

1-5 Jaidee Dr
Parcel# 7095 sc 2570-0001
ct 5106
VCS 1502 Lot 36/37 Map 11

Acnt 0017431 1-36 Jaidee Dr Assoc Ltd Ptnshp
Vol 1798 C/O Millennium Real Estate Services
Page 154 P O Box 973
Prfx Rocky Hill CT 06067

File R 1 F
East Hartford Connecticut
Card Summary of 06

Property Location and Identification

Owner of Record

Pricing Control Fields

Assessment District

Appraised				Assessed	
Card	#	Building	Out Building	Building	Out Building
01	1	942,800	0	659,960	0
02	1	816,770	0	571,740	0
03	1	530,210	0	371,150	0
04	1	375,560	0	262,890	0
05	1	816,770	0	571,740	0
06	1	375,560	0	262,890	0
Tot	6	3,857,670	0	2,700,370	0

Income Summary

Year 2009
Primary Use 07-Apts-07
Income Method Market

Capitalization 2,375,000
Land/Out Bldg Value 250,000
Bldg Residual 3,857,670
Capitalization Market Corr. 55
Adjusted Appraised Building 2,125,000

Assessor Transaction Information

Listed TM 05/01/2006
Verified Verified 05/01/2006
Action Date L
04/01/2008
Run Date 08/20/2008 08:08
Version 15.20 (Build 9150)
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Additional Owners/Assessment History

2007	1,828,750	1-36 Jaidee Dr Assoc Lt			
2006	1,662,500	1-36 Jaidee Dr Assoc Lt			
2005	826,000	1-36 Jaidee Dr Assoc Lt			No Units
2004	908,600	1-36 Jaidee Dr Assoc Lt			
2003	826,000	1-36 Jaidee Dr Assoc Lt			
2000	595,050	1-36 Jaidee Dr Assoc Lt			
1999	830,950	1-36 Jaidee Dr Assoc Lt			
1998	425,550	Jaidee Drive Associates			Utilities
1997	595,050	Easton Crossing Inc			Street
1992	809,210	F D I C			Topography
1982	809,210	Taft Associates			ALL
1980	340,430	Chamberlain H P & Berna			Paved
					Good

Assessment Change Report

Land 175,000 100
Bldg 651,000 228
OutB 166,250
Total 826,000 201

L Vcs 45,000 556

B Vcs

Cls Listed/Vcs

S/SF

Adj Sp

Sale/SF

Sale/Un

V/M

Sale Date	Qual	Sale Price	Vol	Page	Grantee
12/23/1998	1,100,000	1798	154	1-36 Jaidee Dr Assoc Ltd	
07/21/1998	1,100,000	1763	208	Jaidee Drive Associates L	
07/01/1993	450,000	1456	74	Easton Crossing Inc	
02/11/1981	Y 1,156,000	746	265	Taft Associates	

Frontage	Avg Dep	Dep Fact	Sq Front	Market				Land Class	Land Zone	VCS Land Rate / Market
Front Ref	Classification		Acres/Units	Rate	Sched Val	Condition	Influence			
Units		50	5,000	250,000				250,000	Apt Z/L 65	R-5 690
										45,000
									APPRaisal	Item Count
									250,000	ASSESSMENT
									2,125,000	
									Building 36	1,487,500
									OutBldgs	
LAND SUMMARY TOTALS	Acres	0.00		250,000				250,000	2,375,000	TOTAL 1,662,500

