

26082008  
PID1 PID2 PID3 PID4

26082008  
Parcel ID Building Location

StAlbans

Card: 1 of 1 Total Card Total Parcel  
APPR 267,300 / 267,300  
USE + IMP 267,300 / 267,300  
USE LAND 0 / 0  
ASSESSED 267,300 / 267,300

PROPERTY LOCATION

8 STEBBINS ST  
St Albans, VT

OWNERSHIP

EASTERN GROUP LLC  
12 TANGLEWOOD DRIVE  
ST ALBANS, VT 05478-0000

Occ Type CORPORATION

PREVIOUS OWNER

NARRATIVE DESCRIPTION

This parcel contains 0.07 AC of land mainly classified as RESD 1 with an OLD STYLE building built about 1900, having primarily CLAPBOARD Exterior and 1,623.40 Square Feet, with 1 Residential Unit, 2 Baths, 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 0.07  
Land Unit Type AC

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VT SPAN  
549-173-01569  
GIS Coord 1  
GIS Coord 2  
Insp Date  
Print Date / Time  
4/14/2025 12:50 pm  
Last Date / Time  
S.Bennett

USER DEFINED  
MAP ID  
VT SPAN#  
PriorD3a  
CONTIG MAP ID  
PriorD2b  
PriorD3b  
CONTIG MAP ID  
PriorD2c  
PriorD3c  
Assessor Map

Parcel ID 26082008

Exterior Information

Table with exterior details: Type (15 - OLD STYLE), Stry Hght (1A - ONE/ATTIC), (Liv) Units (1), Found (3 - MASONRY), Frame (1 - WOOD), P. Wall (2 - CLAPBOARD), Sec Wall (0), Roof Str (1 - GABLE), Roof Cvr (1 - ASPHALT SH), Color, View, Shape, Bld Name.

General Information

Table with general details: Grade (C - AVERAGE), Year Blt (1900), Eff Yr, Alt LUC, Juris, Con Mod.

Interior Information

Table with interior details: Avg Ht / Fl, P. Int Wall, Sec Int Wall, Partition, P. Floor, Sec Floor, Bmt Floors, Sub Floors, Bmt Garage (0), Electric, Insulation, Int Vs Ext, Heat Fuel, Heat, # 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 (0), Add. 1/2 (0), Other Fix (1).

Other Features

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

Depreciation

Table with depreciation: Phys Con (AV - Average, 36%), Functional, Economic, Special, Override, Total (36%).

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, 8, 4), Prcl Total (1, 8, 4).

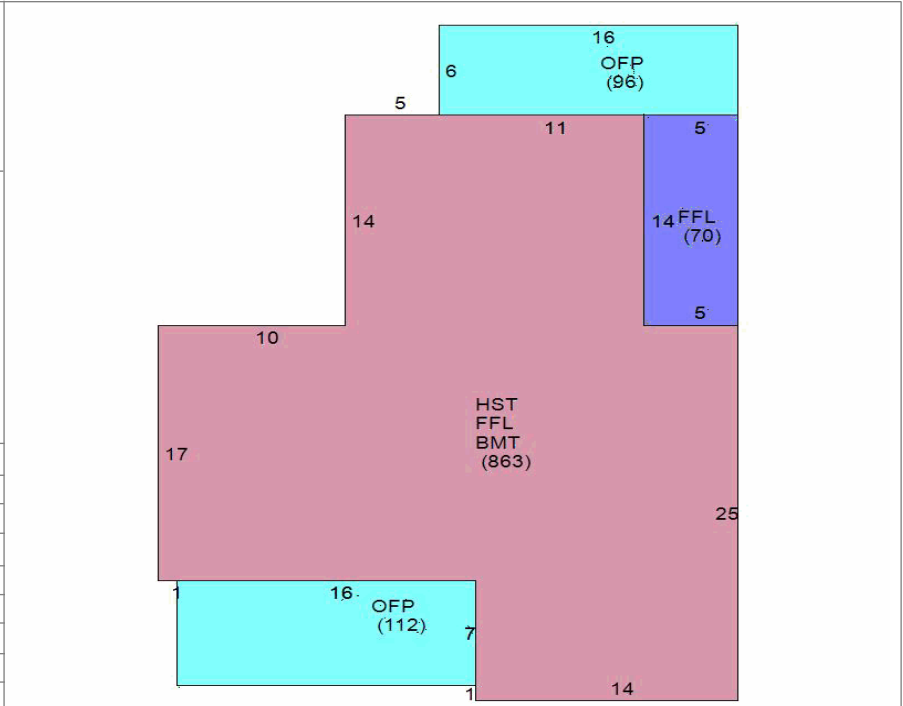
Calc Ladder

Table with calc ladder: Base Rate (165.00), Size Adj (1.04640), Con Adj (0.99000), Adj Prc (\$170.93), Grade Ft. (1.00000), Other Feat (\$24,000), NBH Mod (1.0000), NBC Infl (1.0000), LUC Ft. (1.0000), Adj Tot (336,037), Depr % (36%), Depr (120,973), Depr'd Total (215,064), Juris Ft. (1.0000), Spec. Features (\$0), Lump Sum, Final Total (\$215,100), Override Val, Assmnt Ft. (1.0000), Assessed Val (\$215,100), Total \$/SF (\$132.50), Undepr \$/SF (170.93000).

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

Image



26082010  
PID1 PID2 PID3 PID4

26082010  
Parcel ID Building Location

StAlbans

Card: 1 of 1 Total Card Total Parcel  
APPR 260,900 / 260,900  
USE + IMP 260,900 / 260,900  
USE LAND 0 / 0  
ASSESSED 260,900 / 260,900

PROPERTY LOCATION

10 STEBBINS ST  
St Albans, VT

OWNERSHIP

YEUNG GROUP LLC  
16 SOUTH MAIN STREET  
ST ALBANS, VT 05478-0000  
  
Type CORPORATION

PREVIOUS OWNER

NARRATIVE DESCRIPTION

This parcel contains 0.1 AC of land mainly classified as RESD 1 with an OLD STYLE building built about 1900, having primarily VINYL Exterior and 1,413.60 Square Feet, with 1 Residential Unit, 1 Bath, 1 Half Bath, 8 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Desc	Amt	Comm Int Amt

PROPERTY FACTORS

Item	Code	Item	Code	%
Util 1		Dis 1 00		.00000
Util 2		Dis 2 173		.00000
Util 3		Dis 3 549		.00000
Census		Zone 1		
F. Haz		Zone 2		
Topo		Zone 3		
Street		HX		
Traffic				
Exempt				

LAND SECTION (10)

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
10	RESD 1		1	0.1		SA	SITE	1	45,000	45,000	554,000	R1	1								55,400		0	0.00000		1	55,400	
Total AC/HA 0.10 Total SF/SM 4,356.00 Parcel LUC 10 - RESD 1 P. NBC Desc RES. WEST Tot 55,400 Spl Credit 0.00 Tot 55,400																												

