

11023001  
PID1 PID2 PID3 PID4

11023001  
Parcel ID Building Location

StAlbans

Card: 1 of 1 Total Card Total Parcel

PROPERTY LOCATION

1 GOVERNOR SMITH DR  
St Albans, VT

OWNERSHIP

HERRERA GERALD  
HERRERA MARY ZURN  
12 HARBOR RIDGE RD  
S BURLINGTON, VT 05403-7878

Occ Type TOWN

PREVIOUS OWNER

NARRATIVE DESCRIPTION

This parcel contains 1.37 AC of land mainly classified as RESD 1 with a COLONIAL building built about 2006, having primarily VINYL Exterior and 3,368.10 Square Feet, with 1 Residential Unit, 4 Baths, 9 Rooms, and 4 Bdrms.

OTHER ASSESSMENTS

Table with columns: Code, Desc, Amt, Comm Int Amt

PROPERTY FACTORS

Table with columns: Item, Code, Item, Code, %

LAND SECTION (10)

Table with columns: LUC, LUC Desc, Alt %, Ft, # Units, Depth, U. Type, L. Type, Ft, Base V., Unit Prc, Adj Prc, NBC, Ft, Mod, Inf 1, %, Inf 2, %, Inf 3, %, Appr, Alt 2 LUC, %, Spec L.V., Juris, L. Ft, Assessed, Notes

IN PROCESS APPRAISAL SUMMARY

Table with columns: Use Code, Building Val, Yard Items, Land Size, Land Val, Total Val

PREVIOUS ASSESSMENTS

Table with columns: Tx Yr, Cat, Use, Bld Value, Yard Items, Land Size, Land Val, Total Appr, Assessed, Notes, Date

SALES INFORMATION

Table with columns: Grantor, Legal Ref, Type, Date, Sale Price, TSF, Verif., NAL, Notes

BUILDING PERMITS

Table with columns: Date, Number, Desc, Amount, Closed, Status, Type, Notes, Last Visit

ACTIVITIES

Table with columns: Date, Result, By

LEGAL DESCRIPTION: LT,1FAM HSE

CATALIS  
ADVANCING GOVERNMENT.  
ENGAGING CITIZENS.



VT SPAN  
549-173-11058  
GIS Coord 1  
GIS Coord 2  
Insp Date  
Print Date / Time  
4/15/2025 9:33 am  
Last Date / Time  
sa

USER DEFINED  
MAP ID  
VT SPAN#  
PriorID3a  
CONTIG MAP ID  
PriorID2b  
PriorID3b  
CONTIG MAP ID  
PriorID2c  
PriorID3c  
Assessor Map



11023005  
PID1 PID2 PID3 PID4

11023005  
Parcel ID Building Location

StAlbans

Card: 1 of 1 Total Card Total Parcel

PROPERTY LOCATION

5 GOVERNOR SMITH DR  
St Albans, VT

OWNERSHIP

DANA MICHELE D  
DANA ANDREW P  
PO BOX 506  
ST ALBANS BAY, VT 05481-0000

Occ Type STATE

PREVIOUS OWNER

NARRATIVE DESCRIPTION

This parcel contains 0.68 AC of land mainly classified as RESD 1 with a RANCH building built about 2016, having primarily VINYL Exterior and 1,969 Square Feet, with 1 Residential Unit, 3 Baths, 7 Rooms, and 2 Bdrms.

OTHER ASSESSMENTS

Table with columns: Code, Desc, Amt, Comm Int Amt

PROPERTY FACTORS

Table with columns: Item, Code, Item, Code, %

LAND SECTION (10)

Table with columns: LUC, LUC Desc, Alt %, Ft, # Units, Depth, U. Type, L. Type, Ft, Base V., Unit Prc, Adj Prc, NBC, Ft, Mod, Inf 1, %, Inf 2, %, Inf 3, %, Appr, Alt 2 LUC, %, Spec L.V., Juris, L. Ft, Assessed, Notes

IN PROCESS APPRAISAL SUMMARY

Table with columns: Use Code, Building Val, Yard Items, Land Size, Land Val, Total Val

PREVIOUS ASSESSMENTS

Table with columns: Tx Yr, Cat, Use, Bld Value, Yard Items, Land Size, Land Val, Total Appr, Assessed, Notes, Date

SALES INFORMATION

Table with columns: Grantor, Legal Ref, Type, Date, Sale Price, TSF, Verif., NAL, Notes

BUILDING PERMITS

Table with columns: Date, Number, Desc, Amount, Closed, Status, Type, Notes, Last Visit

ACTIVITIES

Table with columns: Date, Result, By

LEGAL DESCRIPTION: LT,1FAM HSE, Lot Size, Total Land, Land Unit Type

CATALIS  
ADVANCING GOVERNMENT.  
ENGAGING CITIZENS.



