

Unique ID: 087022

Wethersfield

Card No: 1 of 1

Location:		34 PEBBLE RD				Map/Lot:		087 022		Zone:		A1	Date Printed:		03-06-23		
911 Address:						Exempt			Route		2	Nbhd:		118	Last Update:		03-02-23
Owner Of Record						Volume/Page		Date		Sales Type			Valid	Sale Price			
BOATMAN AARON WILLIAM & HALLISEY SAM						2156 /715		02-01-23		Warranty Surviv			YES	390,000			
34 PEBBLE RD WETHERSFIELD , CT 06109																	
Additional Owners:																	
Prior Owner History																	
RICCELLI MELISSA						1712 /0009		05-14-12					NO	0			
GAUTIER ROQUE & MELISSA						1372 /0003		11-03-06					YES	330,000			
RESENDES ERNESTO & KATINA						0720 /0201		10-01-98					YES	193,000			
						/											
						/											
Permit Number		Date		Cost		Assessor Status		Building Permit									
						State Item Codes						Appraised Value					
Census/Tract		4926				Code	Quantity	Value		Code	Quantity		Value				
Dev Map		Dev Lot 10				11- Res Land	0.42	83,430							Total Land Value 119,180		
Date		03/02/2023				13- Res Bldg	1.00	144,360							Total Building Value 206,231		
Inspector		SB													Total Outbuilding Value 0		
Action		LISTING REVIEW													Total Market Value 325,411		
Acres							Influence Factors										
Land Type		Acres	490	Rate	Adj	Influence	Total Value		Land Type		Influence	Reason		Comment			
House Lot		0.42	0.00	118,000	1.01	0	119,180										
Total		0.42					119,180										
Assessment History (Prior Years as of Oct 1)								490 Appraised Totals									
		Current	2022	2021	2020	2019	Type	Acres	Value	Type	Acres	Value					
Land		83,430	83,430	83,430	83,430	83,430											
Building		144,360	131,900	131,900	131,900	131,900											
Outbuilding		0	0	0	0	0											
Total		227,790	215,330	215,330	215,330	215,330											
											Totals						
Comments																	
2023GL: LISTING REVIEW - KITCHEN & BATHS REMODELED, DECK DIMENSIONS PULL DOWN ATTIC STAIRS																	

Unique ID: 087022

Wethersfield

Location:	34 PEBBLE RD	Unit	
911 Address:			
Map/Block/Lot	087 022		

General Description		Description	Area/Qty	Value
Building Use	Single Family	Base Rate	2,180	180,242
Unit		Basement	750	11,250
Overall Condition	Good/VG	Fireplace	1	3,000
Class	C	Full Baths	1	5,000
Stories	2.00	Half Baths	1	2,500
Design (Style)	Colonial	Value Before Depr.	0	201,992
Construction	Wood Frame	Depr/Adjust Amount	0	16,159
Year Built	1977	Final Value (After Depr)	0	185,833
Percent Complete	100			

Finished Area	2,180	Finished Area Does Not Include Finished Basement Area		
Foundation				
Basement Area	750			
Basement Finish	0			
Bsmt Room Style				
Basement Walls				
Outside Entry				
Basement Garage Bays	0	Grade Factor	0	Physical Depreciation % 8
Sump Pump	YES	Economic Depreciation %	0	Functional Depreciation % 0
Attached Component Computations				

HVAC		Type	Yr Built	Condition	Area/Qty	Value
Heating Type	Hot Water	100 %	1977	Good/Very Good	288	4,504
Fuel	Natural Gas		1977	Good/Very Good	506	14,897
Cooling Type	None	0 %	1977	Good/Very Good	112	997

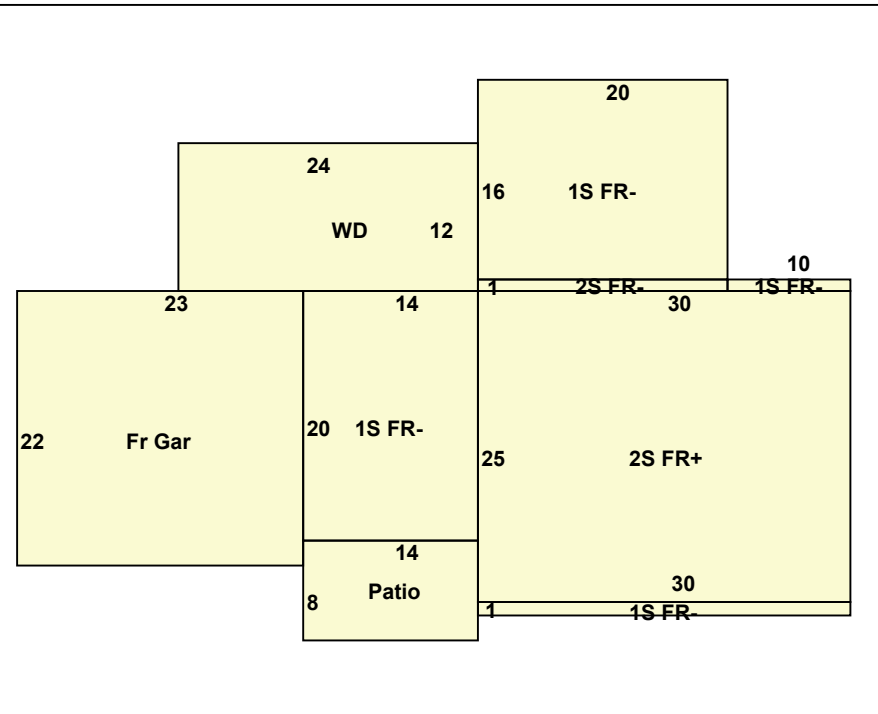
Interior	
Floors	Carpet
Attic Access	
Walls	Drywall
Fireplaces	1
Wood Stoves	0

Exterior	
Exterior	Vinyl Siding Brick Veneer
Roof Cover	Asphalt
Roof Type	Gable

Total Building Value 206,231

Special Features				
Type	Yr Bilt	Condition	Area/Qty	Value

Room Summary				
Total	Bedroom	Kitchens	Full Bath	Half Bath
8	3	1	1	1



Detached Component Computations									
Type	Yr Bilt	Condition	Area/Qty	Value	Type	Yr Bilt	Condition	Area/Qty	Value

Unique ID: 112010

Wethersfield

Card No: 1 of 1

Location:	114 GOODWIN AVE			Map/Lot:	112 010		Zone:	B	Date Printed:	03-06-23		
911 Address:				Exempt		Route	10	Nbhd:	83	Last Update:	03-01-23	
Owner Of Record				Volume/Page	Date	Sales Type			Valid	Sale Price		
PAWLINA DANIEL WILLIAM				2156 /845	02-06-23	Warranty Deed			YES	279,500		
114 GOODWIN AVE WETHERSFIELD , CT 06109												
Additional Owners:												
Prior Owner History												
DOEBRICK ANDREW C & AMANDA				2113 /845	10-21-20	Trustee Deed			YES	205,000		
MAIO MARCO TRUSTEE				2113 /842	10-21-20	Affidavit			NO	0		
MAIO MARCO TRUSTEE				2094 /382	09-27-19	Probate			NO	0		
MAIO MARCO & KATHERINE M TRUSTEES				1537 /0228	06-25-09				NO	0		
MAIO MARCO & KATHERINE M				1366 /0086	10-03-06				NO	0		
Permit Number	Date	Cost	Assessor Status	Building Permit								
B-22-0842	10-28-22	500	100	Temporarily remove PV solar panels and re-install once homeowner's re-roof work is completed.								
M-22-0258	07-28-22	12,000	100	REMOVE EXISTING A/C SYSTEM AND REPLACE W/ NEW - CONDENSER AND AIR HANDLER IN SAME LOCATIONS. INST								
B-22-0522	07-21-22	11,370	100	STRIP & REROOF								
E-15-445	10-21-15	11,548	100	INSTALLATION & WIRING OF 27 ROOF MOUNTED SOLAR PANELS								
B-15-808	10-21-15	4,949	100	INSTALLATION OF 27 ROOF MOUNTED SOLAR PANELS								
E-14-442	10-20-14	400	100	INSTALL NEW CIRCUIT TO SUMP PUMP & BATTERY BACK UP c/a 10/20/14								
				State Item Codes				Appraised Value				
Census/Tract	4923			Code	Quantity	Value	Code	Quantity	Value			
Dev Map		Dev Lot	54PT	11- Res Land	0.17	58,110				Total Land Value	83,000	
Date	05/08/2018			13- Res Bldg	1.00	63,700				Total Building Value	91,005	
Inspector	EQ			14- Res Outbldg	1.00	410				Total Outbuilding Value	588	
Action	DM Change									Total Market Value	174,593	
Acres							Influence Factors					
Land Type	Acres	490	Rate	Adj	Influence	Total Value	Land Type	Influence	Reason	Comment		
House Lot	0.17	0.00	83,000	1.00	0	83,000						
Total	0.17					83,000						
Assessment History (Prior Years as of Oct 1)							490 Appraised Totals					
	Current	2022	2021	2020	2019		Type	Acres	Value	Type	Acres	Value
Land	58,110	58,110	58,110	58,110	58,110							
Building	63,700	63,700	63,700	63,700	63,700							
Outbuilding	410	410	410	410	410							
Total	122,220	122,220	122,220	122,220	122,220					Totals		
Comments												
2016-SOLAR PANELS 2011 CA 2014 SUMP PUMP IN BSM												

Unique ID: 112010

Wethersfield

Location:	114 GOODWIN AVE	Unit	
911 Address:			
Map/Block/Lot	112 010		

General Description		Description	Area/Qty	Value
Building Use	Single Family	Base Rate	1,008	81,567
Unit		Basement	1,008	15,120
Overall Condition	Good	Central Air	1,008	1,512
Class	C	Full Baths	1	5,000
Stories	1.00	Good Quality Basement Finis	376	7,520
Design (Style)	Ranch	Value Before Depr.	0	110,719
Construction	Wood Frame	Depr/Adjust Amount	0	21,037
Year Built	1962	Final Value (After Depr)	0	89,683
Percent Complete	100			

Finished Area	1,008	Finished Area Does Not Include Finished Basement Area		
Foundation				
Basement Area	1,008			
Basement Finish	376			
Bsmt Room Style	Good			
Basement Walls				
Outside Entry				
Basement Garage Bays	0	Grade Factor	0	Physical Depreciation %
Sump Pump	YES	Economic Depreciation %	0	Functional Depreciation %
				19
				0

