

Administrative Information

Owner name: CHINLOY ELIZABETH  
 Second name:  
 Address: 33 DEER RUN  
 City/state: AVON CT Zip: 06001

Location Information

Map: 017 Clerk map:  
 Lot: 2080033 Neigh.: Zone: R30 Vol: 701 Page: 485

Assessments		Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt Cat	Amount	Sale date: 31-Aug-2016
Resident Land	.92	140,000			Sale price: 590,000
Resident Dwelling	1.00	297,230			Sale valid:
Resident Excess	.06	320			Values
					Mkt value :
					Cost value: 625,070
Summary			Utilities		Sales ratios
Total assessments		437,550	Water	Avon	Cost/sale : 1.0594
Total exemptions			Sewer	Public sewer	Mkt/sale :
Net assessment		437,550	Gas		Assmt/sale: .7416

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl Fact	Value	70% Value
PRIM	11	.920	200,000	200,000		200,000	140,000
Primary Site		40,075					
RES	12	.060	7,500	450		450	320
Residual		2,614					
				.980 acres	Total land value	200,450	140,320

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	04	Colonial		
Exterior Walls	01	Clapboards		
Roof Material	01	Asphalt Shingles	Story Height 2.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	8
Interior Walls	02	Drywall	Garage cars	3
Floors	07	Hardwood/Carpeti	Bedrooms	4
Heating System	02	Forced Hot Air	Unfinished area	
Fuel	02	Natural Gas	Family Rooms	1
Attic	99	None	Dormer linear f	
Grade	47	A-	Full Baths	2
Garage	23	Attached 3 car	Masonry trim sf	
Area Over Gar.	03	Partial	Half Baths	2
Basement	01	Full	Finish bsmt sz	
Bsmt Fin Qual	03	Rec Room W/ Air	Addtn'l fixtures	2
Air Condition	01	Central Air	Rec Room Size	800
Interior Cond	05	Good	Living area	4,210
Exterior Cond	05	Good	Whirlpools	1
			Saunas	
			# Living Units	
			M/F stacks	
			W/B stacks	1
			W/B openings	1
Actual Year Built: 1988				

Building Valuation Summary

		Area	Value
Dwelling	Frame 2 story w/bsmt	1,700	283,780
Basement	Full		
Heating	Yes A/C Yes		8,600
Plumbing	2 F/B 2 H/B 2 Add'l fix. 1 Wh/p	Saunas	11,900
Attic	None Attic size:		
Additions			94,900
Other Features	WB Stks RR		19,150
Sub-Total			418,330
Grade	A-	Factor 1.4500	606,580
CDU		C&D Factor 1.00	606,580
Depreciation		30 %	424,610
Computed cost value @ 70%			297,230

Building additions

Category	Type	Area	Value
L Living Area	FRFF Frame first floor	216	17,400
L Living Area	BSMT Basement addition	216	2,800
L Living Area	AIR Air conditioning	216	500
P Porches, Patios, Decks	DECK Wood deck	448	8,400
L Living Area	OVER Frame Overhang	64	4,100
L Living Area	FRUH Frame upper half	884	31,900
G Garages	FRL Attached frame GT 65	884	27,900
L Living Area	AIR Air conditioning	884	1,900
Total additions			94,900

