

Property Location 1 HIGH ST  
Vision ID 6422

Account # 6422

Map ID 20 / 18 /

Bldg # 1

Bldg Name  
Sec # 1 of 1

Card # 1 of 1

State Use 100  
Print Date 05-18-2022 2:51:07 P

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				6043 EAST HARTFORD, CT  <b>VISION</b>							
CAMPUS REALTY LLC		A Good	1 All	1 Paved		Description	Code	Appraised	Assessed								
1 RIVERSIDE DRIVE						VAC RS LN	5-1	56,070	39,250								
EAST HARTFORD CT 06118		<b>SUPPLEMENTAL DATA</b> Alt Prcl ID 2340-0001 Homeown Census 5108 VCS 1409 # Units 3 Class Res GIS ID Locn Suffix Zoning B-2 Res Area 2792 Non Res A 0 Lot Size .23 Assoc Pid#															
						Total		56,070	39,250								
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)									
CAMPUS REALTY LLC		3263 0308	09-01-2011	U	I	160,000	B00	Year	Code	Assessed	Year	Code	Assessed				
ONE HIGH STREET L L C		2688 0219	01-13-2006	U	I	0	B03	2021	5-1	39,250	2019	1-1	29,740				
VIGGIANO JOSEPH M		2660 0052	11-10-2005	Q	I	5,000	A00				2018	1-3	93,240				
VIGGIANO YOLANDA		2660 0051	11-10-2005	U	I	16,000	B01										
VIGGIANO YOLANDA & JOSEPH		2660 0050	11-10-2005	U	I	0	B11	Total		39,250	Total		122,980				
								Total		39,250	Total		122,980				
EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor									
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int									
Total			0.00														
ASSESSING NEIGHBORHOOD								APPROAISED VALUE SUMMARY									
Nbhd	Nbhd Name		B	Tracing		Batch		Appraised Bldg. Value (Card)				0					
0001								Appraised Xf (B) Value (Bldg)				0					
								Appraised Ob (B) Value (Bldg)				0					
								Appraised Land Value (Bldg)				56,070					
								Special Land Value				0					
								Total Appraised Parcel Value				56,070					
								Valuation Method				C					
								Total Appraised Parcel Value				56,070					
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY									
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result			
B-20-1164	01-12-2021	DM	Demolish	25,750		0	10-01-2021	Demolition	10-01-2021	AK	2		63	Verified			
									10-01-2021	MVS	3		50	Data Mailer - Change			
LAND LINE VALUATION SECTION																	
B	Use Code	Description	Zone	Land Type	Land Units	Unit Price	Size Adj	Site Index	Cond.	Nbhd.	Nbhd. Adj	Notes	Location Adjustment	Adj Unit P	Land Value		
1	100	Vacant	B2		0.250 AC	80,258.00	3.10493	5	1.00	14	0.900		1.0000		56,070		
Total Card Land Units					0.2500 AC	Parcel Total Land Area					0.2500	Total Land Value					56,070

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Sec # 1 of 1

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State Use 100  
Print Date

CONSTRUCTION DETAIL						CONSTRUCTION DETAIL (CONTINUED)					
Element	Cd	Description	Element	Cd	Description						
Style	99	Vacant	% Semi FBM								
Model	00		% Attic Fin								
Grade:			Unfin %								
Stories			<b>CONDO DATA</b>								
Occupancy			Parcel Id	C	Owne						
Exterior Wall 1				B	S						
Exterior Wall 2			Adjust Type	Code	Description						
Roof Structure			Condo Flr		Factor%						
Roof Cover			Condo Unit								
Interior Wall 1			<b>COST / MARKET VALUATION</b>								
Interior Wall 2			Building Value New								
Interior Flr 1			Year Built								
Interior Flr 2			Effective Year Built								
Heat Fuel			Depreciation Code								
Heat Type:			Remodel Rating								
AC Type:			Year Remodeled								
Total Bedrooms			Depreciation %								
Full Bthrms:			Functional Obsol								
Half Baths:			External Obsol								
Extra Fixtures			Trend Factor								
Total Rooms:			Condition								
Bath Style:			Condition %								
Kitchen Style:			Percent Good								
Num Kitchens			RCNLD								
Fireplaces			Dep % Ovr								
Extra Openings			Dep Ovr Comment								
Prefab Fpl(s)			Misc Imp Ovr								
% Basement			Misc Imp Ovr Comment								
Bsmt Garage(s)			Cost to Cure Ovr								
% Fin Bsmt			Cost to Cure Ovr Comment								
% Rec Room											
% Semi FBM											
% Attic Fin											
<b>OB - OUTBUILDING &amp; YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)</b>											
Code	Description	L/B	Units	Unit Price	Yr Blt	Cond. Cd	% Gd	Grade	Grade Adj.	Appr. Value	
<b>BUILDING SUB-AREA SUMMARY SECTION</b>											
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value					
Ttl Gross Liv / Lease Area		0	0	0		0					

