

Property Location: 10 KING CT

Vision ID: 7484

MAP ID: 10 / 141 /

Account # 7484

Bldg #: 1 of 1

Bldg Name:

Sec #: 1 of 1 Card 1 of 1

State Use: 104

Print Date: 05/05/2015 14:57

CURRENT OWNER GOODWIN COLLEGE KING COURT ONE RIVERSIDE DR EAST HARTFORD, CT 06118 Additional Owners:	TOPO.		UTILITIES		STRT/ROAD		LOCATION		CURRENT ASSESSMENT				6043 EAST HARTFORD, CT
	A Good	1 All	1 Paved						Description	Code	Appraised Value	Assessed Value	
								RES LAND DWELLING	1-1 1-3	40,950 146,621	28,670 102,630		
SUPPLEMENTAL DATA													
Other ID: 2770-0010								Locn Suffix					
I Homeowner Cr								Zoning R-4					
Census 5106								Res Area 3300					
VCS 1603								Non Res Area 0					
# Units 4								Lot Size .44					
Class RES								ASSOC PID#					
GIS ID:									Total	187,571	131,300		

RECORD OF OWNERSHIP			BK-VOL/PAGE	SALE DATE	q/u	v/t	SALE PRICE	V.C.	PREVIOUS ASSESSMENTS (HISTORY)						
GOODWIN COLLEGE KING COURT LLC			3482/ 49	07/31/2014	U	I	3,200,000	B25	Yr. 2014	Code 1-1	Assessed Value 28,670	Yr. 2013	Code 11	Assessed Value 28,670	
II HOUSING AUTHORITY/TOWN OF E HTFD			169/ 454	05/18/1950	U	I		0	2014	1-3	102,630	2013	13	102,420	2012
II HOUSING AUTHORITY/TOWN OF E HTFD			1/ 1	01/01/1900	Q	V		0	NC						
									Total:		131,300	Total:	131,090	Total:	131,090

EXEMPTIONS			OTHER ASSESSMENTS						APPRaised VALUE SUMMARY					
Year	Type	Description	Amount	Code	Description	Number	Amount	Comm. Int.	Appraised Bldg. Value (Card)		146,320			
									Appraised XF (B) Value (Bldg)		0			
									Appraised OB (L) Value (Bldg)		0			
									Appraised Land Value (Bldg)		40,950			
									Special Land Value		0			
									Total Appraised Parcel Value		187,571			
									Valuation Method:		0			
									Adjustment:		0			
									Net Total Appraised Parcel Value		187,571			

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
									01/06/2006		JJ	62	Estimated	
									4/19/2016		M.D.	OJ		

LAND LINE VALUATION SECTION														Notes- Adj			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	104	Four Family	R4		127		0.44	AC	60,802.00	1.9131	5		1.00	16	0.80				1.00		40,950
Total Card Land Units:								0.44	AC	Parcel Total Land Area:	0.44	AC								Total Land Value:	40,950

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)			FLOOR PLAN & COMMENTS		
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description	
Style	11		Multi Family ✓	% Attic Fin	0			
Model	01		Residential	Unfin %	0			
Grade	53		.95	Int vs. Ext	2		Same	
Stories	2.0 ✓			Framing	1		Wood Joist	
Occupancy	4 ✓			MIXED USE				
Exterior Wall 1	20		Brick ✓	Code	Description		Percentage	
Exterior Wall 2				104	Four Family		100	
Roof Structure	04		Hip ✓	COST/MARKET VALUATION				
Roof Cover	00		Typical Asphalt ✓	Adj. Base Rate:	58.98			
Interior Wall 1	05		Drywall	Replace Cost	225,110			
Interior Wall 2				AYB	1950			
Interior Flr 1	12		Hardwood	EYB	1976			
Interior Flr 2				Dep Code	A			
Heat Fuel	40		Other Gas ✓	Remodel Rating				
Heat Type	05		Hot Water ✓	Year Remodeled				
AC Type	01		None ✓	Dep %	35			
Total Bedrooms	8			Functional ObsInc				
Full Bthrms	4			External ObsInc				
Half Baths	0			Cost Trend Factor	1			
Extra Fixtures	0			Condition				
Total Rooms	16			% Complete				
Bath Style	02		Average	Overall % Cond	65			
Kitchen Style	02		Average	Apprais Val	146,320			
Num Kitchens	4			Dep % Ovr	0			
Fireplaces	0			Dep Ovr Comment				
Extra Openings	0			Misc Imp Ovr	0			
Prefab Fpl(s)	0			Misc Imp Ovr Comment				
% Basement	100			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

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BAS	First Floor	1,650	1,650	1,650	58.98	97,310
BSM	Basement	0	1,650	495	17.69	29,193
FOP	Open Porch	0	112	22	11.58	1,297
FUS	Finished Upper Story	1,650	1,650	1,650	58.98	97,310
Ttl. Gross Liv/Lease Area:		3,300	5,062	3,817		225,110

Keep
Top

CH CK ✓

FOP

28 ✓ 4 ✓ 25 ✓

66 ✓

Diagram showing a house with a front entrance, a porch, and a deck area.