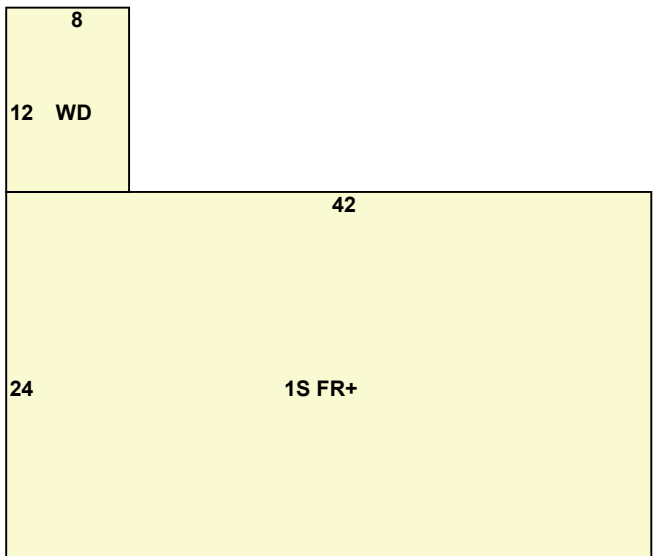
HVAC				Type	Yr Built	Condition	Area/Qty	Value
Heating Type	Hot Water	100 %		Wood Deck	1962	Good	96	1,322
Fuel	Natural Gas							
Cooling Type	Central	100 %						

Interior			
Floors	Hardwood	Carpet	
Attic Access			
Walls	Drywall		
Fireplaces	0		
Wood Stoves	0		

Exterior				
Exterior	Vinyl Siding			
Roof Cover	Asphalt			
Roof Type	Gable			

Special Features				
Solar Panels		27		

Room Summary				
Total	Bedroom	Kitchens	Full Bath	Half Bath
5	3	1	1	0



Detached Component Computations									
Type	Yr Bilt	Condition	Area/Qty	Value	Type	Yr Bilt	Condition	Area/Qty	Value
Frame Shed	1962	Average	84	588					

Unique ID: 152058

Wethersfield

Card No: 1 of 1

Location:	163 CLEARFIELD RD				Map/Lot:	152 058		Zone:	A	Date Printed:	03-06-23	
911 Address:					Exempt		Route	6	Nbhd:	105	Last Update:	02-09-23
Owner Of Record					Volume/Page	Date		Sales Type		Valid	Sale Price	
DILORETO LISA L					2156 /871	02-06-23		Warranty Deed		YES	425,000	
163 CLEARFIELD RD WETHERSFIELD , CT 06109												
Additional Owners:												
Prior Owner History												
LAWLER MELISSA & GEORGE V JR					2152 /735	09-22-22		Trustee Deed		NO	250,000	
MARY ANN M MAFFUCCI IRREVOCABLE TRU GRASSO ROBERTA M TRUSTEE					2149 /255	07-06-22		Quit Claim		NO	0	
MAFFUCCI MARYANNE M					1455 /0308	02-08-08				NO	0	
MAFFUCCI PASQUALE C & GLORIA B					0270 /0490	06-30-70				NO	0	
					/							
Permit Number	Date	Cost	Assessor Status	Building Permit								
E-22-0501	10-16-22	3,000	0	INSTALL RECESSED CANS IN LIVING ROOM AND KITCHEN. REPLACE OUTLETS TO CODE								
B-22-0766	10-12-22	15,000	0	REMOVE LOAD-BEARING WALL AND REPLACE W/ 3-14" MICROLAM BEAM. REPL 15 WINDOWS								
State Item Codes												
Census/Tract	4925	Code			Quantity	Value	Code		Quantity	Value	Appraised Value	
Dev Map	Dev Lot 156	11- Res Land	0.23	73,500							Total Land Value	105,000
Date	05/07/2018	13- Res Bldg	1.00	103,960							Total Building Value	148,516
Inspector	EQ	14- Res Outbldg	2.00	1,590							Total Outbuilding Value	2,270
Action	DM No Change										Total Market Value	255,786
Acres							Influence Factors					
Land Type	Acres	490	Rate	Adj	Influence	Total Value	Land Type	Influence	Reason	Comment		
House Lot	0.23	0.00	105,000	1.00	0	105,000						
Total	0.23					105,000						
Assessment History (Prior Years as of Oct 1)							490 Appraised Totals					
	Current	2022	2021	2020	2019		Type	Acres	Value	Type	Acres	Value
Land	73,500	73,500	73,500	73,500	73,500							
Building	103,960	103,960	103,960	103,960	103,960							
Outbuilding	1,590	1,590	1,590	1,590	1,590							
Total	179,050	179,050	179,050	179,050	179,050					Totals		
Comments												
28 FT REAR DORMER												

Unique ID: 152058

Wethersfield

Location:	163 CLEARFIELD RD	Unit	
911 Address:			
Map/Block/Lot	152 058		

General Description		Description	Area/Qty	Value
Building Use	Single Family	Base Rate	2,070	166,656
Unit		Basement	1,112	16,680
Overall Condition	Average	Central Air	2,070	3,105
Class	C	Fireplace	2	6,000
Stories	1.65	Full Baths	2	10,000
Design (Style)	Cape	Value Before Depr.	0	202,441
Construction	Wood Frame	Depr/Adjust Amount	0	62,757
Year Built	1950	Final Value (After Depr)	0	139,684
Percent Complete	100			

Finished Area	2,070	Finished Area Does Not Include Finished Basement Area		
Foundation				
Basement Area	1,112			
Basement Finish	0			
Bsmt Room Style				
Basement Walls				
Outside Entry				
Basement Garage Bays	0	Grade Factor	0	Physical Depreciation % 31
Sump Pump	NO	Economic Depreciation %	0	Functional Depreciation % 0
Attached Component Computations				

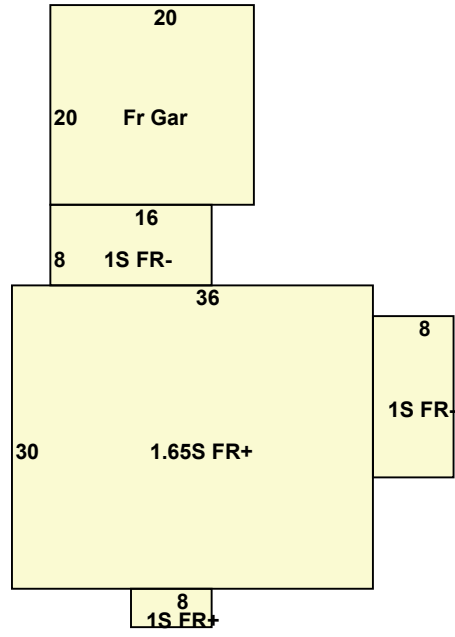
HVAC			Type	Yr Built	Condition	Area/Qty	Value
Heating Type	Forced Hot Air	100 %	Frame Garage	1950	Average	400	8,832
Fuel	Oil						
Cooling Type	Central	100 %					

Interior	
Floors	Hardwood
Attic Access	
Walls	Plaster
Fireplaces	2
Wood Stoves	0

Exterior	
Exterior	Vinyl Siding
Roof Cover	Asphalt
Roof Type	Gable
Total Building Value	
148,516	

Special Features					Detached Component Computations				
Type	Yr Bilt	Condition	Area/Qty	Value	Type	Yr Bilt	Condition	Area/Qty	Value
Det Masonry Patio	2008	Poor	220	1,822					
Frame Shed	1970	Average	64	448					

Room Summary				
Total	Bedroom	Kitchens	Full Bath	Half Bath
8	3	1	2	0



Location: 537 RIDGE RD		Map/Lot: 077 036		Zone: A		Date Printed: 03-06-23									
911 Address:		Exempt		Route 6		Nbhd: 92		Last Update: 02-21-23							
Owner Of Record				Volume/Page		Date		Sales Type		Valid	Sale Price				
NOTGHI RISHELLE YASAMAN				2156 / 1026		02-09-23		Warranty Deed		YES	320,000				
537 RIDGE RD WETHERSFIELD , CT 06109															
Additional Owners:															
Prior Owner History															
DAVINO STEVEN & LESLIE A				1023 / 0290		04-16-03				NO	0				
DAVINO STEVEN & LESLIE				0563 / 0611		12-29-93				YES	146,500				
				/											
				/											
				/											
Permit Number				Date		Cost		Assessor Status		Building Permit					
B-15-192				06-01-15		18,000		0		INSTALL VINYL SIDING AND 18 VINYL REPLACEMENT WINDOWS.					
B-15-192				05-04-15		18,000		100		INSTALL VINYL SIDING & 18 REPL WINDOWS					
BP06765				12-06-06		3,686		100		STRIP & RE-ROOF					
State Item Codes															
Census/Tract 4924				Code		Quantity		Value		Code		Quantity		Value	
Dev Map				Dev Lot 2A		11- Res Land		0.26		64,400					
Date 05/17/2018				12/10/2008		13- Res Bldg		1.00		87,300					
Inspector EQ															
Action DM Change				Hearing-Change											
Appraised Value															
										Total Land Value		92,000			
										Total Building Value		124,721			
										Total Outbuilding Value		0			
										Total Market Value		216,721			
Acres							Influence Factors								
Land Type		Acres	490	Rate	Adj	Influence	Total Value	Land Type	Influence	Reason	Comment				
House Lot		0.26	0.00	92,000	1.00	0	92,000								
Total		0.26					92,000								
Assessment History (Prior Years as of Oct 1)							490 Appraised Totals								
Current		2022	2021	2020	2019	Type	Acres	Value	Type	Acres	Value				
Land		64,400	64,400	64,400	64,400										
Building		87,300	87,300	87,300	87,300										
Outbuilding		0	0	0	0										
Total		151,700	151,700	151,700	151,700	151,700									
Comments															
GARAGE SIZE = STORAGE (UST) PULL-DOWN ATTIC STAIRS 2015-DEP CODE G															

Unique ID: 077036

Wethersfield

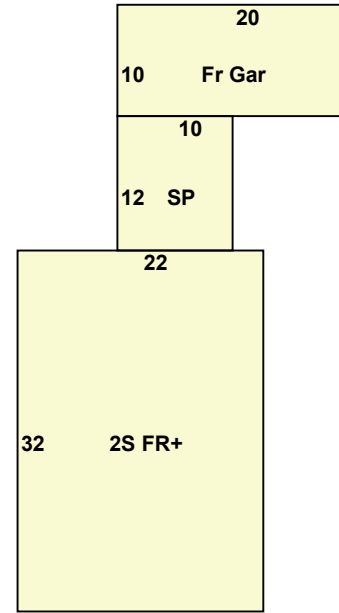
Location:	537 RIDGE RD	Unit	
911 Address:			
Map/Block/Lot	077 036		

General Description		Description	Area/Qty	Value
Building Use	Single Family	Base Rate	1,408	128,494
Unit		Basement	704	10,560
Overall Condition	Good/VG	Fireplace	1	3,000
Class	C	Full Baths	1	5,000
Stories	2.00	Half Baths	1	2,500
Design (Style)	Colonial	Value Before Depr.	0	149,554
Construction	Wood Frame	Depr/Adjust Amount	0	31,406
Year Built	1942	Final Value (After Depr)	0	118,148
Percent Complete	100			