IN PROCESS APPRAISAL SUMMARY

Use Code	Building Val	Yard Items	Land Size	Land Val	Total Val
10	195,600	9,900	0.00	0	205,500
10	0	0	0.10	55,400	55,400
Building Total	195,600	9,900	0.10	55,400	260,900
Parcel Total	195,600	9,900	0.10	55,400	260,900
Source	0 - Mkt Adj Cost	Tot Val SF/Bld	184.56	Tot Val SF/Prcl	184.56

PREVIOUS ASSESSMENTS

Tx Yr	Cat	Use	Bld Value	Yard Items	Land Size	Land Val	Total Appr	Assessed	Notes	Date
2024	PMig	10	76,400	0	0	40,500	116,900	116,900	Created Post Migration	01/30/2024
2023	GL	10	76,400		0	40,500	116,900	116,900		01/01/2023
2022	GL	10	76,400		0	40,500	116,900	116,900		01/01/2022

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Price	TSF	Verif.	NAL	Notes
	287-45		02/20/2020	115,000	No		1	

BUILDING PERMITS

Date	Number	Desc	Amount	Closed	Status	Type	Notes	Last Visit
08/07/2024	RB24-000104		0		O	RES	Permit - New siding a	
07/10/2024	RB24-000093		0		O	RES	Permit - New windows	

ACTIVITIES

Date	Result	By
10/06/2024	22	Rob Cioffi
07/26/2024	8	Rob Cioffi

LEGAL DESCRIPTION  
LT,1FAM HSE,GAR  
Lot Size  
Total Land 0.10  
Land Unit Type AC

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VT SPAN  
549-173-10483  
GIS Coord 1  
GIS Coord 2  
Insp Date  
Print Date / Time  
4/14/2025 12:50 pm  
Last Date / Time  
S.Bennett

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

Parcel ID 26082010

Exterior Information

Table with exterior details: Type (15 - OLD STYLE), Stry Hght (1H - ONE/ONE HALF), (Liv) Units (1), Found (3 - MASONRY), Frame (1 - WOOD), P. Wall (4 - VINYL), Sec Wall (0), Roof Str (1 - GABLE), Roof Cvr (9 - METAL), Color, View, Shape, Bld Name.

General Information

Table with general details: Grade (C - AVERAGE), Year Blt (1900), 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 (17 - MIXED AVG), Sec Floor, Bmt Floors, Sub Floors, Bmt Garage (0), Electric, Insulation, Int Vs Ext, Heat Fuel (2 - GAS), Heat (1 - FORCED H/A), # Heat Sys (1), Heated %, AC %, Sol HW %, Ctrl Vac %, Com Wall %, Sprink %.

Special Features / Yard Items

Table with 19 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. Includes rows for Garage and Building/Parcel Totals.

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

Condo Information

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

Bath Features

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

Other Features

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

Depreciation

Table with depreciation: Phys Con (AV - Average, 36), Functional, Economic, Special, Override, Total (36%).

Comparable Sales

Table with comparable sales: 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, 8, 3), Prcl Total (1, 8, 3).

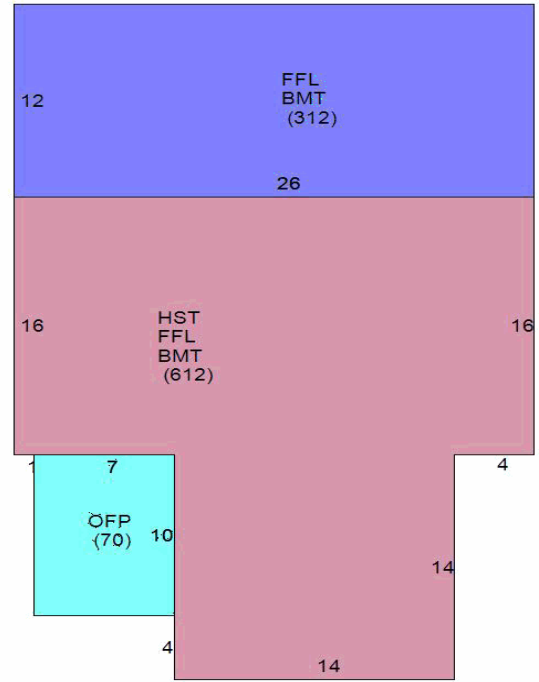
Calc Ladder

Table with calc ladder: Base Rate (165.00), Depr (110,019), Size Adj (1.08297), Depr'd Total (195,590), Con Adj (0.98010), Juris Ft. (1.0000), Adj Prc (\$175.13), Spec. Features (\$0), Grade Ft. (1.00000), Lump Sum, Other Feat (\$22,000), Final Total (\$195,600), NBH Mod (1.0000), Override Val, NBC Infl (1.0000), Assmnt Ft. (1.0000), LUC Ft. (1.0000), Assessed Val (\$195,600), Adj Tot (RCN) (305,609), Total \$/SF (\$138.37), Depr % (36%), Undepr \$/SF (175.13000).

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.

Image



26082012  
PID1 PID2 PID3 PID4

26082012  
Parcel ID Building Location

StAlbans

Card: 1 of 1 Total Card Total Parcel  
APPR 67,600 / 67,600  
USE + IMP 67,600 / 67,600  
USE LAND 0 / 0  
ASSESSED 67,600 / 67,600

PROPERTY LOCATION

12 STEBBINS ST  
St Albans, VT

OWNERSHIP

CAX LLC  
PO BOX 34  
COLCHESTER, VT 05446-0000  
  
Occ Type CORPORATION

PREVIOUS OWNER

NARRATIVE DESCRIPTION

This parcel contains 0.1 AC of land mainly classified as RESD 1 with a SINGLE building built about 1886, having primarily Exterior, 1 Bath, 8 Rooms, and 2 Bdrms.

