

Property at 00352 NORTHINGTON DRIVE

Prop ID 4910352

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Administrative Information

Owner name: GLENNEY KIMBERLY MARKS AND
 Second name: GLENNEY EARL SCOTT
 Address: 352 NORTHINGTON DRIVE
 City/state: AVON CT Zip: 06001

Location Information

Map: 011 Clerk map: 13 005
 Lot: 4910352 Neigh.: Zone: R40 Vol: 807 Page: 279

Assessments

Assmt category	Qty	Amount
Resident Land	.92	140,000
Resident Excess	.07	370
Resident Dwelling	1.00	500,880
Resident Outbldg	1.00	1,470

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 26-Aug-2013
 Sale price: 891,758
 Sale valid:

Values

Mkt value :
 Cost value: 918,171

Summary

Total assessments	642,720
Total exemptions	
Net assessment	642,720

Utilities

Water	Connecticut
Sewer	Public sewer
Gas	CNG

Sales ratios

Cost/sale : 1.0296
 Mkt/sale :
 Assmt/sale: .7207

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	.070	7,500	525			525	368
Residual		3,049						
				.990 acres	Total land value		200,525	140,368

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	02	Hip		
Foundation	01	Poured Concrete	Total Rooms	10
Interior Walls	02	Drywall	Garage cars	3
Floors	07	Hardwood/Carpet	Bedrooms	4
Heating System	02	Forced Hot Air	Family Rooms	1
Fuel	02	Natural Gas	Full Baths	4
Attic	99	None	Half Baths	1
Grade	47	A-	Addtn'l fixtures	5
Garage	23	Attached 3 car	Whirlpools	
Area Over Gar.	01	Fully Finished	Saunas	
Basement	01	Full	# Living Units	1
Bsmt Fin Qual	03	Rec Room W/ Air	M/F stacks	1
Air Condition	01	Central Air	W/B stacks	1
Interior Cond	05	Good	W/B openings	1
Exterior Cond	05	Good	Actual Year Built: 2013	

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt	Area	311,550
Basement	Full		1,242	
Heating	Yes	A/C Yes		8,930
Plumbing	4 F/B	1 H/B 5 Add'l fix.	Wh/p	21,000
Attic	None	Attic size:		
Additions				194,248
Other Features		WB Stks M Stks RR		44,835
Sub-Total				580,563
Grade	A-	Factor 1.4500		841,816
CDU		C&D Factor 1.00		841,816
Depreciation		15 %		715,544
Computed cost value @ 70%				500,881

