

Property Location: 11 BRAGG ST

Vision ID: 948

MAP ID: 25 / 282 / 1

Account #948

Bldg #: 1 of 1

Bldg Name:

Sec #: 1 of 1 Card 1 of 1

State Use: 379

Print Date: 05/05/2015 08:00

CURRENT OWNER		TOPO.	UTILITIES	STRT/ROAD	LOCATION	CURRENT ASSESSMENT				6043 EAST HARTFORD, CT			
ROCCO & JOANNE CALDERONI LIVING TRUST C/O JOANNE L CALDERONI TRUST 106 EDGEWOOD ST  SOUTH WINDSOR, CT 06074 Additional Owners:	A Good	1 All	1 Paved			Description	Code	Appraised Value	Assessed Value				
						IND LAND	3-1	90,000	63,000				
SUPPLEMENTAL DATA										IND BLDG	3-2	166,950	116,865
Other ID: 0460-0011 Homeowner Cr Census 5104 VCS 1707 # Units 2 Class Ind GIS ID:	Locn Suffix Zoning B-2 Res Area 0 Non Res Area 6108 Lot Size .5 ASSOC PID#	Total	256,950	179,865									

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	g/u	v/t	SALE PRICE	V.C.	PREVIOUS ASSESSMENTS (HISTORY)								
ROCCO & JOANNE CALDERONI LIVING TRUST CALDERONI ROCCO S & JOANNE L GRAPHIC SOURCE INC PAGANI, VIRGINIA B & MICHAEL G MELLEN, GEORGE EST OF		3524/ 167 1267/ 175 1239/ 134 875/ 314 428/ 203	03/27/2015 02/27/1990 09/26/1989 11/08/1984 03/26/1980	U Q Q Q Q	I I I I I	0 240,000 232,800 99,000 73,000	B04 A A A NC	Yr. 2014 2014	Code 3-1 3-2	Assessed Value 63,000 116,865	Yr. 2013 2013	Code 3-1 3-2	Assessed Value 63,000 116,865	Yr. 2012 2012	Code 3-1 3-2	Assessed Value 63,000 132,272
								Total:	179,865	Total:	179,865	Total:	179,865	Total:	195,272	

EXEMPTIONS			OTHER ASSESSMENTS						APPRAISED VALUE SUMMARY						
Year	Type	Description	Amount	Code	Description	Number	Amount	Comm. Int.	Appraised Bldg. Value (Card)	Appraised XF (B) Value (Bldg)	Appraised OB (L) Value (Bldg)	Appraised Land Value (Bldg)	Special Land Value	Total Appraised Parcel Value	Valuation Method:
		Total													

ASSESSING NEIGHBORHOOD										NOTES				
NBHD/SUB										Premier Woodworking and one vacant unit				
NBHD Name										Owner was concerned about taxes going up				
0001/A														
2012 BAA DECREASE														

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
55554	09/16/2009	SP		550		0		Add sprinkler to cooler.	06/27/2006					
55444	09/03/2009	CAC		6,800		0		Install unit in box refrig.						
55376	08/26/2009	EL		320		0		Remove wire above ceiling	4-24-16					
55058	07/14/2009	PL		9,000		0		Install 3-bay sink, 2-bay						
55044	07/10/2009	EL		1,100		0		Run wiring for 240v - 40						
54953	06/23/2009	SN		0		0		Wall sign - "Sofrito Pue"						

LAND LINE VALUATION SECTION																			
B #	Use Code	Use Description		Zone	D	Front	Depth	Units	Unit Price	I. Factor	S.A.	C. Factor	ST. Ix	Adj.	Notes- Adj	Special Pricing	S Adj Fact	Adj. Unit Price	Land Value
1	379	Light MFG		B2		12		0.50	AC	125,000.00	1.6000	C		0.90	2000	1.00		1.00	90,000
		Total Card Land Units:				0.50		AC	Parcel Total Land Area:	0.5 AC								Total Land Value:	90,000

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)								
Element	Cd.	Ch.	Description			Element	Cd.	Ch.	Description		
Style	70		Manufacturing								
Model	96		Ind/Comm								
Grade	53		.95								
Stories	1.0	✓									
Occupancy	2	✓									
Exterior Wall 1	20		Brick ✓								
Exterior Wall 2	15		Concr/Cinder ✓								
Roof Structure	01		Flat ✓								
Roof Cover	00		Typical ✓								
Interior Wall 1	10		Painted Block								
Interior Wall 2											
Interior Floor 1	03		Concrete	Adj. Base Rate:			32.31				
Interior Floor 2											
Heating Fuel	10		Other								
Heating Type	04		Forced Hot Air								
AC Type	02		Combined								
Finished %	30										
Bldg Use	379		Light MFG								
Total Bedrooms	0										
Total Baths											
Num Fixtures	0										
Total Rooms	8										
Basement %	100										
Heat/AC	2		Combined								
Frame Type	3		Steel								
Baths/Plumbing	02		Average								
Common Wall	F		None								
Wall Height	12										
Perimeter	238										

## 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
SPR1	Sprinklers-Wet			B	6,108	2.00	1981		2		100	8,550

## BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BAS	First Floor	6,108	6,108	6,108	32.31	197,346
	Ttl. Gross Liv/Lease Area:	6,108	6,108	6,108		197,346

