



Property Description Report For: 14 Gunn Ln, Municipality of Queensbury



Total Acreage/Size:	0.47	Status:	Active
Land Assessment:	2023 - \$1,425,000 2022 - \$1,425,000	Roll Section:	Taxable
Full Market Value:	2023 - \$2,310,900 2022 - \$2,182,600	Swis:	523400
Equalization Rate:	----	Tax Map ID #:	227.17-1-23
Deed Book:	5036	Property Class:	210 - 1 Family Res
Grid East:	720167	Site:	RES 1
		In Ag. District:	No
		Site Property Class:	210 - 1 Family Res
		Zoning Code:	WR
		Neighborhood Code:	00101 - LG Lakefront
		School District:	Lake George
		Total Assessment:	2023 - \$1,964,300 2022 - \$1,964,300
		Property Desc:	Res. Ward 1 155'lf 159.36'Rf
		Deed Page:	257
		Grid North:	1689905

Area

Living Area:	3,058 sq. ft.	First Story Area:	1,560 sq. ft.
Second Story Area:	1,098 sq. ft.	Half Story Area:	0 sq. ft.
Additional Story Area:	0 sq. ft.	3/4 Story Area:	0 sq. ft.
Finished Basement:	0 sq. ft.	Number of Stories:	2
Finished Rec Room	0 sq. ft.	Finished Area Over Garage	400 sq. ft.

Structure

Building Style:	Contemporary	Bathrooms (Full - Half):	3 - 0
Bedrooms:	3	Kitchens:	1
Fireplaces:	1	Basement Type:	Crawl
Porch Type:	Porch-enclsd	Porch Area:	240.00
Basement Garage Cap:	0	Attached Garage Cap:	704.00 sq. ft.
Overall Condition:	Good	Overall Grade:	Good
Year Built:	1994	Eff Year Built:	

Owners

Ruecker Family Irrevocable Tru 34 Ausable Forks Albany NY 12205	Garrett Ruecker, Co-Trustee 34 Ausable Forks Albany NY 12205
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Sales

Sale Date	Price	Property Class	Sale Type	Prior Owner	Value Usable	Arms Length	Addl. Parcels	Deed Book and Page
8/29/2014	\$0	210 - 1 Family Res	Land & Building	Ruecker, Harry	No	No	Yes	5036/257

Utilities

Sewer Type:	Private	Water Supply:	Private
Utilities:	Electric	Heat Type:	Hot air
Fuel Type:	Propane/LPG	Central Air:	Yes

Improvements

Structure	Size	Grade	Condition	Year
Gar-1.5 att	22 x 32	Good	Good	1994
Porch-enclsd	10 x 24	Good	Good	1994
Porch-open/deck	24 x 8	Good	Good	1994
Porch-open/deck	425.00 sq ft	Good	Good	1998
Stake dock	3 x 35	Economy	Normal	1950
Gazebo, Std	0 x 0	Average	Normal	2010
Generator, Res	5000 x 0	Average	Normal	2010

Special Districts for 2023

Description	Units	Percent	Type	Value
EM001-Emergency medical	0	0%		0
FP007-Fire protection	0	0%		0
LB001-Crandall library dst	0	0%		0

Special Districts for 2022

Description	Units	Percent	Type	Value
EM001-Emergency medical	0	0%		0
FP007-Fire protection	0	0%		0
LB001-Crandall library dst	0	0%		0



Property Description Report For: 11 Gunn Ln, Municipality of Queensbury



Total Acreage/Size: 1.00
Land Assessment: 2023 - \$139,000
 2022 - \$139,000
Full Market Value: 2023 - \$282,400
 2022 - \$266,700
Equalization Rate: ----
Deed Book: 5036
Grid East: 720416

Status: Active
Roll Section: Taxable
Swis: 523400
Tax Map ID #: 227.17-1-15
Property Class: 260 - Seasonal res
Site: RES 1
In Ag. District: No
Site Property Class: 260 - Seasonal res
Zoning Code: WR
Neighborhood Code: 00102 - LG Lake Area
School District: Lake George
Total Assessment: 2023 - \$240,000
 2022 - \$240,000
Property Desc: 2 camps Ward 1
 175'rf&255.33'rf
 Cornor Lot
Deed Page: 257
Grid North: 1689933

Area

Living Area: 633 sq. ft. **First Story Area:** 633 sq. ft.
Second Story Area: 0 sq. ft. **Half Story Area:** 0 sq. ft.
Additional Story Area: 0 sq. ft. **3/4 Story Area:** 0 sq. ft.
Finished Basement: 0 sq. ft. **Number of Stories:** 1
Finished Rec Room: 0 sq. ft. **Finished Area Over Garage:** 0 sq. ft.

