

Property at 00203 DEERCLIFF ROAD

Prop ID 2090203

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Administrative Information

Owner name: BLOTNER STEVEN B &
 Second name: LINDA SOLOW BLOTNER
 Address: 203 DEERCLIFF ROAD
 City/state: AVON CT Zip: 06001

Location Information

Map: 021 Clerk map:
 Lot: 2090203 Neigh.: Zone: RU2A Vol: 233 Page: 231

Assessments			Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt Cat	Amount	Sale date: 10-Jul-1981	
Resident Land	2.00	525,000			Sale price:	
Resident Dwelling	1.00	595,000			Sale valid:	
Resident Outbldg	1.00	2,030			Values	
					Mkt value :	
Resident Excess	8.76	45,990			Cost value: 1,668,600	
Summary			Utilities		Sales ratios	
Total assessments		1,168,020	Water	Well	Cost/sale :	
Total exemptions			Sewer	Septic	Mkt/sale :	
Net assessment		1,168,020	Gas	None	Assmt/sale:	

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl Fact	Value	70% Value
PRIM	11	2.000	750,000	750,000		750,000	525,000
Primary Site		87,120					
RES	12	8.760	7,500	65,700		65,700	45,990
Residual		381,586					
10.760 acres		Total land value		815,700		570,990	

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	06	Contemporary		
Exterior Walls	06	Brick		
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	3
Floors	01	Hardwood	Bedrooms	4
Heating System	02	Forced Hot Air	Unfinished area	
Fuel	01	Oil	Family Rooms	1
Attic	99	None	Dormer linear f	
Grade	53	A+	Masonry trim sf	
Garage	23	Attached 3 car	Half Baths	4
Area Over Gar.	01	Fully Finished	Finish bsmt sz	
Basement	03	Partial > half	Addtn'l fixtures	2
Bsmt Fin Qual	01	Unfinished	Rec Room Size	
Air Condition	01	Central Air	Whirlpools	1
Interior Cond	05	Good	Living area	5,532
Exterior Cond	05	Good	# Living Units	1
			Actual Year Built: 1958	

Building Valuation Summary

Dwelling	Masonry	2 story w/bsmt	Area	494,710
Basement	Partial > half		2,062	-2,260
Heating	Yes	A/C Yes		13,450
Plumbing	4 F/B	1 H/B	2 Add'l fix.	22,000
Attic	None		1 Wh/p	
Additions			Saunas	
Other Features			Attic size:	
				257,894
				6,750
				792,544
Sub-Total				
Grade	A+	Factor 1.6500		1,307,698
CDU		C&D Factor 1.00		1,307,698
Depreciation		35 %		850,004
Computed cost value @ 70%				595,003

Building additions

Category	Type	Area	Value
L Living Area	FRFF Frame first floor	528	60,446
L Living Area	BSMT Basement addition	528	9,730
L Living Area	AIR Air conditioning	528	1,605
P Porches, Patios, Decks	BPAT Brick/flagstone pati	322	7,343
L Living Area	MAFF Masonry first floor	56	6,646
P Porches, Patios, Decks	MOUF Masonry open upper f	56	2,623
L Living Area	AIR Air conditioning	56	170
L Living Area	FRFF Frame first floor	104	11,906
P Porches, Patios, Decks	MEFF Masonry enclosed 1st	104	10,392
L Living Area	AIR Air conditioning	104	316
G Garages	FRL Attached frame GT 65	704	31,541
G Garages	FSF Full-story fin o/gar	704	47,157
L Living Area	AIR Air conditioning	704	2,140
L Living Area	FATT Full finished attic	1,144	41,319
L Living Area	AIR Air conditioning	1,144	3,478
L Living Area	BSMT Basement addition	1,144	21,082

Total additions 257,894

Outbuilding Information

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

