

Property at 00020 TANGLEWOOD DRIVE

Prop ID 4300020

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Administrative Information

Owner name: GOMES JESSE M AND
 Second name: BOWMAN ELIZABETH A
 Address: 20 TANGLEWOOD DRIVE
 City/state: AVON CT Zip: 06001

Location Information

Map: 018 Clerk map:
 Lot: 4300020 Neigh.: Zone: R40 Vol: 694 Page: 600

Assessments

Assmt category	Qty	Amount
Resident Land	.92	105,000
Resident Outbldg	2.00	27,300
Resident Dwelling	1.00	394,540

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 01-Feb-2016
 Sale price: 402,000
 Sale valid:

Values

Mkt value :
 Cost value: 763,057

Summary

Total assessments	534,140
Total exemptions	
Net assessment	534,140

Utilities

Water	Connecticut
Sewer	Public sewer
Gas	None

Sales ratios

Cost/sale : 1.8982
 Mkt/sale :
 Assmt/sale: 1.3287

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	1.390	7,500	10,425			10,425	7,298
Residual		60,548						

2.310 acres

Total land value

160,425

112,298

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	09	Dutch Colonial		
Exterior Walls	01	Clapboards		
Roof Material	01	Asphalt Shingles		
Roof Type	03	Gambrell		
Foundation	01	Poured Concrete		
Interior Walls	02	Drywall		
Floors	01	Hardwood		
Heating System	02	Forced Hot Air		
Fuel	01	Oil		
Attic	99	None		
Grade	40	B		
Garage	98	Other		
Area Over Gar.	01	Fully Finished		
Basement	01	Full		
Bsmt Fin Qual	01	Unfinished		
Air Condition	01	Central Air		
Interior Cond	05	Good		
Exterior Cond	05	Good		

Actual Year Built: 1978

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt			Area	
Basement	Full				1,040	272,110
Heating	Yes	A/C	Yes			7,820
Plumbing	4 F/B	1 H/B	1 Add'l fix.	Wh/p	Saunas	19,000
Attic	None	Attic size:				
Additions						365,938
Other Features	Mason Trim	WB	Stks			23,318
Sub-Total						688,186
Grade	B	Factor	1.2600			867,114
CDU		C&D Factor	1.00			867,114
Depreciation				35 %		563,624
					Computed cost value @ 70%	394,537

Building additions

Category	Type	Area	Value
L Living Area	FRFF Frame first floor	216	24,728
L Living Area	FRFF Frame first floor	238	27,246
L Living Area	BSMT Basement addition	238	4,386
L Living Area	AIR Air conditioning	238	724
G Garages	FR Attached frame LE 65	619	26,865
P Porches, Patios, Decks	FOFF Frame open first flo	56	3,412
P Porches, Patios, Decks	DECK Wood deck	584	15,470
L Living Area	FRFF Frame first floor	396	45,334
G Garages	FRL Attached frame GT 65	2,160	96,772
G Garages	FSF Full-story fin o/gar	1,728	115,748
L Living Area	AIR Air conditioning	1,728	5,253

Total additions 365,938

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS1 Frame	10	12	120	30.00		B	4,536	50	2,300
Utility Shed									
RG1 Frame or Con	26	40	1,040	55.95	2004	B	73,317	50	36,700
Block Detach Garage									
Value at 70%					27,300	Value at 100%			
						39,000			