OTHER ASSESSMENTS

Code	Desc	Amt	Comm Int Amt

PROPERTY FACTORS

Item	Code	Item	Code	%
Util 1		Dis 1 00		.00000
Util 2		Dis 2 173		.00000
Util 3		Dis 3 549		.00000
Census		Zone 1		
F. Haz		Zone 2		
Topo		Zone 3		
Street		HX		
Traffic				
Exempt				

LAND SECTION (10)

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	
10	RESD 1		1	0.1		SA	SITE	1	45,000	45,000	554,000	R1	1								55,400		0	0.00000		1	55,400		
Total AC/HA				0.10		Total SF/SM		4,356.00	Parcel LUC 10 - RESD 1												P. NBC Desc	RES. WEST	Tot	55,400	Spl Credit	0.00	Tot	55,400	

IN PROCESS APPRAISAL SUMMARY

Use Code	Building Val	Yard Items	Land Size	Land Val	Total Val
10	0	0	0.10	55,400	55,400
10	12,200	0	0.00	0	12,200
Building Total	12,200	0	0.10	55,400	67,600
Parcel Total	12,200	0	0.10	55,400	67,600
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
2024	PMig	10	0	0	0	40,500	40,500	40,500	Created Post Migration	01/30/2024
2023	GL	10	0	0	0	40,500	40,500	40,500		01/01/2023
2022	GL	10	0	0	0	40,500	40,500	40,500		01/01/2022

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Price	TSF	Verif.	NAL	Notes
	268-1056		01/09/2015	30,000	No		19	

BUILDING PERMITS

Date	Number	Desc	Amount	Closed	Status	Type	Notes	Last Visit

ACTIVITIES

Date	Result	By

LT

Lot Size	Total Land	Land Unit Type
	0.10	AC

Property ID: 2205

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VT SPAN
549-173-01589
GIS Coord 1
GIS Coord 2
Insp Date
Print Date / Time
4/14/2025 12:50 pm
Last Date / Time
S.Bennett
USER DEFINED
MAP ID
VT SPAN#
PriorID3a
CONTIG MAP ID
PriorID2b
PriorID3b
CONTIG MAP ID
PriorID2c
PriorID3c
Assessor Map

Parcel ID 26082012

Exterior Information

Table with exterior details: Type (O1 - SINGLE), Stry Hght, (Liv) Units (0 Tot 0), Found, Frame (1 - WOOD), P. Wall, Sec Wall (0), Roof Str, Roof Cvr (O16 - MTL-CHN), Color, View, Shape, Bld Name.

General Information

Table with general details: Grade (3 - AVG MS), Year Blt (1886), Eff Yr, Alt LUC, Juris, Con Mod.

Interior Information

Table with interior details: Avg Ht / Fl, P. Int Wall, Sec Int Wall, Partition, P. Floor, Sec Floor, Bmt Floors, Sub Floors, Bmt Garage (0), Electric, Insulation, Int Vs Ext, Heat Fuel, Heat, # Heat Sys (0), Heated %, AC %, Sol HW %, Ctrl Vac %, Com Wall %, Sprink %.

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 details: Location, Tot Units, Floor, % Own, Name.

Bath Features

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

Other Features

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

Depreciation

Table with depreciation: Phys Con (AV - Average 36), Functional, Economic, Special, Override, Total (36%).

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: Floor, No. Unit, Rooms, Bdrms, Bld Total (1 8 2), Prcl Total (1 8 2).

Calc Ladder

Table with calc ladder: Base Rate (165.00), Depr (6,840), Size Adj (1.00000), Depr'd Total (12,160), Con Adj (1.00000), Juris Ft. (1.0000), Adj Prc (\$165.00), Spec. Features (\$0), Grade Ft. (1.00000), Lump Sum, Other Feat (\$19,000), Final Total (\$12,200), NBH Mod (1.0000), Override Val, NBC Infl (1.0000), Assmnt Ft. (1.0000), LUC Ft. (1.0000), Assessed Val (\$12,200), Adj Tot (RCN) (19,000), Total \$/SF, Depr % (36%), Undepr \$/SF (165.00000).

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 details: Make, Model, Serial, Year, Color.

Alt Areas

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

Image

26082013  
PID1 PID2 PID3 PID4

26082013  
Parcel ID Building Location

StAlbans

Card: 1 of 1 Total Card Total Parcel  
APPR 424,400 / 424,400  
USE + IMP 424,400 / 424,400  
USE LAND 0 / 0  
ASSESSED 424,400 / 424,400

PROPERTY LOCATION

13 STEBBINS ST  
St Albans, VT

OWNERSHIP

JMD PROPERTIES LLC  
PO BOX 71  
ST ALBANS, VT 05478-0000  
  
Type CORPORATION

PREVIOUS OWNER

NARRATIVE DESCRIPTION

This parcel contains 0.09 AC of land mainly classified as RESD 1 with a COMM/RESD building built about 1900, having primarily BRICK Exterior and 2,860 Square Feet, with 3 Residential Units and 1 Commercial Unit, 3 Baths, 1 Half Bath.

OTHER ASSESSMENTS

Code	Desc	Amt	Comm Int Amt

PROPERTY FACTORS

Item	Code	Item	Code	%
Util 1		Dis 1 00		.00000
Util 2		Dis 2 173		.00000
Util 3		Dis 3 549		.00000
Census		Zone 1		
F. Haz		Zone 2		
Topo		Zone 3		
Street		HX		
Traffic				
Exempt				

LAND SECTION (10)

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
10	RESD 1		1	0.09		SA	SITE	1	45,000	45,000	603,333.33	R1	1								54,300		0	0.00000		1	54,300	
Total AC/HA				0.09		Total SF/SM		3,920.40	Parcel LUC 10 - RESD 1						P. NBC Desc	RES. WEST	Tot	54,300			Spl Credit			0.00	Tot	54,300		

IN PROCESS APPRAISAL SUMMARY

Use Code	Building Val	Yard Items	Land Size	Land Val	Total Val
10	370,100	0	0.00	0	370,100
10	0	0	0.09	54,300	54,300
Building Total	370,100	0	0.09	54,300	424,400
Parcel Total	370,100	0	0.09	54,300	424,400
Source	0 - Mkt Adj Cost	Tot Val SF/Bld	148.39	Tot Val SF/Prc	148.39

PREVIOUS ASSESSMENTS

Tx Yr	Cat	Use	Bld Value	Yard Items	Land Size	Land Val	Total Appr	Assessed	Notes	Date
2024	PMig	10	114,800	0	0	95,000	209,800	209,800	Created Post Migration	01/30/2024
2023	GL	10	114,800		0	95,000	209,800	209,800		01/01/2023
2022	GL	10	114,800		0	95,000	209,800	209,800		01/01/2022

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Price	TSF	Verif.	NAL	Notes
	299-1087		11/01/2022	150,000	No		1	
	190-154-55		03/14/2005	0	No		1	

BUILDING PERMITS

Date	Number	Desc	Amount	Closed	Status	Type	Notes	Last Visit
10/14/2022	CCO22-000087		0			COC	CoC 13 Stebbins Str	

ACTIVITIES

Date	Result	By
05/01/2024	8	Rob Cioffi

LEGAL DESCRIPTION  
LT,3FAM HSE,GAR  
  
Lot Size  
Total Land 0.09  
Land Unit Type AC

CATALIS  
ADVANCING GOVERNMENT.  
ENGAGING CITIZENS.



