

Hudak, Rye M  
Hudak, Christopher  
1535 Fifth Street  
Oakland Ca 94607

B3746P200

Inspection Witnessed By:

No./Date	Description	Date Insp.
X		

Notes:

5/24 - LD EST ALL DATA=NT, EA, IA  
7/24 - MK CALLBACK EF, IF. GAS MONITOR.  
HARDWOOD/SOFTWOOD. DRYWALL. NO SEPTIC - COMPOST  
TOILET. 3 BR UPSTAIRS ACCESS BY PERM LADDER ONLY. 1  
WS = COOKSTOVE. LONG 1 LANE DIRT ROAD + DIRT DRIVE.  
SHD = OLD COOP USED AS STORAGE. ROOF 60% SS, 40%  
METAL. 1 WOODSTOVE, ROW

New Sharon

Property Data			Assessment Record																																																																																																																																																																																																															
Neighborhood 5 NBHD 5			Year	Land	Buildings	Exempt	Total																																																																																																																																																																																																											
Tree Growth Year 1979			2011	27,740	46,370	0	74,110																																																																																																																																																																																																											
1ST MORTGAGE 0			2012	27,410	46,370	0	73,780																																																																																																																																																																																																											
2ND MORTGAGE 0			2013	27,530	46,370	0	73,900																																																																																																																																																																																																											
Zone/Land Use 1 New Sharon all			2014	27,690	46,370	0	74,060																																																																																																																																																																																																											
Secondary Zone			2015	27,690	46,370	0	74,060																																																																																																																																																																																																											
Topography			2016	27,650	35,670	0	63,320																																																																																																																																																																																																											
1.Level 4.Below St 7.LevelBog			2017	27,650	35,670	0	63,320																																																																																																																																																																																																											
2.Rolling 5.Low 8.			2018	27,650	35,670	0	63,320																																																																																																																																																																																																											
3.Above St 6.Swampy 9.			2019	28,340	35,670	0	64,010																																																																																																																																																																																																											
Utilities 5 Dug Well			2020	28,450	35,670	0	64,120																																																																																																																																																																																																											
1.Public 4.Dr Well 7.Cesspool			2021	27,830	35,670	0	63,500																																																																																																																																																																																																											
2.Water 5.Dug Well 8.			2022	27,770	35,670	0	63,440																																																																																																																																																																																																											
3.Sewer 6.Septic 9.Non			2024	38,220	111,880	0	150,100																																																																																																																																																																																																											
Street 3 Gravel																																																																																																																																																																																																																		
1.Paved 4.Proposed																																																																																																																																																																																																																		
2.Semi Imp 5.R/O/W																																																																																																																																																																																																																		
3.Gravel 6.No																																																																																																																																																																																																																		
TG PLAN YEAR 2020			<table border="1"> <thead> <tr> <th colspan="3">Land Data</th> </tr> <tr> <th rowspan="2">Front Foot</th> <th rowspan="2">Type</th> <th colspan="2">Effective</th> <th colspan="2">Influence</th> <th rowspan="2">Influence Codes</th> </tr> <tr> <th>Frontage</th> <th>Depth</th> <th>Factor</th> <th>Code</th> </tr> </thead> <tbody> <tr> <td>11.Com-Site</td> <td></td> <td></td> <td></td> <td>%</td> <td></td> <td>1.Unimproved</td> </tr> <tr> <td>12.Ind-Site</td> <td></td> <td></td> <td></td> <td>%</td> <td></td> <td>2.Excess Frtg</td> </tr> <tr> <td>13.Res-Site PR</td> <td></td> <td></td> <td></td> <td>%</td> <td></td> <td>3.Topography</td> </tr> <tr> <td>14.Res-Site DR</td> <td></td> <td></td> <td></td> <td>%</td> <td></td> <td>4.Size/Shape</td> </tr> <tr> <td>15.Res-Site RMT</td> <td></td> <td></td> <td></td> <td>%</td> <td></td> <td>5.Access</td> </tr> <tr> <td></td> <td></td> <td></td> <td></td> <td>%</td> <td></td> <td>6.Restriction</td> </tr> <tr> <td></td> <td></td> <td></td> <td></td> <td>%</td> <td></td> <td>7.Open