VT SPAN, 549-173-11090, GIS Coord 1, GIS Coord 2, Insp Date, Print Date / Time, 4/15/2025 9:33 am, Last Date / Time, j.vickery

USER DEFINED: MAP ID, VT SPAN#, PriorID3a, CONTIG MAP ID, PriorID2b, PriorID3b, CONTIG MAP ID, PriorID2c, PriorID3c, Assessor Map



11023009  
PID1 PID2 PID3 PID4

11023009  
Parcel ID Building Location

StAlbans

Card: 1 of 1 Total Card Total Parcel

PROPERTY LOCATION

9 GOVERNOR SMITH DR  
St Albans, VT

OWNERSHIP

PALMER JOHN S JOINT REVOCABLE TRUST  
PALMER SUSAN W JOINT REVOCABLE TRUST  
C/O JOHN AND SUSAN PALMER  
9 GOVERNOR SMITH DR  
ST ALBANS, VT 05478-0000

Occ Type TOWN

PREVIOUS OWNER

NARRATIVE DESCRIPTION

This parcel contains 0.61 AC of land mainly classified as RESD 1 with a RANCH building built about 2006, having primarily VINYL Exterior and 1,608 Square Feet, with 1 Residential Unit, 2 Baths, 1 Half Bath, 6 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Table with columns: Code, Desc, Amt, Comm Int Amt

PROPERTY FACTORS

Table with columns: Item, Code, Item, Code, %

LAND SECTION (10)

Table with columns: LUC, LUC Desc, Alt %, Ft, # Units, Depth, U. Type, L. Type, Ft, Base V., Unit Prc, Adj Prc, NBC, Ft, Mod, Inf 1, %, Inf 2, %, Inf 3, %, Appr, Alt 2 LUC, %, Spec L.V., Juris, L. Ft, Assessed, Notes

IN PROCESS APPRAISAL SUMMARY

Table with columns: Use Code, Building Val, Yard Items, Land Size, Land Val, Total Val

PREVIOUS ASSESSMENTS

Table with columns: Tx Yr, Cat, Use, Bld Value, Yard Items, Land Size, Land Val, Total Appr, Assessed, Notes, Date

SALES INFORMATION

Table with columns: Grantor, Legal Ref, Type, Date, Sale Price, TSF, Verif., NAL, Notes

BUILDING PERMITS

Table with columns: Date, Number, Desc, Amount, Closed, Status, Type, Notes, Last Visit

ACTIVITIES

Table with columns: Date, Result, By

Table with columns: Lot Size, Total Land, Land Unit Type

LEGAL DESCRIPTION

LT,1FAM HSE

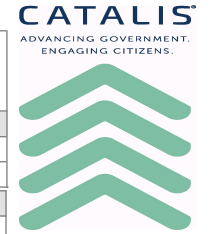


Table with rows: VT SPAN, 549-173-11059, GIS Coord 1, GIS Coord 2, Insp Date, 10/22/2024, Print Date / Time, 4/15/2025 9:34 am, Last Date / Time, sa

Table with rows: USER DEFINED, MAP ID, VT SPAN#, PriorID3a, CONTIG MAP ID, PriorID2b, PriorID3b, CONTIG MAP ID, PriorID2c, PriorID3c, Assessor Map

Parcel ID 11023009

Exterior Information

Table with exterior details: Type (19 - RANCH), Stry Hght (1 - ONE STY), (Liv) Units (1), Found (1 - CONCRETE), Frame (1 - WOOD), P. Wall (4 - VINYL), Sec Wall (0), Roof Str, Roof Cvr (1 - ASPHALT SH), Color, View, Shape, Bld Name.

