

Property at 00085 TYLER COURT

LT34

Prop ID 4830085

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Administrative Information

Owner name: WILKES LANCE & DANYLE
 Second name:
 Address: 85 TYLER COURT
 City/state: AVON CT Zip: 06001

Location Information

Map: 004 Clerk map:
 Lot: 4830085 Neigh.: Zone: R40 Vol: 661 Page: 627

Assessments

Assmt category	Qty	Amount
Resident Land	.92	140,000
Resident Dwelling	1.00	476,110
Resident Outbldg	1.00	840

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 28-May-2013
 Sale price: 850,000
 Sale valid:

Values

Mkt value :
 Cost value: 881,514

Summary

Total assessments	617,060
Total exemptions	
Net assessment	617,060

Utilities

Water	Connecticut
Sewer	Public sewer
Gas	CNG

Sales ratios

Cost/sale : 1.0371
 Mkt/sale :
 Assmt/sale: .7260

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	.021	7,500	158			158	111
Residual		915						

.941 acres

Total land value

200,158

140,111

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	19	Modern Colonial		
Exterior Walls	01	Clapboards		
Roof Material	01	Asphalt Shingles	Story Height 2.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	9
Interior Walls	02	Drywall	Garage cars	3
Floors	07	Hardwood/Carpet	Bedrooms	4
Heating System	02	Forced Hot Air	Unfinished area	
Fuel	02	Natural Gas	Family Rooms	1
Attic	99	None	Dormer linear f	
Grade	50	A	Full Baths	4
Garage	23	Attached 3 car	Masonry trim sf	
Area Over Gar.	01	Fully Finished	Half Baths	1
Basement	01	Full	Finish bsmt sz	
Bsmt Fin Qual	03	Rec Room W/ Air	Addtn'l fixtures	3
Air Condition	01	Central Air	Rec Room Size	1,000
Interior Cond	05	Good	Whirlpools	1
Exterior Cond	05	Good	Living area	4,180
			Saunas	
			# Living Units	1
			M/F stacks	3
			W/B stacks	1
			W/B openings	1
			Actual Year Built: 2002	

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt	Area	1,786	417,790
Basement	Full				
Heating	Yes	A/C Yes			11,930
Plumbing	4 F/B	1 H/B	3 Add'l fix.	1 Wh/p	22,500
Attic	None		Attic size:		
Additions					92,054
Other Features		WB Stks M Stks RR			40,811
Sub-Total					585,085
Grade	A	Factor 1.5500			906,882
CDU		C&D Factor 1.00			906,882
Depreciation		25 %			680,162
		Computed cost value @ 70%			476,113

Building additions

Category	Type	Area	Value
G Garages	FRL Attached frame GT 65	772	34,587
G Garages	FSF Full-story fin o/gar	576	38,583
L Living Area	AIR Air conditioning	576	1,751
P Porches, Patios, Decks	FOFF Frame open first flo	35	2,132
L Living Area	FRFF Frame first floor	12	1,374
L Living Area	FRFF Frame first floor	20	2,290
L Living Area	BSMT Basement addition	20	369
L Living Area	AIR Air conditioning	32	97
P Porches, Patios, Decks	FOFF Frame open first flo	48	2,924
P Porches, Patios, Decks	DECK Wood deck	300	7,947

Total additions 92,054

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS1 Frame	8	10	80	30.00	2002	C	2,400	50	1,200
Utility Shed									
Value at 70%			840				Value at 100%		1,200

