

Property at 00015 TURNBERRY LANE

Prop ID 5300015

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Administrative Information

Owner name: HAILE MORGAN C & JENNIFER T
Second name:
Address: 15 TURNBERRY LANE
City/state: AVON CT Zip: 06001

Location Information

Map: 006 Clerk map:
Lot: 5300015 Neigh.: Zone: R40 Vol: 665 Page: 268

Assessments			Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt	Cat	Amount	Sale date: 01-Aug-2013
Resident Land	.92	122,500				Sale price: 670,000
Resident Dwelling	1.00	374,040				Sale valid:
					Values	
Resident Excess	.36	1,870				Mkt value : Cost value: 712,014
Summary			Utilities		Sales ratios	
Total assessments		498,410	Water	Connecticut	Cost/sale :	1.0627
Total exemptions			Sewer	Public sewer	Mkt/sale :	
Net assessment		498,410	Gas	CNG	Assmt/sale:	.7439

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.920	175,000	175,000			175,000	122,500
Primary Site		40,075						
RES	12	.357	7,500	2,678			2,678	1,875
Residual		15,551						
1.277 acres				Total land value			177,678	124,375

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt	Area 1,352	333,040
Basement	Full with walk			
Heating	Yes	A/C Yes		9,540
Plumbing	3 F/B	2 H/B	3 Add'l fix.	1 Wh/p Saunas 21,000
Attic	None Attic size:			
Additions				99,637
Other Features	WB Stks	RR		29,263
Sub-Total				492,480
Grade	A	Factor 1.5500		763,344
CDU		C&D Factor 1.00		763,344
Depreciation		30 %		534,341
Computed cost value @ 70%				374,039

Building additions

Category	Type	Area	Value
L Living Area	BSMT Basement addition	136	2,506
L Living Area	FRFF Frame first floor	136	15,569
L Living Area	AIR Air conditioning	136	413
P Porches, Patios, Decks	DECK Wood deck	318	8,424
G Garages	FRL Attached frame GT 65	748	33,512
G Garages	FSF Full-story fin o/gar	560	37,511
L Living Area	AIR Air conditioning	560	1,702

Total additions 99,637

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	9 Garage cars 3
Interior Walls	02	Drywall	Bedrooms	5 Unfinished area
Floors	07	Hardwood/Carpet	Family Rooms	1 Dormer linear f
Heating System	02	Forced Hot Air	Full Baths	3 Masonry trim sf
Fuel	02	Natural Gas	Half Baths	2 Finish bsmt sz
Attic	99	None	Addn'l fixtures	3 Rec Room Size 629
Grade	50	A	Whirlpools	1 Living area 3,400
Garage	23	Attached 3 car	Saunas	# Living Units
Area Over Gar.	01	Fully Finished	M/F stacks	
Basement	04	Full with walk-o	W/B stacks	2
Bsmt Fin Qual	03	Rec Room W/ Air	W/B openings	2
Air Condition	01	Central Air		
Interior Cond	06	Very Good		
Exterior Cond	06	Very Good	Actual Year Built: 1996	

