

11 Carriage Dr Parcel# 2233 SC 0710-0011 CT 5107 VCS 1304 Lot # 368 Map 30						Acct 0005587 Durso Daniel & Magaret (S) Vol 1406 11 Carriage Dr Page 292 East Hartford CT 06118 Prfx						T&U Single Family Class 10.55 BL 1,150 BP 64.59 Perm 142 CF Wall Ratio 8.09 ABP 64.59						East Hartford Connecticut File R 2 Card 01 Of 01					
Property Location and Identification						Owner of Record						Assessment District											
Principal Building and Addition Description																							
Type and Use						Single Family						14											
Story Height						+25+46						14											
Design/Style						1 -2+22 14.A						1S/FR/B 23.64 1,150 88.23 101,465											
Foundation/Baseament						4 -2-16 14.B						Sty Description Code											
Full Basement						3#-4 +10-20 14.C						1S/FR/OH 080 44 41.73 1,836											
Fascia						14.D						1S/FR/OH 080 32 47.81 1,530											
Frame						14.E						WD/DK 020 200 8.36 1,672											
Common Wall						14.F						BG/2C A09 3,437											
Roof Type						14.G																	
Gable						14.H																	
Roof/Floor System						14.I																	
Wood Joist						14.J																	
Floor Finish						14.K																	
Mixed						14.L																	
Interior Finish						14.M																	
Drywall						14.O																	
Basement Finish																							
40% Finished																							
Heating																							
Hot Water																							
Air Conditioning																							
None																							
Plumbing Fixtures																							
1.5 Baths																							
Builtins/Other Features																							
Fireplace																							
Add/Deduct Total																							
Assessment Change Report																							
Land																							
Bldg																							
OutB																							
Totl																							
L Vcs																							
B Vcs																							
Cls Listed/Vcs *																							
\$/sf																							
Adj Sp																							
Sale/Sf																							
Sale/Un																							
V/M																							
Frontage																							
Avg Dep																							
Dep Fact																							
Eq Front																							
Rate																							
Schd Val																							
Condition																							
Influence																							
Market																							
Land Value																							
Land Class																							
Land Zone																							
VCS Land Rate / Market																							
APPRaisal																							
Item Count																							
Land																							
Building																							
OutBlds																							
LAND SUMMARY TOTALS																							
Acres																							
A-Aver																							
Total																							

11 Carriage Dr Parcel# 2233 SC 0710-0011 CT 5107 VCS 1304 Lot 358 Map 30		Acct 0005587 Durso Daniel & Magaret (S) Vol 1406 11 Carriage Dr Page 292 East Hartford CT 06118 Prfx		TSU Single Family Class 10.55 BL 1,150 BP 64.59 Perm 142 CF Wall Ratio 8.09 ABP 64.59		East Hartford Connecticut		File R 2 Card 01 of 01			
Property Location and Identification		Owner of Record		Pricing Control Fields		Assessment District					
1 Type and Use Single Family 2 Story Height 1 Story 3 Design/Style Raised Ranch 12.92 4 Foundation/Basement Full Basement 5 Fascia Frame 5a Common Wall 6 Roof Type Gable 6a Roof/Floor System Wood Joist 7 Floor Finish Mixed 8 Interior Finish Drywall Basement Finish 40% Finished 7.75 9 Heating Hot Water 9a Air Conditioning None 10 Plumbing Fixtures 1.5 Baths 1.16 MOD BATH 11 Builtins/Other Features Fireplace 1.81 Add/Deduct Total 23.64 Assessment Change Report Land 37,740 100 Bldg 44,090 136 OutB 1,070 100 Totl 82,820 119 L Vcs 52,000 104 B Vcs 135,000 64 Cls Listed/Vcs * 10.55 \$/sf 2,261 62.45 Adj Sp Sale/Sf Sale/Un V/M		Principal Building and Addition Description +25+46 14 1 -2+22 14.A 4 -2-16 14.B 3#-4 +10-20 14.C 14.D 14.E 14.F 14.G 14.H 14.I 14.J 14.K 14.L 14.M 14.N 14.O		Principal Building Add/Deduct Single Floor Area Price Schedule Value 1S/FR/B 23.64 1,150 88.23 101,465 1S/FR/OH 080 44 41.73 1,836 1S/FR/OH 080 32 47.81 1,530 WD/DK 020 200 8.36 1,672 BG/2C A09 3,437		14 Total Schedule Value 109,940 COST/MARKET/CORRELATIVES/APPAISED BUILDING 15 Class 10.55 16 Repl Val 109,940 16a CF (1 09) 109,940 17 Norm Cond R-Normal 74 18a Market R-Avg 105 18b Market 19 Accrued 78 20 Appraised 85,750		Additional Owners/Assessment History 2005 99,560 Durso Daniel & Magaret 2000 82,820 Durso Daniel & Magaret 1992 50,120 Durso Daniel & Magaret 1991 50,120 Young Charles M & Cheryl 1982 50,120 Manuck, William Jr & Ani 1980 19,310 Manuck, William Jr & Ani Year Built 1964 Additions Modernized Effective 967 1964 No# Units 1 No# Rooms 6 No# Bedrooms 3 Utilities ALL Street Paved Topography Good Total Area 2,261 Res Area 2,261 Non-res Area		DETACHED GARAGES, OUTBUILDINGS, ALL OTHER & MISC ITEMS Units Des Item Code Repl Value Wm Mkr Accr Appraised Value 140SF FR/SHED 036 1,918 80 80 1,530 1UN AGP/METL REF 1UN MTL/SHED REF	
C-WD/DK 1S/FR/B A-1S/FR/OH B-1S/FR/OH NREMOD BATH DEL EXTRA FIXTURE 2006 REVAL.		Assessor Transaction Information Listed MP 03/04/2006 Verified Verified 03/04/2006 Reviewed 03/28/2006 Action X Action Date 08/01/2006 Print Date 08/01/2006 08:08 Version 12.20 (Build 7211) (c) Copyright 1987-2006, SLH Technology, Inc.		Additional Owners/Assessment History 2005 99,560 Durso Daniel & Magaret 2000 82,820 Durso Daniel & Magaret 1992 50,120 Durso Daniel & Magaret 1991 50,120 Young Charles M & Cheryl 1982 50,120 Manuck, William Jr & Ani 1980 19,310 Manuck, William Jr & Ani Year Built 1964 Additions Modernized Effective 967 1964 No# Units 1 No# Rooms 6 No# Bedrooms 3 Utilities ALL Street Paved Topography Good Total Area 2,261 Res Area 2,261 Non-res Area		DETACHED GARAGES, OUTBUILDINGS, ALL OTHER & MISC ITEMS Units Des Item Code Repl Value Wm Mkr Accr Appraised Value 140SF FR/SHED 036 1,918 80 80 1,530 1UN AGP/METL REF 1UN MTL/SHED REF					
AUG - 8 2006		LAND SUMMARY TOTALS Acres 0.37		Rate 520 Sched Val 56,160 Condition Influence Market Land Value 56,160 Land Class Res Land Zone R-2 VCS Land Rate / Market 520		APPAISAL Item Count ASSESSMENT 53,910 Land 1 37,740 85,750 Building 1 60,020 1,530 OutBldgs 1 1,070 TOTAL 98,830					

