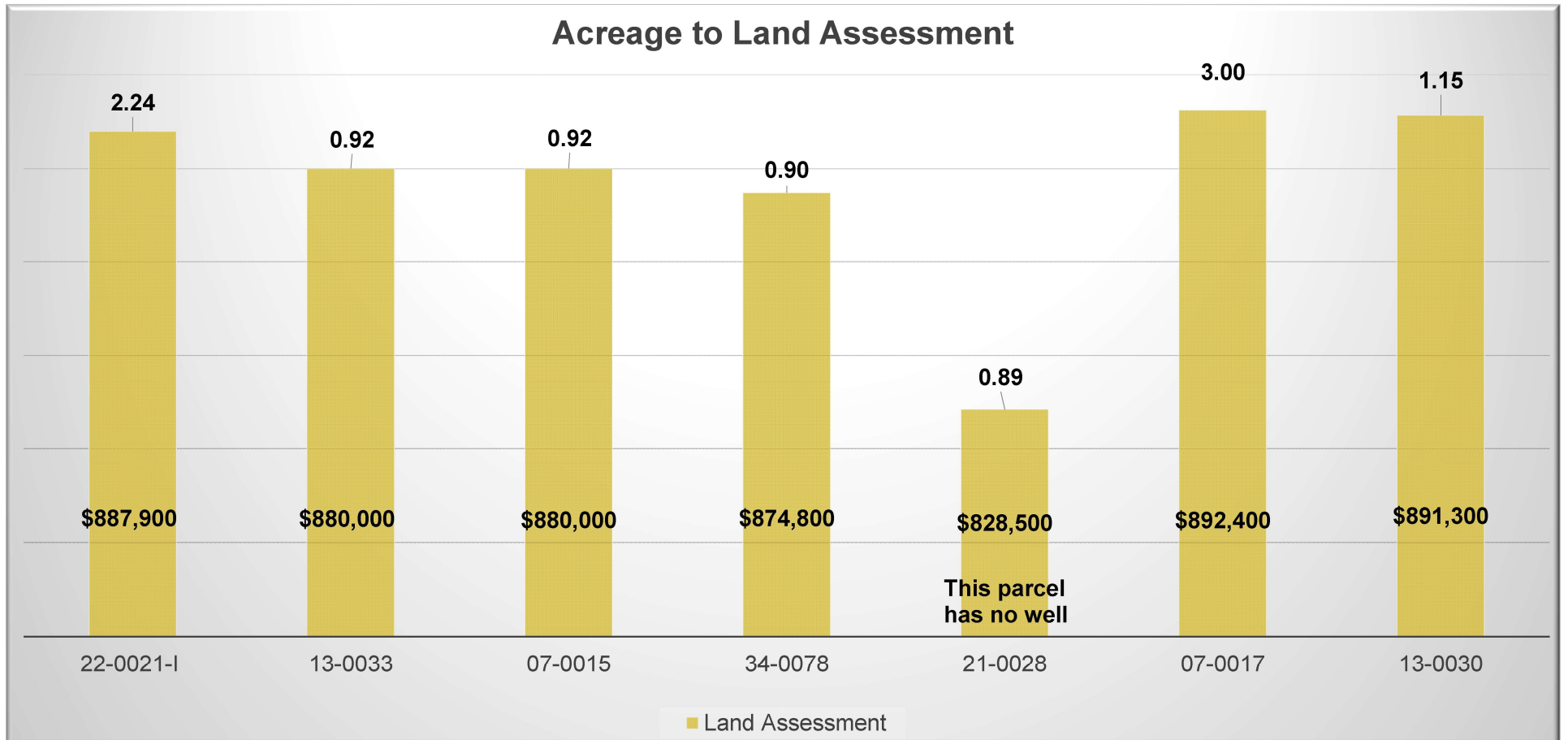


Exhibit 2.a

Harrison
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Land Schedule

3 Long Lake

05/01/2025

Page 1

Code	Type	Description	Amount	Exponents			
				<= Std	> Std	<= Wid	> Wid
21	Fractional Acres	Baselot Imp (Fract)	900,000.00	0.27	0.50	1.00	1.00
22	Fractional Acres	Baselot UnImp (Fract)	650,000.00	0.27	0.50	1.00	1.00
28	Acres	Rear Land 2+	6,000.00	0.50	0.50	1.00	1.00
29	Acres	Rear Land 12+	2,000.00	0.50	0.50	1.00	1.00
30	Acres	Water Frontage	0.00	0.50	0.50	0.50	0.50
31	Acres	Tillable	1,000.00	0.50	0.50	0.50	0.50
32	Acres	Pasture	2,000.00	0.50	0.50	0.50	0.50
33	Acres	Orchard	5,000.00	0.50	0.50	0.50	0.50
34	Acres	FarmLand-Hardwood	381.00	0.50	0.50	0.50	0.50
35	Acres	FarmLand-Softwood	435.00	0.50	0.50	0.50	0.50
36	Acres	FarmLand-Mixedwood	454.00	0.50	0.50	0.50	0.50
37	Acres	TreeGrowth-Softwood	435.00	0.50	0.50	1.00	1.00
38	Acres	TreeGrowth-Mixwood	454.00	0.50	0.50	1.00	1.00
39	Acres	TreeGrowth-Hardwood	381.00	0.50	0.50	1.00	1.00
40	Acres	Wasteland	500.00	0.50	0.50	1.00	1.00
41	Site	Tower Site	344.00	0.50	0.50	0.50	0.50
42	Site	Mobile Home Sites	10,000.00	0.50	0.50	1.00	1.00
43	Site	Condo Sites	0.00	0.50	0.50	0.50	0.50
45	Site	Camp Sites	5,000.00	0.50	0.50	1.00	1.00
46	Acres	Gravel Pit	15,000.00	0.50	0.50	1.00	1.00