VT SPAN  
549-173-10256  
GIS Coord 1  
GIS Coord 2  
Insp Date  
Print Date / Time  
4/14/2025 12:51 pm  
Last Date / Time  
S.Bennett

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



Parcel ID 26082013

Exterior Information

Table with exterior details: Type (52 - COMM/RESD), Stry Hght (2 - TWO STORY), (Liv) Units (3), Found (1 - CONCRETE), P. Wall (7 - BRICK), Sec Wall (4 - VINYL), Roof Str (4 - FLAT), Roof Cvr (11 - MEMBRANE), Color, View, Shape, Bld Name.

General Information

Table with general info: Grade (C - AVERAGE), Year Blt (1900), 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 (4 - CARPET), Sec Floor, Bmt Floors, Sub Floors, Bmt Garage (0), Electric, Insulation, Int Vs Ext, Heat Fuel (2 - GAS), Heat (3 - FORCED H/W), # Heat Sys (0), Heated %, AC %, Sol HW %, Ctrl Vac %, Com Wall %, Sprink %.

Special Features / Yard Items

Table with columns for Code, Desc, A, Y/S, Qty, Size, Qual, Con, Year, Unit Prc, D/S, Depr %, LUC, Ft, NBC, Ft, Juris, Ft, Appr Val, Assessed. Includes Building Totals and Parcel Totals rows.

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

Condo Information

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

Bath Features

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

Other Features

Table with other features: Kitchens (3), Add Kit. (0), Fireplaces (0), WS Flues (0).

Depreciation

Table with depreciation: Phys Con (AV - Average, 36), Functional, Economic (D - DEMAND, 13), Special, Override, Total (44.32%).

Comparable Sales

Table 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 (0, 0, 0), Prcl Total (0, 0, 0).

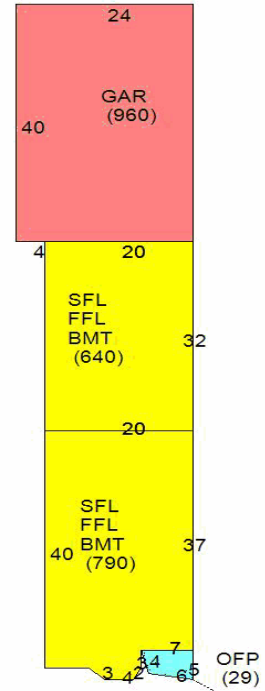
Calc Ladder

Table with calc ladder: Base Rate (165.00), Depr (294,566), Size Adj (1.07972), Depr'd Total (370,069), Con Adj (1.01970), Juris Ft. (1.0000), Adj Prc (\$181.66), Spec. Features (\$0), Grade Ft. (1.00000), Lump Sum, Other Feat (\$47,000), Final Total (\$370,100), NBH Mod (1.0000), Override Val, NBC Infl (1.0000), Assmnt Ft. (1.0000), LUC Ft. (1.0000), Assessed Val (\$370,100), Adj Tot (664,635), Total \$/SF (\$129.41), Depr % (44.32%), Undepr \$/SF (181.66000).

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 with mobile home details: Make, Model, Serial, Year, Color.

Alt Areas

Table with alt areas: S. Area, Alt Type, % Alt, Tenants, Qual, % U.

Image





26082014  
PID1 PID2 PID3 PID4

26082014  
Parcel ID Building Location

StAlbans

Card: 1 of 1 Total Card 941,000 / 941,000  
APPR 941,000 / 941,000  
USE + IMP 0 / 0  
USE LAND 941,000 / 941,000  
ASSESSED

PROPERTY LOCATION

14 STEBBINS ST  
St Albans, VT

OWNERSHIP

ST ALBANS STUDIO ARTS LLC  
99 HIGH STREET  
ST ALBANS, VT 05478-0000

Occ Type CORPORATION

PREVIOUS OWNER

NARRATIVE DESCRIPTION

This parcel contains 0.5 AC of land mainly classified as COMMERCIAL with a COMM/RESD building built about 1875, having primarily VINYL Exterior and 8,960 Square Feet, with 4 Residential Units and 2 Commercial Units, 4 Baths, 2 Half Baths, 12 Rooms, and 6 Bdrms.

OTHER ASSESSMENTS

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

PROPERTY FACTORS

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

LAND SECTION (41)

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

LOT, RETAIL COMM & 4 APT UNITS ABOVE  
Lot Size  
Total Land 0.50  
Land Unit Type AC

Property ID: 2207

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VT SPAN  
549-173-11116  
GIS Coord 1  
GIS Coord 2  
Insp Date  
Print Date / Time  
4/14/2025 12:51 pm  
Last Date / Time  
j.vickery

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

**Exterior Information**

Type	52 - COMM/RESD
Stry Hght	2A - TWO/ATTIC
(Liv) Units	4 <span style="float:right">Tot 6</span>
Found	3 - MASONRY
Frame	1 - WOOD
P. Wall	4 - VINYL
Sec Wall	0
Roof Str	1 - GABLE
Roof Cvr	1 - ASPHALT SH
Color	
View	
Shape	
Bld Name	

**General Information**

Grade	C+ - AVG. (+)	
Year Blt	1875	Eff Yr 1875
Alt LUC		
Juris		
Con Mod		

**Interior Information**

Avg Ht / Fl	
P. Int Wall	1 - DRYWALL
Sec Int Wall	
Partition	
P. Floor	17 - MIXED AVG
Sec Floor	
Bmt Floors	
Sub Floors	
Bmt Garage	0
Electric	
Insulation	
Int Vs Ext	
Heat Fuel	2 - GAS
Heat	3 - FORCED H/W
# Heat Sys	0
Heated %	AC %
Sol HW %	Ctrl Vac %
Com Wall %	Sprink % 100

**Special Features / Yard Items**

Code	Desc	A	Y/S	Qty	Size	Qual	Con	Year	Unit Prc	D/S	Depr %	LUC	Ft.	NBC	Ft.	Juris	Ft.	Appr Val	Assessed
Building Totals				Yard Item Appr								Special Feature Appr							
Parcel Totals				Yard Item Appr								Special Feature Appr							

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

**Condo Information**

Location	
Tot Units	
Floor	
% Own	
Name	

**Bath Features**

Full Bath	4	Rtng	
Add Full	0	Rtng	
3/4 Bath	0	Rtng	
Add. 3/4	0	Rtng	
1/2 Bath	2	Rtng	
Add. 1/2	0	Rtng	
Other Fix	1	Rtng	

**Other Features**

Kitchens	4	Rtng	
Add Kit.	0	Rtng	
Fireplaces	0	Rtng	
WS Flues	0	Rtng	

**Depreciation**

Phys Con	GD - Good	23.04
Functional		
Economic	D - DEMAND	20
Special		
Override		
Total		38.43%

**Comparable Sales**

Rtng	Parcel ID	Type	Sale Date	Price
Avg Rtng		Ind Val		

**Comments**


**Res Breakdown**

Floor	No. Unit	Rooms	Bdrms
2	1	4	2
2	1	5	3
2	1	2	1
3	1	1	0
Bld Total	4	12	6
Prcl Total	4	12	6