Space</td> </tr> <tr> <td></td> <td></td> <td></td> <td></td> <td>%</td> <td></td> <td>8.View/Environ</td> </tr> <tr> <td></td> <td></td> <td></td> <td></td> <td>%</td> <td></td> <td>9.Fract Share</td> </tr> <tr> <td></td> <td></td> <td></td> <td></td> <td>%</td> <td></td> <td><b>Acres</b></td> </tr> <tr> <td></td> <td></td> <td></td> <td></td> <td>%</td> <td></td> <td>30.Rear Land &gt;10</td> </tr> <tr> <td></td> <td></td> <td></td> <td></td> <td>%</td> <td></td> <td>31.Tillable</td> </tr> <tr> <td></td> <td></td> <td></td> <td></td> <td>%</td> <td></td> <td>32.Pasture</td> </tr> <tr> <td></td> <td></td> <td></td> <td></td> <td>%</td> <td></td> <td>33.Orchard</td> </tr> <tr> <td></td> <td></td> <td></td> <td></td> <td>%</td> <td></td> <td>34.Softwood F&amp;O</td> </tr> <tr> <td></td> <td></td> <td></td> <td></td> <td>%</td> <td></td> <td>35.Mixed Wood F&amp;O</td> </tr> <tr> <td></td> <td></td> <td></td> <td></td> <td>%</td> <td></td> <td>36.Hardwood F&amp;O</td> </tr> <tr> <td></td> <td></td> <td></td> <td></td> <td>%</td> <td></td> <td>37.Softwood TG</td> </tr> <tr> <td></td> <td></td> <td></td> <td></td> <td>%</td> <td></td> <td>38.Mixed Wood TG</td> </tr> <tr> <td></td> <td></td> <td></td> <td></td> <td>%</td> <td></td> <td>39.Hardwood TG</td> </tr> <tr> <td></td> <td></td> <td></td> <td></td> <td>%</td> <td></td> <td>40.Wasteland</td> </tr> <tr> <td></td> <td></td> <td></td> <td></td> <td>%</td> <td></td> <td>41.Open Space</td> </tr> <tr> <td></td> <td></td> <td></td> <td></td> <td>%</td> <td></td> <td>42.Mobile Home Si</td> </tr> <tr> <td></td> <td></td> <td></td> <td></td> <td>%</td> <td></td> <td>43.Condo Site</td> </tr> <tr> <td></td> <td></td> <td></td> <td></td> <td>%</td> <td></td> <td>44.Lot Improvemen</td> </tr> <tr> <td></td> <td></td> <td></td> <td></td> <td>%</td> <td></td> <td>45.Subdivision Lo</td> </tr> <tr> <td></td> <td></td> <td></td> <td></td> <td>%</td> <td></td> <td>46.Golf Course</td> </tr> </tbody> </table>					Land Data			Front Foot	Type	Effective		Influence		Influence Codes	Frontage	Depth	Factor	Code	11.Com-Site				%		1.Unimproved	12.Ind-Site				%		2.Excess Frtg	13.Res-Site PR				%		3.Topography	14.Res-Site DR				%		4.Size/Shape	15.Res-Site RMT				%		5.Access					%		6.Restriction					%		7.Open Space					%		8.View/Environ					%		9.Fract Share					%		<b>Acres</b>					%		30.Rear Land >10					%		31.Tillable					%		32.Pasture					%		33.Orchard					%		34.Softwood F&O					%		35.Mixed Wood F&O					%		36.Hardwood F&O					%		37.Softwood TG					%		38.Mixed Wood TG					%		39.Hardwood TG					%		40.Wasteland					%		41.Open Space					%		42.Mobile Home Si					%		43.Condo Site					%		44.Lot Improvemen					%		45.Subdivision Lo					%		46.Golf Course
Land Data																																																																																																																																																																																																																		
Front Foot	Type	Effective		Influence		Influence Codes																																																																																																																																																																																																												
		Frontage	Depth	Factor	Code																																																																																																																																																																																																													
11.Com-Site				%		1.Unimproved																																																																																																																																																																																																												
12.Ind-Site				%		2.Excess Frtg																																																																																																																																																																																																												
13.Res-Site PR				%		3.Topography																																																																																																																																																																																																												
14.Res-Site DR				%		4.Size/Shape																																																																																																																																																																																																												
15.Res-Site RMT				%		5.Access																																																																																																																																																																																																												
				%		6.Restriction																																																																																																																																																																																																												
				%		7.Open Space																																																																																																																																																																																																												
				%		8.View/Environ																																																																																																																																																																																																												
				%		9.Fract Share																																																																																																																																																																																																												
				%		<b>Acres</b>																																																																																																																																																																																																												
				%		30.Rear Land >10																																																																																																																																																																																																												
				%		31.Tillable																																																																																																																																																																																																												
				%		32.Pasture																																																																																																																																																																																																												