47	Acres	Airstrip	5,000.00	0.50	0.50	0.50	0.50
48	Acres	CMP	10,000.00	0.50	0.50	0.50	0.50
49	Improvements	Water Rights (\$/1M Gals)	20,000.00	0.50	0.50	0.50	0.50
50	Linear Feet	Trans Lines (Miles)	1,225,000.00	0.50	0.50	0.50	0.50
51	Acres	OpenSpace - Baselot UnImp (Fract)	65,000.00	0.27	0.50	0.50	0.50
52	Acres	OpenSpace - Rear 2+	6,000.00	0.50	0.50	0.50	0.50
53	Acres	OpenSpace - Rear 12+	2,000.00	0.50	0.50	0.50	0.50
54	Acres	OpenSpace - Water Frontage	0.00	0.50	0.50	0.50	0.50
55	Acres	OpenSpace - Wasteland	500.00	0.50	0.50	0.50	0.50
56	Acres	OpenSpace - TreeGrowth (Soft)	435.00	0.50	0.50	0.50	0.50
57	Acres	OpenSpace - TreeGrowth (Mixed)	454.00	0.50	0.50	0.50	0.50
58	Acres	OpenSpace - TreeGrowth (Hard)	381.00	0.50	0.50	0.50	0.50
61	Acres	WorkingWaterfront - Baselot Imp (Fract)	90,000.00	0.27	0.50	0.50	0.50
62	Acres	WorkingWaterfront - Baselot UnImp	650,000.00	0.27	0.50	0.50	0.50
63	Acres	WorkingWaterfront - Rear 2+	6,000.00	0.50	0.50	0.50	0.50
64	Acres	WorkingWaterfront - Rear 12+	2,000.00	0.50	0.50	0.50	0.50
65	Acres	WorkingWaterfront - WaterFrontage	0.00	0.50	0.50	0.50	0.50
66	Acres	WorkingWaterfront - Wasteland	500.00	0.50	0.50	0.50	0.50
70	Linear Feet	24" Pipeline	0.00	0.50	0.50	0.50	0.50
98	Site	Leased Lot	0.00	0.50	0.50	0.50	0.50
		Standard Depth	100.00				
		Standard Lot	1.00				
		Standard Width	0.00				

