



Property Report

Print Date: 17-May-2021

Municipality Name:	BJORKDALE (RM)	Assessment ID Number:	426-000621301	PID:	204725725
Civic Address:		Title Acres:	22.74	Inspected:	26-Mar-2019
Legal Location:	Parcel A Block Plan 101312806 Sup 01	School Division:	200	Change Reason:	Maintenance
Supplementary:	PT SE-21-42-12-2 FROM SE CORNER: 1600FT N, 657W, 1600S, 657E ISC#150371120	Neighbourhood:	426-200	Year / Frozen ID:	2020/-3
		Puse Code:	0360	Predom Code:	SR002 Single Family Dwell
		Call Back Year:		Method in Use:	C.A.M.A. - Cost

AGRICULTURAL ARABLE LAND

Acres	Land Use	Productivity Determining Factors	Economic and Physical Factors	Rating
3.00	A - [OCCUPIED YARD SITE]	Soil association 1 NT - [NISBET] Soil texture 1 LS - [LOAMY SAND] Soil texture 2 Soil profile 1 DG10 - [DG CHERNOZEM 9-12] Top soil depth ER25	Topography T1 - Level / Nearly Level Stones (qualities) S1 - None to Few Phy. Factor 1 10% reduction due to SD2 - [90 : Sand Pockets - Moderate]	\$/ACRE 714.67 Final 33.26
9.00	KG - [CULTIVATED GRASS]	Soil association 1 NT - [NISBET] Soil texture 1 LS - [LOAMY SAND] Soil texture 2 Soil profile 1 DG10 - [DG CHERNOZEM 9-12] Top soil depth ER25	Topography T1 - Level / Nearly Level Stones (qualities) S1 - None to Few Phy. Factor 1 10% reduction due to SD2 - [90 : Sand Pockets - Moderate]	\$/ACRE 714.67 Final 33.26

AGRICULTURAL WASTE LAND

Acres	Waste Type
11	WASTE SLOUGH BUSH

RESIDENTIAL IMPROVEMENTS SUMMARY

Building ID	& Sequence	Quality	Condition Rating	Physical Depreciation	Functional Obsolescence	MAF	Liability Subdivision	Tax Class	Tax Status
4152302	0	4 - Average	(0.7) - Very Good	34	0	0.92	1	R	Taxable
		Area Code(s):	Base Area (sq.ft)	Year Built	Unfin%	Dimensions			
		SFR - 1 Storey	864	1967		24.0 X 36.0			
		SFR - 1 Storey	456	1980		24.0 X 10.0 + 12.0 X 18.0			
		Basement	864	1967		24.0 X 36.0			
		Attached Garage	624	1980		26.0 X 24.0			

RESIDENTIAL IMPROVEMENTS Details

Section: SFR - 1 Storey	Building ID: 4152302.0	Section Area: 864
Quality : 4 - Average	Res Effective Rate : Structure Rate	Res Wall Height : 08 ft
Heating / Cooling Adjustment : Heating Only	Res Hillside Adj :	Res Incomplete Adj :
Plumbing Fixture Default : Average (8 Fixtures)	Plumbing Fixture Adj : -3	Number of Fireplaces :
Basement Rate : Basement	Basement Height : 08 ft	Basement Room Rate :
Percent of Basement Area :	Att/B-In Garage Rate : Attached Garage	Garage Finish Rate :
Garage Wall Height Adjustment : 08	Garage Floor Adj :	Incomplete Adjustment :
Detached Garage Rate :	Garage Finish Rate :	Garage Wall Height Adjustment :
Garage Floor Adj :	Incomplete Adjustment :	Shed Rate :
Porch/Closed Ver Rate :	Deck Rate :	

Section: SFR - 1 Storey	Building ID: 4152302.0	Section Area: 456
Quality : 4 - Average	Res Effective Rate : Structure Rate	Res Wall Height : 08 ft
Heating / Cooling Adjustment : Heating Only	Res Hillside Adj :	Res Incomplete Adj :
Plumbing Fixture Default : Average (8 Fixtures)	Plumbing Fixture Adj : -3	Number of Fireplaces :
Basement Rate : Basement	Basement Height : 08 ft	Basement Room Rate :
Percent of Basement Area :	Att/B-In Garage Rate : Attached Garage	Garage Finish Rate :
Garage Wall Height Adjustment : 08	Garage Floor Adj :	Incomplete Adjustment :
Detached Garage Rate :	Garage Finish Rate :	Garage Wall Height Adjustment :
Garage Floor Adj :	Incomplete Adjustment :	Shed Rate :
Porch/Closed Ver Rate :	Deck Rate :	

Section: Basement	Building ID: 4152302.0	Section Area: 864
Basement Rate : Basement	Basement Height : 08 ft	Basement Garage :
Basement Walkout Adj :	Basement Room Rate :	Percent of Basement Area :

Section: Attached Garage	Building ID: 4152302.0	Section Area: 624
Att/B-In Garage Rate : Attached Garage	Garage Finish Rate :	Garage Wall Height Adjustment : 08
Garage Floor Adj :	Incomplete Adjustment :	

Assessed & Taxable/Exempt Values (Summary)

Description	Appraised Values	Adjust Reason	Liability Subdivision	Tax Class	Percentage of value	Taxable	Adjust Reason	Exempt	Adjust Reason	Tax Status
Agricultural	\$2,100		1	Residential	80%	\$1,680				Taxable
Agricultural	\$6,500		1	Other Agricultural	55%	\$3,575				Taxable
Improvement	\$131,600		1	Residential	80%	\$69,665	Z	\$35,615	Z	Taxable
Total of Assessed Values:	\$140,200							\$35,615		
				Total of Taxable/Exempt Values:		\$74,920				

