

Property at 00112 OLD FARMS ROAD

Prop ID 3360112

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Administrative Information

Owner name: CROZIER NANCY & RAYMOND L
 Second name:
 Address: 112 OLD FARMS ROAD
 City/state: AVON CT Zip: 06001

Location Information

Map: 014 Clerk map:
 Lot: 3360112 Neigh.: Zone: R15 Vol: 707 Page: 968

Assessments		Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt Cat	Amount	Sale date: 26-Aug-1998
Resident Land	.22	70,000	LBA Volfire	62,500	Sale price: 99,000
Resident Dwelling	1.00	72,710	LBA Volfire	62,500	Sale valid:
Resident Outbldg	1.00	1,470			

Values

Mkt value :
 Cost value: 205,971

Summary

Summary		Utilities		Sales ratios	
Total assessments	144,180	Water	Connecticut	Cost/sale :	2.0805
Total exemptions	125,000	Sewer	Public sewer	Mkt/sale :	
Net assessment	19,180	Gas	None	Assmt/sale:	1.4564

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl Fact	Value	70% Value
PRIM	11	.220	100,000	100,000		100,000	70,000
Primary Site		9,583					

.220 acres Total land value 100,000 70,000

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	17	Old style		
Exterior Walls	03	Aluminum Siding		
Roof Material	01	Asphalt Shingles	Story Height 2.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	5
Interior Walls	01	Plaster	Bedrooms	2
Floors	01	Hardwood	Family Rooms	
Heating System	01	Hot Water	Full Baths	1
Fuel	01	Oil	Half Baths	
Attic	99	None	Addtn'l fixtures	
Grade	30	C	Whirlpools	
Garage	99	None	Saunas	
Area Over Gar.	99	None	M/F stacks	
Basement	01	Full	W/B stacks	
Bsmt Fin Qual	01	Unfinished	W/B openings	
Air Condition	99	None		
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1919	

Building Valuation Summary

		Area			
Dwelling	Frame	2 story w/bsmt	440	154,930	
Basement	Full				
Heating	Yes	A/C No			
Plumbing	1 F/B	H/B Add'l fix.	Wh/p	Saunas	
Attic	None	Attic size:			
Additions				4,874	
Other Features					

Sub-Total		159,804
Grade C	Factor 1.0000	159,804
CDU	C&D Factor 1.00	159,804
Depreciation	35 %	103,873
	Computed cost value @ 70%	72,711

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	FOFF Frame open first flo	24	1,462
P Porches, Patios, Decks	FOFF Frame open first flo	56	3,412

Total additions 4,874

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS1 Frame	10	14	140	30.00		C	4,200	50	2,100
Utility Shed									
Value at 70%	1,470						Value at 100%		2,100

