

Property at 00220 THOMPSON ROAD

Prop ID 4320220

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Administrative Information

Owner name: WALTON ROY V AND
 Second name: CATHERINE A
 Address: 220 THOMPSON ROAD
 City/state: AVON CT Zip: 06001

Location Information

Map: 030 Clerk map:
 Lot: 4320220 Neigh.: Zone: R40 Vol: 295 Page: 917

Assessments		Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt Cat	Amount	Sale date: 27-May-1994
Resident Land	.54	94,500	ADA Veteran	3,000	Sale price: 184,600
Resident Dwelling	1.00	207,880	CDB Add Vet	1,500	Sale valid:
Resident Outbldg	2.00	17,570	DAC Veteran	10,000	
				Values	
				Mkt value :	
				Cost value: 457,071	
				Sales ratios	
				Cost/sale : 2.4760	
				Mkt/sale :	
				Assmt/sale: 1.7332	

Summary

		Utilities		Sales ratios	
Total assessments	319,950	Water	Well	Cost/sale : 2.4760	
Total exemptions	14,500	Sewer	Septic	Mkt/sale :	
Net assessment	305,450	Gas	None	Assmt/sale: 1.7332	

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl Fact	Value	70% Value
PRIM	11	.540	135,000	135,000		135,000	94,500
Primary Site		23,522					
		.540 acres		Total land value		135,000	94,500

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	98	Other		
Exterior Walls	01	Clapboards		
Roof Material	01	Asphalt Shingles	Story Height 2.0	
Roof Type	03	Gambrell		
Foundation		Unknown	Total Rooms	8
Interior Walls	02	Drywall	Bedrooms	4
Floors	07	Hardwood/Carpet	Family Rooms	1
Heating System		Unknown	Full Baths	3
Fuel	01	Oil	Half Baths	
Attic	99	None	Addtn'l fixtures	
Grade	33	C+	Whirlpools	
Garage	32	Detached 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	3
Air Condition	99	None		
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1948	

Building Valuation Summary

		Area			
Dwelling	Frame	2 story w/bsmt	704	206,490	
Basement	Full				
Heating	No	A/C No			
Plumbing	3 F/B	H/B Add'l fix.	Wh/p	Saunas	10,000
Attic	None	Attic size:			
Additions					187,834
Other Features	Mason Trim WB Stks				18,710
				Sub-Total	
				423,034	
Grade	C+	Factor 1.0800			456,877
CDU		C&D Factor 1.00			456,877
Depreciation		35 %			296,970
		Computed cost value @ 70%			207,879

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	BPAT Brick/flagstone pati	692	15,780
L Living Area	MAFF Masonry first floor	758	89,954
P Porches, Patios, Decks	FOFF Frame open first flo	120	7,311
L Living Area	FRFF Frame first floor	260	29,765
L Living Area	BSMT Basement addition	260	4,791
L Living Area	FRFF Frame first floor	126	14,425
L Living Area	BSMT Basement addition	126	2,322
L Living Area	FRFF Frame first floor	120	13,738
P Porches, Patios, Decks	FOFF Frame open first flo	160	9,748
		Total additions	187,834

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RG1 Frame or Con	24	33	792	55.95		C	44,312	50	22,200
Block Detach Garage									
RS1 Frame	13	15	195	30.00		C	5,850	50	2,900
Utility Shed									
		Value at 70%	17,570			Value at 100%	25,100		