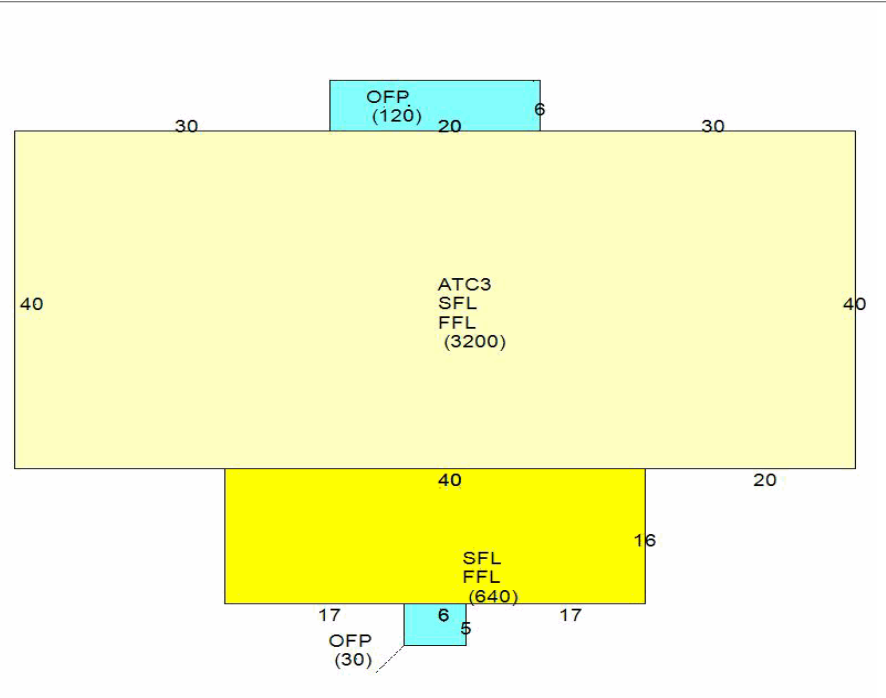
**Calc Ladder**

Base Rate	165.00	Depr	595,101
Size Adj	0.88929	Depr'd Total	953,432
Con Adj	0.99000	Juris Ft.	1.0000
Adj Prc	\$145.27	Spec. Features	\$0
Grade Ft.	1.15000	Lump Sum	
Other Feat	\$73,026	Final Total	\$953,400
NBH Mod	1.0000	Override Val	
NBC Infl	1.0000	Assmnt Ft.	1.0000
LUC Ft.	1.0000	Assessed Val	\$953,400
Adj Tot (RCN)	1,548,533	Total \$/SF	\$106.41
Depr %	38.43%	Undepr \$/SF	167.06050

**Sub Areas**

Code	Desc	Net Area	Gross A.	F. Area	Sz Adj A.	Rate AV	Undepr Val
FFL	1ST FLOOR	3,840	3,840	3,840	3,840	158.34	608,026
SFL	2ND FLOOR	3,840	3,840	3,840	3,840	135.91	521,894
ATC3	ATTIC 3RD FL	1,280	3,200	1,280	1,280	116.21	148,749
OPF	OPEN PORCH	150	150	0	0	29.05	4,357
Building Totals		9,110	11,030	8,960	8,960		1,283,026
Parcel Totals		9,110	11,030	8,960	8,960		1,283,026

**Sketch**



**Mobile Home**

Make	Model	Serial	Year	Color

**Alt Areas**

S. Area	Alt Type	% Alt	Tenants	Qual	% U
FFL	RTL	90	0		100
SFL	OFC	17	0		100

**Image**



26082015  
PID1 PID2 PID3 PID4

26082015  
Parcel ID Building Location

StAlbans

Card: 1 of 1 Total Card Total Parcel

PROPERTY LOCATION

15 STEBBINS ST  
St Albans, VT

OWNERSHIP

HAWKINS TIMOTHY S  
HAWKINS LORIEANN  
17 STEBBINS ST  
ST ALBANS, VT 05478-0000

Occ Type TOWN

PREVIOUS OWNER

NARRATIVE DESCRIPTION

This parcel contains 0.14 AC of land mainly classified as COMMERCIAL with a COMM/RESD building built about 1920, having primarily VINYL Exterior and 2,688 Square Feet, with 1 Residential Unit and 1 Commercial Unit, 2 Baths, 5 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 (41)

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

CATALIS  
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ENGAGING CITIZENS.



Table with rows: VT SPAN, 549-173-00286, GIS Coord 1, GIS Coord 2, Insp Date, Print Date / Time, 4/14/2025 12:52 pm, Last Date / Time

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

Parcel ID 26082015

Exterior Information

Table with exterior details: Type (52 - COMM/RESD), Stry Hght (2 - TWO STORY), (Liv) Units (1, Tot 2), Found (3 - MASONRY), Frame, P. Wall (4 - VINYL), Sec Wall (0), Roof Str (7 - SHED), Roof Cvr (9 - METAL), Color, View, Shape, Bld Name.

General Information

Table with general details: Grade (C- - AVG. (-)), Year Blt (1920), 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 (17 - MIXED AVG), Sec Floor, Bmt Floors, Sub Floors, Bmt Garage (0), Electric, Insulation, Int Vs Ext, Heat Fuel (2 - GAS), Heat (11 - RES WALL UNT), # Heat Sys (2), 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), Add Full (0), 3/4 Bath (0), Add. 3/4 (0), 1/2 Bath (0), Add. 1/2 (0), Other Fix (0).

Other Features

Table with other features: Kitchens (2), Add Kit. (0), Fireplaces (0), WS Flues (0).

Depreciation

Table with depreciation: Phys Con (AV - Average, 36), Functional, Economic (D - DEMAND, 13), Special, Override, Total (44.32%).

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 (2), No. Unit (1), Rooms (5), Bdrms (3), Bld Total (1, 5, 3), Prcl Total (1, 5, 3).