No Sketch





Property Location 1 HIGH ST  
Vision ID 6422

Account # 6422

Map ID 20/18/1

Bldg # 1

Bldg Name

Sec # 1 of 1

Card # 1 of 1

State Use 109

Print Date 11-16-2021 11:10:54

CURRENT OWNER		TOPO	UTILITIES	STRT/ROAD	LOCATION	CURRENT ASSESSMENT				6043 EAST HARTFORD, CT <b>VISION</b>							
CAMPUS REALTY LLC		A Good	1 All	1 Paved		Description	Code	Appraised	Assessed								
1 RIVERSIDE DRIVE						VAC RS LN	5-1	42,480	29,740								
EAST HARTFORD CT 06118		<b>SUPPLEMENTAL DATA</b>															
		Alt Prcl ID 2340-0001		Locn Suffix													
		Homeown		Zoning B-2													
		Census 5108		Res Area 2792													
		VCS 1409		Non Res A 0													
		# Units 3		Lot Size .23													
		Class Res		Assoc Pid#													
		GIS ID															
						Total				42,480	29,740						
<b>RECORD OF OWNERSHIP</b>		<b>BK-VOL/PAGE</b>	<b>SALE DATE</b>	<b>Q/U</b>	<b>VI</b>	<b>SALE PRIC</b>	<b>VC</b>	<b>PREVIOUS ASSESSMENTS (HISTORY)</b>									
CAMPUS REALTY LLC		3263 0308	09-01-2011	U	I	160,000	B00	Year	Code	Assessed	Year	Code	Assessed V	Year	Code	Assessed	
ONE HIGH STREET LLC		2688 0219	01-13-2006	U	I	0	B03	2019	1-1	29,740	2018	1-1	29,740	2017	1-1	29,740	
VIGGIANO JOSEPH M		2660 0052	11-10-2005	Q	I	5,000	A00		1-3	93,240		1-3	93,240		1-3	93,240	
VIGGIANO YOLANDA		2660 0051	11-10-2005	U	I	16,000	B01										
VIGGIANO YOLANDA & JOSEPH		2660 0050	11-10-2005	U	I	0	B11										
								Total	122,980		Total	122,980		Total	122,980		
<b>EXEMPTIONS</b>				<b>OTHER ASSESSMENTS</b>				This signature acknowledges a visit by a Data Collector or Assessor									
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int									
		Total	0.00														
<b>ASSESSING NEIGHBORHOOD</b>																	
Nbhd	Nbhd Name		B	Tracing		Batch											
0001																	
<b>NOTES</b>																	
2 TO 3 FAMILY, SKETCH REVISION REVAL 201																	
1. CORR LAND, DEL 16SF WDK, 2016 REVAL.																	
DEMO, 2021 REVAL.																	
		5/18/22 ✓ Act. already land - Need Picture - next to Carriage Court Dr. - next to 339 Main St															
<b>BUILDING PERMIT RECORD</b>		<b>VISIT / CHANGE HISTORY</b>															
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result			
B-20-1164	01-12-2021	DM	Demolish	25,750		0	10-01-2021	Demolition	10-01-2021	AK	2		63	Verified			
<b>LANDLINE VALUATION SECTION</b>																	
B	Use Code	Description	Zone	Land Type	Land Units	Unit Price	Size Adj	Site Index	Cond.	Nbhd.	Nbhd. Adj	Notes		Location Adjustment	Adj Unit P	Land Value	
1	100	Vacant	B2		0.250 AC	60,802.00	3.10489	5	1.00	14	0.900			1.0000		42,480	
Total Card Land Units					0.2500 AC	Parcel Total Land Area					0.2500	Total Land Value					42,480

