

bath you might say. It needs a lot of work on the house to put it in first class condition, and I would think the way it stood now it would be worth about \$27,000.

Q To convert it into apartments, would that be an expensive project?

A Yes, that would. It would.

Q And you think it would be worth about \$27,000?

A Yes, as it stands there now. And it is residential zoned. It is not a business zone or location.

Q (The Court) It is in a residential zone?

A The last business zone is the one this side - I think Shorb has 45 feet of business use zone, but not the dwelling on the Shorb property: just the lot to the south side.

Q That is on the south side of this Miller property?

A Yes.

WILLIAM H. HICKS, being first duly sworn, deposes and says:
By Mr. DeLauter:

Q Mr. Hicks, you know the Miller property?

A Yes, sir.

Q And you have seen it recently?

A Yes.

Q You have heard the description of Mr. Farnsworth; is that about the present--

A Yes, I think that is substantially correct.

Q What would be your estimate of the probable value or market value?

A I think at the present it would be in the vicinity of \$25,000 as it stands right now.

Q And it couldn't be easily converted into apartments without considerable expense?

A I think regardless of what use it would be put to it would require considerable expense as far as that goes, as to repairs and renovations.