

COMPARABLE SALE

No. 68

Type of Building 1 Family
Address 496 Middle Street
Grantor Elmer Bosse
Grantee Ralph Clifford
Date 9/20/68
Sale Price \$8,000
IRS \$ 8.00
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Mortgagee



Verified by: Grantee

Assessment: Land \$1,200

Land: Frontage 50'

Building: Roof Gable/asphalt
shingle
Type of Heat Oil/warm air

Condition at Sale

No. of Rooms 5

Size of Bldg. 700 s.f. grd. flr. Age

Other Buildings None

Improvements since Sale

Improvements \$2,400

Depth 100'

Exterior Asphalt siding

Plumbing Fair

Exterior Fair

No. of Baths 1

Total \$3,600

Sq. Ft. Area 5,000

Foundation Brick & stone

Wiring Fair

Interior Fair

No. of Rentable Units 1

No. of Stories 2

Income at Sale

Apartments

Stores

Other

Gross Annual Income Not applicable

Gross Income Multiplier Not applicable

Estimated Expenses

Overall Capital Rate

Type of Neighborhood Fair residential

Price per Sq. Ft. (Bldg.) \$5.72

Zoning Apartment house

Price per Room \$1,600

Unusual or Peculiar Circumstances
Surrounding the Sale