

Property Location: 1 CHANDLER ST

Vision ID:2371

MAP ID: 58//75//

Bldg Name:

State Use: 101

Print Date: 05/05/2015 09:48

CURRENT OWNER	TOPO.	UTILITIES	STRT/ROAD	LOCATION	CURRENT ASSESSMENT			
					Description	Code	Appraised Value	Assessed Value
HINDS LASCELLES A	A Good	I All	I Paved		RES LAND	1-1	30,510	21,360
1 CHANDLER ST					DWELLING	1-3	69,700	48,790
EAST HARTFORD, CT 06108					RES OUTBL	1-4	4,800	3,360
SUPPLEMENTAL DATA								
Additional Owners:	Other ID: 0790-0001	Locn Suffix						
	Homeowner Cr	Zoning R-3						
	Census 5112	Res Area 1064						
	VCS 0802	Non Res Area 0						
	# Units 1	Lot Size .15						
	Class Res	ASSOC PID#						
	GIS ID:				Total		105,010	73,510

RECORD OF OWNERSHIP

BK-VOL/PAGE	SALE DATE	g/u	v/l	SALE PRICE	V.
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HINDS LASCELLES A	2452/ 127	08/19/2004	Q	I	130,500	A00	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value
HAYES GARY R & JEAN B	1951/ 145	01/29/2001	U	I	0	B01	2014	1-1	21,360	2013	1-1	21,360	2012	1-1	21,360
HAYES EVERETT	1718/ 175	12/22/1997	U	I	75,000	B	2014	1-3	48,790	2013	1-3	48,790	2012	1-3	48,790
MIRANDA LISA	1611/ 268	04/04/1996	Q	I	75,000	NC	2014	1-4	3,360	2013	1-4	3,360	2012	1-4	3,360
HAYES JEAN B	1291/ 21	01/22/1987	Q	I	75,000	A									
HAYES EVERETT D & PATRICIA B	1027/ 59	01/22/1987	Q	I	75,000	A									
							Total		72,510	Total		72,510	Total		72,510

EYEMPTIONS

OTHER ASSESSMENTS

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

ASSESSING NEIGHBORHOOD

Total

APPRAISED VALUE SUMMARY

Appraised Bldg. Value (Card)	69,700
Appraised XF (B) Value (Bldg)	0
Appraised OB (L) Value (Bldg)	4,800
Appraised Land Value (Bldg)	30,510
Special Land Value	0
Total Appraised Parcel Value	105,010
Valuation Method	C
Adjustment:	0
Net Total Appraised Parcel Value	105,010

BUILDING PERMIT RECORD

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
									10/10/2006 1/13/16	JJ JP	63 01	✓	10	2/10/16 (all)

LAND LINE VALUATION SECTION

LAND LINE VALUATION SECTION																Special Pricing		S Adj Fact	Adj. Unit Price	Land Value
B #	Use Code	Use Description	Zone	D	Front	Depth	Units	Unit Price	I. Factor	S.A.	C. Factor	ST. Idx	Adj.	Notes- Adj	Spec Use	Spec Calc				
1	101	One Family	R3		66		0.15	AC	48,641.60	4.9193	3		1.00	08	0.85			1.00		30,510
Total Card Land Units:								0.15	AC	Parcel Total Land Area: 0.15 AC								Total Land Value:		30,510

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)									
Element	Cd.	Ch.	Description			Element	Cd.	Ch.	Description			
Style	03		Colonial			% Attic Fin	0					
Model	01		Residential			Unfin %	0					
Grade	53		95			Int vs. Ext	2		Same			
Stories	2.0					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									
Roof Cover	00		Typical Asphalt									
Interior Wall 1	03		Plaster			COST/MARKET VALUATION						
Interior Wall 2						Adj. Base Rate:	100.40					
Interior Flr 1	12		Hardwood			Replace Cost	107,225					
Interior Flr 2						AYB	1942					
Heat Fuel	10		Other Gas			EYB	1976					
Heat Type	04		Forced Hot Air			Dep Code	A					
AC Type	01		None			Remodel Rating						
Total Bedrooms	4					Year Remodeled	1988					
Full Bthrms	1					Dep %	35					
Half Baths	0					Functional ObsInc						
Extra Fixtures	0					External ObsInc						
Total Rooms	7					Cost Trend Factor						
Bath Style	02		Average			Condition	1					
Kitchen Style	02		Average			% Complete						
Num Kitchens	1					Overall % Cond	65					
Fireplaces	0					Apprais Val	69,700					
Extra Openings	0					Dep % Ovr	0					
Prefab Fpl(s)	0					Dep Ovr Comment						
% Basement	50					Misc Imp Ovr	0					
Bsmt Garage(s)						Misc Imp Ovr Comment						
% Fin Bsmt	0					Cost to Cure Ovr	0					
% Rec Room	0					Cost to Cure Ovr Comment						
% 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
FGR1	Garage 20'x20'			L	400	20.00	1985	C			60	4,800
BUILDING SUB-AREA SUMMARY SECTION												
Code	Description		Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value					
BAS	First Floor		532	532	532	100.40	53,412					
FOP	Open Porch		0	21	4	19.12	402					
FUS	Finished Upper Story		532	532	532	100.40	53,412					
PBM	Partial Basement		0	532	0	0.00	0					
Ttl. Gross Liv/Lease Area:			1,064	1,617	1,068		107,225					



FUS
BAS
PBM

19

28

FOP

7 3