

Property at 00200 ARCH ROAD

Prop ID 1090200

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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	87,500			Sale price: 262,000	
Resident Dwelling	1.00	99,800			Sale valid:	
Resident Outbldg	2.00	10,500			Values	
					Mkt value :	
Resident Excess	.07	380			Cost value: 283,114	
Summary			Utilities		Sales ratios	
Total assessments		198,180	Water	Well	Cost/sale : 1.0806	
Total exemptions			Sewer	Septic	Mkt/sale :	
Net assessment		198,180	Gas	None	Assmt/sale: .7564	

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl Fact	Value	70% Value
PRIM	11	.920	125,000	125,000		125,000	87,500
Primary Site		40,075					
RES	12	.073	7,500	548		548	384
Residual		3,180					
				.993 acres	Total land value	125,548	87,884

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	17	Old style		
Exterior Walls	04	Vinyl 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	Bedrooms	2
Floors	01	Hardwood	Family Rooms	
Heating System	01	Hot Water	Full Baths	2
Fuel	01	Oil	Half Baths	
Attic	01	Fully Finished	Addtn'l fixtures	
Grade	30	C	Whirlpools	
Garage	32	Detached 2 car	Saunas	
Area Over Gar.	99	None	M/F stacks	1
Basement	03	Partial > half	W/B stacks	
Bsmt Fin Qual	01	Unfinished	W/B openings	
Air Condition	01	Central Air		
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1925	

Building Valuation Summary

		Area	
Dwelling	Frame 1 story w/bsmt	600	125,460
Basement	Partial > half		-2,260
Heating	Yes A/C Yes		3,640
Plumbing	2 F/B H/B Add'l fix. Wh/p Saunas		5,000
Attic	Fully Finished Attic size: 600		20,464
Additions			64,033
Other Features	M Stks		3,000
Sub-Total			219,337
Grade	C	Factor 1.0000	219,337
CDU		C&D Factor 1.00	219,337
Depreciation		35 %	142,569
Computed cost value @ 70%			99,798

Building additions

Category	Type	Area	Value
L Living Area	FRFF Frame first floor	40	4,579
L Living Area	FRFF Frame first floor	120	13,738
L Living Area	FRFF Frame first floor	225	25,758
L Living Area	FRFF Frame first floor	75	8,586
L Living Area	BSMT Basement addition	225	4,146
P Porches, Patios, Decks	DECK Wood deck	220	5,828
L Living Area	AIR Air conditioning	460	1,398
Total additions			64,033

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RG1 Frame or Con	18	24	432	55.95		C	24,170	50	12,100
Block Detach Garage									
RS1 Frame	12	16	192	30.00	2013	C	5,760	50	2,900
Utility Shed									
Value at 70%		10,500	Value at 100%		15,000				

