

Property at 00034 TYLER COURT

LT42

Prop ID 4830034

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Administrative Information

Owner name: TURNER JOHN H & JANIS I
 Second name:
 Address: 34 TYLER COURT
 City/state: AVON CT Zip: 06001

Location Information

Map: 004 Clerk map:
 Lot: 4830034 Neigh.: Zone: R40 Vol: 640 Page: 836

Assessments

Assmt category	Qty	Amount
Resident Land	.92	140,000
Resident Dwelling	1.00	607,990
Resident Outbldg	1.00	17,710

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 03-May-2012
 Sale price: 850,000
 Sale valid:

Values

Mkt value :
 Cost value: 1,094,986

Summary

Total assessments	766,490
Total exemptions	
Net assessment	766,490

Utilities

Water	Connecticut
Sewer	Public sewer
Gas	CNG

Sales ratios

Cost/sale : 1.2882
 Mkt/sale :
 Assmt/sale: .9018

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.920	200,000	200,000			200,000	140,000
Primary Site		40,075						
RES	12	.150	7,500	1,125			1,125	788
Residual		6,534						

1.070 acres

Total land value

201,125

140,788

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	19	Modern Colonial		
Exterior Walls	01	Clapboards		
Roof Material	01	Asphalt Shingles		
Roof Type	02	Hip		
Foundation	01	Poured Concrete		
Interior Walls	02	Drywall		
Floors	07	Hardwood/Carpet		
Heating System	02	Forced Hot Air		
Fuel	02	Natural Gas		
Attic	99	None		
Grade	50	A		
Garage	24	Attached 4 car		
Area Over Gar.	01	Fully Finished		
Basement	01	Full		
Bsmt Fin Qual	03	Rec Room W/ Air		
Air Condition	01	Central Air		
Interior Cond	05	Good		
Exterior Cond	05	Good		

Actual Year Built: 2006

Building Valuation Summary

			Area	
Dwelling	Frame	2 story w/bsmt	1,860	432,250
Basement	Full			
Heating	Yes	A/C Yes		12,340
Plumbing	4 F/B	2 H/B 4 Add'l fix.	1 Wh/p	26,500
Attic	None	Attic size:		
Additions				205,780
Other Features	Mason Trim WB Stks M Stks RR			70,279

Sub-Total		747,149
Grade	A	
CDU	Factor 1.5500	1,158,081
Depreciation	C&D Factor 1.00	1,158,081
	25 %	868,561
	Computed cost value @ 70%	607,993

Building additions

Category	Type	Area	Value
G Garages	FRL Attached frame GT 65	959	42,965
G Garages	FSF Full-story fin o/gar	825	55,262
L Living Area	AIR Air conditioning	825	2,508
L Living Area	OVER Frame Overhang	40	3,663
L Living Area	AIR Air conditioning	40	122
L Living Area	BSMT Basement addition	119	2,193
L Living Area	FRFF Frame first floor	119	13,623
L Living Area	AIR Air conditioning	119	362
P Porches, Patios, Decks	FOFF Frame open first flo	386	23,517
P Porches, Patios, Decks	FOFF Frame open first flo	500	30,463
L Living Area	FRFF Frame first floor	81	9,273
G Garages	FR Attached frame LE 65	308	14,730
P Porches, Patios, Decks	DECK Wood deck	268	7,099

Total additions 205,780

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RP1 Pool w/ Plastic Linr	18	38	684	74.05	2017	C	50,650	50	25,300

Value at 70% 17,710

Value at 100% 25,300

Scale: 1" = 9.65 feet