General Information

Table with general info: Grade (C+ - AVG. (+)), Year Blt (2006), Eff Yr, Alt LUC, Juris, Con Mod.

Interior Information

Table with interior details: Avg Ht / Fl, P. Int Wall (1 - DRYWALL), Sec Int Wall, Partition, P. Floor (3 - HARDWOOD), Sec Floor (4 - CARPET 50%), Bmt Floors, Sub Floors, Bmt Garage (0), Electric, Insulation, Int Vs Ext, Heat Fuel (2 - GAS), Heat (1 - FORCED H/A), # Heat Sys (0), Heated %, AC %, Sol HW %, Ctrl Vac %, Com Wall %, Sprink %.

Special Features / Yard Items

Table for special features and yard items with columns: Code, Desc, A, Y/S, Qty, Size, Qual, Con, Year, Unit Prc, D/S, Depr %, LUC, Ft, NBC, Ft, Juris, Ft, Appr Val, Assessed.

Condo Information

Table with condo details: Location, Tot Units, Floor, % Own, Name.

Bath Features

Table with bath features: Full Bath (2), 3/4 Bath (0), Add. 3/4 (0), 1/2 Bath (1), Add. 1/2 (0), Other Fix (1), Rtnng, A - AVERAGE.

Other Features

Table with other features: Kitchens (1), Add Kit. (0), Fireplaces (1), WS Flues (0), Rtnng, A - AVERAGE.

Depreciation

Table with depreciation: Phys Con (AV - Average 9), Functional, Economic, Special, Override, Total (9%).

Comparable Sales

Table for comparable sales with columns: Rtnng, Parcel ID, Type, Sale Date, Price, Avg Rtnng, Ind Val.

Comments

Empty table for comments.

Res Breakdown

Table with res breakdown: Floor, No. Unit, Rooms, Bdrms, Bld Total (1, 6, 3), Prcl Total (1, 6, 3).

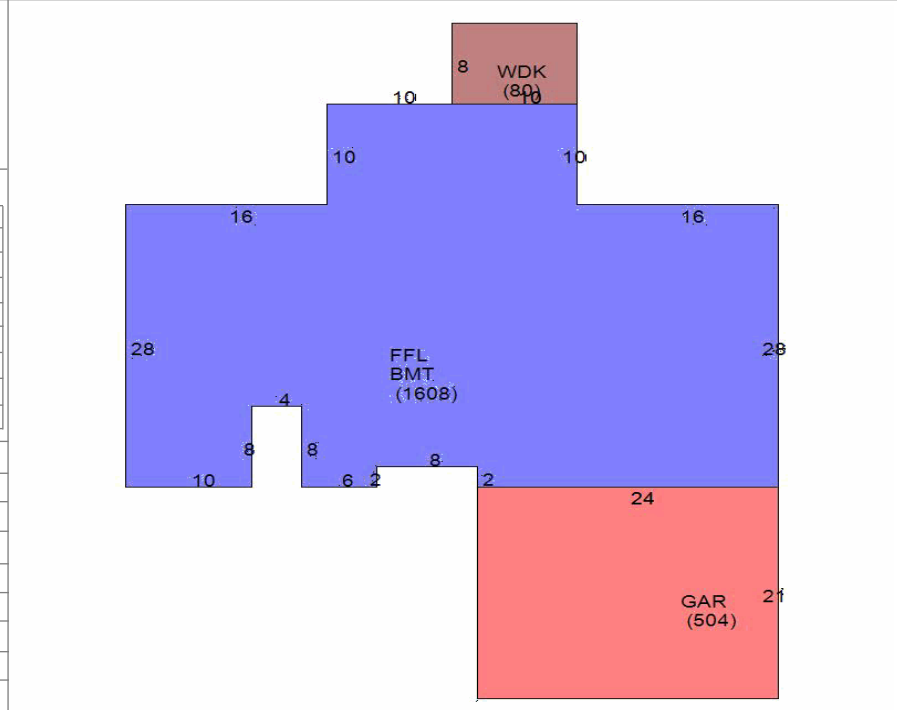
Calc Ladder

Table with calc ladder: Base Rate (165.00), Size Adj (1.04876), Con Adj (1.01000), Adj Prc (\$174.78), Grade Ft. (1.15000), Other Feat (\$34,500), NBH Mod (1.0000), NBC Infl (1.0000), LUC Ft. (1.0000), Adj Tot (536,659), Depr % (9%), Depr (48,299), Depr'd Total (488,360), Juris Ft. (1.0000), Spec. Features (\$0), Lump Sum, Final Total (\$488,400), Override Val, Assmnt Ft. (1.0000), Assessed Val (\$488,400), Total \$/SF (\$303.73), Undepr \$/SF (200.99700).

