

Property at 00058 WINDING LANE

Prop ID 4640058

Printed 07-Feb-2024 7:08 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: HEPBURN HELEN K
Second name:
Address: 58 WINDING LANE
City/state: AVON CT Zip: 06001

Location Information

Map: 019 Clerk map:
Lot: 4640058 Neigh.: Zone: R40 Vol: 042 Page: 136

Assessments

Assmt category	Qty	Amount	Exempt	Cat	Amount	Sale date: 30-Sep-1960
Resident Land	.92	105,000	AAA	Veteran	1,000	Sale price:
Resident Dwelling	1.00	168,110	BAD	Add Vet	2,000	Sale valid:
			DAC	Veteran	10,000	Values
Resident Excess	.06	300				Mkt value :
						Cost value: 390,586

Summary

Total assessments	273,410	Water	Well	Cost/sale :
Total exemptions	13,000	Sewer	Septic	Mkt/sale :
Net assessment	260,410	Gas	None	Assmt/sale:

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	.058	7,500	435			435	305
Residual	2,526							
		.978 acres	Total land value	150,435			105,305	

Residential Dwelling Information

Subject	Code	Description	Condominium
Style	01	Ranch	
Exterior Walls	01	Clapboards	
Roof Material	01	Asphalt Shingles	Story Height 1.0
Roof Type	01	Gable	
Foundation	01	Poured Concrete	Total Rooms 6
Interior Walls	02	Drywall	Garage cars 2
Floors	05	W/W over sub-flo	Bedrooms 3
Heating System	01	Hot Water	Family Rooms 1
Fuel	01	Oil	Full Baths 1
Attic	99	None	Half Baths 1
Grade	33	C+	Addn'l fixtures 2
Garage	22	Attached 2 car	Whirlpools 1,752
Area Over Gar.	99	None	Rec Room Size
Basement	01	Full	Living area
Bsmt Fin Qual	01	Unfinished	# Living Units
Air Condition	01	Central Air	
Interior Cond	05	Good	
Exterior Cond	05	Good	Actual Year Built: 1961

Building Valuation Summary

Dwelling	Frame	1 story w/bsmt	Area	277,050
Basement	Full		1,752	
Heating	Yes	A/C Yes		7,920
Plumbing	1 F/B	1 H/B 2 Add'l fix.	Wh/p	4,500
Attic	None	Attic size:		
Additions				45,885
Other Features		WB Stks		6,750
Sub-Total				342,105
Grade	C+	Factor 1.0800		369,473
CDU		C&D Factor 1.00		369,473
Depreciation		35 %		240,157
		Computed cost value @ 70%		168,110

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	BPAT Brick/flagstone pati	350	7,981
P Porches, Patios, Decks	FEFF Frame enclosed first	144	13,732
G Garages	FR Attached frame LE 65	550	24,172
Total additions			45,885