State Use 109  
Print Date

No Sketch

<b>BUILDING SUB-AREA SUMMARY SECTION</b>						
<b>Code</b>	<b>Description</b>	<b>Living Area</b>	<b>Floor Area</b>	<b>Elf Area</b>	<b>Unit Cost</b>	<b>Undeprec Value</b>
	Ttl Gross Liv / Lease Area	0	0	0		



6422 03/22/2016



Property Location 1 HIGH ST  
Vision ID 6422

Account # 6422

Map ID 20/18/1

Bldg # 1

Bldg Name  
Sec # 1 of 1

Card # 1 of 1

State Use 102  
Print Date 11/16/2021 10:16:07

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				6043 EAST HARTFORD, CT  <b>VISION</b>							
CAMPUS REALTY LLC		A Good	1 All	1 Paved		Description	Code	Appraised	Assessed								
1 RIVERSIDE DRIVE						RES LAND	1-1	42,480	29,740								
EAST HARTFORD CT 06118						DWELLING	1-3	133,200	93,240								
						SUPPLEMENTAL DATA											
						Alt Prcl ID 2340-0001		Locn Suffix									
						Homeown		Zoning B-2									
						Census 5108		Res Area 2792									
						VCS 1409		Non Res A 0									
						# Units 3		Lot Size .23									
						Class Res											
						GIS ID		Assoc Pid#									
						Total		175,680		122,980							
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	QU	VI	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)									
CAMPUS REALTY LLC		3263 0308	09-01-2011	U	I	160,000	B00	Year	Code	Assessed	Year	Code	Assessed V	Year	Code	Assessed	
ONE HIGH STREET L L C		2688 0219	01-13-2006	U	I	0	B03	2019	1-1	29,740	2018	1-1	29,740	2017	1-1	29,740	
VIGGIANO JOSEPH M		2660 0052	11-10-2005	Q	I	5,000	A00		1-3	93,240		1-3	93,240		1-3	93,240	
VIGGIANO YOLANDA		2660 0051	11-10-2005	U	I	16,000	B01										
VIGGIANO YOLANDA & JOSEPH		2660 0050	11-10-2005	U	I	0	B11										
						Total		122,980		Total		122,980		Total		122,980	
EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor									
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int									
		Total		0.00													
ASSESSING NEIGHBORHOOD																	
Nbhd		Nbhd Name		B		Tracing		Batch									
0001																	
NOTES																	
2 TO 3 FAMILY, SKETCH REVISION REVAL 201																	
1.CORR LAND, DEL 16SF WDK, 2016 REVAL.																	
APPAISED VALUE SUMMARY																	
Appraised Bldg. Value (Card) 133,200																	
Appraised Xf (B) Value (Bldg) 0																	
Appraised Ob (B) Value (Bldg) 0																	
Appraised Land Value (Bldg) 42,480																	
Special Land Value 0																	
Total Appraised Parcel Value 175,680																	
Valuation Method C																	
Total Appraised Parcel Value 175,680																	
BUILDING PERMIT RECORD																	
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result			
B-20-1164	01-12-2021	DM	Demolish	25,750		0		Demolition	05-31-2016	MD			01	Measure - No Entry-NOH			
									05-31-2016	MD			10	Send Callback Letter			
									09-21-2011	JW	3	3	00	Measure & Listed			
									11-07-2005	GD			62	Estimated			
LAND LINE VALUATION SECTION																	
B	Use Code	Description	Zone	Land Type	Land Units	Unit Price	Size Adj	Site Index	Cond.	Nbhd.	Nbhd. Adj	Notes	Location Adjustment	Adj Unit P	Land Value		
1	102	Two Family	B2		0.250 AC	60,802.00	3.10489	5	1.00	14	0.900			1.0000	42,480		
Total Card Land Units					0.2500 AC	Parcel Total Land Area					0.2500	Total Land Value					42,480

