

Property at 00500 DEERCLIFF ROAD

Prop ID 2090500

Printed 15-Oct-2011 7:50 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: HASTINGS JON AND
 Second name: MANSHIP MARYELLEN
 Address: 500 DEERCLIFF ROAD
 City/state: AVON CT Zip: 06001

Location Information

Map: 032 Clerk map:
 Lot: 2090500 Neigh.: Zone: RU2A Vol: 604 Page: 274

Assessments

Assmt category	Qty	Amount
Resident Land	2.00	210,000
Resident Excess	2.42	12,680
Resident Dwelling	1.00	210,690
Resident Outbldg	2.00	12,800

Exemptions

Exempt Cat	Amount

Last sale

Sale date: 30-Mar-2010
 Sale price: 563,000
 Sale valid: 7

Values

Mkt value :
 Cost value: 637,390

Summary

Total assessments	446,170
Total exemptions	
Net assessment	446,170

Utilities

Water	Well
Sewer	Septic
Gas	None

Sales ratios

Cost/sale : 1.1321
 Mkt/sale :
 Assmt/sale: .7925

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	2,000	300,000				300,000	210,000
	Primary Site	87,120						
RES	12	2,415	7,500				18,113	12,680
	Residual	105,197						
4.4150 acres				Total land value			318,113	222,680

Building Valuation Summary

		Area	Value
Dwelling	Masonry 1 1/2 story w/bsmt	1,125	188,700
Basement	Full		
Heating	Yes A/C No		
Plumbing	3 F/B 1 H/B Add'l fix. Wh/p Saunas		9,600
Attic	None Attic size:		
Additions			137,700
Other Features	WB Stks Unfin 3,500		7,000
Sub-Total			343,000
Grade	B+	Factor 1.3500	463,050
CDU		C&D Factor 1.00	463,050
Depreciation		35 %	300,980
Computed cost value @ 70%			210,690

Building additions

Category	Type	Area	Value
L Living Area	FRFF Frame first floor	280	22,600
P Porches, Patios, Decks	BPAT Brick/flagstone pati	338	5,400
G Garages	FR Attached frame LE 65	572	18,300
L Living Area	UATT Unfinished attic	352	4,300
L Living Area	FRFF Frame first floor	404	32,600
L Living Area	FRUF Frame upper full	224	13,200
L Living Area	FRFF Frame first floor	511	41,300
Total additions			137,700

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
AB2 Flat barn	20	24	480	25.00		C	12,000	50	6,000
RP5 Pool w/ Gunite			300	81.90	2007	C	24,570	50	12,290
Value at 70%			12,800	Value at 100%			18,290		

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	02	Cape		
Exterior Walls	07	Stone		
Roof Material	01	Asphalt Shingles	Story Height 1.5	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	8
Interior Walls	01	Plaster	Garage cars	2
Floors	01	Hardwood	Bedrooms	3
Heating System	01	Hot Water	Unfinished area	
Fuel	01	Oil	Family Rooms	1
Attic	99	None	Dormer linear f	
Grade	43	B+	Full Baths	3
Garage	22	Attached 2 car	Masonry trim sf	
Area Over Gar.	99	None	Half Baths	1
Basement	01	Full	Finish bsmt sz	
Bsmt Fin Qual	01	Unfinished	Addtn'l fixtures	
Air Condition	99	None	Rec Room Size	
Interior Cond	04	Average	Whirlpools	
Exterior Cond	04	Average	Living area	3,264
			# Living Units	1
			M/F stacks	
			W/B stacks	1
			W/B openings	2
Actual Year Built: 1937				