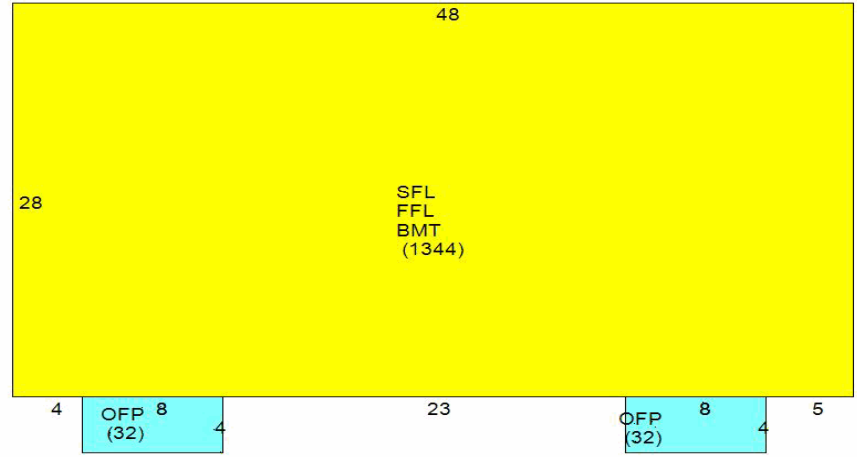
Calc Ladder

Table with calc ladder: Base Rate (165.00), Depr (212,447), Size Adj (1.09762), Depr'd Total (266,901), Con Adj (0.96050), Juris Ft. (1,000), Adj Prc (\$173.95), Spec. Features (\$0), Grade Ft. (0.85000), Lump Sum, Other Feat (\$26,350), Final Total (\$266,900), NBH Mod (1.0000), Override Val, NBC Infl (1.0000), Assmnt Ft. (1,000), LUC Ft. (1.0000), Assessed Val (\$266,900), Adj Tot (RCN) (479,348), Total \$/SF (\$99.29), Depr % (44.32%), Undepr \$/SF (147.85750).

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



Mobile Home

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

Alt Areas

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

Image



26082021  
PID1 PID2 PID3 PID4

26082021  
Parcel ID Building Location

StAlbans

Card: 1 of 1 Total Card Total Parcel  
APPR 195,000 / 195,000  
USE + IMP 195,000 / 195,000  
USE LAND 0 / 0  
ASSESSED 195,000 / 195,000

PROPERTY LOCATION

21 STEBBINS ST  
St Albans, VT

OWNERSHIP

T & M CONSTRUCTION & DEVELOPMENT  
PO BOX 1205  
ST ALBANS, VT 05478-0000

PREVIOUS OWNER

Occ Type CORPORATION

NARRATIVE DESCRIPTION

This parcel contains 0.2 AC of land mainly classified as COMMERCIAL with a GARAGE building built about 1996, having primarily CORREG STL Exterior and 2,424 Square Feet, with 1 Commercial Unit, 1 Half Bath.

OTHER ASSESSMENTS

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

PROPERTY FACTORS

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

LAND SECTION (41)

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: LT, COMM, Lot Size, Total Land, Land Unit Type

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- VT SPAN  
549-173-00573  
GIS Coord 1  
GIS Coord 2  
Insp Date  
Print Date / Time  
4/14/2025 12:52 pm  
Last Date / Time  
S.Bennett  
USER DEFINED  
MAP ID  
VT SPAN#  
PriorID3a  
CONTIG MAP ID  
PriorID2b  
PriorID3b  
CONTIG MAP ID  
PriorID2c  
PriorID3c  
Assessor Map

Parcel ID 26082021

Exterior Information

Table with exterior details: Type (30 - GARAGE), Stry Hght (1 - ONE STY), (Liv) Units (0), Found (1 - CONCRETE), Frame (2 - STEEL), P. Wall (18 - CORREG STL), Sec Wall (0), Roof Str (1 - GABLE), Roof Cvr (9 - METAL), Color, View, Shape, Bld Name.

General Information

Table with general details: Grade (C - AVERAGE), Year Blt (1996), 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 (12 - CONCRETE), Sec Floor, Bmt Floors, Sub Floors, Bmt Garage (0), Electric, Insulation, Int Vs Ext, Heat Fuel (2 - GAS), Heat (3 - FORCED H/W), # Heat Sys (1), 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.

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

Condo Information

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

Bath Features

Table with bath features: Full Bath (0), Add Full (0), 3/4 Bath (0), Add. 3/4 (0), 1/2 Bath (1), Add. 1/2 (0), Other Fix (0), all with Rtng.

Other Features

Table with other features: Kitchens (1), Add Kit. (0), Fireplaces (0), WS Flues (0), all with Rtng.

Depreciation

Table with depreciation: Phys Con (AV - Average), Functional, Economic, Special, Override, Total (15.4%).

Comparable Sales

Table with comparable sales: 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, Prcl Total.

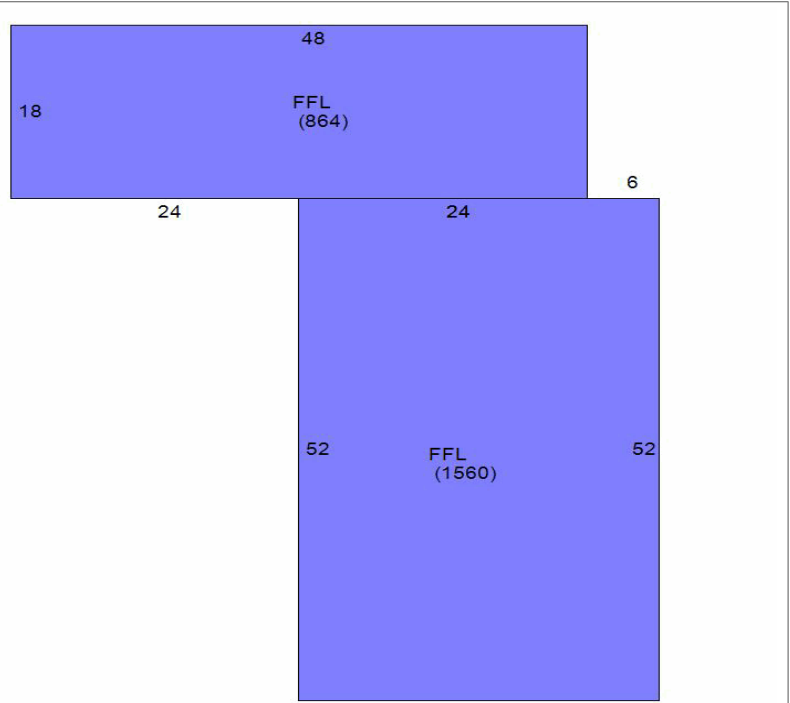
Calc Ladder

Table with calc ladder: Base Rate (48.00), Size Adj (1.00000), Con Adj (0.97951), Adj Prc (\$47.02), Grade Ft. (1.00000), Other Feat (\$0), NBH Mod (1.0000), NBC Infl (1.0000), LUC Ft. (1.0000), Adj Tot (113,976), Depr % (15.4%), Depr (17,552), Depr'd Total (96,424), Juris Ft. (1,000), Spec. Features (\$0), Lump Sum, Final Total (\$96,400), Override Val, Assmnt Ft. (1,000), Assessed Val (\$96,400), Total \$/SF (\$39.77), Undepr \$/SF (47.02000).

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.