Sub Areas

Table with sub areas: Code, Desc, Net Area, Gross A., F. Area, Sz Adj A., Rate AV, Undepr Val, Building Totals, Parcel Totals.

Sketch



Mobile Home

Table for mobile home details: Make, Model, Serial, Year, Color.

Alt Areas

Table with alt areas: S. Area, Alt Type, % Alt, Tenants, Qual, % U, BMT, FLA, 62, 0, 100.

Image



11023011  
PID1 PID2 PID3 PID4

11023011  
Parcel ID Building Location

StAlbans

Card: 1 of 1 Total Card Total Parcel

PROPERTY LOCATION

11 GOVERNOR SMITH DR  
St Albans, VT

OWNERSHIP

ENHANCES LIFE ESTATE OF PHILIP & DEBORAH PLANT  
C/O DEBORA AND PHILIP PLANT  
11 GOVERNOR SMITH DRIVE  
ST ALBANS, VT 05478-0000

Occ Type TOWN

PREVIOUS OWNER

NARRATIVE DESCRIPTION

This parcel contains 0.43 AC of land mainly classified as RESD 1 with a CONTEMPORARY building built about 2010, having primarily VINYL Exterior and 2,128 Square Feet, with 1 Residential Unit, 3 Baths, 1 Half Bath, 8 Rooms, and 4 Bdrms.

OTHER ASSESSMENTS

Table with columns: Code, Desc, Amt, Comm Int Amt

PROPERTY FACTORS

Table with columns: Item, Code, Item, Code, %

LAND SECTION (10)

Table with columns: LUC, LUC Desc, Alt %, Ft., # Units, Depth, U. Type, L. Type, Ft., Base V., Unit Prc, Adj Prc, NBC, Ft., Mod., Inf 1, %, Inf 2, %, Inf 3, %, Appr, Alt 2 LUC, %, Spec L.V., Juris, L. Ft., Assessed, Notes

IN PROCESS APPRAISAL SUMMARY

Table with columns: Use Code, Building Val, Yard Items, Land Size, Land Val, Total Val

PREVIOUS ASSESSMENTS

Table with columns: Tx Yr, Cat, Use, Bld Value, Yard Items, Land Size, Land Val, Total Appr, Assessed, Notes, Date

SALES INFORMATION

Table with columns: Grantor, Legal Ref, Type, Date, Sale Price, TSF, Verif., NAL, Notes

BUILDING PERMITS

Table with columns: Date, Number, Desc, Amount, Closed, Status, Type, Notes, Last Visit

ACTIVITIES

Table with columns: Date, Result, By

LEGAL DESCRIPTION: LT,1FAM HSE, Lot Size, Total Land, Land Unit Type

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VT SPAN, 549-173-11092, GIS Coord 1, GIS Coord 2, Insp Date, Print Date / Time, Last Date / Time

USER DEFINED: MAP ID, VT SPAN#, PriorID3a, CONTIG MAP ID, PriorID2b, PriorID3b, CONTIG MAP ID, PriorID2c, PriorID3c, Assessor Map





11023013  
PID1 PID2 PID3 PID4

11023013  
Parcel ID Building Location

StAlbans

Card: 1 of 1 Total Card Total Parcel  
APPR 1,062,300 / 1,062,300  
USE + IMP 1,062,300 / 1,062,300  
USE LAND 0 / 0  
ASSESSED 1,062,300 / 1,062,300

PROPERTY LOCATION

10 GOVERNOR SMITH DR  
St Albans, VT

OWNERSHIP

GARIBAY BRIDGET Z  
GARIBAY VALDEMAR  
10 GOVERNOR SMITH DR  
ST ALBANS, VT 05478-0000

Occ Type TOWN

PREVIOUS OWNER

NARRATIVE DESCRIPTION

This parcel contains 1.21 AC of land mainly classified as RESD 1 with a CONTEMPORARY building built about 2016, having primarily VINYL Exterior and 4,631 Square Feet, with 1 Residential Unit, 4 Baths, 1 Half Bath, 9 Rooms, and 5 Bdrms.