Finished Area	1,408	Finished Area Does Not Include Finished Basement Area		
Foundation				
Basement Area	704			
Basement Finish	0			
Bsmt Room Style				
Basement Walls				
Outside Entry				
Basement Garage Bays	0			
Sump Pump	YES			
Grade Factor	0	Physical Depreciation %	21	
Economic Depreciation %	0	Functional Depreciation %	0	
Attached Component Computations				

HVAC			Type	Yr Built	Condition	Area/Qty	Value
Heating Type	Hot Water	100 %	Frame Garage	1942	Good/Very Good	200	5,056
Fuel	Natural Gas		Screened Porch	1942	Good/Very Good	120	1,517
Cooling Type	None	0 %					
Interior							
Floors	Hardwood						
Attic Access							
Walls	Plaster						
Fireplaces	1						
Wood Stoves	0						
Exterior							
Exterior	Vinyl Siding						
Roof Cover	Asphalt						
Roof Type	Gable						
Total Building Value						124,721	

Special Features					Detached Component Computations				
Type	Yr Bilt	Condition	Area/Qty	Value	Type	Yr Bilt	Condition	Area/Qty	Value
Room Summary									
Total	Bedroom	Kitchens	Full Bath	Half Bath					
6	3	1	1	1					



Unique ID: 111039

Wethersfield

Card No: 1 of 1

Location:	108 HARDING ST			Map/Lot:	111 039		Zone:	B	Date Printed:	03-06-23		
911 Address:				Exempt		Route	8	Nbhd:	103	Last Update:	02-21-23	
Owner Of Record				Volume/Page	Date	Sales Type			Valid	Sale Price		
VAVERCHAK ANTONINA M & JOHN T				2156 /1001	02-09-23	Warranty Surviv			YES	295,000		
108 HARDING ST WETHERSFIELD , CT 06109												
Additional Owners:												
Prior Owner History												
FRANCO CAMILO & CATRINA				2051 /92	07-30-18	Warranty Surviv			YES	180,000		
FITZGERALD PAMELA R				1627 /0299	12-13-10				YES	180,000		
GIARDINA ANNIE SHIELDS				1569 /0254	12-15-09				NO	100,000		
SWIRSKYJ MARIA				1242 /0059	04-22-05				NO	150,000		
DUDUS ELLY O & SHIELDS ANNIT				1203 /0329	10-29-04				NO	150,000		
Permit Number	Date	Cost	Assessor Status	Building Permit								
E-19-0070	03-19-19	600	0	Provide wiring for new AC cut in . Wiring outdoor condenser and attic air handler . Adding outdo								
E-19-0070	03-19-19	600	100	PROVIDE WIRING FOR NEW AC CUT IN. WIRING OUTDOOR CONDENSER & ATTIC AIR HANDLER. ADDING OUTDOOR O								
M-19-0041	03-15-19	10,000	100	INSTALL SPLIT AC SYSTEM								
E-19-0055	02-26-19	1,800	0	Provide service upgrade from 100 to 200 amps . CRS # 3246705								
E-19-0055	02-26-19	1,800	0	SVC UPGR								
E-19-0037	02-21-19	5,821	0	Wire a 14 panel PV roof mounted solar system . 4.41 kw								
				State Item Codes				Appraised Value				
Census/Tract	4923	Code	Quantity	Value	Code	Quantity	Value					
Dev Map	Dev Lot 19	11- Res Land	0.18	72,100				Total Land Value 103,000				
Date	12/22/2022	13- Res Bldg	1.00	60,450				Total Building Value 86,352				
Inspector	SB							Total Outbuilding Value 0				
Action	Phone							Total Market Value 189,352				
Acres							Influence Factors					
Land Type	Acres	490	Rate	Adj	Influence	Total Value	Land Type	Influence	Reason	Comment		
House Lot	0.18	0.00	103,000	1.00	0	103,000						
Total	0.18					103,000						
Assessment History (Prior Years as of Oct 1)							490 Appraised Totals					
	Current	2022	2021	2020	2019		Type	Acres	Value	Type	Acres	Value
Land	72,100	72,100	72,100	72,100	72,100							
Building	60,450	60,450	59,220	59,220	59,220							
Outbuilding	0	0	0	0	0							
Total	132,550	132,550	131,320	131,320	131,320					Totals		
Comments												
2022GL: HOME HAS 1-1/2 BATHS PER OWNER ON PHONE 2019GL-SOLAR AND CENTRAL AIR 2011 DEPR/WDK SIZE												

Unique ID: 163014

Wethersfield

Card No: 1 of 1

Location:	68 GOODRICH DR				Map/Lot:	163 014		Zone:	B	Date Printed:	03-06-23	
911 Address:					Exempt		Route	10	Nbhd:	83	Last Update:	02-21-23
Owner Of Record					Volume/Page	Date		Sales Type		Valid	Sale Price	
HOLLAND ANNSLEY					2156 / 1045	02-10-23		Warranty Deed		YES	305,000	
68 GOODRICH DR WETHERSFIELD , CT 06109												
Additional Owners:												
Prior Owner History												
HORAN MARK E					0705 / 0035	06-24-98				NO	0	
					/							
					/							
					/							
					/							
Permit Number	Date	Cost	Assessor Status	Building Permit								
B-17-246	05-17-17	11,481	0	Replace 8 windows sizes attached. U Factor 0.27 No structural changes								
B-17-246	05-17-17	11,481	100	REPL 8 WINDOWS								
B-12-208	06-19-12	9,000	0	REMOVE 2 LAYERS AND RE-ROOF WITH GAF LIFETIME ARCHITECTURAL SHINGLES.								
B-12-208	06-19-12	9,000	100	REMOVE 2 LAYERS & REROOF								
State Item Codes												
Census/Tract	4923		Code	Quantity	Value	Code	Quantity	Value	Appraised Value			
Dev Map	Dev Lot 70		11- Res Land	0.22	58,100				Total Land Value		83,000	
Date	05/08/2018		13- Res Bldg	1.00	97,670				Total Building Value		139,535	
Inspector	EQ		14- Res Outbldg	1.00	2,060				Total Outbuilding Value		2,938	
Action	DM Change								Total Market Value		225,473	
Acres							Influence Factors					
Land Type	Acres	490	Rate	Adj	Influence	Total Value	Land Type	Influence	Reason	Comment		
House Lot	0.22	0.00	83,000	1.00	0	83,000						
Total	0.22					83,000						
Assessment History (Prior Years as of Oct 1)							490 Appraised Totals					
	Current	2022	2021	2020	2019		Type	Acres	Value	Type	Acres	Value
Land	58,100	58,100	58,100	58,100	58,100							
Building	97,670	97,670	97,670	97,670	97,670							
Outbuilding	2,060	2,060	2,060	2,060	2,060							
Total	157,830	157,830	157,830	157,830	157,830					Totals		
Comments												
REAR DORMER 24 FT 2012 DEP CODE												

Unique ID: 163014

Wethersfield

Location:	68 GOODRICH DR	Unit
911 Address:		
Map/Block/Lot	163 014	

General Description		Description	Area/Qty	Value
Building Use	Single Family	Base Rate	2,060	165,851
Unit		Basement	1,064	15,960
Overall Condition	Good	Fireplace	1	3,000
Class	C	Full Baths	2	10,000
Stories	1.65	Value Before Depr.	0	194,811
Design (Style)	Cape	Depr/Adjust Amount	0	58,443
Construction	Wood Frame	Final Value (After Depr)	0	136,367
Year Built	1930			
Percent Complete	100			

Finished Area	2,060	Finished Area Does Not Include Finished Basement Area		
Foundation				
Basement Area	1,064			
Basement Finish	0			
Bsmt Room Style				
Basement Walls				
Outside Entry				
Basement Garage Bays	0	Grade Factor	0	Physical Depreciation %
Sump Pump	YES	Economic Depreciation %	0	Functional Depreciation %
				30
				0
Attached Component Computations				

HVAC			Type	Yr Built	Condition	Area/Qty	Value
Heating Type	Hot Water	100 %	Wood Deck	1930	Good	250	2,975
Fuel	Oil		Open Porch	1930	Good	24	193
Cooling Type	None	0 %					

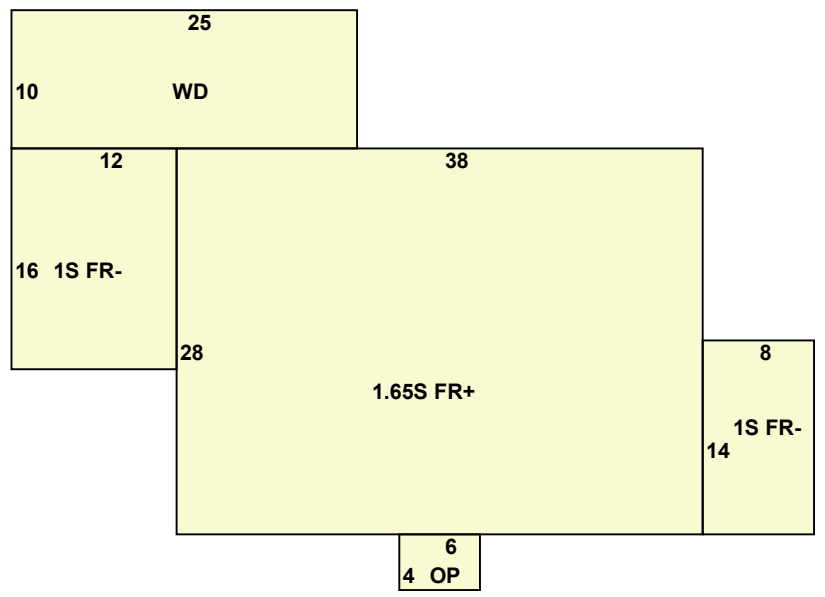
Interior		
Floors	Hardwood	Carpet
Attic Access		
Walls	Plaster	
Fireplaces	1	
Wood Stoves	0	

Exterior		
Exterior	Vinyl Siding	
Roof Cover	Asphalt	
Roof Type	Gable	

Total Building Value 139,535

Special Features					Detached Component Computations				
Type	Yr Bilt	Condition	Area/Qty	Value	Type	Yr Bilt	Condition	Area/Qty	Value
					Frame Garage	1930	Fair	216	2,938

