

Property at 00075 TAMARA CIRCLE

Prop ID 4290075

Printed 07-Feb-2024 4:25 PM Design and Layout (C) Right/Angles

## Administrative Information

Owner name: JARAMILLO DANIEL & KIMBERLY  
 Second name:  
 Address: 75 TAMARA CIRCLE  
 City/state: AVON CT Zip: 06001

## Location Information

Map: 013 Clerk map:  
 Lot: 4290075 Neigh.: Zone: R40 Vol: 776 Page: 523

| Assessments       |      |         | Exemptions |        | Last sale           |                        |
|-------------------|------|---------|------------|--------|---------------------|------------------------|
| Assmt category    | Qty  | Amount  | Exempt     | Cat    | Amount              | Sale date: 27-Jun-2022 |
| Resident Land     | .92  | 105,000 |            |        |                     | Sale price: 405,000    |
| Resident Dwelling | 1.00 | 175,660 |            |        |                     | Sale valid:            |
|                   |      |         |            |        | Values              |                        |
| Resident Excess   | .20  | 1,030   |            |        |                     | Mkt value :            |
|                   |      |         |            |        | Cost value: 402,414 |                        |
| Summary           |      |         | Utilities  |        | Sales ratios        |                        |
| Total assessments |      | 281,690 | Water      | Well   |                     | Cost/sale : .9936      |
| Total exemptions  |      |         | Sewer      | Septic |                     | Mkt/sale :             |
| Net assessment    |      | 281,690 | Gas        | None   |                     | Assmt/sale: .6955      |

## 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  | .196       | 7,500   | 1,470            |      |      | 1,470   | 1,029     |
| Residual     |     | 8,538      |         |                  |      |      |         |           |
| 1.116 acres  |     |            |         | Total land value |      |      | 151,470 | 106,029   |

## Residential Dwelling Information

| Subject        | Code | Description      | Condominium             |   |
|----------------|------|------------------|-------------------------|---|
| Style          | 01   | Ranch            |                         |   |
| Exterior Walls | 04   | Vinyl Siding     |                         |   |
| Roof Material  | 01   | Asphalt Shingles | Story Height 1.0        |   |
| Roof Type      | 01   | Gable            |                         |   |
| Foundation     | 01   | Poured Concrete  | Total Rooms             | 7 |
| Interior Walls | 02   | Drywall          | Bedrooms                | 4 |
| Floors         |      | Unknown          | Family Rooms            |   |
| Heating System | 01   | Hot Water        | Full Baths              | 2 |
| Fuel           | 01   | Oil              | Half Baths              |   |
| Attic          | 99   | None             | Addtn'l fixtures        | 1 |
| 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              | 1 |
| Bsmt Fin Qual  | 02   | Rec Room w/o air | W/B openings            | 1 |
| Air Condition  | 06   | Ductless Split U |                         |   |
| Interior Cond  | 05   | Good             |                         |   |
| Exterior Cond  | 05   | Good             | Actual Year Built: 1972 |   |

## Building Valuation Summary

|                           |       |                  |      |          |         |
|---------------------------|-------|------------------|------|----------|---------|
| Dwelling                  | Frame | 1 story w/bsmt   | Area | 1,947    | 302,710 |
| Basement                  | Full  |                  |      |          |         |
| Heating                   | Yes   | A/C Yes          |      |          | 8,640   |
| Plumbing                  | 2 F/B | H/B 1 Add'l fix. | Wh/p | Saunas   | 5,500   |
| Attic                     | None  | Attic size:      |      |          |         |
| Additions                 |       |                  |      |          | 15,658  |
| Other Features            |       | WB Stks          | RR   | Bsmt Gar | 24,963  |
| Sub-Total                 |       |                  |      |          | 357,471 |
| Grade                     | C+    | Factor 1.0800    |      |          | 386,069 |
| CDU                       |       | C&D Factor 1.00  |      |          | 386,069 |
| Depreciation              |       | 35 %             |      |          | 250,945 |
| Computed cost value @ 70% |       |                  |      |          | 175,662 |

## Building additions

| Category                 | Type                      | Area | Value  |
|--------------------------|---------------------------|------|--------|
| P Porches, Patios, Decks | FOFF Frame open first flo | 65   | 3,960  |
| P Porches, Patios, Decks | FOFF Frame open first flo | 192  | 11,698 |

Total additions 15,658

## Outbuilding Information

| Description  | Wid | Len | Area | Rate | Year          | Cnd | RCN | Depr | Value |
|--------------|-----|-----|------|------|---------------|-----|-----|------|-------|
|              |     |     |      |      |               |     |     |      |       |
| Value at 70% |     |     |      |      | Value at 100% |     |     |      |       |