OTHER ASSESSMENTS

Table with columns: Code, Desc, Amt, Comm Int Amt

PROPERTY FACTORS

Table with columns: Item, Code, Item, Code, %

LAND SECTION (10)

Table with columns: LUC, LUC Desc, Alt %, Ft, # Units, Depth, U. Type, L. Type, Ft, Base V., Unit Prc, Adj Prc, NBC, Ft, Mod, Inf 1, %, Inf 2, %, Inf 3, %, Appr, Alt 2 LUC, %, Spec L.V., Juris, L. Ft, Assessed, Notes

IN PROCESS APPRAISAL SUMMARY

Table with columns: Use Code, Building Val, Yard Items, Land Size, Land Val, Total Val

PREVIOUS ASSESSMENTS

Table with columns: Tx Yr, Cat, Use, Bld Value, Yard Items, Land Size, Land Val, Total Appr, Assessed, Notes, Date

SALES INFORMATION

Table with columns: Grantor, Legal Ref, Type, Date, Sale Price, TSF, Verif., NAL, Notes

BUILDING PERMITS

Table with columns: Date, Number, Desc, Amount, Closed, Status, Type, Notes, Last Visit

ACTIVITIES

Table with columns: Date, Result, By

LEGAL DESCRIPTION

Table with columns: Lot Size, Total Land, Land Unit Type

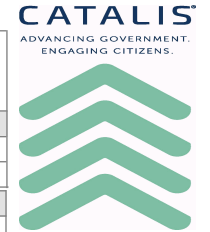


Table with columns: VT SPAN, GIS Coord 1, GIS Coord 2, Insp Date, Print Date / Time, Last Date / Time

Table with columns: USER DEFINED, MAP ID, VT SPAN#, PriorID3a, CONTIG MAP ID, PriorID2b, PriorID3b, CONTIG MAP ID, PriorID2c, PriorID3c, Assessor Map



11023007  
PID1 PID2 PID3 PID4

11023007  
Parcel ID Building Location 7 GOVERNOR SMITH DR

St Albans

Card: 1 of 1 Total Card Total Parcel  
APPR 100,000 / 100,000  
USE + IMP 100,000 / 100,000  
USE LAND 0 / 0  
ASSESSED 100,000 / 100,000

PROPERTY LOCATION

7 GOVERNOR SMITH DR  
St Albans, VT

OWNERSHIP

BRANON DANIEL P  
BRANON GRACE  
2433 WEST STREET  
FAIRFIELD, VT 05455

Occ Type

PREVIOUS OWNER

ZURN SISTERS DEVELOPMENT, LLC  
10 GOVERNOR SMITH DRIVE  
ST. ALBANS, VT 05478  
US

NARRATIVE DESCRIPTION

This parcel contains 0.59 AC of land mainly classified as MISC LAND.

OTHER ASSESSMENTS

Code	Desc	Amt	Comm Int Amt

PROPERTY FACTORS

Item	Code	Item	Code	%
Util 1		Dis 1		
Util 2		Dis 2		
Util 3		Dis 3		
Census		Zone 1		
F. Haz		Zone 2		
Topo		Zone 3		
Street		HX		
Traffic				
Exempt				

LAND SECTION (31)

LUC	LUC Desc	Alt %	Ft.	# Units	Depth	U. Type	L. Type	Ft.	Base V.	Unit Prc	Adj Prc	NBC	Ft.	Mod.	Inf 1	%	Inf 2	%	Inf 3	%	Appr	Alt 2 LUC	%	Spec L.V.	Juris	L. Ft.	Assessed	Notes
31	MISC LAND		1	0.59		SA	VACANT	0.9	45,000	45,000	169,491.53	T	1								100,000			0.00000		1	100,000	
Total AC/HA				0.59		Total SF/SM		25,700.40	Parcel LUC31 - MISC LAND			P. NBC Desc			TYPICAL	Tot	100,000	Spl Credit			0.00	Tot	100,000					