22A-22K Jaidee Dr B #2 Parcel# 7097 SC 2570-0001 CT 5106 VCS 1502 Lot 36/37 Map 11				Acnt Vol Page Prfx				T&U Apts-07 BL 2,465 BP 203.42 Perm 228 CF Wall Ratio 10.81 ABP 203.42				Class 07.55 East Hartford Connecticut		File R 1 F Card 02 Of 06	
Property Location and Identification				Owner of Record				Pricing Control Fields				Assessment District			
1 Type and Use Apts-07 2 Story Height 3 Story 3 Design/Style Conventional 4 Foundation/Basement Full Basement 0.72 5 Fascia Brick + Frame 5a Common Wall 6 Roof Type Hip 6a Roof/Floor System Wood Joist 7 Floor Finish Mixed 8 Interior Finish Drywall Basement Finish None 9 Heating Forced Air 9a Air Conditioning Combined 1.17 10 Plumbing Fixtures +27 Fixtures 1.35 20 Fulll baths 11 Builtins/Other Features Yard Improvementt 0.47 Sprinkler 0.44 Add/Deduct Total 4.15				Principal Building and Addition Description +29+85 14 1 +29-44 14.A 4 +29+44 14.B 14.C 14.D 14.E 14.F 14.G 14.H 14.I 14.J 14.K 14.L 14.M 14.N 14.O				Principal Building Add/Deduct Single Floor Area Price Schedule Value 3S/BR/FR 4.15 2,465 622.71 1,534,980 Sty Description Code 2S/BR/B 320 1,276 287.55 366,916 2S/BR/B 320 1,276 287.55 366,916							
<div style="display: flex; justify-content: space-around; align-items: center;"> <div style="flex: 1; text-align: center;"> <div style="border: 1px solid black; padding: 5px; margin-bottom: 10px;">A-2S/BR/B</div> <div style="border: 1px solid black; padding: 5px; margin-bottom: 10px;">3S/BR/FR</div> <div style="border: 1px solid black; padding: 5px; margin-bottom: 10px;">B-2S/BR/B</div> </div> <div style="flex: 1; text-align: center;"> + </div> </div>				<div style="display: flex; justify-content: space-around; align-items: center;"> <div style="flex: 1; text-align: center;"> <div style="border: 1px solid black; padding: 5px; margin-bottom: 10px;">Assessor Transaction Information</div> <div style="border: 1px solid black; padding: 5px; margin-bottom: 10px;">Listed TM 05/01/2006</div> <div style="border: 1px solid black; padding: 5px; margin-bottom: 10px;">Verified Verified 05/01/2006</div> <div style="border: 1px solid black; padding: 5px; margin-bottom: 10px;">Reviewed</div> <div style="border: 1px solid black; padding: 5px; margin-bottom: 10px;">Action L</div> <div style="border: 1px solid black; padding: 5px; margin-bottom: 10px;">Action Date 08/20/2008 *</div> <div style="border: 1px solid black; padding: 5px; margin-bottom: 10px;">Print Date 08/20/2008 08:08</div> <div style="border: 1px solid black; padding: 5px; margin-bottom: 10px;">Version 15.20 (Build 9150)</div> <div style="border: 1px solid black; padding: 5px; margin-bottom: 10px;">(c) Copyright 1987-2008, SLH Technology, Inc.</div> </div> <div style="flex: 1; text-align: center;"> <div style="border: 1px solid black; padding: 5px; margin-bottom: 10px;">14 Total Schedule Value 2,268,812</div> <div style="border: 1px solid black; padding: 5px; margin-bottom: 10px;">COST/MARKET/CORRELATIVES/APPRaised BUILDING</div> <div style="border: 1px solid black; padding: 5px; margin-bottom: 10px;">15 Class 07.55 16 Repl Val 2,268,812</div> <div style="border: 1px solid black; padding: 5px; margin-bottom: 10px;">16a CF (1.00) 2,268,812</div> <div style="border: 1px solid black; padding: 5px; margin-bottom: 10px;">17 Norm Cond R-Good 94</div> <div style="border: 1px solid black; padding: 5px; margin-bottom: 10px;">18a Market O-Other 38</div> <div style="border: 1px solid black; padding: 5px; margin-bottom: 10px;">18b Market T-I&E</div> <div style="border: 1px solid black; padding: 5px; margin-bottom: 10px;">19 Accrued 36 20 Appraised 816,770</div> </div> </div>											
<div style="display: flex; justify-content: space-around; align-items: center;"> <div style="flex: 1; text-align: center;"> <div style="border: 1px solid black; padding: 5px; margin-bottom: 10px;">Additional Owners/Assessment History</div> <div style="border: 1px solid black; padding: 5px; margin-bottom: 10px;">Year Built 1954</div> <div style="border: 1px solid black; padding: 5px; margin-bottom: 10px;">Additions 1999</div> <div style="border: 1px solid black; padding: 5px; margin-bottom: 10px;">Modernized 1999</div> <div style="border: 1px solid black; padding: 5px; margin-bottom: 10px;">Effective 1980</div> <div style="border: 1px solid black; padding: 5px; margin-bottom: 10px;">No# Units 11</div> <div style="border: 1px solid black; padding: 5px; margin-bottom: 10px;">No# Rooms</div> <div style="border: 1px solid black; padding: 5px; margin-bottom: 10px;">No# Bedrooms</div> <div style="border: 1px solid black; padding: 5px; margin-bottom: 10px;">Utilities</div> <div style="border: 1px solid black; padding: 5px; margin-bottom: 10px;">Street</div> <div style="border: 1px solid black; padding: 5px; margin-bottom: 10px;">Topography</div> <div style="border: 1px solid black; padding: 5px; margin-bottom: 10px;">Total Area</div> <div style="border: 1px solid black; padding: 5px; margin-bottom: 10px;">Res Area</div> <div style="border: 1px solid black; padding: 5px; margin-bottom: 10px;">Non-res Area 0</div> <div style="border: 1px solid black; padding: 5px; margin-bottom: 10px;">All Paved Good</div> <div style="border: 1px solid black; padding: 5px; margin-bottom: 10px;">12,499</div> </div> <div style="flex: 1; text-align: center;"> <div style="border: 1px solid black; padding: 5px; margin-bottom: 10px;">DETACHED GARAGES, OUTBUILDINGS, ALL OTHER & MISC ITEMS</div> <div style="border: 1px solid black; padding: 5px; margin-bottom: 10px;">Units Des Item Code Repl Value Nrm Mrk Accr Appraised Value</div> <div style="border: 1px solid black; padding: 5px; margin-bottom: 10px;">Sale Date Qual Sale Price Vol Page Grantee</div> </div> </div>															
<div style="display: flex; justify-content: space-around; align-items: center;"> <div style="flex: 1; text-align: center;"> <div style="border: 1px solid black; padding: 5px; margin-bottom: 10px;">Land</div> <div style="border: 1px solid black; padding: 5px; margin-bottom: 10px;">Bldg</div> <div style="border: 1px solid black; padding: 5px; margin-bottom: 10px;">OutB</div> <div style="border: 1px solid black; padding: 5px; margin-bottom: 10px;">Totl</div> <div style="border: 1px solid black; padding: 5px; margin-bottom: 10px;">L Vcs</div> <div style="border: 1px solid black; padding: 5px; margin-bottom: 10px;">B Vcs</div> <div style="border: 1px solid black; padding: 5px; margin-bottom: 10px;">Cls Listed/Vcs</div> <div style="border: 1px solid black; padding: 5px; margin-bottom: 10px;">\$/sf</div> <div style="border: 1px solid black; padding: 5px; margin-bottom: 10px;">Adj Sp</div> <div style="border: 1px solid black; padding: 5px; margin-bottom: 10px;">Sale/Sf</div> <div style="border: 1px solid black; padding: 5px; margin-bottom: 10px;">Sale/Un</div> <div style="border: 1px solid black; padding: 5px; margin-bottom: 10px;">V/M</div> <div style="border: 1px solid black; padding: 5px; margin-bottom: 10px;">T</div> </div> <div style="flex: 1; text-align: center;"> <div style="border: 1px solid black; padding: 5px; margin-bottom: 10px;">Apt R-5</div> <div style="border: 1px solid black; padding: 5px; margin-bottom: 10px;">VCS Z/L 65 45,000</div> <div style="border: 1px solid black; padding: 5px; margin-bottom: 10px;">APPRaisal Item Count ASSESSMENT</div> <div style="border: 1px solid black; padding: 5px; margin-bottom: 10px;">Land Building 1 571,740</div> <div style="border: 1px solid black; padding: 5px; margin-bottom: 10px;">Building 1 571,740</div> <div style="border: 1px solid black; padding: 5px; margin-bottom: 10px;">OutBldgs</div> <div style="border: 1px solid black; padding: 5px; margin-bottom: 10px;">816,770 TOTAL 571,740</div> <div style="border: 1px solid black; padding: 5px; margin-bottom: 10px;">816,770</div> </div> </div>															
Frontage Front Ref	Avg Dep Classification	Dep Fact Acres/Units	Eq Front Rate	Sched Val	Condition	Influence	Market	Land Value	Land Class	Land Zone	VCS Land Rate / Market				
LAND SUMMARY TOTALS				Acres											