Property Location 1 HIGH ST  
Vision ID 6422

Account # 6422

Map ID 20 / 18 / 1

Bldg # 1

Bldg Name  
Sec # 1 of 1

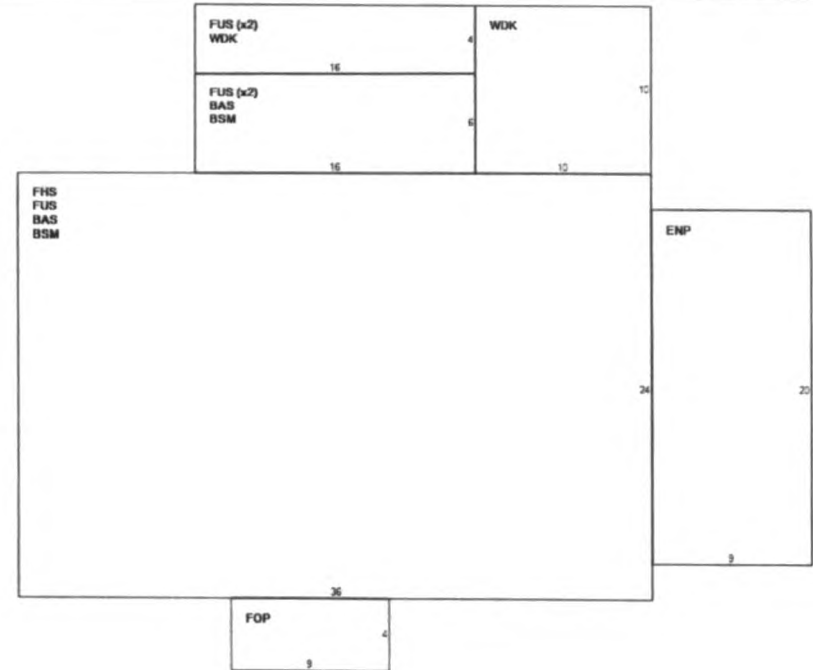
Card # 1 of 1

State Use 102  
Print Date

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	11	Multi Family	% Semi FBM	0	
Model	01	Residential	% Attic Fin	0.00	
Grade:	55	1.00	Unfin %	0	
Stories	2.5		CONDO DATA		
Occupancy	2		Parcel Id		C
Exterior Wall 1	14	Wood Shingle			Owne
Exterior Wall 2					B
Roof Structure	03	Gable	Adjust Type		Description
Roof Cover	03	Asphalt	Condo Flr		Factor%
Interior Wall 1	03	Plaster	Condo Unit		
Interior Wall 2			COST / MARKET VALUATION		
Interior Flr 1	12	Hardwood	Building Value New		204,920
Interior Flr 2			Year Built		1928
Heat Fuel	04	Electric	Effective Year Built		1981
Heat Type:	07	Elec Baseboard	Depreciation Code		A
AC Type:	01	None	Remodel Rating		
Total Bedrooms	5		Year Remodeled		1989
Full Bthrms:	3		Depreciation %		35
Half Baths:	0		Functional Obsol		
Extra Fixtures	0		External Obsol		
Total Rooms:	10		Trend Factor		1
Bath Style:	02	Average	Condition		
Kitchen Style:	02	Average	Condition %		
Num Kitchens	2		Percent Good		65
Fireplaces	1		RCNLD		133,200
Extra Openings	0		Dep % Ovr		
Prefab Fpl(s)	0		Dep Ovr Comment		
% Basement	100		Misc Imp Ovr		
Bsmt Garage(s)			Misc Imp Ovr Comment		
% Fin Bsmt	0		Cost to Cure Ovr		
% Rec Room	0		Cost to Cure Ovr Comment		
% Semi FBM	0				
% Attic Fin	0.00				