11 Carriage Dr
Parcel# 2233 SC 0710-0011
CT 5107
VCS# 1304 Lot 368 Map 30

Acnt 0005587 Durso Daniel & Magaret (S)
Vol 1406 11 Carriage Dr
Page 292 East Hartford CT 06118
Prfx

T&U Single Family Class 10.55
BL 1,150 BP 54.59
Perm 142 CP
Wall Ratio 8.09 ABP 64.59

File R 2
Card 01
Of 01

Property Location and Identification

Owner of Record

Principal Building and Addition Description

1* Type and Use
Single Family
2 Story Height
1 Story
3 - Design/Style
Raised Ranch 12.92
4 Foundation/Basement
Full Basement
5 Fascia
Frame
5a Common Wall
6 Roof Type
Gable
6a Roof/Floor System
Wood Joist
7 Floor Finish
Mixed
8 Interior Finish
Drywall
Basement Finish
90% Finished 17.44
9 Heating
Hot Water
9a Air Conditioning
None
10 Plumbing Fixtures
1.5 Baths 1.16
11 Builtins/Other Features
Fireplace 1.81
Add/Deduct Total 33.33
Assessment Change Report
Land 37,740 100
Bldg 44,090 146
OutB 1,070 100
Totl 82,820 125
L Vcs 52,000 104
B Vcs 135,000 68
Cls Listed/Vcs * 10.55
S/Sf 2,261 65.22
Adj Sp
Sale/Sf
Sale/Un
V/M

14
+25+46
1 -2+22
4 -2-16
3#-4 +10-20
14.A
14.B
14.C
14.D
14.E
14.F
14.G
14.H
14.I
14.J
14.K
14.L
14.M
14.N
14.O

14
1S/FR/B 33.33 1,150 97.92 112,608
1S/FR/OH 080 44 41.73 1,836
1S/FR/OH 080 32 47.81 1,530
WD/DK 020 200 8.36 1,672
BG/2C A09 3,437

14 Total Schedule Value 121,083
COST/MARKET/CORRELATIVES/APPAISED BUILDING
15 Class 10.55 16 Repl Val 121,083
16a CF (1.09) 121,083
17 Norm Cond R-Normal 74
18a Market R-Avg 103
18b Market
19 Accrued 76 20 Appraised 92,020

