

Property at 00014 BRIAN LANE

Prop ID 1440014

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Administrative Information

Owner name: DUGGAL JAGDIP S &
Second name: GOPINATH-DUGGAL JAISHREE
Address: 14 BRIAN LANE
City/state: AVON CT Zip: 06001

Location Information

Map: 006 Clerk map:
Lot: 1440014 Neigh.: Zone: R40 Vol: 530 Page: 1031

Assessments		Exemptions		Last sale	
Assmt category	Qty Amount	Exempt Cat	Amount	Sale date: 03-Oct-2005	
Resident Land	.92 122,500			Sale price: 500,000	
Resident Dwelling	1.00 296,900			Sale valid: Y	
				Values	
Resident Excess	.45 2,360			Mkt value :	
				Cost value: 602,514	
Summary		Utilities		Sales ratios	
Total assessments	421,760	Water	Connecticut	Cost/sale :	1.2050
Total exemptions		Sewer	Septic	Mkt/sale :	
Net assessment	421,760	Gas	CNG	Assmt/sale:	.8435

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl Fact	Value	70% Value
PRIM	11	.920	175,000	175,000		175,000	122,500
Primary Site	40,075						
RES	12	.450	7,500	3,375		3,375	2,363
Residual	19,602						
1.370 acres		Total land value		178,375		124,863	

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	06	Contemporary		
Exterior Walls	01	Clapboards		
Roof Material	01	Asphalt Shingles	Story Height 2.0	
Roof Type	02	Hip		
Foundation	01	Poured Concrete	Total Rooms	10
Interior Walls	02	Drywall	Garage cars	4
Floors	07	Hardwood/Carpet	Bedrooms	5
Heating System	02	Forced Hot Air	Unfinished area	
Fuel	02	Natural Gas	Family Rooms	1
Attic	99	None	Dormer linear f	
Grade	40	B	Full Baths	3
Garage	24	Attached 4 car	Masonry trim sf	1,500
Area Over Gar.	99	None	Half Baths	1
Basement	01	Full	Finish bsmt sz	
Bsmt Fin Qual	01	Unfinished	Addn'l fixtures	2
Air Condition	01	Central Air	Rec Room Size	
Interior Cond	05	Good	Whirlpools	1
Exterior Cond	05	Good	Living area	2,882
			# Living Units	
			M/F stacks	
			W/B stacks	2
			W/B openings	2
			Actual Year Built: 1984	

Building Valuation Summary

		Area	
Dwelling	Frame	2 story w/bsmt	840
Basement	Full		233,050
Heating	Yes	A/C Yes	6,720
Plumbing	3 F/B	1 H/B	2 Add'l fix.
Attic	None	1 Wh/p	Saunas
Additions		Attic size:	17,000
Other Features	Mason Trim WB Stks		222,205
Sub-Total			38,909
Grade	B	Factor 1.2600	517,884
CDU		C&D Factor 1.00	652,534
Depreciation		35 %	652,534
		Computed cost value @ 70%	424,147
			296,903

Building additions

Category	Type	Area	Value
L Living Area	FRFF Frame first floor	336	38,466
L Living Area	AIR Air conditioning	336	1,021
L Living Area	BSMT Basement addition	336	6,192
P Porches, Patios, Decks	DECK Wood deck	184	4,874
P Porches, Patios, Decks	DECK Wood deck	80	2,119
P Porches, Patios, Decks	FOFF Frame open first flo	80	4,874
P Porches, Patios, Decks	DECK Wood deck	72	1,907
L Living Area	FRFF Frame first floor	866	99,141
L Living Area	AIR Air conditioning	866	2,633
L Living Area	BSMT Basement addition	866	15,959
P Porches, Patios, Decks	FOFF Frame open first flo	21	1,279
G Garages	FR Attached frame LE 65	484	21,597
G Garages	FR Attached frame LE 65	498	22,143
Total additions			222,205

