

Property at 00024 PINE TREE LANE

Prop ID 3580024

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Administrative Information

Owner name: HOUDE THOMAS J AND
 Second name: MARGARET C
 Address: 24 PINE TREE LANE
 City/state: AVON CT Zip: 06001

Location Information

Map: 009 Clerk map:
 Lot: 3580024 Neigh.: Zone: R40 Vol: 089 Page: 0332

Assessments		Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt Cat	Amount	Sale date: 17-Jun-1975
Resident Land	1.00	94,500	AAA Veteran	1,000	Sale price: 43,500
Resident Dwelling	1.00	165,930	CAB Add Vet	500	Sale valid:
Resident Outbldg	1.00	840	DAC Veteran	10,000	
				Values	
				Mkt value :	
				Cost value: 373,243	
				Sales ratios	
				Cost/sale : 8.5803	
				Mkt/sale :	
				Assmt/sale: 6.0062	

Summary

Total assessments	261,270	Water	Well	Cost/sale :	8.5803
Total exemptions	11,500	Sewer	Septic	Mkt/sale :	
Net assessment	249,770	Gas	None	Assmt/sale:	6.0062

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl Fact	Value	70% Value
PRIM	11	1.000	135,000	135,000		135,000	94,500
Primary Site		43,560					
		1.000 acres		Total land value		135,000	94,500

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	07	Split Level		
Exterior Walls	01	Clapboards		
Roof Material	01	Asphalt Shingles	Story Height 1.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	6
Interior Walls	02	Drywall	Bedrooms	3
Floors	01	Hardwood	Family Rooms	1
Heating System	01	Hot Water	Full Baths	2
Fuel	01	Oil	Half Baths	1
Attic	99	None	Addtn'l fixtures	
Grade	33	C+	Whirlpools	
Garage	12	Basement 2 car	Saunas	
Area Over Gar.	01	Fully Finished	M/F stacks	
Basement	01	Full	W/B stacks	2
Bsmt Fin Qual	02	Rec Room w/o air	W/B openings	2
Air Condition	99	None		
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1972	

Building Valuation Summary

Dwelling	Frame	1 story w/bsmt	Area	1,631	261,130
Basement	Full				
Heating	Yes	A/C No			
Plumbing	2 F/B	1 H/B	Add'l fix.	Wh/p	Saunas
Attic	None		Attic size:		8,500
Additions					32,961
Other Features		WB Stks		Bsmt Gar	35,085
Sub-Total					337,676
Grade	C+		Factor 1.0800		364,690
CDU			C&D Factor 1.00		364,690
Depreciation			35 %		237,049
Computed cost value @ 70%					165,934

Building additions

Category	Type	Area	Value
L Living Area	OVER Frame Overhang	36	3,297
L Living Area	FRFF Frame first floor	70	8,014
P Porches, Patios, Decks	DECK Wood deck	98	2,596
P Porches, Patios, Decks	FOFF Frame open first flo	98	5,971
P Porches, Patios, Decks	DECK Wood deck	28	742
P Porches, Patios, Decks	FOFF Frame open first flo	50	3,046
P Porches, Patios, Decks	BPAT Brick/flagstone pati	324	7,388
P Porches, Patios, Decks	DECK Wood deck	72	1,907
Total additions			32,961

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS1 Frame	8	10	80	30.00	2016	C	2,400	50	1,200
Utility Shed									
Value at 70%		840					Value at 100%		1,200