Exhibit 2.b

Harrison

Valuation Report

05/01/2025

Name: DANAHER, GAVIN R

Page 1

DANAHER, KRISTEN D

Map/Lot:

22-0021-I

Account: 1834 Card: 1 of 1

Location:

131 ZAKELO RD

Neighborhood 3 Long Lake

Zoning/Use Shoreland Subdivision
Topography RollingTopo
Utilities Drilled WellSeptic System
Street Semi Improved

Sale Data
Sale Date 10/30/2020
Sale Price 900,000
Sale Type Land & Buildings
Financing Unknown
Verified Public Record
Validity Arms Length Sale

Reference 1 Long Lake Camp Subdivision - Lot 05

Reference 2

Tran/Land/Bldg 1 1 2

Shore Ft Frnt 200 Subdivision Y

Exemption(s) Land Schedule 3

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.92	Acres-Baslot Imp (Fract)	956,483	879,965	100%		879,965
1.32	Acres-Rear Land 2+	6,000.00	7,920	100%		7,920
Total Acres 2.24			Land Total			887,885

Dwelling Description

Replacement Cost New

Dwelling Description				Replacement Cost New	
Ranch	One Story	1,472 Sqft	Grade AA125	Base	724,076
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	1300 Sqft, Grade	Basement Gar	None	Fin Bsmt	88,115
Heating	100% Hot Water BB	Cooling	100% Heat Pump	Heat	13,289
Rooms	7				
Bedrooms	4	Add Fixtures	3		
Baths	4	Half Baths	1	Plumbing	88,476
Attic	None			Attic	0
FirePlaces	2			Fireplace	27,084
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2023	0	Typical	Typical	Above Average	Typical	941,040
Functional Obsolescence						Value(Rcnld)
None		None		Phys. % 96%	Func. % 100%	903,398
Economic Obsolescence						
Outbuildings/Additions/Improvements						

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Open Frame Porch	2023	72	AA125	19,412	Avq+	96%	100%	100%	18,636
Open Frame Porch	2023	45	AA125	16,362	Avq+	96%	100%	100%	15,708
Fin .75st/Gar	2023	672	AA140	260,930	Avq+	97%	100%	100%	253,102
One Story Frame	2023	242	AA140	86,049	Avq+	97%	100%	100%	83,468
Wood Deck	2023	714	AA125	36,745	Avq+	96%	100%	100%	35,275
Open Frame Porch	2023	693	AA125	89,502	Avq+	96%	100%	100%	85,922
Canopy	2023	66	AA125	7,492	Avq+	96%	100%	100%	7,192
Generator	2023	1	C 100	8,025	Avq	96%	100%	100%	7,704
Outbuilding Total									507,007

Acpt Land

887,900

Accepted Bldg

1,410,400

Total

2,298,300

Harrison

Name: DANAHER, GAVIN R
DANAHER, KRISTEN D

Account: 1834

Valuation Report

Map/Lot:

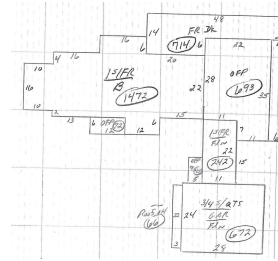
Location:

05/01/2025

Page 2

22-0021-I

131 ZAKALO RD



Harrison

Valuation Report

05/01/2025

Name: JOHNSON, DAVID A

Page 1

JOHNSON, BARBARA N

Map/Lot:

13-0033

Account: 915 Card: 1 of 1

Location:

581 CAPE MONDAY ROAD

Neighborhood 3 Long Lake

Zoning/Use Shoreland Subdivision
 Topography RollingTopo
 Utilities Drilled WellSeptic System
 Street Paved

Reference 1 BDL Subdivision - Lot 111

Reference 2

Tran/Land/Bldg 2 1 7

Shore Ft Frnt 200 Subdivision Y

Exemption(s) Land Schedule 3

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.92	Acres-Baselot Imp (Fract)	956,483	879,965	100%		879,965
Total Acres 0.92				Land Total		879,965