IN PROCESS APPRAISAL SUMMARY

Use Code	Building Val	Yard Items	Land Size	Land Val	Total Val
31	0	0	0.59	100,000	100,000
Building Total	0	0	0.59	100,000	100,000
Parcel Total	0	0	0.59	100,000	100,000
Source	0 - Mkt Adj Cost	Tot Val SF/Bld		Tot Val SF/Prc	

PREVIOUS ASSESSMENTS

Tx Yr	Cat	Use	Bld Value	Yard Items	Land Size	Land Val	Total Appr	Assessed	Notes	Date

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Price	TSF	Verif.	NAL	Notes
ZURN SISTERS DEVELOPMENT, LLC			08/26/2024	120,000	No		1	

BUILDING PERMITS

Date	Number	Desc	Amount	Closed	Status	Type	Notes	Last Visit

ACTIVITIES

Date	Result	By
09/24/2024	24	S Bennett
07/30/2024	24	S Bennett

LEGAL DESCRIPTION

Lot Size
Total Land 0.59
Land Unit Type AC

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VT SPAN  
549-173-11091  
GIS Coord 1  
GIS Coord 2  
Insp Date  
Print Date / Time  
4/15/2025 9:33 am  
Last Date / Time  
j.vickery

USER DEFINED  
MAP ID  
VT SPAN#  
PriorID3a  
CONTIG MAP ID  
PriorID2b  
PriorID3b  
CONTIG MAP ID  
PriorID2c  
PriorID3c  
Assessor Map

Parcel ID 11023007

Exterior Information

Table with exterior information fields: Type, Stry Hght, (Liv) Units, Found, Frame, P. Wall, Sec Wall, Roof Str, Roof Cvr, Color, View, Shape, Bld Name.

General Information

Table with general information fields: Grade, Year Blt, Alt LUC, Juris, Con Mod.

Interior Information

Table with interior information fields: Avg Ht / Fl, P. Int Wall, Sec Int Wall, Partition, P. Floor, Sec Floor, Bmt Floors, Sub Floors, Bmt Garage, Electric, Insulation, Int Vs Ext, Heat Fuel, Heat, # Heat Sys, Heated %, Sol HW %, Com Wall %.

Special Features / Yard Items

Main table for special features and yard items with columns: Code, Desc, A, Y/S, Qty, Size, Qual, Con, Year, Unit Prc, D/S, Depr %, LUC, Ft, NBC, Ft, Juris, Ft, Appr Val, Assessed.

Disclaimer: This Information is believed to be correct but is subject to change and is not guaranteed

Condo Information

Table with condo information fields: Location, Tot Units, Floor, % Own, Name.

Bath Features

Table with bath features fields: Full Bath, Add Full, 3/4 Bath, Add. 3/4, 1/2 Bath, Add. 1/2, Other Fix.

Other Features

Table with other features fields: Kitchens, Add Kit, Fireplaces, WS Flues.

Depreciation

Table with depreciation fields: Phys Con, Functional, Economic, Special, Override, Total.

Comparable Sales

Table for comparable sales with columns: Rtnng, Parcel ID, Type, Sale Date, Price, Avg Rtnng, Ind Val.

Comments

Large empty table area for comments.

Res Breakdown

Table with res breakdown fields: Floor, No. Unit, Rooms, Bdrms, Bld Total, Prcl Total.

Calc Ladder

Table for calculation ladder with fields: Base Rate, Size Adj, Con Adj, Adj Prc, Grade Ft, Other Feat, NBH Mod, NBC Infl, LUC Ft, Adj Tot, Depr %, Depr, Depr'd Total, Juris Ft, Spec. Features, Lump Sum, Final Total, Override Val, Assmnt Ft, Assessed Val, Total \$/SF, Undepr \$/SF.

Sub Areas

Table for sub areas with columns: Code, Desc, Net Area, Gross A., F. Area, Sz Adj A., Rate AV, Undepr Val, Building Totals, Parcel Totals.

Sketch

Large empty table area for sketch.

Mobile Home

Table for mobile home information with fields: Make, Model, Serial, Year, Color.

Alt Areas

Table for alternate areas with columns: S. Area, Alt Type, % Alt, Tenants, Qual, % U.

Image