

GC4 - COST APPROACH VALUATION SUMMARY								
Year:	2008			-				
Municipality:	_____							
Course Name:	_____							
Address:	_____							
1) Land Assessment:								
a) Base Acreage								
Acres		Rate/Acre						
_____	x	_____	=	\$ -				
_____	x	_____	=	\$ -				
_____	x	_____	=	\$ -				
Subtotal Base Acreage:				\$ -				
b) Tees/Greens/Fairways (Excluding irrigation system)								
				Marshall/Swift Sec 67 p 1/2				
Per Hole Rate		CC Mult	LCM	= Total rate per hole				
_____	x	_____	x	= \$ -				
Adjusted Per hole rate		# Holes		= Tee/Greens/Fairways				
\$ -	x	_____		\$ -				
c) Base Acreage								
\$ -	+	\$ -	=	\$ -				
<table border="1" style="margin: auto; border-collapse: collapse;"> <tr> <td style="padding: 2px 10px;">Local Cost Multiplier</td> <td style="width: 50px;"></td> </tr> <tr> <td style="padding: 2px 10px;">Current Cost Multiplier</td> <td></td> </tr> </table>					Local Cost Multiplier		Current Cost Multiplier	
Local Cost Multiplier								
Current Cost Multiplier								
2) Improvements								
a) Structures		Depreciated Value		Depreciated Value With LCM & CCM				
1) Clubhouse		_____		_____				
2) Pro Shop		_____		_____				
3) Maintenance Building(s)		_____		_____				
4) Irrigation System (25% of Hole Cost Dep. @ 50%)		_____		_____				
5) Driving Range		_____		_____				
6) Misc. Buildings &		_____		_____				
7) Paving - Parking Lot & Cart Paths		_____		_____				
Total Improvement Value				_____				
Less: Cost to Cure Allowance				_____				
Total Value				\$ -				