

Property Location: 1 MAIN ST.

MAP ID: 29 / 56/PT /

Bldg Name:

State Use: 240

Vision ID: 8473

Account #8473

Bldg #: 1 of 1

Sec #: 1 of 1

1 Card 1 of 1

Print Date: 05/05/2015 16:09

CURRENT OWNER		TOPO.	UTILITIES	STRT/ROAD	LOCATION	CURRENT ASSESSMENT				6043 EAST HARTFORD, CT VISION								
ANDREO LOREN		A Good	1 All	1 Paved		Description	Code	Appraised Value	Assessed Value									
4 MAIN STREET						COM LAND	2-1	85,000	59,500									
EAST HARTFORD, CT 06118						COM BLDG	2-2	466,470	326,530									
Additional Owners:						COM OUTBL	2-5	24,000	16,800									
SUPPLEMENTAL DATA						Total				575,470	402,830							
Other ID: 3150-0001 Homeowner Cr Census 5108 VCS 3401 # Units 1 Class Com GIS ID:						Locn Suffix Zoning B-1 Res Area 0 Non Res Area 1161 Lot Size .5 ASSOC PID#												
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	q/u	v/i	SALE PRICE	V.C.	PREVIOUS ASSESSMENTS (HISTORY)										
ANDREO LOREN		447/170	01/01/1900	Q	V	0	NC	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value					
								2014	2-1	59,500	2013	2-1	59,500					
								2014	2-2	326,530	2013	2-2	326,529					
								2014	2-5	16,800	2013	2-5	16,800					
Total:								402,830	Total:	402,829	Total:	402,829						
EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor										
Year	Type	Description	Amount	Code	Description	Number	Amount	Comm. Int.	APPROAISED VALUE SUMMARY									
Total:								Appraised Bldg. Value (Card)				470,170						
								Appraised XF (B) Value (Bldg)				0						
								Appraised OB (L) Value (Bldg)				24,000						
								Appraised Land Value (Bldg)				85,000						
								Special Land Value				0						
								Total Appraised Parcel Value				575,470						
								Valuation Method:				1						
								Adjustment:				0						
								Net Total Appraised Parcel Value				575,470						
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				
E-15-79	02/25/2015	EL	Electric	700		0		Relocation of receptacles	05/23/2006			TM	63	Verified				
565610	01/03/2010	FR		0		0		1/3/10 - M.S. - Car into b										
49348	06/25/2007	SN		0		0		Temporary banner for fi										
49347	06/21/2007	BLD		0		0		Temporary tent (20' x 20')										
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	240	Restaurant	B1				0.50 AC	125,000.00	1.6000	C	1.00	3401	0.85			1.00		85,000
Total Card Land Units: 0.50 AC Parcel Total Land Area: 0.5 AC																Total Land Value: 85,000		

Property Location: 1 MAIN ST

MAP ID: 29 / 56/PT /

Bldg Name:

State Use: 240

Vision ID: 8473

Account #8473

Bldg #: 1 of 1 Sec #: 1 of 1 Card 1 of 1

Print Date: 05/05/2015 16:09

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	48		Fast Food				
Model	94		Comm/Ind				
Grade	55		1.00				
Stories	1.0						
Occupancy	1						
Exterior Wall 1	15		Concr/Cinder				
Exterior Wall 2	16		Stucco/Wood				
Roof Structure	01		Flat				
Roof Cover	04		Tar & Gravel				
Interior Wall 1	05		Drywall				
Interior Wall 2							
Interior Floor 1	08		Mixed Tile ✓				
Interior Floor 2							
Heating Fuel	03		Gas				
Heating Type	04		Forced Hot Air				
AC Type	02		Combined				
Finished %	100						
Bldg Use	240		Restaurant				
Total Bedrooms	0						
Total Baths	2						
Num Fixtures	2						
Total Rooms	2						
Basement %	0						
Heat/AC	2		Combined				
Frame Type	3		Steel				
Baths/Plumbing	02		Average				
Common Wall	F		None				
Wall Height	0						
Perimeter	142						

MIXED USE		
Code	Description	Percentage
240	Restaurant	100

COST/MARKET VALUATION	
Adj. Base Rate:	168.41
Replace Cost	474,916
AYB	2011
EYB	2010
Dep Code	G
Remodel Rating	
Year Remodeled	
Dep %	1
Functional Obslnc	
External Obslnc	
Cost Trend Factor	1
Condition	
% Complete	
Overall % Cond	99
Apprais Val	470,170
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
PAV1	Paving	AS	Asphalt	L	16,000	3.00	1975	C			50	24,000

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BAS	First Floor	2,820	2,820	2,820	168.41	474,916
Ttl. Gross Liv/Lease Area:		2,820	2,820	2,820		474,916