1-# Jaides Dr B.#6 Parcel# 7099 SC 2570-0001 CT 5106 VCS 1502 Lot 36/37 Map 11			Acnt Vol Page Prfx	T&U Apts-07 BL 2,523 Perm 232 Wall Ratio 10.87	Class 07.55 BP 202.74 CF 202.74	East Hartford Connecticut	File R 1 F Card 04 of 06				
Property Location and Identification			Owner of Record	Pricing Control Fields			Assessment District				
1 Type and Use Apts-07 2 Story Height 2 Story 3 Design/Style Conventional 4 Foundation/Basement Full Basement 1.08 5 Fascia Brick 6a Common Wall 6 Roof Type Gable 6a Roof/Floor System Wood Joist 7 Floor Finish Mixed 8 Interior Finish Drywall 9a Air Conditioning 10 Plumbing Fixtures +12 Fixtures 0.84 8 Full Baths 11 Builtins/Other Features Yard Improvemnt 0.47 Sprinkler 0.44 Add/Deduct Total 4.00 Assessment Change Report Land Bldg OutB Totl L Vcs B Vcs Cls Listed/Vcs S/Sf Adj Sp Sale/Sf Sale/Un V/M T			Principal Building and Addition Description +29+87 14 2S/BR/B 4.00 2,523 413.48 1,043,210 Sty Description Code 14.A 14.B 14.C 14.D 14.E 14.F 14.G 14.H 14.I 14.J 14.K 14.L 14.M 14.N 14.O	Principal Building Add/Deduct Single Floor Area Price Schedule Value							
			Asessor Transaction Information Listed TM 05/01/2006 Verified Verified 05/01/2006 Reviewed Action L Action Date 08/20/2008 # Print Date 08/20/2008 08:08 Version 15.20 (Build 9150) (c) Copyright 1987-2008, SLH Technology, Inc.	14 Total Schedule Value 1,043,210 COST/MARKET/CORRELATIVES/APPRaised BUILDING 15 Class 07.55 16 Repl Val 1,043,210 16a CF (1.00) 1,043,210 17 Norm Cond R-Good 94 18a Market O-Other 38 18b Market T-I&E 19 Accrued 36 20 Appraised 375,560							
			Additional Owners/Assessment History Year Built 1954 Additions Modernized 1999 Effective 1980 No# Units 4 No# Rooms 18 No# Bedrooms 10 Utilities All Street Paved Topography Good Total Area 5,046 Res Area Non-res Area 5,046								
			DETACHED GARAGES, OUTBUILDINGS, ALL OTHER & MISC ITEMS Units Des Item Code Repl Value Nrm Mrk Accr Appraised Value								
			Sale Date Qual Sale Price Vol Page Grantee								
Frontage Front Ref	Avg Dep Classification	Dep Fact Acres/Units	Eq Front Rate	Sched Val	Condition	Influence	Market	Land Value	Land Class	Land Zone	VCS Land Rate / Market
									Apt VCS Z/L	R-5	690
									65		45,000
									APPRAISAL	Item Count	ASSESSMENT
									Land		
									375,560	Building 1	262,890
									OutBldgs		
LAND SUMMARY TOTALS	Acres								375,560	TOTAL	262,890