OB - OUTBUILDING & YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)										
Code	Description	L/B	Units	Unit Price	Yr Blt	Cond. Cd	% Gd	Grade	Grade Adj.	Appr. Value

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	960	960	960	64.54	61,960
BSM	Basement	0	960	288	19.36	18,588
ENP	Enclosed Porch	0	180	72	25.82	4,647
FHS	Finished 75%	648	864	648	48.41	41,823
FOP	Open Porch	0	36	7	12.55	452
FUS	Finished Upper Story	1,184	1,184	1,184	64.54	76,417
WDK	Deck	0	164	16	6.30	1,033
Ttl Gross Liv / Lease Area		2,792	4,348	3,175		204,920



6422 03/22/2016

February 04, 2020

Town of East Hartford

Inspections and Permits Department

740 Main Street

East Hartford, CT 06108

ATT: Mr. Gregory Grew AIA, Building Official

Re: Notice of intent to demolish

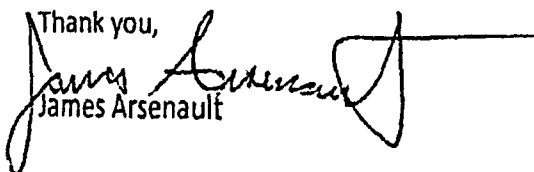
Dear Mr. Grew,

Please be advised Goodwin University is the owner of the following properties 351 Main Street, 339 Main Street and 1 High Street that were built 50 plus years ago and would fall under East Hartford's Historical Building Ordinance notification requirements.

Please accept this letter as official notification of our intentions to seek a Demolition Permit for this work as soon as the notification period is satisfied. Goodwin University will provide any other documentation it has in its possession should you require.

Please contact James Arsenault Project Manager with Any questions or concerns (860-913-2307)

Thank you,

  
James Arsenault

Goodwin University

351 Main Street

East Hartford, CT 06108

[jarsenault@goodwin.edu](mailto:jarsenault@goodwin.edu)

860-913-2307



State of Connecticut  
**TOWN OF EAST HARTFORD**  
740 Main Street East Hartford, CT 06810



Permit No. **B-20-1164**

No. of Units:

## PERMIT TO BUILD

FEE PAID: 405

DATE ISSUED: January 12, 2021

This may certify that **Robert Tabacco** has permission to erect, alter or demolish a building on **1 HIGH ST** as follows:

### Demolition

provided that the person accepting this permit shall in every respect conform to the terms of the application therefore on file in this office, and to the applicable provisions of the Connecticut State Building Code. All permits approved are subject to inspections performed by a representative of this department and must be requested by the applicant. All permit costs and/or fees are subject to audit.

Contractor Name:

Phone:

Address:

PLUMBING
U.G.
ROUGH
FINAL

ELECTRICAL
SERVICE
ROUGH
FINAL
FIRE DEPARTMENT
MECHANICAL/HVAC

NOTE: The recipient of this permit accepts this permit on the condition that, as owner or as agent of the owner, he/she agrees to comply with all Building & Zoning Regulations of the Town of East Hartford & Statutes of the State of Connecticut regarding the use, occupancy & type of building to be constructed, added to, demolished, or altered. The recipient also agrees that this building is to be located the proper distance from all street lines, side yard lines & required distances from all other zones & is located in a zone in which the building & its use is allowed. Additional conditions listed below:

Comments:

Restrictions:

BUILDING
ROUGH
INSULATION
FINAL
FOUNDATION
FOOTING
FOUNDATION

*Milton Gregory Grew*

Milton Gregory Grew, AIA  
Director of Inspections & Permits / Building Official

Date: January 12, 2021

All permit costs and/or fees are subject to audit.

This Card Must Be Displayed In a Conspicuous Place on the Premises  
and Not Torn Down or Removed

Call (860) 291-7340 For Inspection



James Arsenault

---

**From:** Greg Grew <mggrew@easthartfordct.gov>  
**Sent:** Thursday, January 30, 2020 6:19 PM  
**To:** James Arsenault  
**Subject:** Re: Demo

CAUTION: This email originated from outside your organization. Exercise caution when opening attachments or clicking links, especially from unknown senders.