Image



26082022  
PID1 PID2 PID3 PID4

26082022  
Parcel ID Building Location

StAlbans

Card: 1 of 1 Total Card Total Parcel

PROPERTY LOCATION

22 STEBBINS ST  
St Albans, VT

OWNERSHIP

SUSAN E LECLAIR LLC  
P.O. BOX 706  
ST ALBANS, VT 05478-0000

Occ Type CORPORATION

PREVIOUS OWNER

NARRATIVE DESCRIPTION

This parcel contains 0.08 AC of land mainly classified as COMMERCIAL with a WAREHOUSE building built about 1870, having primarily VINYL Exterior and 2,140 Square Feet, with 1 Commercial Unit, 1 Half Bath.

OTHER ASSESSMENTS

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

PROPERTY FACTORS

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

LAND SECTION (41)

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: LT, COMM, Lot Size, Total Land, Land Unit Type

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ENGAGING CITIZENS.



Table with rows: VT SPAN, 549-173-00654, GIS Coord 1, GIS Coord 2, Insp Date, Print Date / Time, 4/14/2025 12:52 pm, Last Date / Time, S.Bennett

USER DEFINED

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



Parcel ID 26082022

Exterior Information

Table with exterior details: Type (43 - WAREHOUSE), Stry Hght (1 - ONE STY), (Liv) Units (0), Found (1 - CONCRETE), Frame (1 - WOOD), P. Wall (4 - VINYL), Sec Wall (0), Roof Str (1 - GABLE), Roof Cvr (9 - METAL), Color, View, Shape, Bld Name.

General Information

Table with general details: Grade (C - AVERAGE), Year Blt (1870), Eff Yr, Alt LUC, Juris, Con Mod.

Interior Information

Table with interior details: Avg Ht / Fl, P. Int Wall (3 - WALLBOARD), Sec Int Wall, Partition, P. Floor (12 - CONCRETE), Sec Floor, Bmt Floors, Sub Floors, Bmt Garage (0), Electric, Insulation, Int Vs Ext, Heat Fuel (2 - GAS), Heat (1 - FORCED H/A), # Heat Sys (1), 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 (0), Add Full (0), 3/4 Bath (0), Add. 3/4 (0), 1/2 Bath (1), Add. 1/2 (0), Other Fix (0).

Other Features

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

Depreciation

Table with depreciation details: Phys Con (AV - Average, 55), Functional, Economic, Special, Override, Total (55%).

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, Prcl Total.

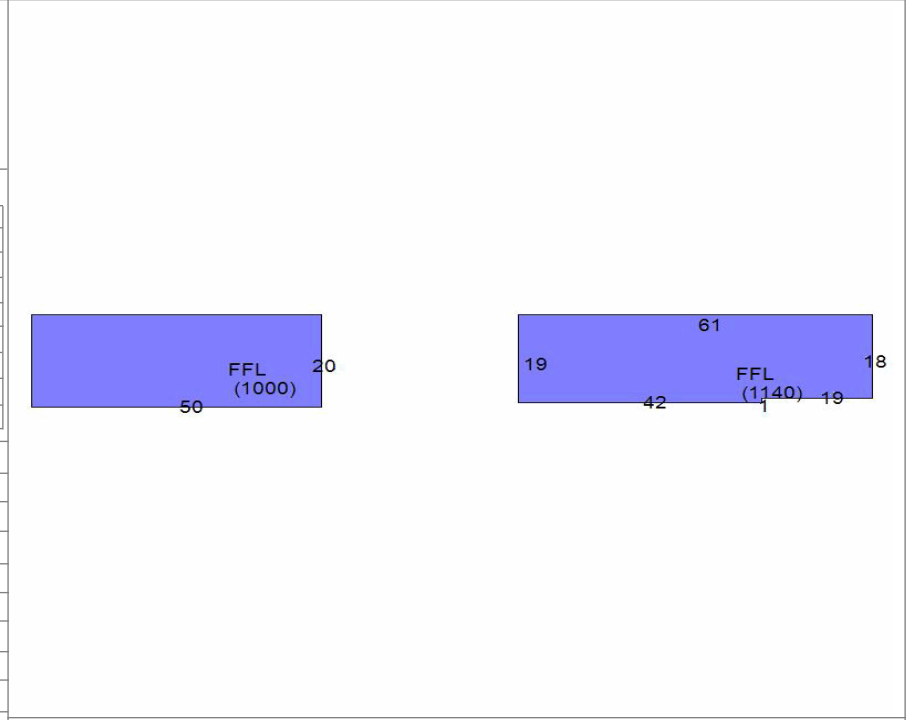
Calc Ladder

Table with calculation ladder: Base Rate (63.00), Size Adj (1.00000), Con Adj (0.97020), Adj Prc (\$61.12), Grade Ft. (1.00000), Other Feat (\$0), NBH Mod (1.0000), NBC Infl (1.0000), LUC Ft. (1.0000), Adj Tot (130,797), Depr % (55%), Depr (71,938), Depr'd Total (58,859), Juris Ft. (1,000), Spec. Features (\$0), Lump Sum, Final Total (\$58,900), Override Val, Assmnt Ft. (1,000), Assessed Val (\$58,900), Total \$/SF (\$27.52), Undepr \$/SF (61.12000).

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



Mobile Home

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

Alt Areas

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

Image



26082023  
PID1 PID2 PID3 PID4

26082023  
Parcel ID Building Location

StAlbans

Card: 1 of 1 Total Card Total Parcel

PROPERTY LOCATION

23 STEBBINS ST  
St Albans, VT

OWNERSHIP

TML RENTALS LLC  
PO BOX 1205  
ST ALBANS, VT 05478-0000

Occ Type STATE

PREVIOUS OWNER

NARRATIVE DESCRIPTION

This parcel contains 0.04 AC of land mainly classified as COMMERCIAL with a REPAIR GAR building built about 1900, having primarily STEEL Exterior and 1,512 Square Feet, with 1 Commercial Unit, 1 Half Bath.

OTHER ASSESSMENTS

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

PROPERTY FACTORS

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

LAND SECTION (41)

Main 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: LT, COMM, Lot Size, Total Land, Land Unit Type

Property ID: 2211

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Table with rows: VT SPAN, 549-173-00264, GIS Coord 1, GIS Coord 2, Insp Date, Print Date / Time, Last Date / Time

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

Parcel ID 26082023

Exterior Information

Table with exterior details: Type (39 - REPAIR GAR), Stry Hght (1H - ONE/ONE HALF), (Liv) Units (0), Found (1 - CONCRETE), Frame (2 - STEEL), P. Wall (22 - STEEL), Sec Wall (0), Roof Str (4 - FLAT), Roof Cvr (9 - METAL), Color, View, Shape, Bld Name.

General Information

Table with general details: Grade (C- - AVG. (-)), Year Blt (1900), 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 (12 - CONCRETE), Sec Floor, 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 (0), Add Full (0), 3/4 Bath (0), Add. 3/4 (0), 1/2 Bath (1), Add. 1/2 (0), Other Fix (0).