15K-15K Jaidee Dr B.#5
Parcel# 7100 SC 2570-0001

CT 5106
VCS 1502 Lot 36/37 Map 11

Acnt
Vol
Page
Prfx

Property Location and Identification

Owner of Record

T&U Apts-07

Class 07.55

BL 2,465

BP 203.42

East Hartford

Perm 228

CF

Wall Ratio 10.81

ABP 203.42

File R 1 F

Card 05

Of 06

Type and Use

Apts-07

2 Story Height

3 Story

Design/Style

Conventional

Foundation/Basement

Full Basement 0.72

Fascia

Brick + Frame

Sa Common Wall

Roof Type

Gable

Roof/Floor System

Wood Joist

Floor Finish

Mixed

Interior Finish

Drywall

Basement Finish

None

Heating

Forced Air

Air Conditioning

Combined

Plumbing Fixtures 1.17

+27 Fixtures 1.35

20 Full Baths

Builtins/Other Features

Yard Improvementt 0.47

Sprinkler 0.44

Add/Deduct Total 4.15

Assessment Change Report

Land

Bldg

OutB

Total

L Vcs

B Vcs

Cls Listed/Vcs

S/Sf

Adj Sp

Sale/Sf

Sale/Un

V/M

T

Principal Building and Addition Description

	Principal Building	Add/Deduct	Single Floor Area	Price	Schedule Value
	3S/BR/FR	4.15	2,465	622.71	1,534,980
	Sty Description	Code			
1	2S/BR/B	320	1,276	287.55	366,916
4	2S/BR/B	320	1,276	287.55	366,916
14.D					
14.E					
14.F					
14.G					
14.H					
14.I					
14.J					
14.K					
14.L					
14.M					
14.N					
14.O					

Assessor Transaction Information

Listed	TM	05/01/2006	14 Total Schedule Value	2,268,812
Verified	Verified	05/01/2006	COST/MARKET/CORRELATIVES/APPRaised BUILDING	

Reviewed

Action L 15 Class 07.55 16 Repl Val 2,268,812

Action Date 08/20/2008 * 16a CF (1.00) 2,268,812

Print Date 08/20/2008 08:08 17 Norm Cond R-Good 94

Version 15.20 (Build 9150) 18a Market O-Other 38

(c) Copyright 1987-2008, SLH Technology, Inc. 18b Market T-I&E

19 Accrued 36 20 Appraised 816,770

Additional Owners/Assessment History

Year Built 1954

Additions 1999

Modernized 1999

Effective 1980

No# Units 11

No# Rooms 46

No# Bedrooms 24

Utilities All

Street Paved

Topography Good

Total Area 12,499

Res Area

Non-res Area 12,499

DETACHED GARAGES, OUTBUILDINGS, ALL OTHER & MISC ITEMS

Units	Des	Item	Code	Repl Value	Nrm	Mrk	Accr	Appraised Value
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