Dwelling Description

Replacement Cost New

Contemporary	Two Story	448 Sqft	Grade B 105	Base	242,358
Exterior	Clapboard	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	1 CAR	Fin Bsmt	5,757
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	1			Fireplace	6,168
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1979	0	Typical	Typical	Average	Typical	254,283
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	68%	100%	100%	172,912	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	1979	691	B 105	16,263	Avq	68%	100%	100%	11,059
1 & 1/2 Story Frm	1979	384	B 135	91,876	Avq	73%	100%	100%	67,069
One Story Frame	1979	32	B 135	11,684	Avq	73%	100%	100%	8,529
1SFr Overhang	1979	12	B 105	6,620	Avq	68%	100%	100%	4,502
Wood Deck	1980	100	C 100	3,210	Avq	74%	80%	100%	1,900
Outbuilding Total									93,059

Acpt Land

880,000

Accepted Bldg

266,000

Total

1,146,000

Valuation Report

05/01/2025

Harrison

Name: JOHNSON, DAVID A

Page 2

JOHNSON, BARBARA N

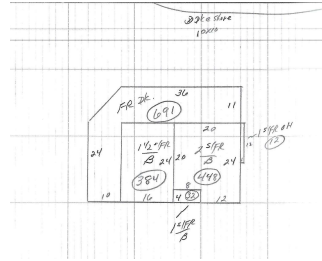
13-0033

Account: 915

Map/Lot:

Location:

581 CAPE MONDAY ROAD



Harrison
Name: GAILOR, BETTY J

Valuation Report

05/01/2025

Page 1

Map/Lot:

07-0015

Account: 1859 Card: 1 of 1

Location:

70 PINE HARBOR ROAD

Neighborhood 3 Long Lake

Zoning/Use Shoreland Subdivision
Topography RollingTopo
Utilities Dug WellSeptic System
Street Semi Improved

Sale Data
Sale Date 02/28/2020
Sale Price 0
Sale Type Land & Buildings
Financing Unknown
Verified Public Record
Validity Related Parties

Reference 1 Pine Harbor Subdivision - Lot 07 & 08

Reference 2

Tran/Land/Bldg 2 1 2

Shore Ft Frnt 200 Subdivision Y

Exemption(s) Land Schedule 3

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.92	Acres-Baselot Imp (Fract)	956,483	879,965	100%		879,965
Total Acres 0.92					Land Total	879,965

Dwelling Description

Replacement Cost New

Dwelling Description				Replacement Cost New	
Ranch	One Story	1,280 Sqft	Grade C 110	Base	257,770
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	No Bsmt Crawl	Basement	-18,326
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-3,238
Rooms	5				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1968	0	Typical	Typical	Average	Typical	236,206
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
Basement		None		65%	85%	100%
						130,504
Outbuildings/Additions/Improvements						Value Rcnld
Description	Year	Units	Grade	RCN	Cond	Phy
Open Frame Porch	1968	200	C 125	15,048	Avq	67%
Frame Shed	1968	288	C 100	13,291	Fair	48%
Wood Deck	2019	192	C 100	4,687	Avq	94%
Outbuilding Total						19,592

Acpt Land

880,000

Accepted Bldg

150,100

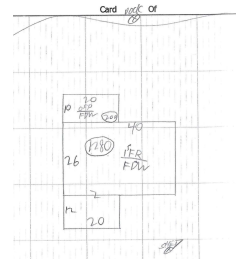
Total

1,030,100

Account: 1859

07-0015

70 PINE HARBOR ROAD



Harrison
Name: WRIGHT, IAN A

Valuation Report

05/01/2025

Page 1

Map/Lot:

34-0078

Account: 2039 Card: 1 of 1

Location:

63 NAPLES RD

Neighborhood 3 Long Lake

Zoning/Use Shoreland
Topography RollingTopo
Utilities Drilled WellSeptic System
Street Paved

Reference 1

Reference 2 T ON DD

Tran/Land/Bldg 2 1 8

Shore Ft Frnt 200 Subdivision 0

Exemption(s) Land Schedule 3

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.90	Acres-Baselot Imp (Fract)	971,953	874,758	100%		874,758
Total Acres 0.90				Land Total		874,758

