

Property Location: 10 PINECREST DR

MAP ID: 42 / 82 /

Bldg Name:

State Use: 101

Vision ID: 11299

Account # 11299

Bldg #: 1 of 1

Sec #: 1 of 1

1 Card 1 of 1

Print Date: 05/07/2015 08:13

CURRENT OWNER		TOPO.	UTILITIES	STRT/ROAD	LOCATION	CURRENT ASSESSMENT				6043 EAST HARTFORD, CT VISION									
GEORGIADES JEAN M 1/2 INT GEORGIADES TINA J 1/2 INT 10 PINECREST DR		A Good	I All	I Paved		Description	Code	Appraised Value	Assessed Value										
EAST HARTFORD, CT 06118 Additional Owners:		SUPPLEMENTAL DATA Other ID: 3940-0010 Homeowner Cr Census 5107 VCS 1302 # Units 1 Class Res GIS ID:			RES LAND			1-1	41,010		28,710								
					DWELLING			1-3	78,300		54,810								
					RES OUTBL			1-4	2,880	2,020									
						Total				122,190	85,540								
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	q/u	v/i	SALE PRICE	V.C.	PREVIOUS ASSESSMENTS (HISTORY)											
GEORGIADES JEAN M 1/2 INT GEORGIADES JEAN M		2332/ 140 269/ 496	11/24/2003 01/01/1900	U Q	I V		0 B01 0 NC	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value						
								2014	1-1	28,710	2013	1-1	28,710						
								2014	1-3	54,810	2013	1-3	54,810						
								2014	1-4	2,020	2013	1-4	2,020						
						Total:				85,540	Total:	85,540	Total:	85,540					
EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor											
Year	Type	Description	Amount	Code	Description	Number	Amount	Comm. Int.											
Total																			
ASSESSING NEIGHBORHOOD								APPROAISED VALUE SUMMARY											
NBHD/ SUB		NBHD Name		Street Index Name		Tracing		Batch		Appraised Bldg. Value (Card)				78,300					
0001/A										Appraised XF (B) Value (Bldg)				0					
										Appraised OB (L) Value (Bldg)				2,880					
										Appraised Land Value (Bldg)				41,010					
										Special Land Value				0					
										Total Appraised Parcel Value				122,190					
										Valuation Method:				C					
										Adjustment:				0					
										Net Total Appraised Parcel Value				122,190					
BUILDING PERMIT RECORD										VISIT/ CHANGE HISTORY									
Permit ID	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Type	IS	ID	Cd.	Purpose/Result					
55552	09/17/2009	BLD		1,000		0		Replace rotten framing,	04/15/2006 11/6/15			JJ	62	Estimated					
										11/27/15					10				
LAND LINE VALUATION SECTION																			
B #	Use Code	Use Description	Zone	D	Front	Depth	Units	Unit Price	L. Factor	S.A.	C. Factor	ST. Idx	Adj.	Notes- Adj	Special Pricing	S Adj Fact	Adj. Unit Price	Land Value	
1	101	One Family	R3		60		0.18 AC	60,802.00	4.1633	5	1.00	13	0.90				1.00		41,010
Total Card Land Units: 0.18 AC Parcel Total Land Area: 0.18 AC																Total Land Value: 41,010			

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	01		Ranch ✓	% Attic Fin	0		
Model	01		Residential	Unfin %	0		
Grade	55		1.00	Int vs. Ext	2		Same
Stories	1.0 ✓			Framing	1		Wood Joist
Occupancy	1			MIXED USE			
Exterior Wall 1	25		Vinyl Siding ✓	Code	Description		Percentage
Exterior Wall 2				101	One Family		100
Roof Structure	03		Gable ✓	COST/MARKET VALUATION			
Roof Cover	00		Typical ASPHALT ✓				
Interior Wall 1	05		Drywall	Adj. Base Rate:		94.63	
Interior Wall 2				Replace Cost		120,461	
Interior Flr 1	12		Hardwood	AYB		1950	
Interior Flr 2				EYB		1976	
Heat Fuel	10		Other	Dep Code		A	
Heat Type	05		Hot Water	Remodel Rating			
AC Type	01		None ✓	Year Remodeled		1990	
Total Bedrooms	3			Dep %		35	
Full Bthrms	1			Functional ObsInc			
Half Baths	0			External ObsInc			
Extra Fixtures	0			Cost Trend Factor		1	
Total Rooms	6			Condition			
Bath Style	02		Average	% Complete			
Kitchen Style	02		Average	Overall % Cond		65	
Num Kitchens	1			Apprais Val		78,300	
Fireplaces	0			Dep % Ovr		0	
Extra Openings	0			Dep Ovr Comment			
Prefab Fpl(s)	0			Misc Imp Ovr		0	
% Basement	100			Misc Imp Ovr Comment			
Bsmt Garage(s)				Cost to Cure Ovr		0	
% Fin Bsmt	0			Cost to Cure Ovr Comment			
% Rec Room	0						
% Semi FBM	0						

OB-OUTBUILDING & YARD ITEMS(L) / XF-BUILDING EXTRA FEATURES(B)												
Code	Description	Sub	Sub Descript	L/B	Units	Unit Price	Yr	Gde	Dp Rt	Cnd	%Cnd	Apr Value
FGRI	Garage			L	240	20.00	1985	C			60	2,880
	12x20 ✓											

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BAS	First Floor	1,004	1,004	1,004	94.63	95,006
BSM	Basement	0	864	259	28.37	24,509
FOP	Open Porch	0	24	5	19.71	473
PTC	Concrete Patio	0	108	5	4.38	473
Ttl. Gross Liv/Lease Area:		1,004	2,000	1,273		120,461