Structure

Building Style: Ranch **Bathrooms (Full - Half):** 1 - 0
Bedrooms: 2 **Kitchens:** 1
Fireplaces: 0 **Basement Type:** Crawl
Porch Type: Porch-screen **Porch Area:** 128.00
Basement Garage Cap: 0 **Attached Garage Cap:** 0.00 sq. ft.
Overall Condition: Normal **Overall Grade:** Average
Year Built: 1955 **Eff Year Built:** 1968

Owners

Ruecker Family Irrevocable Tru
 34 Ausable Forks
 Albany NY 12205 Garrett Ruecker, Co-Trustee
 34 Ausable Forks
 Albany NY 12205

Sales

Sale Date	Price	Property Class	Sale Type	Prior Owner	Value Usable	Arms Length	Add. Parcels	Deed Book and Page
8/29/2014	\$0	260 - Seasonal res	Land & Building	Ruecker, Harry	No	No	Yes	5036/257

Utilities

Sewer Type:	Private	Water Supply:	Private
Utilities:	Electric	Heat Type:	Electric
Fuel Type:	Electric	Central Air:	No

Improvements

Structure	Size	Grade	Condition	Year
Porch-screen	16 × 8	Average	Normal	1955
Porch-screen	20 × 8	Average	Normal	1990

Special Districts for 2023

Description	Units	Percent	Type	Value
EM001-Emergency medical	0	0%		0
FP007-Fire protection	0	0%		0
LB001-Crandall library dst	0	0%		0

Special Districts for 2022

Description	Units	Percent	Type	Value
EM001-Emergency medical	0	0%		0
FP007-Fire protection	0	0%		0
LB001-Crandall library dst	0	0%		0



Property Description Report For: 13 Gunn Ln, Municipality of Queensbury



Total Acreage/Size: 1.00
Land Assessment: 2023 - \$127,000
 2022 - \$127,000
Full Market Value: 2023 - \$195,400
 2022 - \$184,600
Equalization Rate: ----
Deed Book: 5036
Grid East: 720454

Status: Active
Roll Section: Taxable
Swis: 523400
Tax Map ID #: 227.17-1-14
Property Class: 260 - Seasonal res
Site: RES 1
In Ag. District: No
Site Property Class: 260 - Seasonal res
Zoning Code: WR
Neighborhood Code: 00102 - LG Lake Area
School District: Lake George
Total Assessment: 2023 - \$166,100
 2022 - \$166,100
Property Desc: Camp Ward 1 154.69'rf
Deed Page: 257
Grid North: 1689775

Area

Living Area: 633 sq. ft. **First Story Area:** 633 sq. ft.
Second Story Area: 0 sq. ft. **Half Story Area:** 0 sq. ft.
Additional Story Area: 0 sq. ft. **3/4 Story Area:** 0 sq. ft.
Finished Basement: 0 sq. ft. **Number of Stories:** 1
Finished Rec Room: 0 sq. ft. **Finished Area Over Garage:** 0 sq. ft.

Structure

Building Style: Ranch **Bathrooms (Full - Half):** 1 - 0
Bedrooms: 2 **Kitchens:** 1
Fireplaces: 0 **Basement Type:** Crawl
Porch Type: Porch-screen **Porch Area:** 117.00
Basement Garage Cap: 0 **Attached Garage Cap:** 0.00 sq. ft.
Overall Condition: Normal **Overall Grade:** Economy
Year Built: 1955 **Eff Year Built:** 1968

Owners

Ruecker Family Irrevocable Garrett Ruecker, Co-Trustee
 Tru 34 Ausable Forks
 34 Ausable Forks Albany NY 12205
 Albany NY 12205

Sales

Sale Date	Price	Property Class	Sale Type	Prior Owner	Value Usable	Arms Length	Addl. Parcels	Deed Book and Page
8/29/2014	\$0	210 - 1 Family Res	Land & Building	Ruecker, Harry	No	No	Yes	5036/257

Utilities

Sewer Type:	Private	Water Supply:	Private
Utilities:	Electric	Heat Type:	Electric
Fuel Type:	Electric	Central Air:	No

Improvements

Structure	Size	Grade	Condition	Year
Porch-screen	13 x 9	Economy	Normal	1955

Special Districts for 2023

Description	Units	Percent	Type	Value
EM001-Emergency medical	0	0%		0
FP007-Fire protection	0	0%		0
LB001-Crandall library dst	0	0%		0

Special Districts for 2022

Description	Units	Percent	Type	Value
EM001-Emergency medical	0	0%		0
FP007-Fire protection	0	0%		0
LB001-Crandall library dst	0	0%		0