I don't see a problem with bundling the properties into one notice of intent for the historical commission.

MILTON GREGORY GREW, AIA  
Director of Inspections & Permits  
(Building / Zoning / Property Maint.)



*Town of*  
**EAST HARTFORD**  
CONNECTICUT

Town Hall  
740 Main Street  
East Hartford, CT 06108  
Direct (860) 291-7345  
Mobile (860) 874-8034  
<http://www.easthartfordct.gov/inspections-and-permits>

---

**From:** James Arsenault <JArsenault@goodwin.edu>  
**Sent:** Thursday, January 30, 2020 5:51 PM  
**To:** Greg Grew <mggrew@easthartfordct.gov>  
**Subject:** Re: Demo

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.
---

Greg

All of the proposed demo properties I inquired about are old enough to be approved by the Town Historical Commission.

Question

I will send a letter of demolition intent for all properties and if the project won't be able to happen is that a problem?

If you want we can discuss the details over lunch and I will show you the proposed plan of development. Lunch is my treat.

Jim

On Jan 28, 2020 1:41 PM, James Arsenault <JArsenault@goodwin.edu> wrote:

I was told by an environmental contractor I hadn't heard about it and that's why I'm checking with you to see.

Thanks Greg

James Arsenault

---

**From:** Bruce Cohen <BCohen@easthartfordct.gov>  
**Sent:** Wednesday, February 05, 2020 1:34 PM  
**To:** James Arsenault  
**Subject:** Re: Historical Demo

CAUTION: This email originated from outside your organization. Exercise caution when opening attachments or clicking links, especially from unknown senders.

Thanks

Sent from my iPhone

On Feb 5, 2020, at 9:10 AM, James Arsenault <JArsenault@goodwin.edu> wrote:

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hi Greg

I have attached a notice of intent to demo 3 structures located on Main Street and High Street, the addresses are as follows;

