

Property Location: 10 RACEBROOK DR A

MAP ID: 69 / 70 / 1

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
					Description	Code	Appraised Value	Assessed Value	
EAGLE WICKHAM LLC C/O EAGLE CAPITAL GROUP LLC 545 NO MAIN ST, SUITE D MANCHESTER, CT 06040 Additional Owners:					RES CONDO	1-5	49,530	34,670	
SUPPLEMENTAL DATA									
Other ID: 8070-0057W Homeowner Cr Census 5104 VCS 6201 # Units 1 Class Res Condo GIS ID:	Loen Suffix Unit A Zoning R-5 Res Area 685 Non Res Area 0 Lot Size					Total	49,530	34,670	

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	q/u	v/t	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
										Assessed Value 34,670	Yr. 2012

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

NBHD/ SUB	NBHD Name	Street Index Name	Tracing	Batch	Appraised Bldg. Value (Card)	49,530
0001/A					Appraised XF (B) Value (Bldg)	0
					Appraised OB (L) Value (Bldg)	0
					Appraised Land Value (Bldg)	0
					Special Land Value	0

NOTES

WICKHAM GARDENS CONDOS, 1ST FLOOR, STYLE A, .9200 C/I. REVAL HRG 2006, V/D. STIPULATED JUDGEMENT 2006-2010.	Total Appraised Parcel Value	49,530
Valuation Method:		C
Adjustment:		0
Net Total Appraised Parcel Value		49,530

BUILDING PERMIT RECORD

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	

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	AC	Parcel Total Land Area:	0 AC										Total Land Value:	0		

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			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 ObsInc						
Fireplace(s)	0					External ObsInc						
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						
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
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						

