

Property at 00200 ARCH ROAD

Prop ID 1090200

Printed 19-Feb-2010 8:39 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: GIBSON KATIE AND
 Second name: PATURZO JOSEPH
 Address: 200 ARCH ROAD
 City/state: AVON CT Zip: 06001

Location Information

Map: 013 Clerk map: 08 003
 Lot: 1090200 Neigh.: Zone: R40 Vol: 596 Page: 379

Assessments			Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt Cat	Amount	Sale date: 22-Sep-2009	
Resident Land	.92	84,000			Sale price: 262,000	
Resident Dwelling	1.00	79,800			Sale valid:	
Resident Outbldg	1.00	4,850			Values	
Resident Excess	.07	380			Mkt value :	
					Cost value:	241,470
Summary			Utilities		Sales ratios	
Total assessments		169,030	Water	None	Cost/sale :	.9216
Total exemptions			Sewer	None	Mkt/sale :	
Net assessment		169,030	Gas	None	Assmt/sale:	.6452

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl Fact	Value	70% Value
PRIM	11	.920	120,000			120,000	84,000
Primary Site		40,075					
RES	12	.073	7,500			548	380
Residual		3,180					
				.9930 acres	Total land value	120,548	84,380

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	17	Old style		
Exterior Walls	10	Vertical Siding		
Roof Material	01	Asphalt Shingles	Story Height 1.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	5
Interior Walls	01	Plaster	Garage cars	
Floors	01	Hardwood	Bedrooms	2
Heating System	01	Hot Water	Family Rooms	
Fuel	01	Oil	Full Baths	2
Attic	01	Fully Finished	Half Baths	
Grade	30	C	Addtn'l fixtures	
Garage	99	None	Whirlpools	
Area Over Gar.	99	None	Saunas	
Basement	03	Partial > half	# Living Units	
Bsmt Fin Qual	01	Unfinished	M/F stacks	1
Air Condition	99	None	W/B stacks	
Interior Cond	05	Good	W/B openings	
Exterior Cond	05	Good	Actual Year Built: 1925	

Building Valuation Summary

		Area	
Dwelling	Frame 1 story w/bsmt	600	96,150
Basement	Partial > half		
Heating	Yes A/C No		
Plumbing	2 F/B H/B Add'l fix. Wh/p Saunas		3,600
Attic	Fully Finished Attic size: 600		16,395
Additions			43,700
Other Features	M Stks Unfin 3,500		3,000
Sub-Total			162,845
Grade	C Factor 1.0000		162,850
CDU	C&D Factor 1.00		162,850
Depreciation	30 %		114,000
Computed cost value @ 70%			79,800

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	FEFF Frame enclosed first	40	2,700
L Living Area	FRFF Frame first floor	120	9,700
L Living Area	FRFF Frame first floor	225	18,200
L Living Area	FRFF Frame first floor	75	6,100
L Living Area	BSMT Basement addition	225	2,900
P Porches, Patios, Decks	DECK Wood deck	220	4,100
Total additions			43,700

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RG1 Frame or Con	18	24	432	32.10		C	13,867	50	6,930
Block Detach Garage									
Value at 70%			4,850	Value at 100%			6,930		