Room Summary				
Total	Bedroom	Kitchens	Full Bath	Half Bath
9	3	1	2	0



Unique ID: 144018

Wethersfield

Card No: 1 of 1

Location:	218 COPPERMILL RD				Map/Lot:	144 018		Zone:	AA	Date Printed:	03-06-23	
911 Address:					Exempt		Route	3	Nbhd:	128	Last Update:	02-21-23
Owner Of Record					Volume/Page	Date	Sales Type		Valid	Sale Price		
GUBERNAT TOMASZ & ALEKSANDROVA DARYA					2156 /1073	02-10-23	Warranty Surviv		YES	475,000		
218 COPPERMILL RD WETHERSFIELD , CT 06109												
Additional Owners:												
Prior Owner History												
AFORISMO SHANE T & KIMBERLY SHONA					1805 /0103	09-16-13			YES	399,000		
BLANCO JAMES H & JUDITH R & JOHNSON BRIAN K					0366 /0867	05-02-86			NO	0		
					/							
					/							
					/							
Permit Number	Date	Cost	Assessor Status	Building Permit								
P-17-105	05-15-17	800	100	INSTALL GAS LINE FOR FIREPLACE INSERT								
B-17-186	04-27-17	4,387	100	INSTALL GAS FIREPLACE INSERT								
E-15-276	08-03-15	3,000	100	UPGR SVC, WIRE NEW CENTRAL A/C SYSTEM								
M-15-139	07-21-15	10,000	100	INSTALL CENTRAL A/C, DONE JULY 2015 PER OWNER								
TB-11-398	08-09-11	8,400	100	REMOVE 2 LAYERS & REROOF								
BP000165	03-15-00	400	100	Temp. tent								
				State Item Codes				Appraised Value				
Census/Tract	4926	Code	Quantity	Value	Code	Quantity	Value					
Dev Map	Dev Lot 60	11- Res Land	1.00	94,080				Total Land Value 137,400				
Date 08/03/2017		12- Res Excess	0.30	2,100				Total Building Value 192,997				
Inspector FE		13- Res Bldg	1.00	135,100				Total Outbuilding Value 17,423				
Action PICTOMETRY		14- Res Outbldg	4.00	12,190				Total Market Value 347,820				
Acres							Influence Factors					
Land Type	Acres	490	Rate	Adj	Influence	Total Value	Land Type	Influence	Reason	Comment		
House Lot	1.00	0.00	128,000	1.05	0	134,400						
Excess	0.30	0.00	10,000	1.00	0	3,000						
Total	1.30					137,400						
Assessment History (Prior Years as of Oct 1)							490 Appraised Totals					
	Current	2022	2021	2020	2019		Type	Acres	Value	Type	Acres	Value
Land	96,180	96,180	96,180	96,180	96,170							
Building	135,100	135,100	135,100	135,100	135,100							
Outbuilding	12,190	12,190	12,190	12,190	12,200							
Total	243,470	243,470	243,470	243,470	243,470					Totals		
Comments												
2022GL: PER REALTOR GAS HEAT, 4 BEDROOMS, 8 ROOMS												
2015-SURVEY FILED 5/20/15-CHG ACREAGE												
2017GL-CHG SKETCH, GAS FP, PATIO,PICTOMETRY												
2013-XTRA KITCH PER MLS												
2015-C/AIR												
2016GL-ADD OMITTED BSMT												

Unique ID: 144018

Wethersfield

Location:	218 COPPERMILL RD	Unit
911 Address:		
Map/Block/Lot	144 018	

General Description		Description	Area/Qty	Value
Building Use	Single Family	Base Rate	2,002	136,136
Unit		Average Quality Basement Fi	1,100	16,500
Overall Condition	Good	Basement	1,976	29,640
Class	C	Basement Garage Bays	2	4,000
Stories	1.00	Central Air	2,002	3,003
Design (Style)	Ranch	Extra Kitchen	1	7,500
Construction	Wood Frame	Full Baths	3	15,000
Year Built	1971	Prefab Fireplaces	1	2,000
Percent Complete	100	Value Before Depr.	0	213,779
		Depr/Adjust Amount	0	32,067
		Final Value (After Depr)	0	181,712

Finished Area	2,002	Finished Area Does Not Include Finished Basement Area		
Foundation				
Basement Area	1,976			
Basement Finish	1,100			
Bsmt Room Style	Average			
Basement Walls				
Outside Entry				
Basement Garage Bays	2	Grade Factor	0	Physical Depreciation %
Sump Pump	NO	Economic Depreciation %	0	Functional Depreciation %
		Attached Component Computations		

HVAC			Type	Yr Built	Condition	Area/Qty	Value
Heating Type	Hot Water	100 %	Wood Deck	1971	Good	556	8,034
Fuel	Natural Gas		Enclosed Porch	1971	Good	192	2,938
Cooling Type	Central	100 %	Open Porch	1971	Good	32	313

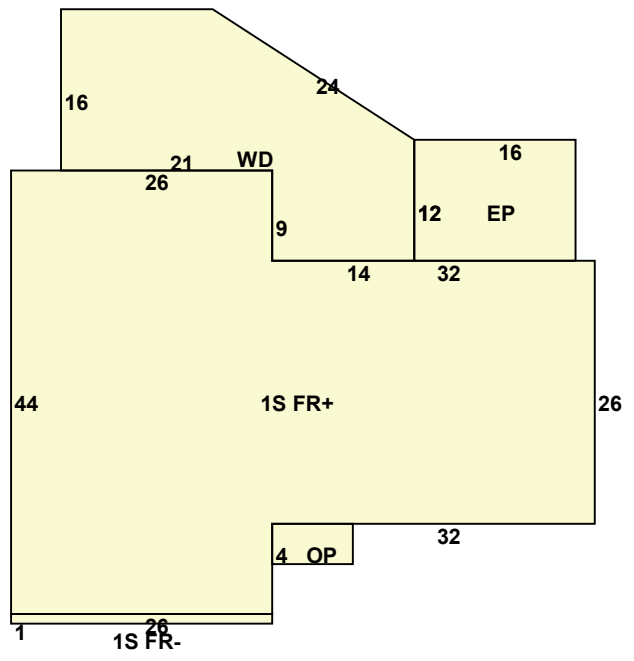
Interior		
Floors	Carpet	Hardwood
Attic Access		
Walls	Drywall	
Fireplaces	0	
Wood Stoves	0	

Exterior		
Exterior	Aluminum	
Roof Cover	Asphalt	
Roof Type	Gable	

Total Building Value 192,997

Special Features				Detached Component Computations					
Type	Yr Bilt	Condition	Area/Qty	Value	Type	Yr Bilt	Condition	Area/Qty	Value
PreFab FP	1				Det Masonry Patio	2017	Good	300	7,796
Extra Kitchen	1				Vinyl Pool	1974	Average	512	6,497
					Frame Shed	1995	Average	140	980
					Frame Shed	2008	Average	192	2,150

Room Summary				
Total	Bedroom	Kitchens	Full Bath	Half Bath
8	4	1	3	0



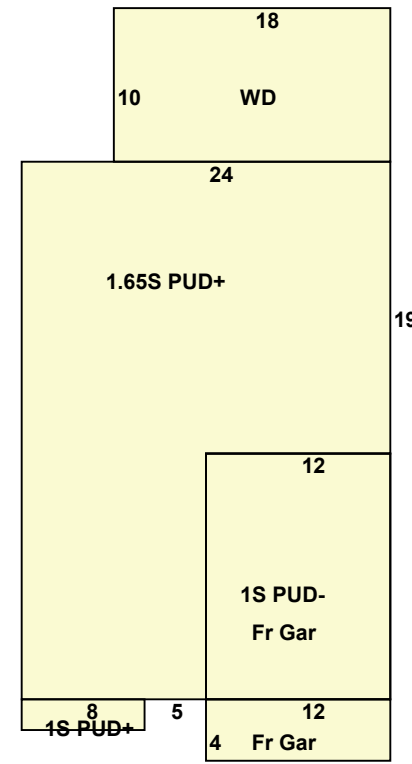
Unique ID: 016036

Wethersfield

Card No: 1 of 1

Location:	29 SAWMILL XING					Map/Lot:	016 036		Zone:	SRD	Date Printed:	03-06-23	
911 Address:						Exempt			Nbhd:	010-	Last Update:	02-21-23	
Owner Of Record							Volume/Page	Date	Sales Type			Valid	Sale Price
BROWN NORMA							2156 /1110	02-13-23	Warranty Deed			YES	265,000
29 SAWMILL XING WETHERSFIELD , CT 06109													
Additional Owners:													
Prior Owner History													
SIMON KEVIN C							1730 /0259	08-15-12				YES	199,900
BARRY WILLIAM C & FRAKL CHRISTINE A							0613 /0183	05-13-96				NO	0
							/						
							/						
							/						
Permit Number	Date	Cost	New Hous	Status	% Comp	Est Completion	Building Permit						
B-12-596	12-06-12	4,250	Yes	Imported Rec	0	01-01-01	STRIP AND REROOF WITH GAF 50 YR ARCH SHINGLES. FELT PAPER 15#, ICE an						
B-12-595	12-05-12	4,250	No	Permit Issue	100	10-01-13	STRIP & REROOF						
B-12-129	04-26-12	1,752	Yes	Imported Rec	0	01-01-01	REPLACE BASEMENT SLIDING DOOR						
B-12-129	04-26-12	1,752	No	Permit Issue	100	10-01-12	REPL BASEMENT SLIDING DOOR						
BP-0277	07-21-08	11,395	No	Permit Issue	100		deck						
MP06177	10-20-06	7,000	No	Permit Issue	100		Repl gas boiler						
				State Item Codes					Appraised Value				
Census/Tract	4923	Code	Quantity	Value	Code	Quantity	Value						
Dev Map	Dev Lot 53	15- Condominium	1.00	119,340				Total Land Value 0					
Date	04/24/2013							Total Building Value 170,483					
Inspector	CR							Total Outbuilding Value 0					
Action	49							Total Market Value 170,483					
Acres							Influence Factors						
Land Type	Acres	490	Rate	Adj	Influence	Total Value	Land Type	Influence	Reason	Comment			
						0							
Total	0.00												
Assessment History (Prior Years as of Oct 1)							490 Appraised Totals						
	Current	2022	2021	2020	2019	Type	Acres	Value	Type	Acres	Value		
Land	0	0	0	0	0								
Building	119,340	119,340	119,340	119,340	119,340								
Outbuilding	0	0	0	0	0								
Total	119,340	119,340	119,340	119,340	119,340								
										Totals			
Comments													
PUD - .05 ACRES LS INTERIOR UNIT 2012 DEP CODE/KIT/INTERIOR UPDATES PER M													

