

Property Location: 10 KING CT

MAP ID: 10 / 141 /

Bldg Name:

State Use: 104

Vision ID: 7484

Account # 7484

Bldg #: 1 of 1

Sec #: 1 of

1 Card 1 of 1

Print Date: 05/05/2015 14:57

CURRENT OWNER		TOPO.	UTILITIES	STRT/ROAD	LOCATION	CURRENT ASSESSMENT				6043 EAST HARTFORD, CT									
GOODWIN COLLEGE KING COURT		A Good	I All	I Paved		Description	Code	Appraised Value	Assessed Value										
ONE RIVERSIDE DR						RES LAND	1-1	40,950	28,670	VISION									
EAST HARTFORD, CT 06118						DWELLING	1-3	146,621	102,630										
Additional Owners:																			
SUPPLEMENTAL DATA																			
Other ID: 2770-0010		Locn Suffix																	
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/i	SALE PRICE	V.C.	PREVIOUS ASSESSMENTS (HISTORY)											
GOODWIN COLLEGE KING COURT LLC		3482/ 49	07/31/2014	U	I	3,200,000	B25	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value						
HOUSING AUTHORITY/TOWN OF E HTFD		169/ 454	05/18/1950	U	I	0	B	2014	1-1	28,670	2013	11	28,670						
HOUSING AUTHORITY/TOWN OF E HTFD		1/ 1	01/01/1900	Q	V	0	NC	2014	1-3	102,630	2013	13	102,420						
								Total:	131,300	Total:	131,090	Total:	131,090						
EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor											
Year	Type	Description	Amount	Code	Description	Number	Amount	Comm. Int.											
Total:																			
ASSESSING NEIGHBORHOOD																			
NBHD/ SUB		NBHD Name		Street Index Name		Tracing		Batch											
0001/A																			
NOTES																			
C TO B COND, ADD 112 SF OP 2006 REVAL.																			
2013 BAA V/L EXEMPT TO TAXABLE 7/31/14																			
SALE INCL 35 PARCELS ON KING COURT. BAA																			
N/C 2014.																			
								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: APR 28 2016 0 Adjustment: CAMA 0 Net Total Appraised Parcel Value 187,571											
BUILDING PERMIT RECORD																			
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			MD	01						
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	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)			
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 FOP

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