

**Property Location: 1-3 WOODLAWN CIR**

MAP ID: 59 / 338 /

**Bldg Name:**

**State Use: 102**

Vision ID: 15090

Account # 15090

Bldg #: 1 of 1

Sec #: 1 of

Print Date: 05/07/2015 10:37

CURRENT OWNER	TOPO	UTILITIES	STRT/ROAD	LOCATION	CURRENT ASSESSMENT			
					Description	Code	Appraised Value	Assessed Value
	A Good	1 All	1 Paved		RES LAND	1-1	31,300	21,910
					DWELLING	1-3	95,930	67,150
DEROSIERS LAWRENCE SENIOR KEITH LENA MARIE 1 WOODLAWN CIR EAST HARTFORD, CT 06108 Additional Owners:					RES OUTBL	1-4	1,620	1,130
SUPPLEMENTAL DATA								
Other ID: 5340-0001		Locn Suffix						
Homeowner Cr		Zoning	R-5					
Census 5112		Res Area	1826					
VCS 0802		Non Res Area	0					
# Units 2		Lot Size	.2					
Class Res		ASSOC PID#						
GIS ID:					Total		128,850	90,190

**RECORD OF OWNERSHIP**

BK-VOL/PAGE

SALE DATE a/u v/j

**PREVIOUS ASSESSMENTS (HISTORY)**

RECORD OF OWNERSHIP	DIR. OFFICE#	SALE DATE	QW	SOLD PRICE	AC.	PREVIOUS ASSESSMENTS (HISTORY)											
						Yr.	Code	Assessed Value		Yr.	Code	Assessed Value		Yr.	Code	Assessed Value	
DEROSIERS LAWRENCE SENIOR	2763/ 169	06/29/2006	U I	34,900	A	2014	1-1	21,910		2013	1-1	21,910		2012	1-1	21,910	
DEROSIERS MUGUETTE	2608/ 192	08/02/2005	U I			2014	1-3	67,150		2013	1-3	67,150		2012	1-3	67,150	
DEROSIERS ALPHE & MUGUETTE	640/ 174	09/01/1977	Q I			2014	1-4	1,130								1,130	
<i>Total:</i>								<i>90,000</i>				<i>90,060</i>				<i>90,060</i>	

## **EXEMPTIONS**

## **OTHER ASSESSMENTS**

*This signature acknowledges a visit by a Data Collector or Assessor.*

Total:

ASSESSING NEIGHBORHOOD

NBHD/SUB

0001/A

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**NOTES**

Appraised XF (B) Value (Bldg)	0
Appraised OB (L) Value (Bldg)	1,620
Appraised Land Value (Bldg)	31,300
Special Land Value	0
Total Appraised Parcel Value	128,850
Valuation Method:	C
Adjustment:	0
<b>Net Total Appraised Parcel Value</b>	<b>128,850</b>

**BUILDING PERMIT RECORD**

BUILDING PERMIT RECORD								VISTI/CHANGE HISTORY						
Permit ID	Issue Date	Type	Description	Amount	Insp. Date	% Comp.	Date Comp.	Comments	Date	Type	IS	ID	Cd.	Purpose/Result
B-13-140	04/03/2013	SH	Shed	2,800		0		Replace existing 10'x12'	02/17/2006 1/19/16			MP JP	64	Refused

## **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
							Spec Use	Spec Calc												
1	102	Two Family	R5		76		0.20	AC	48,641.60	3.7853	3	1.00	08	0.85				1.00		31,300

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)					
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description	
Style	12		Duplex	% Attic Fin	0			
Model	01		Residential	Unfin %	0			
Grade	53		.95	Int vs. Ext	2		Same	
Stories	2.0			Framing	1		Wood Joist	
Occupancy	2			MIXED USE				
Exterior Wall 1	25		Vinyl Siding ✓	Code	Description		Percentage	
Exterior Wall 2				102	Two Family		100	
Roof Structure	03		Gable ✓	COST/MARKET VALUATION				
Roof Cover	00		Typical ✓	Adj. Base Rate:	80.16			
Interior Wall 1	03		Plaster ✓	Replace Cost	147,580			
Interior Wall 2			DRYWALL ✓	AYB	1941			
Interior Flr 1	12		Hardwood ✓	EYB	1976			
Interior Flr 2				Dep Code	A			
Heat Fuel	10		Other GAS ✓	Remodel Rating				
Heat Type	04		Forced Hot Air ✓	Year Remodeled	2014			
AC Type	01		None ✓	Dep %	35			
Total Bedrooms	5			Functional ObsInc				
Full Bthrms	2			External ObsInc				
Half Baths	0			Cost Trend Factor	1			
Extra Fixtures	0			Condition				
Total Rooms	9			% Complete				
Bath Style	02		Average ✓	Overall % Cond	65			
Kitchen Style	03		Modern ✓	Apprais Val	95,930			
Num Kitchens	2			Dep % Ovr	0			
Fireplaces	0			Dep Ovr Comment				
Extra Openings	0			Misc Imp Ovr	0			
Prefab Fpl(s)	0			Misc Imp Ovr Comment				
% Basement	50			Cost to Cure Ovr	0			
Bsmt Garage(s)				Cost to Cure Ovr Comment				
% Fin Bsmt	0							
% 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
SHD1	Shed 2x14	FR	Frame ✓	L	112	11.50	2014	C	0	80	1,030	
SHD1	Shed 8x8	FR	Frame ✓	L	64	11.50	2014	C	0	80	590	
SPL4	Above Ground			L	1	0.00	2014	C	0	40	0	

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BAS	First Floor		935	935	80.16	74,952
ENP	Enclosed Porch	0	24	10	33.40	802
FOP	Open Porch	0	24	5	16.70	401
FUS	Finished Upper Story	891	891	891	80.16	71,425
PBM	Partial Basement	0	891	0	0.00	0

Ttl. Gross Liv/Lease Area: 1,826 2,765 1,841 147,580