Additional Owners/Assessment History
2005 99,560 Durso Daniel & Magaret
2000 82,820 Durso Daniel & Magaret
1992 50,120 Durso Daniel & Magaret
1991 50,120 Young Charles M & Cheryl
1982 50,120 Manuck, William Jr & Ani
1980 19,310 Manuck, William Jr & Ani
Year Built 1964
Additions
Modernized
Effective 1964
No# Units 1
No# Rooms 6
No# Bedrooms 3
Utilities ALL
Street Paved
Topography Good
Total Area 2,261
Res Area 2,261
Non-res Area

DETACHED GARAGES, OUTBUILDINGS, ALL OTHER & MISC ITEMS
Units Des Item Code Repl Value Wrm Hrk Accr Appraised Value
140SF FR/SHED 036 1,918 80 80 1,530
1UN AGP/METL REF
1UN MTL/SHED REF

Sale Date Qual Sale Price Vol Page Grantee
09/28/1992 Y 136,250 1406 292 Durso Daniel & Magaret
09/30/1983 Y 75,000 838 22 Young Charles M & Cheryl
03/02/1979 Y 59,000 692 33 Manuck, William Jr & Anita

CHANGE BACK
TO 40% FIN BSMT
RG 7/27/06 Gms
AUG -1 2006
BC/2c

C-WD/DK
1S/FR/B
A-1S/FR/OH B-1S/FR/OH

40% FIN BSMT TO 90%, DEL EXTRA FIXTURE 2006 REVAL.

LAND SUMMARY TOTALS Acres 0.37 56,160 A-Aver 96 53,910 147,460 TOTAL 103,220

4-1-06

REVAL -

CK 90% FBA

+ BG/2C?

RB

4-1-06

11 Carriage Dr Parcels 2233 SC 0710-0011 CT Ad's 1304 Lot '368 Map 30		Acmt 0005587 Durso Daniel & Magaret (S) Vol 1406 11 Carriage Dr Page 292 East Hartford CT 06118 Prfx		T&U BL Perm Wall Ratio		Class BP CF ABP		East Hartford Connecticut		File R 2 Card 01 Of 01					
Property Location and Identification				Owner of Record				Pricing Control Fields				Assessment District			
1 Type and Use Single Family 2 Story Height 1 Story 3 Design/Style Raised Ranch 4 Foundation/Basement Full Basement 5 Fascia Frame 5a Common Wall 6 Roof Type Gable 6a Roof/Floor System Wood Joist 7 Floor Finish Hard Wood Mike 8 Interior Finish Drywall Basement Finish 40% Finished 9 Heating Hot Water 9a Air Conditioning None 10 Plumbing Fixtures 1.5 Baths extra fixture 11 Builtins/Other Features Fireplace				Principal Building and Addition Description +25+46 14 1 -2+22 14.A 4 -2-16 14.B 3#-4 +10-20 14.C 14.D 14.E 14.F 14.G 14.H 14.I 14.J 14.K 14.L 14.M 14.N 14.O				Principal Building Add/Deduct Single Floor Area Price Schedule Value 1S/FR/B 1,150 1S/FR/OH 080 44 1S/FR/OH 080 32 WD/DK 020 200 BG/2C A09							
Add/Deduct Total				Revaluation Field Card				Assessor Transaction Information Listed 08 06/13/1990 Verified Verified Reviewed 03 Action Action Date Print Date 08/17/2005 15:08 Version 10.20 (Build 6214) (c) Copyright 1987-2005, SLN Technology, Inc.				14 Total Schedule Value COST/MARKET/CORRELATIVES/APPAISED BUILDING 15 Class 10.55 16 Repl Val 16a CF () 17 Norm Cond R-Normal 74 18a Market R-Avg 105 18b Market 19 Accrued 78 20 Appraised			
Additional Owners/Assessment History 98 -2/25/06 AM 9122105 Listed by: RP Date: 3,4,06 (P.M.) Reviewed by: Date: / / PID Updated: Gno Date: MAR 28 2006				Year Built 1964 Additions Modernized Effective 1964 No# Units 1 No# Rooms 65 No# Bedrooms 3 Utilities ALL Street Paved Topography Good Total Area Res Area Non-res Area											
DETACHED GARAGES, OUTBUILDINGS, ALL OTHER & MISC ITEMS				Units Des Item Code Repl Value Nrm Msk Accr Appraised Value 14x10 140SF FR/SHED 036 80 80 1 UN AGP/METL REF 1 UN METL/SHED											
Sale Date Qual Sale Price Vol Page Grantee 09/28/1992 Y 136,250 1406 292 Durso Daniel & Magaret															
WITNESS TO INTERIOR INSPECTION Signature: [Signature] Date: 3,4,06 Comments/Remarks: [Signature]															
LAND SUMMARY TOTALS Acres															
Frontage Avg Dep Dep Fact Front Ref Classification				Sq Front Acres/Units				Rate Sched Val Condition Influence Market Land Value Land Class Land Zone VCS Land Rate / Market							
108 150								Res R-2							
APPAISAL				Item Count				ASSESSMENT							
				Land 1				37,740							
				Building 1				60,750							
				OutBldgs 1				1,070							
TOTAL								99,560							

2002 5 3 PM