				%		33.Orchard																																																																																																																																																																																																												
				%		34.Softwood F&O																																																																																																																																																																																																												
				%		35.Mixed Wood F&O																																																																																																																																																																																																												
				%		36.Hardwood F&O																																																																																																																																																																																																												
				%		37.Softwood TG																																																																																																																																																																																																												
				%		38.Mixed Wood TG																																																																																																																																																																																																												
				%		39.Hardwood TG																																																																																																																																																																																																												
				%		40.Wasteland																																																																																																																																																																																																												
				%		41.Open Space																																																																																																																																																																																																												
				%		42.Mobile Home Si																																																																																																																																																																																																												
				%		43.Condo Site																																																																																																																																																																																																												
				%		44.Lot Improvemen																																																																																																																																																																																																												
				%		45.Subdivision Lo																																																																																																																																																																																																												
				%		46.Golf Course																																																																																																																																																																																																												
Sale Data			<table border="1"> <thead> <tr> <th rowspan="2">Square Foot</th> <th colspan="2">Square Feet</th> <th colspan="2">Acres/Sites</th> </tr> <tr> <th>Frontage</th> <th>Depth</th> <th>Acres</th> <th>Sites</th> </tr> </thead> <tbody> <tr> <td>16.Not Used</td> <td></td> <td></td> <td></td> <td></td> </tr> <tr> <td>17.Not Used</td> <td></td> <td></td> <td></td> <td></td> </tr> <tr> <td>18.Not Used</td> <td></td> <td></td> <td></td> <td></td> </tr> <tr> <td>19.Not Used</td> <td></td> <td></td> <td></td> <td></td> </tr> <tr> <td>20.Residential-Si</td> <td></td> <td></td> <td></td> <td></td> </tr> <tr> <td><b>Fract. Acre</b></td> <td colspan="2"><b>Acres/Sites</b></td> <td></td> <td></td> </tr> <tr> <td>21.Homesite (Frac</td> <td>14</td> <td>1.00</td> <td>95</td> <td>5</td> </tr> <tr> <td>22.Basemat (Frac</td> <td>37</td> <td>13.00</td> <td>100</td> <td>0</td> </tr> <tr> <td>23.Misc (Fract)</td> <td>38</td> <td>15.00</td> <td>100</td> <td>0</td> </tr> <tr> <td><b>Acres</b></td> <td>39</td> <td>2.00</td> <td>100</td> <td>0</td> </tr> <tr> <td>24.Homesite</td> <td></td> <td></td> <td>%</td> <td></td> </tr> <tr> <td>25.Basemat</td> <td></td> <td></td> <td>%</td> <td></td> </tr> <tr> <td>26.Not Used</td> <td></td> <td></td> <td>%</td> <td></td> </tr> <tr> <td>27.Not Used</td> <td></td> <td></td> <td>%</td> <td></td> </tr> <tr> <td>28.Rear Land &lt;5</td> <td></td> <td></td> <td>%</td> <td></td> </tr> <tr> <td>29.Rear Land 5-10</td> <td></td> <td></td> <td>%</td> <td></td> </tr> </tbody> </table>					Square Foot	Square Feet		Acres/Sites		Frontage	Depth	Acres	Sites	16.Not Used					17.Not Used					18.Not Used					19.Not Used					20.Residential-Si					<b>Fract. Acre</b>	<b>Acres/Sites</b>				21.Homesite (Frac	14	1.00	95	5	22.Basemat (Frac	37	13.00	100	0	23.Misc (Fract)	38	15.00	100	0	<b>Acres</b>	39	2.00	100	0	24.Homesite			%		25.Basemat			%		26.Not Used			%		27.Not Used			%		28.Rear Land <5			%		29.Rear Land 5-10			%																																																																																																																			
Square Foot	Square Feet		Acres/Sites																																																																																																																																																																																																															
	Frontage	Depth	Acres	Sites																																																																																																																																																																																																														
16.Not Used																																																																																																																																																																																																																		
17.Not Used																																																																																																																																																																																																																		
18.Not Used																																																																																																																																																																																																																		
