

Property at 00103 COUNTRY CLUB ROAD

Prop ID 1940103

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Administrative Information

Owner name: HOOPER WILLIAM ROBERT II TRSTEE
 Second name:
 Address: 103 COUNTRY CLUB ROAD
 City/state: AVON CT Zip: 06001

Location Information

Map: 019 Clerk map:
 Lot: 1940103 Neigh.: Zone: R40 Vol: 747 Page: 113

Assessments

Assmt category	Qty	Amount
Resident Land	.92	94,500
Resident Dwelling	1.00	153,280

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 07-Aug-1990
 Sale price: 200,000
 Sale valid:

Values

Mkt value :
 Cost value: 354,043

Summary

Total assessments	247,830
Total exemptions	
Net assessment	247,830

Utilities

Water	Well
Sewer	Septic
Gas	None

Sales ratios

Cost/sale : 1.7702
 Mkt/sale :
 Assmt/sale: 1.2392

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.920	135,000	135,000			135,000	94,500
Primary Site	40,075							
RES	12	.010	7,500	75			75	53
Residual	436							

.930 acres Total land value 135,075 94,553

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	01	Ranch		
Exterior Walls	04	Vinyl Siding		
Roof Material	01	Asphalt Shingles	Story Height 1.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	6
Interior Walls	02	Drywall	Bedrooms	3
Floors	01	Hardwood	Family Rooms	
Heating System	01	Hot Water	Full Baths	2
Fuel	01	Oil	Half Baths	
Attic	99	None	Addtn'l fixtures	1
Grade	33	C+	Whirlpools	
Garage	22	Attached 2 car	Saunas	
Area Over Gar.	99	None	M/F stacks	
Basement	01	Full	W/B stacks	1
Bsmt Fin Qual	01	Unfinished	W/B openings	2
Air Condition	99	None		
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1956	

Building Valuation Summary

Dwelling	Frame	1 story w/bsmt	Area	249,680
Basement	Full		1,544	
Heating	Yes	A/C No		
Plumbing	2 F/B	H/B 1 Add'l fix.	Wh/p	Saunas 5,500
Attic	None	Attic size:		
Additions				47,487
Other Features		WB Stks		9,250

Sub-Total		311,917
Grade	C+	Factor 1.0800
CDU	C&D Factor 1.00	336,870
Depreciation	35 %	218,966
	Computed cost value @ 70%	153,276

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	CPAT Concrete patio	442	3,767
L Living Area	FRUF Frame upper full	25	2,093
P Porches, Patios, Decks	FOFF Frame open first flo	25	1,523
P Porches, Patios, Decks	CPAT Concrete patio	170	1,449
L Living Area	FRFF Frame first floor	164	18,775
G Garages	FR Attached frame LE 65	440	19,880

Total additions 47,487