LOCATION:		29 SAWMILL XING			
911 ADDRESS:					
MAP/BLOCK/LOT:		016 036			
GENERAL DESCRIPTION		DESCRIPTION	AREA	VALUE	
Complex	Crossings	Base Rate	1,277	166,010	
Model	Standard 1	Average Quality Baseme	400	6,300	
Style	PUD	Basement	664	10,458	
Building Use	Residential	Central Air	1,277	2,011	
Condition	Average	Fireplace	1	3,150	
Class	C+	Full Baths	1	5,250	
Stories	1.65	Half Baths	1	2,625	
Construction		Value Before Depr.	0	195,804	
Year Built	1984	Depr/Adjust Amount	0	35,245	
Percent Complete	100	Final Value (After Dep	0	160,560	
FOUNDATION					
Basement Area	664	GRADE FACTOR	0		
Basement Finished Area	400	ECONOMIC DEPR %	0		
Room Style	Average	PHYSICAL DEPR %	18		
Access		FUNCTIONAL DEPR %	0		
Garage Bays	0	ATTACHED OUTBUILDING/COMPONENTS			
Sump Pump	NO	Description	Area/Qty	Value	
HVAC		Wood Deck	180	2,827	
Heating Type	Hot Water 100 %	Frame Garage	192	5,677	
Fuel Type	Natural Gas	Frame Garage	48	1,419	
Cooling Type	Central 100 %	INTERIOR			
Floors		Carpet			
Fireplaces		1			
Wood Stoves		0			
EXTERIOR		Unit Features			
Exterior Walls		Location			
SPECIAL FEATURES		Floor/Unit Location			
		Amenities			
		Parking Type			
		Parking Spaces	0		
		Parking Distance	0		
Finished Area	Total Rooms	Bedrooms	Kitchens	Full Baths	Half Baths
1,277	4	2	1	1	1



Description	Year Blt	Area/Qty	Value

Unique ID: 0730170012

Wethersfield

Card No: 1 of 1

Location:		295 RIDGE RD					Map/Lot:		073 017 0012		Zone:				Date Printed:		03-06-23						
911 Address:							Exempt				Nbhd:				Last Update:		02-21-23						
Owner Of Record							Volume/Page		Date		Sales Type			Valid	Sale Price								
BEDARD LYNDA M							2156 /1163		02-13-23		Warranty Deed			YES	150,000								
295 RIDGE RD #12 WETHERSFIELD , CT 06109																							
Additional Owners:																							
Prior Owner History																							
MIDLAND IRA INC							FBO ERCOLANI JOSEPH P		1984 /0298		03-23-17					NO	95,000						
GARZONE JOSEPH							BOORMAN PETER J CONSV		1974 /0034		12-28-16					NO	0						
GARZONE JOSEPH									1504 /0288		12-30-08					YES	190,000						
HENZY CATHERINE									1478 /0044		06-04-08					YES	189,900						
291 RIDGE ROAD LLC									1254 /0306		06-16-05					NO	1,300,000						
Permit Number		Date		Cost		New Hous	Status		% Comp		Est Completion		Building Permit										
M-20-0201		09-04-20		7,000		No	Closed		100		01-01-01		Emergency replacement of AC system .										
20070162		08-03-07		0		No	Permit Issue		100				CO										
						State Item Codes						Appraised Value											
Census/Tract		4923				Code		Quantity		Value		Code		Quantity		Value							
Dev Map		Dev Lot				15- Condominium		1.00		87,530								Total Land Value		0			
Date		06/20/2018		03/23/2007		17-Condo Option		1.00		9,070								Total Building Value		125,046			
Inspector		EQ																Total Outbuilding Value		12,954			
Action		DM No Change		BAA Hearing-NC														Total Market Value		138,000			
Acres							Influence Factors																
Land Type		Acres		490		Rate		Adj		Influence		Total Value		Land Type		Influence		Reason		Comment			
Total		0.00										0											
Assessment History (Prior Years as of Oct 1)										490 Appraised Totals													
		Current		2022		2021		2020		2019		Type		Acres		Value		Type		Acres		Value	
Land		0		0		0		0		0													
Building		87,530		87,530		87,530		87,530		87,530													
Outbuilding		9,070		9,070		9,070		9,070		9,070													
Total		96,600		96,600		96,600		96,600		96,600													
Totals																							
Comments																							
2019GL-1 FULL BATH																							

LOCATION:	295 RIDGE RD 12
911 ADDRESS:	
MAP/BLOCK/LOT:	073 017 0012

GENERAL DESCRIPTION	DESCRIPTION	AREA	VALUE
Complex Granberry Model UNIT 12 Style Condominium	Base Rate	832	123,968
	Central Air	832	1,810
	Full Baths	1	7,250
	Value Before Depr.	0	133,028
	Depr/Adjust Amount	0	7,982
	Final Value (After Dep)	0	125,046

Building Use	Residential
Condition	Average
Class	A-
Stories	1.00
Construction	
Year Built	1932
Percent Complete	100

FOUNDATION	
Basement Area	0
Basement Finished Area	0
Room Style	
Access	
Garage Bays	0
Sump Pump	NO

GRADE FACTOR	0
ECONOMIC DEPR %	0
PHYSICAL DEPR %	6
FUNCTIONAL DEPR %	0

HVAC		
Heating Type	Hot Water	100 %
Fuel Type	Electric	
Cooling Type	Central	100 %

ATTACHED OUTBUILDING/COMPONENTS			
Description	Area/Qty	Value	

INTERIOR	
Floors	Hardwood
Fireplaces	0
Wood Stoves	0

EXTERIOR

Exterior Walls	
-----------------------	--

Unit Features

SPECIAL FEATURES

Location	
Floor/Unit Location	Third Floor
Amenities	
Parking Type	
Parking Spaces	0
Parking Distance	0



Description	Year Blt	Area/Qty	Value
Frame Garage	2006	297	12,954

Finished Area	Total Rooms	Bedrooms	Kitchens	Full Baths	Half Baths
832	4	2	1	1	0

Location: 52 SWING LN		Map/Lot: 055 029		Zone: A1		Date Printed: 03-06-23																	
911 Address:		Exempt		Route 2		Nbhd: 110																	
Owner Of Record		Volume/Page		Date		Sales Type																	
MANNING RICHARD & TERESA		2157 / 129		02-22-23		Warranty Surviv																	
15 THISTLE DOWN CROMWELL , CT 06416																							
Additional Owners:																							
Prior Owner History																							
EVERETT WILLIAM R & WENDY A		0708 / 0171		07-15-98		YES 241,000																	
		/																					
		/																					
		/																					
		/																					
Permit Number				Date				Cost				Assessor Status				Building Permit							
B-21-0432				06-08-21				35,400				100				Strip and re roof , strip off aluminum siding and install vinyl siding . Replace 26 windows .							
P-16-114				05-19-16				0				100				C/A 5/19/16-PLUMBING FOR BATH REMODEL							
E-16-180				05-18-16				0				100				C/A 5/18/16-INSTALL NEW BATH FAN . HANG NEW LIGHT . REPLUG & SWITCH							
TB-16-210				04-25-16				8,000				100				C/A 4/25/16-REMODEL BATH							
M-14-5				01-21-14				13,000				100				REPL BOILER W/ WATER HEATER							
E-14-4				01-08-14				1,000				100				WIRE BOILER							
Census/Tract 4925								State Item Codes								Appraised Value							
Dev Map				Dev Lot 46				Code		Quantity		Value		Code		Quantity		Value		Total Land Value 110,000			
Date 03/06/2023								11- Res Land		0.32		77,000								Total Building Value 228,345			
Inspector SB								13- Res Bldg		1.00		159,840								Total Outbuilding Value 1,431			
Action LISTING REVIEW								14- Res Outbldg		1.00		1,000								Total Market Value 339,776			
Acres												Influence Factors											
Land Type		Acres		490		Rate		Adj		Influence		Total Value		Land Type		Influence		Reason		Comment			
House Lot		0.32		0.00		110,000		1.00		0		110,000											
Total		0.32										110,000											
Assessment History (Prior Years as of Oct 1)												490 Appraised Totals											
Current		2022		2021		2020		2019		Type		Acres		Value		Type		Acres		Value			
Land		77,000		77,000		77,000		77,000															
Building		159,840		146,860		146,860		146,860															
Outbuilding		1,000		1,000		1,000		1,000															
Total		237,840		224,860		224,860		224,860		224,860										Totals			
Comments																							
2023GL: LISTING REVIEW - KITCHEN & MASTER BATH REMODELED, 1190sf FBA 2016GL-BATH REMODEL, PICTOMETRY, CHG 2011-KITCHEN REMODEL SKETCH																							

Unique ID: 055029

Wethersfield

Location:	52 SWING LN	Unit	
911 Address:			
Map/Block/Lot	055 029		

General Description		Description	Area/Qty	Value
Building Use	Single Family	Base Rate	2,346	186,648
Unit		Average Quality Basement Fi	1,190	17,850
Overall Condition	Avg/Good	Basement	1,190	17,850
Class	C	Central Air	2,346	3,519
Stories	2.00	Fireplace	1	3,000
Design (Style)	Colonial	Full Baths	2	10,000
Construction	Wood Frame	Half Baths	1	2,500
Year Built	1984	Value Before Depr.	0	241,367
Percent Complete	100	Depr/Adjust Amount	0	31,378
		Final Value (After Depr)	0	209,989

Finished Area	2,346	Finished Area Does Not Include Finished Basement Area		
Foundation				
Basement Area	1,190			
Basement Finish	1,190			
Bsmt Room Style	Average			
Basement Walls				
Outside Entry				
Basement Garage Bays	0	Grade Factor	0	Physical Depreciation % 13
Sump Pump	NO	Economic Depreciation %	0	Functional Depreciation % 0
Attached Component Computations				

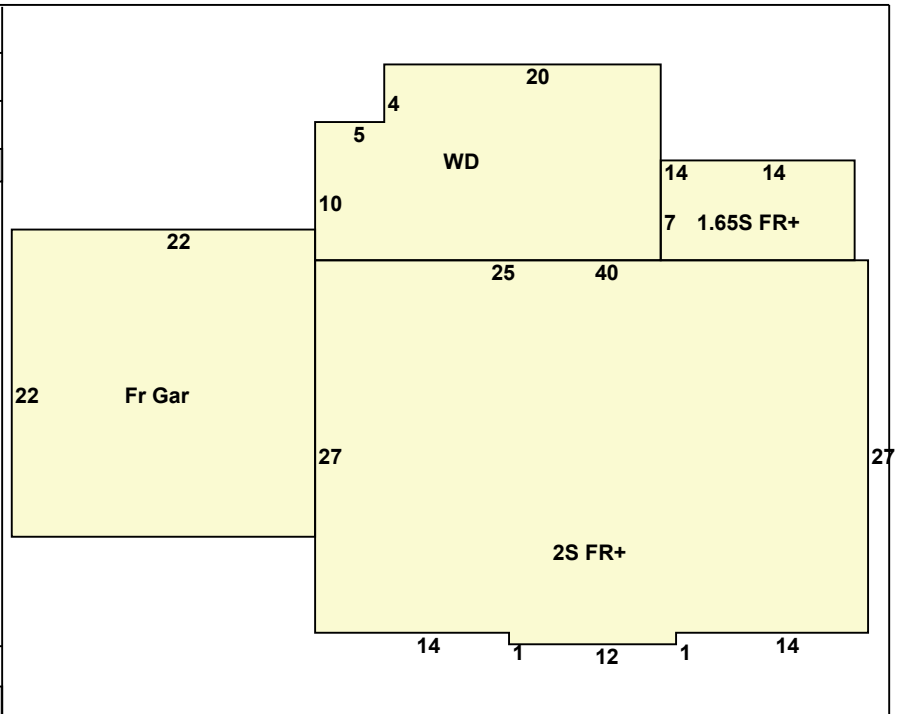
HVAC			Type	Yr Built	Condition	Area/Qty	Value
Heating Type	Hot Water	100 %	Wood Deck	1984	Average/Good	330	4,881
Fuel	Natural Gas		Frame Garage	1984	Average/Good	484	13,475
Cooling Type	Central	100 %					

