

Property at 00043 TAMARA CIRCLE

Prop ID 4290043

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Administrative Information

Owner name: THOGMARTIN CHRISTOPHER H &
Second name: LIVINGSTON STEPHANIE LEE
Address: 43 TAMARA CIRCLE
City/state: AVON CT Zip: 06001

Location Information

Map: 019 Clerk map:
Lot: 4290043 Neigh.: Zone: R40 Vol: 773 Page: 883

Assessments

Assmt category	Qty	Amount
Resident Land	.92	105,000
Resident Dwelling	1.00	186,320
Resident Outbldg	1.00	980

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 21-Aug-2018
Sale price: 290,000
Sale valid:

Values

Mkt value :
Cost value: 417,643

Summary

Total assessments	292,350
Total exemptions	
Net assessment	292,350

Utilities

Water	Well
Sewer	Septic
Gas	None

Sales ratios

Cost/sale : 1.4401
Mkt/sale :
Assmt/sale: 1.0081

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.920	150,000	150,000			150,000	105,000
Primary Site		40,075						
RES	12	.010	7,500	75			75	53
Residual		436						

.930 acres

Total land value

150,075

105,053

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
Interior Walls	02	Drywall	Bedrooms	4
Floors	01	Hardwood	Family Rooms	1
Heating System	08	Geothermal	Full Baths	2
Fuel	03	Electric	Half Baths	1
Attic	99	None	Addtn'l fixtures	
Grade	40	B	Whirlpools	
Garage	22	Attached 2 car	Saunas	
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: 1962	

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt	Area	884	241,640
Basement	Full				
Heating	No	A/C Yes			6,960
Plumbing	2 F/B	1 H/B	Add'l fix.	Wh/p	8,500
Attic	None		Attic size:		
Additions					54,402
Other Features		WB Stks			13,500
Sub-Total					325,002
Grade	B	Factor 1.2600			409,503
CDU		C&D Factor 1.00			409,503
Depreciation		35 %			266,177
Computed cost value @ 70%					186,324

Building additions

Category	Type	Area	Value
G Garages	FR Attached frame LE 65	550	24,172
P Porches, Patios, Decks	FOFF Frame open first flo	40	2,437
L Living Area	FRFF Frame first floor	210	24,041
L Living Area	OVER Frame Overhang	34	3,114
L Living Area	AIR Air conditioning	210	638

Total additions 54,402

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS1 Frame	8	12	96	30.00	1998	C	2,880	50	1,400
Utility Shed									
Value at 70%					980	Value at 100%			1,400

