

Property at 00023 DAY ROAD

Prop ID 2060023

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Administrative Information

Owner name: SHAW LESTER W IV AND
Second name: THOMSON NANCY L
Address: 23 DAY ROAD
City/state: AVON CT Zip: 06001

Location Information

Map: 018 Clerk map:
Lot: 2060023 Neigh.: Zone: R30 Vol: 507 Page: 369

Assessments

Assmt category	Qty	Amount	Exempt Cat	Amount	Sale date: 14-Sep-2004
Resident Land	.69	94,500			Sale price: 300,000
Resident Dwelling	1.00	165,590			Sale valid: Y
Resident Outbldg	1.00	2,030			
Values					
Resident Excess	.05	260			Mkt value : Cost value: 374,829

Summary

Total assessments	262,380	Water	Connecticut	Cost/sale : 1.2494
Total exemptions		Sewer	Septic	Mkt/sale :
Net assessment	262,380	Gas	None	Assmt/sale: .8746

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl Fact	Value	70% Value
PRIM	11	.690	135,000	135,000		135,000	94,500
Primary Site		30,056					
RES	12	.050	7,500	375		375	263
Residual		2,178					

.740 acres Total land value 135,375 94,763

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	04	Colonial		
Exterior Walls	04	Vinyl Siding		
Roof Material	01	Asphalt Shingles	Story Height 2.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	7
Interior Walls	02	Drywall	Bedrooms	4
Floors	01	Hardwood	Family Rooms	
Heating System	01	Hot Water	Full Baths	2
Fuel	01	Oil	Half Baths	
Attic	99	None	Addtn'l fixtures	
Grade	33	C+	Whirlpools	450
Garage	22	Attached 2 car	Saunas	1,872
Area Over Gar.	99	None	M/F stacks	
Basement	01	Full	W/B stacks	1
Bsmt Fin Qual	03	Rec Room W/ Air	W/B openings	1
Air Condition	01	Central Air		
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1962	

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt	Area	251,790
Basement	Full		936	
Heating	Yes	A/C Yes		7,250
Plumbing	2 F/B	H/B Add'l fix. Wh/p	Saunas	5,000
Attic	None	Attic size:		
Additions				54,903
Other Features	WB Stks	RR		18,027
Sub-Total				336,970
Grade	C+	Factor 1.0800		363,928
CDU		C&D Factor 1.00		363,928
Depreciation		35 %		236,553
Computed cost value @ 70%				165,587

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	FEFF Frame enclosed first	210	20,026
G Garages	FR Attached frame LE 65	462	20,739
P Porches, Patios, Decks	BPAT Brick/flagstone pati	620	14,138

Total additions 54,903

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS1 Frame	12	16	192	30.00	2018	C	5,760	50	2,900
Utility Shed									
Value at 70%			2,030	Value at 100%			2,900		