Dwelling Description

Replacement Cost New

Conventional	One Story	728 Sqft	Grade B 100	Base	204,822
Exterior	Log/Log Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	No Bsmt Crawl	Basement	-13,840
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Electric	Cooling	0% None	Heat	0
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	1			Fireplace	5,874
Insulation	Minimal			Insulation	-488
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1952	0	Typical	Typical	Below Average	Typical	196,368
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
Basement	None	55%	95%	100%	102,602	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Encl Frame Porch	1952	208	B 130	25,926	Avq-	55%	100%	100%	14,259
Wood Deck	2000	136	C 100	3,788	Avq	84%	80%	100%	2,546
Frame Garage	1956	280	C 115	17,536	Avq	65%	100%	100%	11,398
						Outbuilding Total			28,203

Acpt Land

874,800

Accepted Bldg

130,800

Total

1,005,600

Harrison
Name: WRIGHT, IAN A

Valuation Report

05/01/2025

Page 2

Account: 2039

Map/Lot:

34-0078

Location:

63 NAPLES RD

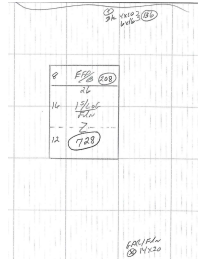


Exhibit 2.f

Harrison
Name: BONNETTE, DELPHINE J - REVOCABLE LIVING

Valuation Report

05/01/2025

Page 1

Map/Lot:

21-0028

Account: 146 Card: 1 of 1

Location:

415 CAPE MONDAY RD

Neighborhood 3 Long Lake

Zoning/Use Shoreland Subdivision
Topography RollingTopo
Utilities Lake/River WaterSeptic System
Street Paved

Reference 1 Harrison Shores Subdivision - Lot 02,3,4&05

Reference 2

Tran/Land/Bldg 2 1 10

Shore Ft Frnt 200 Subdivision Y

Exemption(s) Land Schedule 3

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.89	Acres-Baselot Imp (Fract)	979,914	872,123	95%	Unimproved	828,517
Total Acres 0.89				Land Total		828,517

Dwelling Description

Replacement Cost New

Cape Cod	One Story	768 Sqft	Grade B 100	Base	210,696
Exterior	Log/Log Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Brick &/or Stone	Basement	No Bsmt Crawl	Basement	-14,310
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Not Heated	Cooling	0% None	Heat	-3,748
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	3/4 Finished			Attic	27,766
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1970	0	Typical	Typical	Average	Typical	220,404
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
Heat	None	65%	90%	100%	128,936	
Outbuildings/Additions/Improvements					Value	
Description	Year	Units	Grade	RCN Cond	Rcnld	
One Story Frame	1997	280	B 100	37,791 Avq	22,108	
Wood Deck	1970	300	B 100	7,832 Avq	4,582	
Frame Shed	1997	128	C 100	5,907 Avq	3,922	
Outbuilding Total					30,612	

Acpt Land

828,500

Accepted Bldg

159,500

Total

988,000

Harrison

Valuation Report

05/01/2025

Name: BONNETTE, DELPHINE J - REVOCABLE LIVING

Page 2

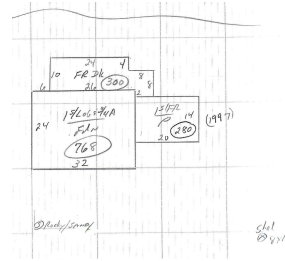
Map/Lot:

21-0028

Account: 146

Location:

415 CAPE MONDAY RD



Harrison
Name: BAILEY, CHARLES B

Valuation Report

05/01/2025

Page 1

Map/Lot:

07-0017

Account: 1050 Card: 1 of 1

Location:

84 PINE HARBOR ROAD

Neighborhood 3 Long Lake

Zoning/Use Shoreland Subdivision
Topography RollingTopo
Utilities Drilled WellSeptic System
Street Semi Improved

Sale Data
Sale Date 03/04/2006
Sale Price 471,600
Sale Type Land & Buildings
Financing Unknown
Verified Public Record
Validity Related Parties