19.Not Used																																																																																																																																																																																																																		
20.Residential-Si																																																																																																																																																																																																																		
<b>Fract. Acre</b>	<b>Acres/Sites</b>																																																																																																																																																																																																																	
21.Homesite (Frac	14	1.00	95	5																																																																																																																																																																																																														
22.Basemat (Frac	37	13.00	100	0																																																																																																																																																																																																														
23.Misc (Fract)	38	15.00	100	0																																																																																																																																																																																																														
<b>Acres</b>	39	2.00	100	0																																																																																																																																																																																																														
24.Homesite			%																																																																																																																																																																																																															
25.Basemat			%																																																																																																																																																																																																															
26.Not Used			%																																																																																																																																																																																																															
27.Not Used			%																																																																																																																																																																																																															
28.Rear Land <5			%																																																																																																																																																																																																															
29.Rear Land 5-10			%																																																																																																																																																																																																															
Validity			<table border="1"> <thead> <tr> <th colspan="3">Total Acreage</th> <td>31.00</td> <td colspan="2"></td> </tr> </thead> <tbody> <tr> <td>1.Valid 4.Split 7.Renovate</td> <td colspan="2"></td> <td></td> <td></td> <td></td> </tr> <tr> <td>2.Related 5.Partial 8.Other</td> <td colspan="2"></td> <td></td> <td></td> <td></td> </tr> <tr> <td>3.Distress 6.Exempt 9.</td> <td colspan="2"></td> <td></td> <td></td> <td></td> </tr> </tbody> </table>					Total Acreage			31.00			1.Valid 4.Split 7.Renovate						2.Related 5.Partial 8.Other						3.Distress 6.Exempt 9.																																																																																																																																																																																								
Total Acreage			31.00																																																																																																																																																																																																															
1.Valid 4.Split 7.Renovate																																																																																																																																																																																																																		
2.Related 5.Partial 8.Other																																																																																																																																																																																																																		
3.Distress 6.Exempt 9.																																																																																																																																																																																																																		
Verified			<table border="1"> <thead> <tr> <th colspan="3">Verified</th> <td colspan="2"></td> </tr> </thead> <tbody> <tr> <td>1.Buyer 4.Agent 7.Family</td> <td colspan="2"></td> <td></td> <td></td> <td></td> </tr> <tr> <td>2.Seller 5.Pub Rec 8.Other</td> <td colspan="2"></td> <td></td> <td></td> <td></td> </tr> <tr> <td>3.Lender 6.MLS 9.</td> <td colspan="2"></td> <td></td> <td></td> <td></td> </tr> </tbody> </table>					Verified					1.Buyer 4.Agent 7.Family						2.Seller 5.Pub Rec 8.Other						3.Lender 6.MLS 9.																																																																																																																																																																																									
Verified																																																																																																																																																																																																																		
1.Buyer 4.Agent 7.Family																																																																																																																																																																																																																		
2.Seller 5.Pub Rec 8.Other																																																																																																																																																																																																																		
3.Lender 6.MLS 9.																																																																																																																																																																																																																		