Interior		
Floors	Hardwood	Carpet
Attic Access		
Walls	Drywall	
Fireplaces	1	
Wood Stoves	0	

Exterior		
Exterior	Aluminum	
Roof Cover	Asphalt	
Roof Type	Gable	
Total Building Value		
228,345		

Special Features					Detached Component Computations				
Type	Yr Bilt	Condition	Area/Qty	Value	Type	Yr Bilt	Condition	Area/Qty	Value
Frame Shed	2006	Average	140	1,431					

Room Summary				
Total	Bedroom	Kitchens	Full Bath	Half Bath
8	4	1	2	1



Location:	25 CHAMBERLAIN RD			Map/Lot:	226 060		Zone:	B	Date Printed:	03-06-23		
911 Address:				Exempt		Route	6	Nbhd:	110	Last Update:	03-06-23	
Owner Of Record				Volume/Page	Date	Sales Type			Valid	Sale Price		
BONSU DIANA				2157 /154	02-23-23	Warranty Deed			YES	305,000		
25 CHAMBERLAIN RD WETHERSFIELD , CT 06109												
Additional Owners:												
Prior Owner History												
SCHNITMAN LAUREN				2104 /300	05-27-20	Warranty Deed			YES	234,900		
DOMONKOS ALLISON J				2104 /299	05-27-20	Name Change			NO	0		
MCININCH ALLISON				1583 /0117	03-29-10				YES	259,000		
ZUCKERMAN ADAM J & COURTNEY S				1576 /0145	02-02-10				NO	0		
ZUCKERMAN ADAM J & SCHUTT COURTNEY L				1351 /0026	07-27-06				YES	275,000		
Permit Number	Date	Cost	Assessor Status	Building Permit								
BP-0493	09-24-09	5,865	100	Remove 1 layer & replace roof								
BP06440	08-28-06	3,000	100	Install 16 thermopane windows								
PP06138	08-21-06	750	100	Propane line to stove								
MP06110	08-17-06	3,000	100	Repl boiler								
MP06111	08-17-06	1,900	100	Remove & replace bsmnt oil tank								
EP05068	04-20-05	1,000	100	Move meter outside								
			State Item Codes					Appraised Value				
Census/Tract	4922	Code	Quantity	Value	Code	Quantity	Value					
Dev Map	Dev Lot 21	11- Res Land	0.20	77,000				Total Land Value 110,000				
Date	03/06/2023	13- Res Bldg	1.00	67,160				Total Building Value 95,947				
Inspector	SB	14- Res Outbldg	1.00	2,960				Total Outbuilding Value 4,224				
Action	LISTING REVIEW							Total Market Value 210,171				
Acres							Influence Factors					
Land Type	Acres	490	Rate	Adj	Influence	Total Value	Land Type	Influence	Reason	Comment		
House Lot	0.20	0.00	110,000	1.00	0	110,000						
Total	0.20					110,000						
Assessment History (Prior Years as of Oct 1)							490 Appraised Totals					
	Current	2022	2021	2020	2019		Type	Acres	Value	Type	Acres	Value
Land	77,000	77,000	77,000	77,000	77,000							
Building	67,160	66,150	66,150	66,150	66,150							
Outbuilding	2,960	2,960	2,960	2,960	2,960							
Total	147,120	146,110	146,110	146,110	146,110					Totals		
Comments												
2023GL: LISTING REVIEW - PATIO 2009-REROOFED 15' REAR DORMER												

Unique ID: 226060

Wethersfield

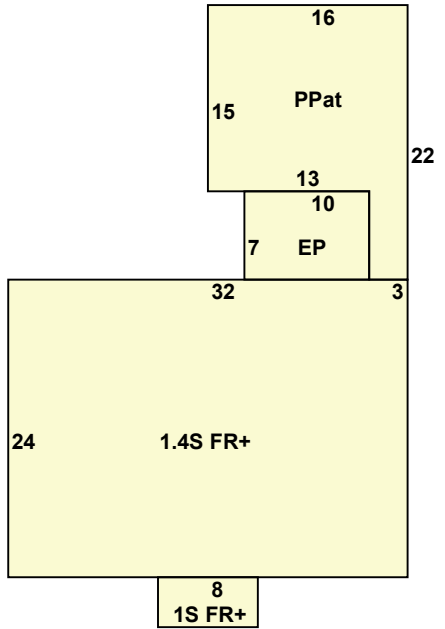
Location:	25 CHAMBERLAIN RD	Unit	
911 Address:			
Map/Block/Lot	226 060		

General Description		Description	Area/Qty	Value
Building Use	Single Family	Base Rate	1,107	96,475
Unit		Basement	800	12,000
Overall Condition	Good/VG	Fireplace	1	3,000
Class	C	Full Baths	2	10,000
Stories	1.40	Value Before Depr.	0	121,475
Design (Style)	Cape	Depr/Adjust Amount	0	27,939
Construction	Wood Frame	Final Value (After Depr)	0	93,536
Year Built	1937			
Percent Complete	100			

Finished Area	1,107	Finished Area Does Not Include Finished Basement Area		
Foundation				
Basement Area	800			
Basement Finish	0			
Bsmt Room Style				
Basement Walls				
Outside Entry				
Basement Garage Bays	0	Grade Factor	0	Physical Depreciation % 23
Sump Pump	NO	Economic Depreciation %	0	Functional Depreciation % 0
Attached Component Computations				

HVAC			Type	Yr Built	Condition	Area/Qty	Value
Heating Type	Hot Water	100 %	Paver Patio	1937	Good/Very Good	261	1,441
Fuel	Oil		Enclosed Porch	1937	Good/Very Good	70	970
Cooling Type	None	0 %					
Interior							
Floors	Hardwood						
Attic Access							
Walls	Plaster						
Fireplaces	1						
Wood Stoves	0						
Exterior							
Exterior	Vinyl Siding						
Roof Cover	Asphalt						
Roof Type	Gable						
Total Building Value						95,947	

Special Features					Detached Component Computations				
Type	Yr Bilt	Condition	Area/Qty	Value	Type	Yr Bilt	Condition	Area/Qty	Value
					Frame Garage	1937	Average	200	4,224
Room Summary									
Total	Bedroom	Kitchens	Full Bath	Half Bath					
6	3	1	2	0					



Location:	20 LANCASTER RD				Map/Lot:	228 043		Zone:	A	Date Printed:	03-06-23	
911 Address:					Exempt		Route	3	Nbhd:	93	Last Update:	03-06-23
Owner Of Record					Volume/Page	Date	Sales Type		Valid	Sale Price		
IDDAMALGODA THARINI					2157 /200	02-24-23	Warranty Deed		YES	450,000		
20 LANCASTER RD WETHERSFIELD , CT 06109												
Additional Owners:												
Prior Owner History												
C MARATTA PROPERTIES LLC					1929 /120	03-29-16	Warranty Deed		YES	138,000		
MAXWELL LINN S					/							
					/							
					/							
					/							
Permit Number	Date	Cost	Assessor Status	Building Permit								
M-22-0334	10-17-22	150	0	SET 2-120 GALLON PROPANE TANKS. HOOK UP TO APPROVED GAS LINE AT HOUSE. LEAK AND SAFETY CHECK SYS								
M-22-0370	10-03-22	14,000	0	INSTALL COMPLETE HEATING AND COOLING SYSTEM. RUN ALL DUCT WORK, FLUE, AND INTAKE PIPING. INSTALL								
E-22-0414	09-04-22	8,000	0	INSTALL BRANCH WIRING PER CODE FOR NEW CONSTRUCTION HOUSE. INSTALL NEW OVERHEAD 200 AMP SERVICE								
P-22-0077	04-29-22	14,000	0	PLUMBING FOR NEW HOUSE INCL PLUMBING FOR 3 FULL BATHROOMS ROUGH, 2 LAUNDRY, & 2 KITCHEN SINKS ROUG								
B-21-0981	01-12-22	200,000	0	CONTRUCT 1400 SF HOME W/ 3 BEDROOMS, 2 FULL BATHS, A PELLET STOVE, A 12'X20' DECK, AND A 2-CAR ATT								
B-21-0985	12-22-21	0	0	FOUNDATION ONLY PERMIT FOR A NEW HOUSE PREVIOUSLY APPLIED FOR								
				State Item Codes				Appraised Value				
Census/Tract	4922	Code	Quantity	Value	Code	Quantity	Value	Total Land Value		93,930		
Dev Map	Dev Lot	11- Res Land	0.35	65,750				Total Building Value		90,799		
Date	03/01/2023	13- Res Bldg	1.00	63,560				Total Outbuilding Value		0		
Inspector	SB							Total Market Value		184,729		
Action	Letter Sent											
Acres							Influence Factors					
Land Type	Acres	490	Rate	Adj	Influence	Total Value	Land Type	Influence	Reason	Comment		
House Lot	0.35	0.00	93,000	1.01	0	93,930						
Total	0.35					93,930						
Assessment History (Prior Years as of Oct 1)							490 Appraised Totals					
	Current	2022	2021				Type	Acres	Value	Type	Acres	Value
Land	65,750	65,750	65,100									
Building	63,560	63,560	0									
Outbuilding	0	0	0									
Total	129,310	129,310	65,100							Totals		
Comments												
2022GL: NEW RAISED RANCH HOME W/ 4 BEDROOMS, 3 FULL BATHS AND AN EXTRA KITCHEN. ESTIMATE AT 50% COMPLETE FOR 10/1/22.												
21GL-ONE OF 2 SPLIT FROM 117 MAPLE PER DEED; MAP 3058-3062 FILED 8/6/2021; OTHER PARCEL IS 123 MAPLE (0.35 ACRE)												

Unique ID: 228043

Wethersfield

Location:	20 LANCASTER RD	Unit
911 Address:		
Map/Block/Lot	228 043	

General Description		Description	Area/Qty	Value
Building Use	Single Family	Base Rate	1,502	103,383
Unit		Basement	1,440	20,520
Overall Condition	Average	Basement Garage Bays	2	3,800
Class	C-	Central Air	1,502	2,140
Stories	1.00	Extra Kitchen	1	7,125
Design (Style)	Raised Ranch	Finished Lower Level	756	25,137
Construction	Wood Frame	Full Baths	3	14,250
Year Built	2022	Value Before Depr.	0	176,355
Percent Complete	50	Depr/Adjust Amount	0	1,764
		Final Value (After Depr)	50	87,296