Reference 1 Pine Harbor Subdivision - Lot 12

Reference 2

Tran/Land/Bldg 2 1 10

Shore Ft Frnt 200 Subdivision Y

Exemption(s) Land Schedule 3

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.92	Acres-Baselot Imp (Fract)	956,483	879,965	100%		879,965
2.08	Acres-Rear Land 2+	6,000.00	12,480	100%		12,480
Total Acres 3.00					Land Total	892,445

Dwelling Description

Replacement Cost New

Dwelling Description				Replacement Cost New	
Cape Cod	One & 3/4 Story	1,248 Sqft	Grade A 110	Base	509,601
Exterior	Clapboard	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Metal Roofing	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	0
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	1	Plumbing	18,538
Attic	None			Attic	0
FirePlaces	1			Fireplace	7,945
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2001	0	Modern	Modern	Average	Typical	536,084
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		82%	100%	100%
						439,589

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Open Frame Porch	2001	24	A 110	8,210	Avq	82%	100%	100%	6,732
Wood Deck	2001	480	A 110	15,360	Avq	82%	100%	100%	12,595
Open Frame Porch	2001	480	A 110	38,403	Avq	82%	100%	100%	31,490
1.5 Story Garage	2023	576	C 115	41,828	Avq	96%	100%	100%	40,155
Outbuilding Total									90,972

Acpt Land

892,400

Accepted Bldg

530,600

Total

1,423,000

Harrison
Name: BAILEY, CHARLES B

Valuation Report

05/01/2025

Page 2

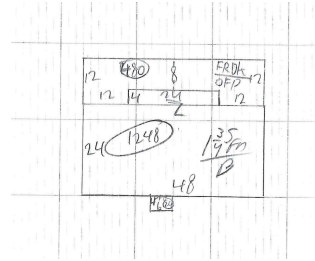
Account: 1050

Map/Lot:

07-0017

Location:

84 PINE HARBOR ROAD



Harrison
Name: LEBKUECHER, AUGUST A III

Valuation Report

05/01/2025

Page 1

Map/Lot:

13-0030

Account: 1045 Card: 1 of 1

Location:

591 CAPE MONDAY ROAD

Neighborhood 3 Long Lake

Zoning/Use Shoreland
Topography RollingTopo
Utilities Drilled WellSeptic System
Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 1 1 10

Shore Ft Frnt 200 Subdivision 0

Exemption(s) Land Schedule 3

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.96	Acres-Baselot Imp (Fract)	927,224	890,135	100%		890,135
0.19	Acres-Rear Land 2+	6,000.00	1,140	100%		1,140
Total Acres 1.15					Land Total	891,275

Dwelling Description

Replacement Cost New

Cape Cod	One & 1/2 Story	1,064 Sqft	Grade A 100	Base	400,002
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Metal Roofing	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	0
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	10,112
Attic	None			Attic	0
FirePlaces	1			Fireplace	7,223
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1989	0	Typical	Typical	Above Average	Typical	417,337
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	78%	100%	100%	325,523	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Open Frame Porch	1989	184	A 100	17,094	Avq+	78%	100%	100%	13,333
Frame Garage	1989	288	A 115	26,858	Avq+	81%	100%	100%	21,755
One Story Frame	1989	104	A 130	27,354	Avq+	81%	100%	100%	22,157
Wood Deck	1989	210	A 100	7,464	Avq+	78%	100%	100%	5,822
Encl Frame Porch	1989	140	A 100	18,471	Avq+	78%	100%	100%	14,407
Frame Shed	2000	120	C 100	5,538	Avq	84%	80%	100%	3,722
Open Frame Porch	2000	24	C 100	4,976	Avq	84%	80%	100%	3,344
Wood Deck	1989	50	A 100	3,612	Avq+	78%	100%	100%	2,817
Outbuilding Total									87,357

Acpt Land

891,300

Accepted Bldg

412,900

Total

1,304,200

Exhibit 2.h

Name: LEBKUECHER, AUGUST A III

Valuation Report

05/01/2025

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Account: 1045

Map/Lot:

Location:

591 CAPE MONDAY ROAD

