

Property at 00032 OLD TOWN ROAD

Prop ID 3390032

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Administrative Information

Owner name: JPL HOLDINGS LLC
 Second name:
 Address: 14 MICHELLE LANE
 City/state: WINDSOR CT Zip: 06095

Location Information

Map: 013 Clerk map:
 Lot: 3390032 Neigh.: Zone: R40 Vol: 749 Page: 1265

Assessments			Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt	Cat	Amount	Sale date: 23-Jan-2002
Resident Land	.92	87,500				Sale price: 170,000
Resident Dwelling	1.00	92,160				Sale valid:
					Values	
Resident Excess	.34	1,790			Mkt value :	
					Cost value:	259,214
Summary			Utilities		Sales ratios	
Total assessments		181,450	Water	Well	Cost/sale :	1.5248
Total exemptions			Sewer	Septic	Mkt/sale :	
Net assessment		181,450	Gas	None	Assmt/sale:	1.0674

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.920	125,000	125,000			125,000	87,500
Primary Site		40,075						
RES	12	.341	7,500	2,558			2,558	1,791
Residual		14,854						
				1.261 acres	Total land value		127,558	89,291

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	02	Cape		
Exterior Walls	03	Aluminum Siding		
Roof Material	01	Asphalt Shingles	Story Height 1.5	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	6
Interior Walls	01	Plaster	Garage cars	1
Floors	01	Hardwood	Bedrooms	
Heating System	02	Forced Hot Air	Family Rooms	
Fuel	01	Oil	Full Baths	2
Attic	99	None	Half Baths	
Grade	30	C	Addtn'l fixtures	
Garage	21	Attached 1 car	Whirlpools	864
Area Over Gar.	04	Loft	Saunas	
Basement	01	Full	M/F stacks	
Bsmt Fin Qual	01	Unfinished	W/B stacks	
Air Condition	99	None	W/B openings	
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1940	

Building Valuation Summary

						Area	
Dwelling	Frame	1 1/2 story w/bsmt				576	158,250
Basement	Full						
Heating	Yes	A/C	No				
Plumbing	2 F/B	H/B	Add'l fix.	Wh/p	Saunas		5,000
Attic	None		Attic size:				
Additions							39,301
Other Features							
Sub-Total							202,551
Grade	C		Factor 1.0000				202,551
CDU			C&D Factor 1.00				202,551
Depreciation			35 %				131,658
Computed cost value @ 70%							92,161

Building additions

Category	Type	Area	Value
G Garages	FR Attached frame LE 65	280	13,638
L Living Area	UATT Unfinished attic	75	1,313
P Porches, Patios, Decks	FEFF Frame enclosed first	60	5,722
P Porches, Patios, Decks	FOFF Frame open first flo	84	5,118
P Porches, Patios, Decks	DECK Wood deck	510	13,510
Total additions			39,301