Finished Area 1,502
 Finished Area Does Not Include Finished Basement Area

Foundation	
Basement Area	1,440
Basement Finish	756
Bsmt Room Style	Finish LL
Basement Walls	
Outside Entry	
Basement Garage Bays	2
Sump Pump	NO

HVAC			Type	Yr Built	Condition	Area/Qty	Value
Heating Type	Forced Hot Air	100 %	Wood Deck	2022	Average	192	3,070
Fuel	Propane Gas		Open Porch	2022	Average	40	433
Cooling Type	Central	100 %					

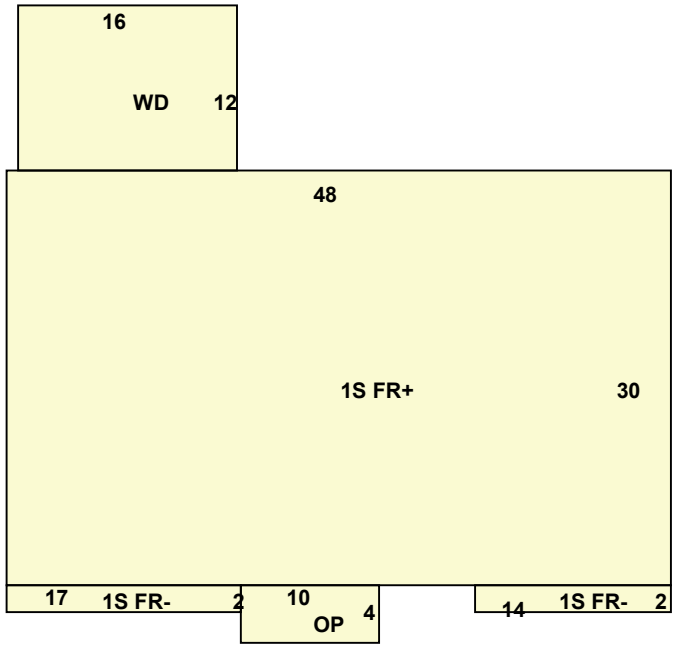
Interior	
Floors	
Attic Access	
Walls	
Fireplaces	0
Wood Stoves	0

Exterior	
Exterior	Vinyl Siding
Roof Cover	Asphalt
Roof Type	Gable

Total Building Value 90,799

Special Features				
Extra Kitchen		1		

Room Summary				
Total	Bedroom	Kitchens	Full Bath	Half Bath
7	4	1	3	0



Detached Component Computations									
Type	Yr Bilt	Condition	Area/Qty	Value	Type	Yr Bilt	Condition	Area/Qty	Value

Unique ID: 211031

Wethersfield

Card No: 1 of 1

Location:	61 HARMUND PL			Map/Lot:	211 031		Zone:	B	Date Printed:	03-06-23		
911 Address:				Exempt		Route	7	Nbhd:	116	Last Update:	03-06-23	
Owner Of Record				Volume/Page	Date	Sales Type			Valid	Sale Price		
BOYLE CONNOR & ASHLEY				2157 /167	02-24-23	Warranty Surviv			YES	305,000		
61 HARMUND PL WETHERSFIELD , CT 06109												
Additional Owners:												
Prior Owner History												
EVANKOVICH MARK & BIRKEFELD BEATE				1895 /0264	07-16-15				YES	187,000		
CHAPMAN JOHN III				1590 /0091	05-13-10				YES	192,000		
TERRY JOHN JR & KELLY S				1021 /0058	04-09-03				NO	0		
TERRY JOHN JR				0867 /0347	08-30-01				YES	137,900		
BRAYALL GARY L & ELISA P				0661 /0178	07-24-97				YES	113,000		
Permit Number	Date	Cost	Assessor Status	Building Permit								
M-15-87	05-26-15	14,367	0	INSTALL FURNACE AND CENTRAL AIR. ORIGINALLY APPLIED IN 2010 AND NEVER ACTED UPON LETTER SENT. (O								
M-15-87	05-26-15	14,367	100	INSTALL FURNACE & CENTRAL AIR c/a 5/26/15								
TM-10-143	12-21-10	14,367	0	INSTALL A GAS REPLACEMENT FURNACE and AIR CONDITIONING SYSTEM. NOT ISSUED BECAUSE THEY DID NOT								
BP-0265	05-25-10	3,500	100	Remove 2 layers & reroof								
State Item Codes												
Census/Tract	4921	Code			Quantity	Value	Code		Quantity	Value	Appraised Value	
Dev Map	Dev Lot 9	11- Res Land	0.16	77,140							Total Land Value	110,200
Date	03/06/2023	13- Res Bldg	1.00	56,780							Total Building Value	81,106
Inspector	SB	14- Res Outbldg	1.00	5,640							Total Outbuilding Value	8,064
Action	LISTING REVIEW										Total Market Value	199,370
Acres							Influence Factors					
Land Type	Acres	490	Rate	Adj	Influence	Total Value	Land Type	Influence	Reason	Comment		
House Lot	0.16	0.00	116,000	1.00	-5	110,200	House Lot	-5	Condition	RR/PL		
Total	0.16					110,200						
Assessment History (Prior Years as of Oct 1)							490 Appraised Totals					
	Current	2022	2021	2020	2019		Type	Acres	Value	Type	Acres	Value
Land	77,140	77,140	77,140	77,140	77,140							
Building	56,780	55,100	55,100	55,100	55,100							
Outbuilding	5,640	5,640	5,640	5,640	5,640							
Total	139,560	137,880	137,880	137,880	137,880					Totals		
Comments												
2023GL: LISTING REVIEW - UPDATED KITCHEN EXT=RAILROAD 2016GL-ADD OMITTED BSMT FULL REAR DORMER 2015 BATH MODERN & PATIO PER MLS												

Unique ID: 211031

Wethersfield

Location:	61 HARMUND PL	Unit	
911 Address:			
Map/Block/Lot	211 031		

General Description		Description	Area/Qty	Value
Building Use	Single Family	Base Rate	961	86,942
Unit		Average Quality Basement Fi	300	4,500
Overall Condition	Avg/Good	Basement	720	10,800
Class	C	Central Air	961	1,442
Stories	1.65	Full Baths	2	10,000
Design (Style)	Cape	Value Before Depr.	0	113,683
Construction	Wood Frame	Depr/Adjust Amount	0	35,242
Year Built	1939	Final Value (After Depr)	0	78,441
Percent Complete	100			

Finished Area 961
 Finished Area Does Not Include Finished Basement Area

Foundation	
Basement Area	720
Basement Finish	300
Bsmt Room Style	Average
Basement Walls	
Outside Entry	
Basement Garage Bays	0
Sump Pump	NO

HVAC			Type	Yr Built	Condition	Area/Qty	Value
Heating Type	Forced Hot Air	100 %	Patio	1939	Average/Good	336	1,982
Fuel	Natural Gas		Enclosed Porch	1939	Average/Good	55	688
Cooling Type	Central	100 %					

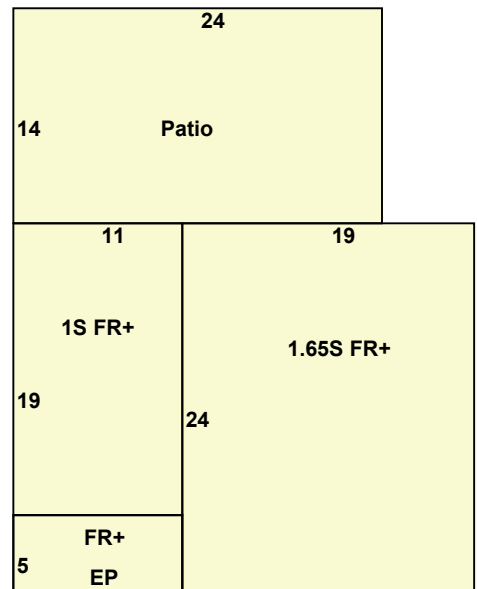
Interior		
Floors	Hardwood	Carpet
Attic Access		
Walls	Plaster	
Fireplaces	0	
Wood Stoves	0	

Exterior		
Exterior	Aluminum	
Roof Cover	Asphalt	
Roof Type	Gable	

Total Building Value 81,106

Special Features						Detached Component Computations					
Type	Yr Bilt	Condition	Area/Qty	Value	Type	Yr Bilt	Condition	Area/Qty	Value		
					Frame Garage	1939	Good	200	8,064		

Room Summary				
Total	Bedroom	Kitchens	Full Bath	Half Bath
5	3	1	2	0



Unique ID: 088016

Wethersfield

Card No: 1 of 1

Location:		414 HIGHLAND ST				Map/Lot:		088 016		Zone:		AA		Date Printed:		03-06-23							
911 Address:						Exempt				Route		2		Nbhd:		118							
Owner Of Record						Volume/Page		Date		Sales Type				Valid		Sale Price							
AVDIC ADISA OMEROVIC & MUNIB						2157 /231		02-24-23		Warranty Surviv				YES		330,000							
414 HIGHLAND ST WETHERSFIELD , CT 06109																							
Additional Owners:																							
Prior Owner History																							
DOLIN MAUREEN A						1488 /0152		08-01-08						YES		286,000							
BALBONI WILLIAM P & THERESE						0301 /0074		06-02-76						NO		58,000							
						/																	
						/																	
						/																	
Permit Number				Date		Cost		Assessor Status		Building Permit													
B-22-0619				09-12-22		11,500		100		STRIP & REROOF													
						State Item Codes						Appraised Value											
Census/Tract		4926				Code		Quantity		Value		Code		Quantity		Value							
Dev Map		Dev Lot 40				11- Res Land		0.46		82,600								Total Land Value		118,000			
Date		05/23/2018				13- Res Bldg		1.00		105,030								Total Building Value		150,040			
Inspector		EQ																Total Outbuilding Value		0			
Action		DM Change																Total Market Value		268,040			
						Acres						Influence Factors											
Land Type		Acres		490		Rate		Adj		Influence		Total Value		Land Type		Influence		Reason		Comment			
House Lot		0.46		0.00		118,000		1.00		0		118,000											
Total		0.46										118,000											
Assessment History (Prior Years as of Oct 1)										490 Appraised Totals													
		Current		2022		2021		2020		2019		Type		Acres		Value		Type		Acres		Value	
Land		82,600		82,600		82,600		82,600		82,600													
Building		105,030		105,030		105,030		105,030		105,030													
Outbuilding		0		0		0		0		0													
Total		187,630		187,630		187,630		187,630		187,630													
Totals																							
Comments																							
FULL REAR DORMER																							