Other Features

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

Depreciation

Table with depreciation: Phys Con (AV - Average, 35.75%), Functional, Economic, Special, Override, Total (35.75%).

Comparable Sales

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

Comments

Table for comments.

Res Breakdown

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

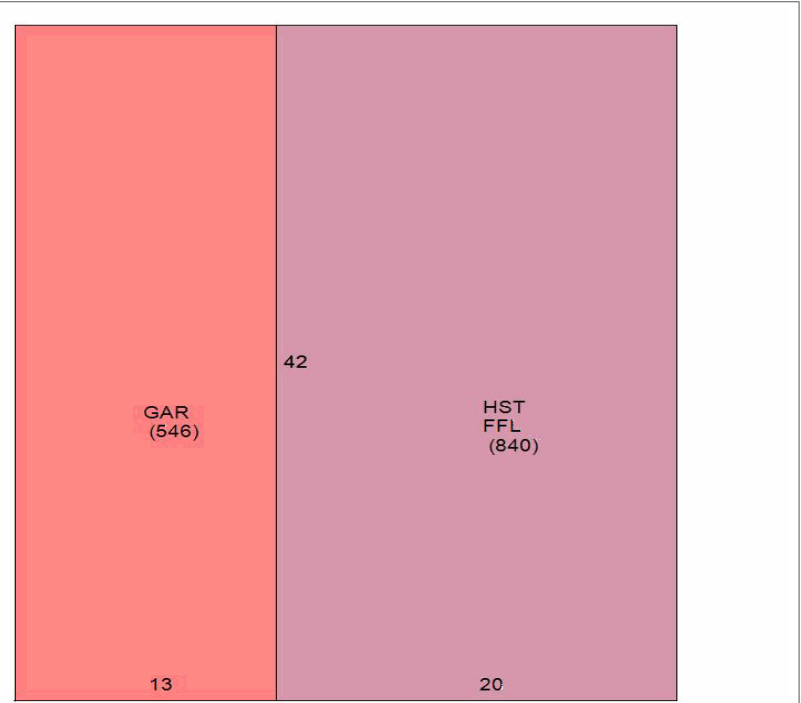
Calc Ladder

Table with calc ladder: Base Rate (82.00), Size Adj (1.00000), Con Adj (0.98971), Adj Prc (\$81.16), Grade Ft. (0.85000), Other Feat (\$0), NBH Mod (1.0000), NBC Infl (1.0000), LUC Ft. (1.0000), Adj Tot (128,530), Depr % (35.75%), Depr (45,949), Depr'd Total (82,581), Juris Ft. (1,000), Spec. Features (\$0), Lump Sum, Final Total (\$82,600), Override Val, Assmnt Ft. (1,000), Assessed Val (\$82,600), Total \$/SF (\$54.63), Undepr \$/SF (68,98600).

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



Mobile Home

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

Alt Areas

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

Image



26082025  
PID1 PID2 PID3 PID4

26082025  
Parcel ID Building Location

StAlbans

Card: 1 of 1 Total Card Total Parcel

PROPERTY LOCATION

25 STEBBINS ST  
St Albans, VT

OWNERSHIP

TML COMMERCIAL LLC  
PO BOX 1205  
ST ALBANS, VT 05478-0000

PREVIOUS OWNER

Occ Type CORPORATION

NARRATIVE DESCRIPTION

This parcel contains 0.17 AC of land mainly classified as COMMERCIAL with a building, having primarily Exterior and 8,188 Square Feet.

OTHER ASSESSMENTS

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

PROPERTY FACTORS

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

LAND SECTION (41)

Main 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: LT, COMM, Lot Size, Total Land, Land Unit Type

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Table with fields: VT SPAN, 549-173-01530, GIS Coord 1, GIS Coord 2, Insp Date, Print Date / Time, 4/14/2025 12:53 pm, Last Date / Time, S.Bennett

USER DEFINED

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

Exterior Information

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

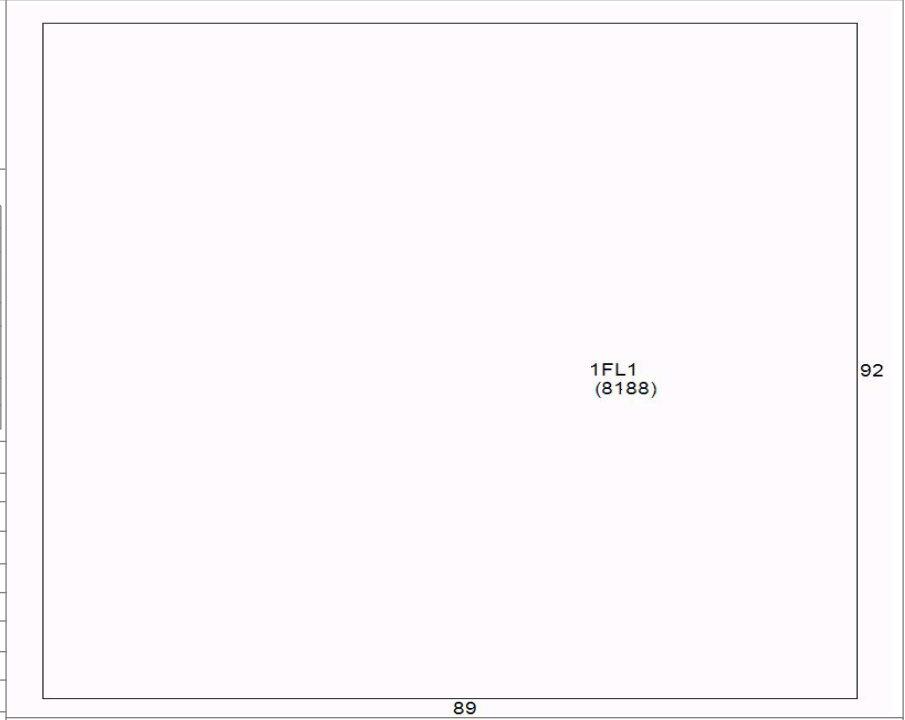
Condo Information

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

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Empty table for comments.

Sketch



General Information

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

Bath Features

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

Res Breakdown

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

Remodeling

Table with remodeling: Exterior, Interior, Add., Kitchen, Bath, Plumb, Electric, Heating, General.

Other Features

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

Calc Ladder

Table with calc ladder: Base Rate, Size Adj, Con Adj, Adj Prc, Grade Ft, Other Feat, NBH Mod, NBC Infl, LUC Ft, Adj Tot, Depr %.

Depreciation

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

Interior Information

Table with interior information: 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 %.

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

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

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.

Alt Areas

Table with alt areas: S. Area, Alt Type, % Alt, Tenants, Qual, % U.

Special Features / Yard Items

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

Image