

Property at 00601 LOVELY STREET

Prop ID 3060601

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Administrative Information

Owner name: TAPIA LUIS M AND ADRIANA
 Second name:
 Address: 601 LOVELY STREET
 City/state: AVON CT Zip: 06001

Location Information

Map: 023 Clerk map:
 Lot: 3060601 Neigh.: Zone: R30/40 Vol: 441 Page: 125

Assessments

Assmt category	Qty	Amount	Exempt Cat	Amount	Sale date: 15-Oct-2002
Resident Land	.69	87,500			Sale price: 190,000
Resident Outbldg	3.00	15,540			Sale valid: Y
Resident Dwelling	1.00	129,870			

Values

Resident Excess	.85	4,470	Mkt value :	
			Cost value:	339,114

Summary

Total assessments	237,380	Water	Connecticut	Cost/sale :	1.7848
Total exemptions		Sewer	Public sewer	Mkt/sale :	
Net assessment	237,380	Gas	CNG	Assmt/sale:	1.2494

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl Fact	Value	70% Value
PRIM	11	.690	125,000	125,000		125,000	87,500
Primary Site		30,056					
RES	12	.851	7,500	6,383		6,383	4,468
Residual		37,070					

1.541 acres Total land value 131,383 91,968

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	02	Cape		
Exterior Walls	02	Wood Shingles		
Roof Material	01	Asphalt Shingles	Story Height 1.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	6
Interior Walls	01	Plaster	Bedrooms	3
Floors	01	Hardwood	Family Rooms	
Heating System	01	Hot Water	Full Baths	1
Fuel	02	Natural Gas	Half Baths	
Attic	01	Fully Finished	Addtn'l fixtures	2
Grade	30	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	1
Air Condition	99	None		
Interior Cond	04	Average		
Exterior Cond	04	Average	Actual Year Built: 1953	

Building Valuation Summary

Dwelling	Frame	1 story w/bsmt	Area	720	141,250
Basement	Full				
Heating	Yes	A/C No			
Plumbing	1 F/B	H/B 2 Add'l fix.	Wh/p	Saunas	1,000
Attic	Fully Finished	Attic size: 720			22,970
Additions					113,459
Other Features	WB Stks				6,750
Sub-Total					285,429
Grade	C	Factor 1.0000			285,429
CDU		C&D Factor 1.00			285,429
Depreciation		35 %			185,529
		Computed cost value @ 70%			129,870

Building additions

Category	Type	Area	Value
L Living Area	FRFF Frame first floor	342	39,153
L Living Area	BSMT Basement addition	342	6,302
P Porches, Patios, Decks	FEFF Frame enclosed first	288	27,464
G Garages	FR Attached frame LE 65	576	25,187
P Porches, Patios, Decks	FOFF Frame open first flo	252	15,353

Total additions 113,459

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RG1 Frame or Con	20	30	600	55.95		C	33,570	50	16,800
Block Detach Garage									
RS1 Frame	6	8	48	30.00		D	1,123	50	600
Utility Shed									
RS1 Frame	16	20	320	30.00		C	9,600	50	4,800
Utility Shed									
Value at 70%			15,540				Value at 100%		22,200

