

Property at 00151 DEERCLIFF ROAD

Prop ID 2090151

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Administrative Information

Owner name: WHITE CHRISTOPHER AND
 Second name: LANGEVIN PATRICK
 Address: 151 DEERCLIFF ROAD
 City/state: AVON CT Zip: 06001

Location Information

Map: 021 Clerk map:
 Lot: 2090151 Neigh.: Zone: RU2A Vol: 709 Page: 1131

Assessments			Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt	Cat	Amount	Sale date: 02-Jun-2017
Resident Land	2.00	175,000				Sale price: 480,000
Resident Dwelling	1.00	217,790				Sale valid:
					Values	
Resident Excess	2.22	11,660			Mkt value :	
					Cost value:	577,786
Summary			Utilities		Sales ratios	
Total assessments		404,450	Water	Well	Cost/sale :	1.2037
Total exemptions			Sewer	Septic	Mkt/sale :	
Net assessment		404,450	Gas	None	Assmt/sale:	.8426

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	2.000	250,000	250,000			250,000	175,000
Primary Site		87,120						
RES	12	2.220	7,500	16,650			16,650	11,655
Residual		96,703						
4.220 acres				Total land value			266,650	186,655

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	08	Raised Ranch		
Exterior Walls	10	Vertical Siding		
Roof Material	01	Asphalt Shingles	Story Height 1.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	8
Interior Walls	02	Drywall	Garage cars	3
Floors	07	Hardwood/Carpet	Bedrooms	4
Heating System	01	Hot Water	Unfinished area	
Fuel	01	Oil	Family Rooms	1
Attic	99	None	Dormer linear f	
Grade	37	B-	Full Baths	2
Garage	13	Basement 3 car	Masonry trim sf	
Area Over Gar.	99	None	Half Baths	
Basement	01	Full	Finish bsmt sz	1,084
Bsmt Fin Qual	04	Living Area w/o	Addn'l fixtures	3
Air Condition	01	Central Air	Rec Room Size	
Interior Cond	05	Good	Living area	1,792
Exterior Cond	05	Good	Whirlpools	
			# Living Units	
			M/F stacks	
			W/B stacks	1
			W/B openings	1
			Actual Year Built: 1975	

Building Valuation Summary

Dwelling	Frame	1 story w/bsmt	Area	1,416	232,840
Basement	Full				
Heating	Yes	A/C Yes			6,670
Plumbing	2 F/B	H/B 3 Add'l fix.	Wh/p	Saunas	6,500
Attic	None	Attic size:			
Additions					119,880
Other Features		WB Stks	Bsmt Gar		43,213
Sub-Total					409,103
Grade	B-	Factor 1.1700			478,651
CDU		C&D Factor 1.00			478,651
Depreciation		35 %			311,123
Computed cost value @ 70%					217,786

Building additions

Category	Type	Area	Value
L Living Area	BSMT Basement addition	1,520	28,011
L Living Area	FRFF Frame first floor	280	32,055
L Living Area	OVER Frame Overhang	96	8,792
L Living Area	FRFF Frame first floor	112	12,822
P Porches, Patios, Decks	DECK Wood deck	960	25,430
P Porches, Patios, Decks	BPAT Brick/flagstone pati	560	12,770
Total additions			119,880