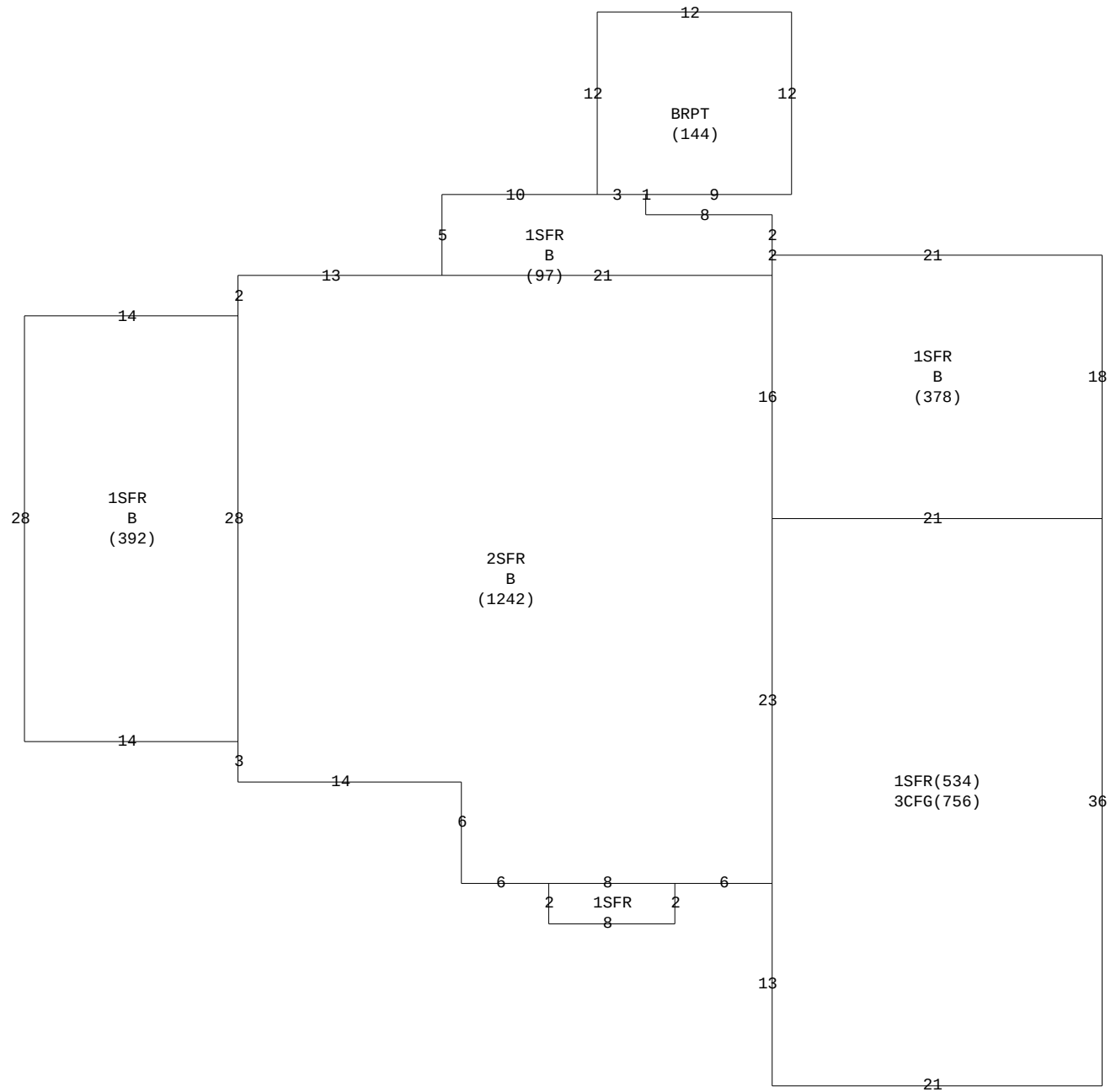
Building additions

Category	Type	Area	Value
G Garages	FRL Attached frame GT 65	756	33,870
G Garages	FSF Full-story fin o/gar	534	35,769
L Living Area	AIR Air conditioning	534	1,623
L Living Area	BSMT Basement addition	378	6,966
L Living Area	FRFF Frame first floor	378	43,274
L Living Area	AIR Air conditioning	378	1,149
L Living Area	BSMT Basement addition	97	1,788
L Living Area	FRFF Frame first floor	97	11,105
L Living Area	AIR Air conditioning	97	295
P Porches, Patios, Decks	BPAT Brick/flagstone pati	144	3,284
L Living Area	BSMT Basement addition	392	7,224
L Living Area	FRFF Frame first floor	392	44,877
L Living Area	AIR Air conditioning	392	1,192
L Living Area	FRFF Frame first floor	16	1,832

Total additions 194,248

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS1 Frame	10	14	140	30.00	2026	C	4,200	50	2,100
Utility Shed									
Value at 70%		1,470		Value at 100%		2,100			



V 666 P 403 8/26/13 KIMBERLY MARKS GLENNEY & EARL SCOTT GLENNEY 72% &
KIMBERLY MARKS GLENNEY & GINA L. SILVESTRI, TRS OF THE TRUST FOR

KIMBERLY MARKS GLENNEY 28%. AFFDVT V807 P270 HEATHER RHOADES REPLACIN
GINA SILVESTRI AS TTEE-28% PORTION. QC V807P279 28% PORTION TO KMG&ESG