351 Main Street

339 Main Street

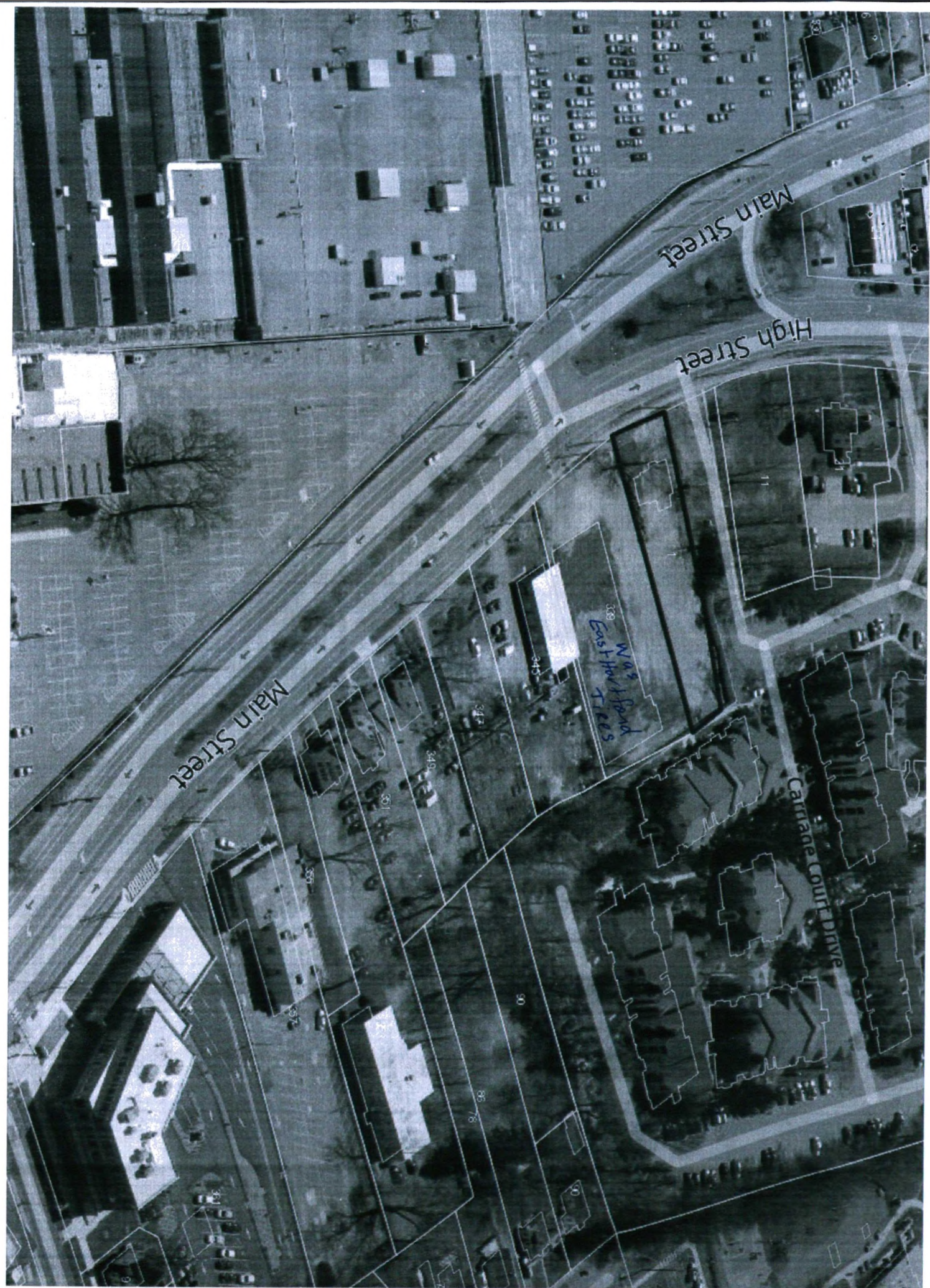
1 High Street

Thanks

Jim Arsenault

<mime-attachment>







State Use 102  
Print Date

CURRENT OWNER				TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT															
CAMPUS REALTY LLC  1 RIVERSIDE DRIVE  EAST HARTFORD CT 06118				A Good	1	All	1	Paved			Description	Code	Appraised		Assessed		6043  EAST HARTFORD, CT  <b>VISION</b>										
											RES LAND	1-1	42,480		29,740												
											DWELLING	1-3	133,200		93,240												
SUPPLEMENTAL DATA																											
Alt Prcl ID 2340-0001 Homeown Census 5108 VCS 1409 # Units 3 Class Res GIS ID						Locn Suffix Zoning B-2 Res Area 2792 Non Res A 0 Lot Size .23  Assoc Pid#																					
Total												175,680		122,980													
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)											
CAMPUS REALTY LLC				3263 0308		09-01-2011		U		I		160,000		B0		Year	Code	Assessed	Year	Code	Assessed V	Year	Code	Assessed			
ONE HIGH STREET L L C				2688 0219		01-13-2006		U		I		0		B0		2019	1-1 1-3	29,740 93,240	2018	1-1 1-3	29,740 93,240	2017	1-1 1-3	29,740 93,240			
VIGGIANO JOSEPH M				2660 0052		11-10-2005		Q		I		5,000		A0													
VIGGIANO YOLANDA				2660 0051		11-10-2005		U		I		16,000		B0													
VIGGIANO YOLANDA & JOSEPH				2660 0050		11-10-2005		U		I		0		B1		Total		122,980		Total		122,980		Total		122,980	
EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor																			
Year	Code	Description		Amount		Code	Description		Number		Amount		Comm Int														
Total				0.00																							
ASSESSING NEIGHBORHOOD																APPRAISED VALUE SUMMARY											
Nbhd		Nbhd Name				B		Tracing				Batch		Appraised Bldg. Value (Card)								133,200					
0001														Appraised Xf (B) Value (Bldg)								0					
														Appraised Ob (B) Value (Bldg)								0					
														Appraised Land Value (Bldg)								42,480					
														Special Land Value								0					
														Total Appraised Parcel Value								175,680					
														Valuation Method								C					
														Total Appraised Parcel Value								175,680					
NOTES																											
2 TO 3 FAMILY, SKETCH REVISION REVAL 201																											
1.CORR LAND, DEL 16SF WDK, 2016 REVAL.																											
9/17/21 BJR permit complete Demo complete																											
BUILDING PERMIT RECORD																VISIT / CHANGE HISTORY											
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments		Date	Id	Type	Is	Cd	Purpost/Result												
B-20-1164	01-12-2021	DM	Demolish	25,750		0100		Demolition		05-31-2016	MD			01	Measure - No Entry-NOH												
										05-31-2016	MD			10	Send Callback Letter												
										09-21-2011	JW	3	3	00	Measure & Listed												
										11-07-2005	GD			62	Estimated												
LAND LINE VALUATION SECTION																											
B	Use Code	Description	Zone	Land Type	Land Units	Unit Price	Size Adj	Site Index	Cond.	Nbhd.	Nbhd. Adj	Notes		Location Adjustment		Adj Unit P	Land Value										
1	102	Two Family	B2		0.250 AC	60,802	3.10489	5	1.00	14	0.900					1.0000	42,480										
Total Card Land Units					0 AC	Parcel Total Land Area 0					Total Land Value					42,480											

