

Property at 00062 STONY CORNERS

Prop ID 4110062

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Administrative Information

Owner name: PURCELL BRIAN & ELIZABETH
 Second name:
 Address: 62 STONY CORNERS
 City/state: AVON CT Zip: 06001

Location Information

Map: 019 Clerk map:
 Lot: 4110062 Neigh.: Zone: R40 Vol: 646 Page: 1046

Assessments

Assmt category	Qty	Amount	Exempt Cat	Amount	Sale date: 27-Aug-2012
Resident Land	.92	115,500			Sale price: 435,000
Resident Dwelling	1.00	258,930			Sale valid:
Resident Outbldg	1.00	13,300			

Values

Resident Excess	.26	1,370	Mkt value :	
			Cost value:	555,857

Summary

Total assessments	389,100	Water Well	Cost/sale :	1.2778
Total exemptions		Sewer Septic	Mkt/sale :	
Net assessment	389,100	Gas None	Assmt/sale:	.8945

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl Fact	Value	70% Value
PRIM	11	.920	165,000	165,000		165,000	115,500
Primary Site	40,075						
RES	12	.260	7,500	1,950		1,950	1,365
Residual	11,326						

1.180 acres Total land value 166,950 116,865

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	09	Dutch 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
Interior Walls	02	Drywall	Bedrooms	4
Floors	01	Hardwood	Family Rooms	1
Heating System	01	Hot Water	Full Baths	3
Fuel	01	Oil	Half Baths	1
Attic	99	None	Addtn'l fixtures	
Grade	40	B	Whirlpools	550
Garage	22	Attached 2 car	Saunas	2,944
Area Over Gar.	04	Loft	M/F stacks	
Basement	04	Full with walk-o	W/B stacks	2
Bsmt Fin Qual	02	Rec Room w/o air	W/B openings	3
Air Condition	01	Central Air		
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1960	

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt	Area	1,328	328,350
Basement	Full with walk				
Heating	Yes	A/C Yes			9,410
Plumbing	3 F/B	1 H/B	Add'l fix.	Wh/p	13,500
Attic	None		Attic size:		
Additions					72,270
Other Features		WB Stks	RR		28,112
Sub-Total					451,642
Grade	B	Factor 1.2600			569,069
CDU		C&D Factor 1.00			569,069
Depreciation		35 %			369,895
Computed cost value @ 70%					258,927

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	DECK Wood deck	368	9,748
G Garages	FR Attached frame LE 65	528	23,314
P Porches, Patios, Decks	FOFF Frame open first flo	88	5,361
L Living Area	FRFF Frame first floor	288	32,971
L Living Area	AIR Air conditioning	288	876

Total additions 72,270

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RP1 Pool w/ Plastic Linr	16	32	512	74.05		C	37,914	50	19,000
Value at 70%					13,300		Value at 100%		19,000

