

Property at 00085 REVERKNOLLS

Prop ID 3690085

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Administrative Information

Owner name: PAUL JENNIFER AND
 Second name: SCHWENDEMANN TODD
 Address: 85 REVERKNOLLS
 City/state: AVON CT Zip: 06001

Location Information

Map: 020 Clerk map:
 Lot: 3690085 Neigh.: Zone: RU2A Vol: 613 Page: 894

Assessments			Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt	Cat	Amount	Sale date: 21-Oct-2010
Resident Land	2.00	122,500				Sale price: 477,000
Resident Outbldg	1.00	840				Sale valid:
Resident Dwelling	1.00	244,780				Values
Resident Excess	.78	4,100				Mkt value :
						Cost value: 531,743
Summary			Utilities		Sales ratios	
Total assessments		372,220	Water	Well		Cost/sale : 1.1148
Total exemptions			Sewer	Septic		Mkt/sale :
Net assessment		372,220	Gas	None		Assmt/sale: .7803

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	2.000	175,000	175,000			175,000	122,500
Primary Site		87,120						
RES	12	.780	7,500	5,850			5,850	4,095
Residual		33,977						
		2.780 acres	Total land value				180,850	126,595

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	01	Ranch		
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	02	Forced Hot Air	Full Baths	2
Fuel	01	Oil	Half Baths	
Attic	99	None	Addtn'l fixtures	1
Grade	40	B	Whirlpools	
Garage	12	Basement 2 car	Saunas	
Area Over Gar.	01	Fully Finished	M/F stacks	
Basement	01	Full	W/B stacks	1
Bsmt Fin Qual	02	Rec Room w/o air	W/B openings	2
Air Condition	01	Central Air		
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1967	

Building Valuation Summary

Dwelling	Frame	1 story w/bsmt	Area	2,056	317,060
Basement	Full				
Heating	Yes	A/C Yes			9,050
Plumbing	2 F/B	H/B 1 Add'l fix.	Wh/p	Saunas	5,500
Attic	None	Attic size:			
Additions					65,688
Other Features	WB Stks	RR	Bsmt Gar		29,665
Sub-Total					426,963
Grade	B	Factor 1.2600			537,973
CDU		C&D Factor 1.00			537,973
Depreciation		35 %			349,682
		Computed cost value @ 70%			244,777

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	BPAT Brick/flagstone pati	300	6,841
L Living Area	FRFF Frame first floor	320	36,634
L Living Area	AIR Air conditioning	320	973
L Living Area	FRFF Frame first floor	160	18,317
L Living Area	AIR Air conditioning	160	486
P Porches, Patios, Decks	FOFF Frame open first flo	40	2,437

Total additions 65,688

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS1 Frame	8	10	80	30.00	2005	C	2,400	50	1,200
Utility Shed									
Value at 70%			840				Value at 100%		1,200