Property Location 1 HIGH ST  
 Vision ID 6422

Account # 6422

Map ID 20/ 18/ /

Bldg # 1

Bldg Name  
 Sec # 1 of 1

Card # 1 of 1

State Use 102  
 Print Date

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	11	Multi Family	% Semi FBM	0	
Model	01	Residential	% Attic Fin	0.00	
Grade:	55	1.00	Unfin %	0	
Stories	2.5				
Occupancy	2				
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
Roof Structure	03	Gable			
Roof Cover	03	Asphalt			
Interior Wall 1	03	Plaster			
Interior Wall 2					
Interior Flr 1	12	Hardwood			
Interior Flr 2					
Heat Fuel	04	Electric			
Heat Type:	07	Elec Baseboard			
AC Type:	01	None			
Total Bedrooms	5				
Full Bthrms:	3				
Half Baths:	0				
Extra Fixtures	0				
Total Rooms:	10				
Bath Style:	02	Average			
Kitchen Style:	02	Average			
Num Kitchens	2				
Fireplaces	1				
Extra Openings	0				
Prefab Fpl(s)	0				
% Basement	100				
Bsmt Garage(s)					
% Fin Bsmt	0				
% Rec Room	0				
% Semi FBM	0				
% Attic Fin	0.00				

CONDO DATA			
Parcel Id		C	Owne
		B	S
Adjust Type	Code	Description	Factor%
Condo Flr			
Condo Unit			

COST / MARKET VALUATION	
Building Value New	204,920
Year Built	1928
Effective Year Built	1981
Depreciation Code	A
Remodel Rating	
Year Remodeled	1989
Depreciation %	35
Functional Obsol	
External Obsol	
Trend Factor	1
Condition	
Condition %	
Percent Good	65
RCNLD	133,200
Dep % Ovr	
Dep Ovr Comment	
Misc Imp Ovr	
Misc Imp Ovr Comment	
Cost to Cure Ovr	
Cost to Cure Ovr Comment	

OB - OUTBUILDING & YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)										
Code	Description	L/B	Units	Unit Price	Yr Blt	Cond. Cd	% Gd	Grade	Grade Adj.	Appr. Value

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	960	960	960	64.54	61,960
BSM	Basement	0	960	288	19.36	18,588
ENP	Enclosed Porch	0	180	72	25.82	4,647
FHS	Finished 75%	648	864	648	48.41	41,823
FOP	Open Porch	0	36	7	12.55	452
FUS	Finished Upper Story	1,184	1,184	1,184	64.54	76,417
WDK	Deck	0	164	16	6.30	1,033
Ttl Gross Liv / Lease Area		2,792	4,348	3,175		204,920

FUS (x2) WDK	4	WDK	10
FUS (x2) BAS BSM	6		
FHS FUS BAS BSM		ENP	
FOP	4		



6422 03/22/2016