

Property at 00056 COVENTRY LANE

Prop ID 1950056

Printed 06-Feb-2024 9:35 AM Design and Layout (C) Right/Angles

Administrative Information

Owner name: DILLAWAY JOHN E AND
 Second name: NANCY E CO-TRUSTEES
 Address: 56 COVENTRY LANE
 City/state: AVON CT Zip: 06001

Location Information

Map: 030 Clerk map:
 Lot: 1950056 Neigh.: Zone: R40 Vol: 775 Page: 680

Assessments

Assmt category	Qty	Amount
Resident Land	.92	122,500
Resident Dwelling	1.00	236,150

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 16-Aug-1991
 Sale price: 340,420
 Sale valid:

Values

Mkt value :
 Cost value: 512,357

Summary

Total assessments	358,650
Total exemptions	
Net assessment	358,650

Utilities

Water	Connecticut
Sewer	Septic
Gas	CNG

Sales ratios

Cost/sale : 1.5051
 Mkt/sale :
 Assmt/sale: 1.0536

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						

.920 acres Total land value 175,000 122,500

Building Valuation Summary

Dwelling	Frame	1 1/2 story w/bsmt	Area	282,220
Basement	Full		1,304	
Heating	Yes	A/C Yes		8,090
Plumbing	2 F/B	1 H/B 1 Add'l fix.	1 Wh/p	11,500
Attic	None	Attic size:		
Additions				99,010
Other Features	Mason Trim WB Stks			11,086

Sub-Total		411,906
Grade	B	Factor 1.2600
CDU	C&D Factor 1.00	519,002
Depreciation	35 %	337,351
	Computed cost value @ 70%	236,146

Building additions

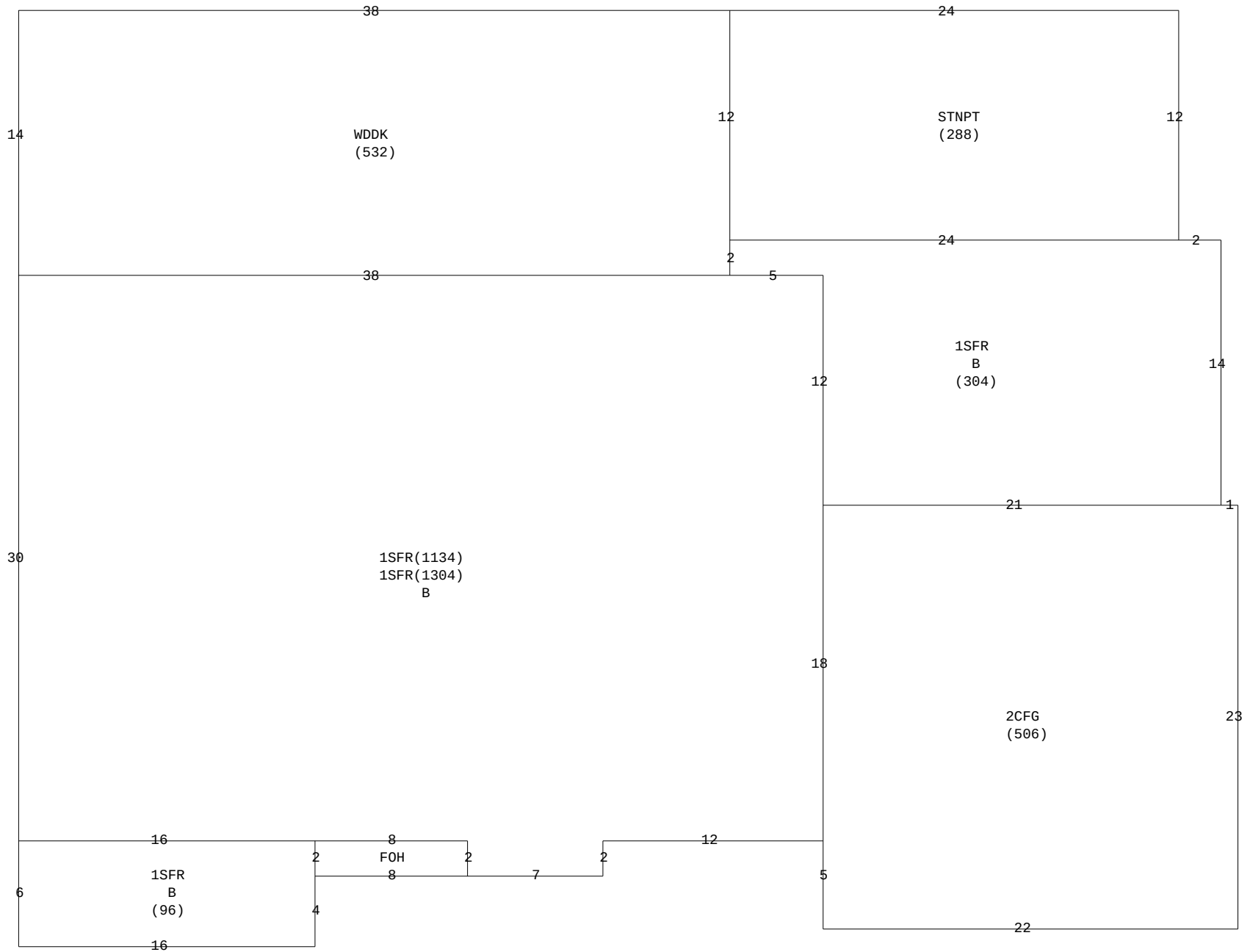
Category	Type	Area	Value
L Living Area	BSMT Basement addition	96	1,769
L Living Area	FRFF Frame first floor	96	10,990
L Living Area	AIR Air conditioning	96	292
L Living Area	OVER Frame Overhang	16	1,465
L Living Area	AIR Air conditioning	16	49
G Garages	FR Attached frame LE 65	506	22,456
L Living Area	BSMT Basement addition	304	5,602
L Living Area	FRFF Frame first floor	304	34,802
L Living Area	AIR Air conditioning	304	924
P Porches, Patios, Decks	DECK Wood deck	532	14,093
P Porches, Patios, Decks	BPAT Brick/flagstone pati	288	6,568

Total additions 99,010

Residential Dwelling Information

Subject	Code	Description	Condominium
Style	02	Cape	
Exterior Walls	01	Clapboards	
Roof Material	01	Asphalt Shingles	
Roof Type	01	Gable	
Foundation	01	Poured Concrete	
Interior Walls	02	Drywall	
Floors	07	Hardwood/Carpet	
Heating System	02	Forced Hot Air	
Fuel	02	Natural Gas	
Attic	99	None	
Grade	40	B	
Garage	22	Attached 2 car	
Area Over Gar.	99	None	
Basement	01	Full	
Bsmt Fin Qual	99	None	
Air Condition	01	Central Air	
Interior Cond	05	Good	
Exterior Cond	05	Good	

Actual Year Built: 1991



JOHN E DILLAWAY LVG TR DTD 4-28-22 50% INTEREST V 775 P 680 5-27-22
NANCY E DILLAWAY LVG TR DTD 4-28-22 50% INTEREST V 775 P 680 5-27-22