**New Sharon**

Map Lot 20-06

Account 1280

Location 82 Hemlock Hollow Road

Card 1

Of 1

10/16/2024

Building Style <b>11 Cottage/Camp</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Garrison 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Gar/Apt	Secondary Heat <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Contemp 11.Cottage	Heat Type <b>100% 8 Floor/Wall Unit</b>	3.Poor 6. 9.
4.Cape 8.Log 12.Dblewid	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.Radiant	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.
Stories <b>1 One Story</b>	4.Steam 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>1 Full</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5. 8.
Exterior Walls <b>1 Wood Siding</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Wood 5.Stucco 9.Other	Kitchen Style <b>3 Old Style</b>	Unfinished % <b>0%</b>
2.Vin/Al 6.Brick 10.Cement	1.Modern 4.Obsolete 7.	Grade & Factor <b>3 Average 100%</b>
3.Compos. 7.Stone 11.	2.Typical 5. 8.	1.E Grade 4.B Grade 7.
4.Asbestos 8.Concrete 12.	3.Old Type 6. 9.None	2.D Grade 5.A Grade 8.SC Grade
Roof Surface <b>7 Standing Seam</b>	Bath(s) Style <b>3 Old Style</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.SS	1.Modern 4.Obsolete 7.	SQFT (Footprint) <b>578</b>
2.Slate 5.Wood 8.	2.Typical 5. 8.	Condition <b>4 Average</b>
3.Metal 6.Roll Roo 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>3</b>	2.Fair 5.Avg+ 8.Exc
Solar Voltaic <b>0</b>	# Bedrooms <b>1</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>1</b>	Phys. % Good <b>0%</b>
Year Built <b>1975</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>6 Piers</b>	# Fireplaces <b>0</b>	1.Incomp 4.Delap 7.No Power
1.Concrete 4.Wood 7.		2.O-Built 5.Bsmt 8.No Power
2.C Block 5.Slab 8.		3.Damage 6.Common 9.No Power
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>9 No Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.No Power 7.
2.1/2 Bmt 5.None 8.		1.Location 4.General 8.
3.3/4 Bmt 6. 9.None		2.Encroach 9.None
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>1 Interior Inspect</b>
Wet Basement <b>0</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.General 5.Estimate 8.
2.Damp 5. 8.		3.Informal 6.Reviewed 9.
3.Wet 6. 9.		Information Code <b>1 Owner</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

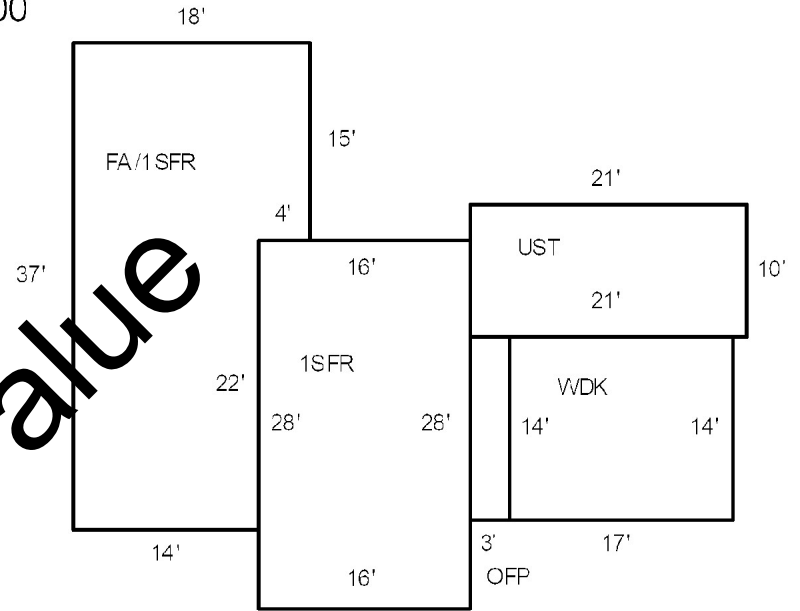


Date Inspected 7/24/2024

**Additions, Outbuildings & Improvements**

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
24 Frame Shed	0	80	2 100	2	0 %	100 %	
24 Frame Shed	0	176	3 100	2	0 %	100 %	
1 One Story Frame	0	448	3 100	3	0 %	100 %	
29 Finished Attic	0	578	0 0	0	0 %	100 %	
19 Utility Storage	0	210	0 0	0	0 %	100 %	
21 Open Frame	0	42	0 0	0	0 %	100 %	
68 Wood Deck	0	238	0 0	0	0 %	100 %	
					%	%	
					%	%	
					%	%	

20-06-00



Proposed Value