

Property Location: 10 RACEBROOK DR A

MAP ID: 69 / 70 /

Bldg Name:

State Use: 105

Vision ID: 15685

Account # 15685

Bldg #: 1 of 1

Sec #: 1 of

1 Card 1 of 1

Print Date: 05/07/2015 08:30

CURRENT OWNER		TOPO.	UTILITIES	STRT./ROAD	LOCATION	CURRENT ASSESSMENT				6043 EAST HARTFORD, CT								
EAGLE WICKHAM LLC C/O EAGLE CAPITAL GROUP LLC 545 NO MAIN ST, SUITE D  MANCHESTER, CT 06040 Additional Owners:						Description	Code	Appraised Value	Assessed Value									
						RES CONDO	1-5	49,530	34,670	VISION								
<b>SUPPLEMENTAL DATA</b> Other ID: 8070-0057W Homeowner Cr Census 5104 VCS 6201 # Units 1 Class Res Condo GIS ID:																		
						Total		49,530	34,670									
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	q/u	v/i	SALE PRICE	V.C.	PREVIOUS ASSESSMENTS (HISTORY)										
EAGLE WICKHAM LLC WICKHAM GARDENS TRUST		1702/ 14 1018/ 129	09/26/1997 01/01/1900	Q Q	I V		NC NC	Yr. 2014	Code 1-5	Assessed Value 34,670	Yr. 2013	Code 1-5	Assessed Value 34,670	Yr. 2012	Code 1-5	Assessed Value 34,670		
						Total:		34,670	Total:	34,670	Total:	34,670	Total:	34,670				
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								APPRAISED VALUE SUMMARY										
NBHD/ SUB	NBHD Name		Street Index Name	Tracing	Batch													
0001/A																		
NOTES																		
WICKHAM GARDENS CONDOS, 1ST FLOOR, STYLE A, .9200 C/I. REVAL HRG 2006, V/D. STIPULATED JUDGEMENT 2006-2010.																		
								Appraised Bldg. Value (Card) 49,530										
								Appraised XF (B) Value (Bldg) 0										
								Appraised OB (L) Value (Bldg) 0										
								Appraised Land Value (Bldg) 0										
								Special Land Value 0										
								Total Appraised Parcel Value 49,530										
								Valuation Method: C										
								Adjustment: 0										
								Net Total Appraised Parcel Value 49,530										
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				
									01/16/1994			AO	62	Estimated				
									5-20-16			LM	62					
LAND LINE VALUATION SECTION																		
B #	Use Code	Use Description	Zone	D	Front	Depth	Units	Unit Price	I. Factor	S.A.	C. Factor	ST. Idx	Adj.	Notes- Adj	Special Pricing	S Adj Fact	Adj. Unit Price	Land Value
1	105	Condo					0.00	0.00	1.0000	5	0.00	62	1.00				.00	0
Total Card Land Units:			0.00			Parcel Total Land Area:			0 AC			Total Land Value:			0			

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CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	55		Res Condo	% Attic Fin	0		
Model	05		Res Condo	% Unfinished	0		
Grade	55		1.00	Int vs. Ext			
Stories	1.0			Framing	1		Wood Joist
Occupancy	1			CONDO DATA			
Interior Wall 1	05		Drywall	Cmplx Acct#	50062	ID 62	% Own
Interior Wall 2				Cmplx Name	Wickham	B# 1	S# 1
Interior Floor 1	14		Carpet Hardwood	Adjust Type	Code	Description	Factor %
Interior Floor 2				Unit Type	FLT	Flat	100
Heat Fuel	10		Other Gas/oil	Unit Locn	01		105
Heat Type	05		Hot Water	COST/MARKET VALUATION			
AC Type	01		None	Adj. Base Rate:		104.78	
Total Bedrooms	1		1 Bedroom	Replace Cost		71,776	
Full Bath	1			AYB		1963	
Half Baths	0			EYB		1980	
Extra Fixtures	0			Dep Code		A	
Total Rooms	3			Remodel Rating			
Bath Style	02		Average	Year Remodeled			
Kitchen Style	03		Modern	Dep %		31	
Num Kitchens				Functional Obslnc			
Fireplace(s)	0			External Obslnc			
Extra Openings	0		0	Cost Trend Factor		1	
Prefab Fpls	0			Condition			
				% Complete			
				Overall % Cond		69	
				Apprais Val		49,530	
				Dep % Ovr		0	
				Dep Ovr Comment			
				Misc Imp Ovr		0	
				Misc Imp Ovr Comment			
				Cost to Cure Ovr		0	
				Cost to Cure Ovr Comment			

BAS[685]



## OB-OUTBUILDING &amp; 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

## BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BAS	First Floor	685	685	685	104.78	71,776
Ttl. Gross Liv/Lease Area:		685	685	685		71,776