

Property at 00021 SAW MILL LANE

Prop ID 3850021

Printed 07-Feb-2024 1:03 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: ZAPPONE WILLIAM J & NATALIE M
 Second name:
 Address: 21 SAW MILL LANE
 City/state: AVON CT Zip: 06001

Location Information

Map: 025 Clerk map:
 Lot: 3850021 Neigh.: Zone: R40 Vol: 701 Page: 636

Assessments

Assmt category	Qty	Amount	Exempt Cat	Amount	Last sale
Resident Land	.73	105,000			Sale date: 01-Sep-2016
Resident Dwelling	1.00	233,740			Sale price: 335,000
Resident Outbldg	1.00	1,260			Sale valid:

Values

Mkt value :
 Cost value: 485,714

Summary

Summary	Amount	Utilities	Amount	Sales ratios
Total assessments	340,000	Water Connecticut		Cost/sale : 1.4499
Total exemptions		Sewer Septic		Mkt/sale :
Net assessment	340,000	Gas None		Assmt/sale: 1.0149

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl Fact	Value	70% Value
PRIM	11	.730	150,000	150,000		150,000	105,000
Primary Site		31,799					

.730 acres Total land value 150,000 105,000

Residential Dwelling Information

Subject	Code	Description	Condominium
Style	04	Colonial	
Exterior Walls	01	Clapboards	
Roof Material	01	Asphalt Shingles	Story Height 2.0
Roof Type	01	Gable	
Foundation	01	Poured Concrete	Total Rooms 8 Garage cars 2
Interior Walls	02	Drywall	Bedrooms 4 Unfinished area
Floors	01	Hardwood	Family Rooms 1 Dormer linear f
Heating System	01	Hot Water	Full Baths 2 Masonry trim sf
Fuel	01	Oil	Half Baths 1 Finish bsmt sz
Attic	99	None	Addn'l fixtures 1 Rec Room Size
Grade	40	B	Whirlpools Living area 2,546
Garage	22	Attached 2 car	Saunas # Living Units
Area Over Gar.	99	None	M/F stacks
Basement	01	Full	W/B stacks 2
Bsmt Fin Qual	01	Unfinished	W/B openings 2
Air Condition	01	Central Air	
Interior Cond	05	Good	
Exterior Cond	05	Good	Actual Year Built: 1965

Building Valuation Summary

		Area	
Dwelling	Frame	2 story w/bsmt	1,115 286,750
Basement	Full		
Heating	Yes	A/C Yes	8,230
Plumbing	2 F/B	1 H/B 1 Add'l fix.	Wh/p Saunas 9,000
Attic	None	Attic size:	
Additions			90,236
Other Features	WB Stks		13,500

Sub-Total		407,716
Grade B	Factor 1.2600	513,722
CDU	C&D Factor 1.00	513,722
Depreciation	35 %	333,919
	Computed cost value @ 70%	233,743

Building additions

Category	Type	Area	Value
G Garages	FR Attached frame LE 65	506	22,456
P Porches, Patios, Decks	DECK Wood deck	188	4,980
P Porches, Patios, Decks	FEFF Frame enclosed first	280	26,701
L Living Area	FRFF Frame first floor	276	31,597
L Living Area	OVER Frame Overhang	40	3,663
L Living Area	AIR Air conditioning	276	839

Total additions 90,236

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS1 Frame	10	12	120	30.00	2010	C	3,600	50	1,800
Utility Shed									
Value at 70%			1,260				Value at 100%		1,800

