

Property at 00029 EAST MAIN STREET

Prop ID 2140029

Printed 20-Feb-2010 12:29 AM Design and Layout (C) Right/Angles

Administrative Information	
Owner name:	OAVX ASSOCIATES LLC
Second name:	
Address:	39 EAST MAIN STREET
City/state:	AVON CT
Zip:	06001

Building Valuation Summary

		Area	
Dwelling	Frame	1 1/2 story w/bsmt	126,200
Basement	Full		
Heating	Yes	A/C Yes	3,830
Plumbing	1 F/B	H/B Add'l fix. Wh/p Saunas	
Attic	None	Attic size:	
Additions			
Other Features		Unfin	3,500
Sub-Total			130,030
Grade	C+	Factor 1.0800	140,430
CDU		C&D Factor 1.00	140,430
Depreciation		50 %	70,220
Computed cost value @ 70%			49,150

Location Information					
Map: 008	Clerk map:				
Lot: 2140029	Neigh.:	Zone: CS	Vol: 380 Page: 102		
Assessments		Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt Cat	Amount	Sale date: 08-Sep-1972
Commerc Land	3.00	840,000			Sale price:
Commerc Building	6.00	600,170			Sale valid:
Commerc Outbldg	1.00	23,660			Values
Vacant Commerc	.81	4,270			Mkt value :
Summary			Utilities		Sales ratios
Total assessments	1,468,100		Water	Avon	Cost/sale :
Total exemptions			Sewer	Public sewer	Mkt/sale :
Net assessment	1,468,100		Gas	None	Assmt/sale:

Building additions

Category	Type	Area	Value
Total additions			

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
CPRI	21	3,000	400,000				1,200,000	840,000
Comm Primary		130,680						
RES	52	.814	7,500				6,105	4,270
Residual		35,458						
3.8140 acres				Total land value			1,206,105	844,270

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	17	Old style		
Exterior Walls	01	Clapboards		
Roof Material	01	Asphalt Shingles	Story Height 1.5	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	Garage cars
Interior Walls	04	Panel	Bedrooms	Unfinished area
Floors		Unknown	Family Rooms	Dormer linear f
Heating System	01	Hot Water	Full Baths	1 Masonry trim sf
Fuel		Unknown	Half Baths	Finish bsmt sz
Attic	99	None	Addtn'l fixtures	Rec Room Size
Grade	33	C+	Whirlpools	Living area 1,011
Garage	99	None	Saunas	# Living Units
Area Over Gar.	99	None	M/F stacks	
Basement	01	Full	W/B stacks	
Bsmt Fin Qual	01	Unfinished	W/B openings	
Air Condition	01	Central Air	Actual Year Built: 1950	
Interior Cond	03	Fair		
Exterior Cond	03	Fair		

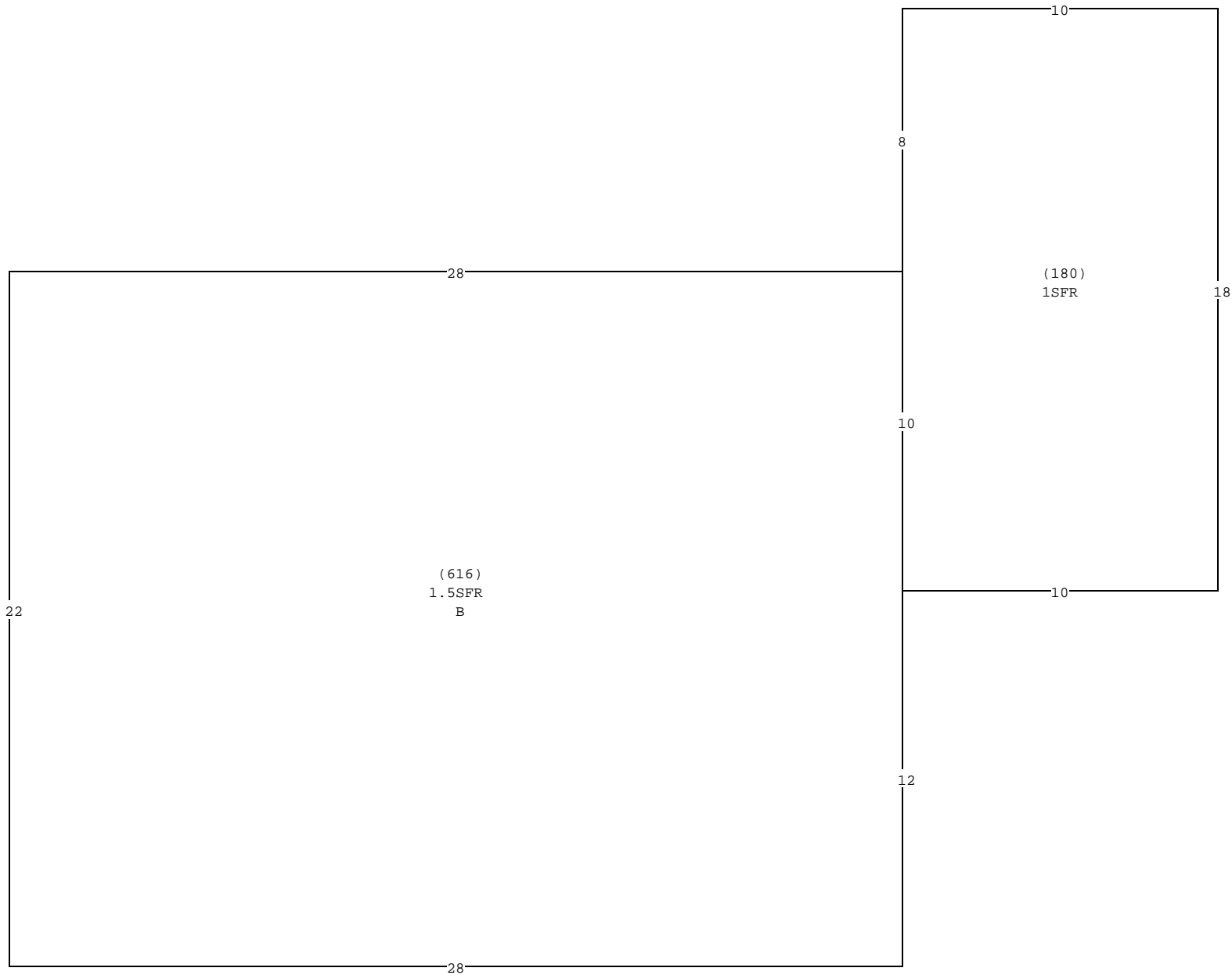
Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
PAL Asphalt Paving			40,000	1.69		C	67,600	50	33,800
Value at 70%			23,660	Value at 100%			33,800		

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Notes: CARD #1=BLDG 29 CARD #2=BLDG 31 CARD #3=BLDG 33 CARD #4=BLDG 35
CARD #5=BLDG 37 CARD #6=BLDG 41