Unique ID: 088016

Wethersfield

Location:	414 HIGHLAND ST	Unit	
911 Address:			
Map/Block/Lot	088 016		

General Description		Description	Area/Qty	Value
Building Use	Single Family	Base Rate	1,768	145,277
Unit		Basement	1,206	18,090
Overall Condition	Average	Fireplace	1	3,000
Class	C	Full Baths	1	5,000
Stories	1.65	Half Baths	1	2,500
Design (Style)	Cape	Value Before Depr.	0	173,867
Construction	Wood Frame	Depr/Adjust Amount	0	38,251
Year Built	1975	Final Value (After Depr)	0	135,616
Percent Complete	100			

Finished Area	1,768	Finished Area Does Not Include Finished Basement Area		
Foundation				
Basement Area	1,206			
Basement Finish	0			
Bsmt Room Style				
Basement Walls				
Outside Entry	Hatch			
Basement Garage Bays	0			
Sump Pump	NO			
		Grade Factor	0	Physical Depreciation %
		Economic Depreciation %	0	Functional Depreciation %
				22
				0

HVAC			Type	Yr Built	Condition	Area/Qty	Value
Heating Type	Hot Water	100 %	Frame Garage	1975	Average	552	13,778
Fuel	Oil		Open Porch	1975	Average	72	645
Cooling Type	None	0 %					

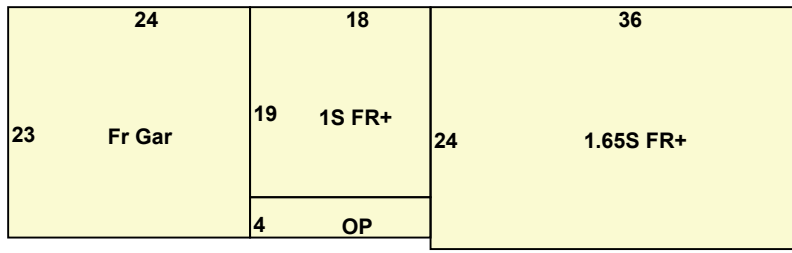
Interior		
Floors	Carpet	Hardwood
Attic Access		
Walls	Drywall	
Fireplaces	1	
Wood Stoves	0	

Exterior		
Exterior	Vinyl Siding	
Roof Cover	Asphalt	
Roof Type	Gable	

Total Building Value 150,040

Special Features					Detached Component Computations				
Type	Yr Bilt	Condition	Area/Qty	Value	Type	Yr Bilt	Condition	Area/Qty	Value

Room Summary				
Total	Bedroom	Kitchens	Full Bath	Half Bath
7	3	1	1	1



Unique ID: 228044

Wethersfield

Card No: 1 of 1

Location:	123 MAPLE ST			Map/Lot:	228 044		Zone:	A	Date Printed:	03-06-23		
911 Address:				Exempt		Route	3	Nbhd:	90	Last Update:	03-06-23	
Owner Of Record				Volume/Page	Date	Sales Type			Valid	Sale Price		
BHAYANA RAMIT & BHAT SHRESHTHA				2157 /216	02-24-23	Warranty Surviv			YES	448,000		
123 MAPLE ST WETHERSFIELD , CT 06109												
Additional Owners:												
Prior Owner History												
C MARATTA PROPERTIES LLC				1929 /120	03-29-16	Warranty Deed			YES	138,000		
MAXWELL LINN S				/								
				/								
				/								
				/								
Permit Number	Date	Cost	Assessor Status	Building Permit								
M-22-0335	10-17-22	150	0	INSTALL 2-120 GALLON PROPANE TANK. HOOK UP TO APPROVED GAS LINE AT HOUSE. LEAK AND SAFETY CHECK								
E-22-0413	09-19-22	8,000	0	INSTALL BRANCH WIRING PER CODE FOR NEW CONSTRUCTION HOUSE. INSTALL NEW OVERHEAD 200 AMP SVC								
M-22-0284	08-23-22	12,500	0	INSTALL NEW 100K BTU PROPANE FIRED FURNACE W/ 4 TON A/C EQUIPMENT AND DUCT SYSTEM								
B-22-0460	08-04-22	2,000	0	EXTEND DECK FROM 12'X22' TO 20'X22'								
P-22-0127	06-28-22	10,000	0	UNDERGROUND AND ROUGH PLUMBING FOR NEW HOUSE								
B-22-0033	03-30-22	170,000	0	CONSTRUCT 1500 SF RAISED RANCH SINGLE FAMILY DWELLING W/ 3 BEDROOMS, 3 FULL BATHS, A 2-CAR ATTACHE								
			State Item Codes					Appraised Value				
Census/Tract	4922	Code	Quantity	Value	Code	Quantity	Value					
Dev Map	Dev Lot	13- Res Bldg	1.00	49,300				Total Land Value 90,000				
Date	03/01/2023	51-Res Vac Land	0.28	63,000				Total Building Value 70,434				
Inspector	SB							Total Outbuilding Value 0				
Action	Letter Sent							Total Market Value 160,434				
Acres							Influence Factors					
Land Type	Acres	490	Rate	Adj	Influence	Total Value	Land Type	Influence	Reason	Comment		
Res Vacant Hous	0.28	0.00	90,000	1.00	0	90,000						
Total	0.28					90,000						
Assessment History (Prior Years as of Oct 1)							490 Appraised Totals					
	Current	2022	2021				Type	Acres	Value	Type	Acres	Value
Land	63,000	63,000	63,000									
Building	49,300	49,300	0									
Outbuilding	0	0	0									
Total	112,300	112,300	63,000							Totals		
Comments												
2022GL: NEW RAISED RANCH HOUSE W/ 4 BEDROOMS AND 3 FULL BATHS. ESTIMATED AT 50% COMPLETE FOR 10/1/22												
21GL-ONE OF 2 SPLIT FROM 117 MAPLE PER DEED; MAP 3058-3062 FILED 8/6/2021; OTHER PARCEL IS 20 LANCASTER-(0.28 ACRE)												

Unique ID: 228044

Wethersfield

Location:	123 MAPLE ST	Unit	
911 Address:			
Map/Block/Lot	228 044		

General Description		Description	Area/Qty	Value
Building Use	Single Family	Base Rate	1,151	82,987
Unit		Basement	1,075	15,319
Overall Condition	Average	Basement Garage Bays	2	3,800
Class	C-	Central Air	1,151	1,640
Stories	1.00	Extra Fixtures	2	570
Design (Style)	Raised Ranch	Finished Lower Level	590	19,618
Construction	Wood Frame	Full Baths	3	14,250
Year Built	2022	Value Before Depr.	0	138,184
Percent Complete	50	Depr/Adjust Amount	0	1,382
		Final Value (After Depr)	50	68,401

Finished Area	1,151	Finished Area Does Not Include Finished Basement Area		
Foundation				
Basement Area	1,075			
Basement Finish	590			
Bsmt Room Style	Finish LL			
Basement Walls				
Outside Entry				
Basement Garage Bays	2	Grade Factor	0	Physical Depreciation %
Sump Pump	NO	Economic Depreciation %	0	Functional Depreciation %
				1
				0

HVAC			Type	Yr Built	Condition	Area/Qty	Value
Heating Type	Forced Hot Air	100 %	Wood Deck	2022	Average	240	1,919
Fuel	Propane Gas		Open Porch	2022	Average	21	114
Cooling Type	Central	100 %					

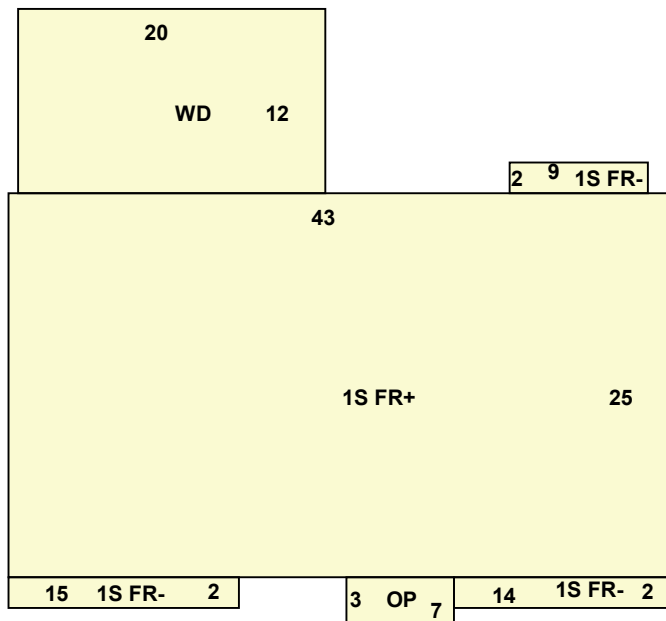
Interior	
Floors	
Attic Access	
Walls	
Fireplaces	0
Wood Stoves	0

Exterior	
Exterior	Vinyl Siding
Roof Cover	Asphalt
Roof Type	Gable

Total Building Value 70,434

Special Features		Detached Component Computations							
Type	Yr Bilt	Condition	Area/Qty	Value	Type	Yr Bilt	Condition	Area/Qty	Value
Extra Fixtures	2								

Room Summary				
Total	Bedroom	Kitchens	Full Bath	Half Bath
7	4	1	3	0



Unique ID: 187009

Wethersfield

Card No: 1 of 1

Location:	977 CLOVERDALE CIR				Map/Lot:	187 009		Zone:	A1	Date Printed:	03-06-23	
911 Address:					Exempt		Route	3	Nbhd:	126	Last Update:	03-06-23
Owner Of Record					Volume/Page	Date	Sales Type			Valid	Sale Price	
PAPPALARDO STEPHEN J					2157 /317	02-27-23	Warranty Deed			YES	349,500	
977 CLOVERDALE CIR WETHERSFIELD, CT 06109												
Additional Owners:												
Prior Owner History												
KIRCHNER MARY ANN					2157 /43	02-16-23	Trustees Deed			NO	0	
MARY ANN KIRCHNER LIVING TRUST KIRCHNER MARY ANN TRUSTEE					2157 /37	02-16-23	Affidavit			NO	0	
KIRCHNER LEO F & MARY ANN CO TRUSTE					1726 /0016	07-26-12				NO	0	
KIRCHNER LEO F & MARY ANN					0309 /0117	12-24-75				NO	51,500	
					/							
Permit Number	Date	Cost	Assessor Status	Building Permit								
E-19-0118	04-24-19	650	100	PULL NEW FEED BACK TO PANEL & INSTALL EXHAUST FAN IN CEILING IN 1ST FLR BATHROOM								
P-19-0100	04-18-19	7,500	100	INSTALL NEW SHOWER & RELOCATE EXISTING SINK & SHOWER								
B-19-0209	04-17-19	2,500	100	RELOCATE & REPL BATHROOM DOOR								
B-10-166	08-18-10	21,000	100	Remove & rebuild existing 20x16 deck, remodel 1/2 bath.								
BP04769	11-30-04	6,274	100	Strip & reroof								
				State Item Codes					Appraised Value			
Census/Tract	4926			Code	Quantity	Value	Code	Quantity	Value	Total Land Value 126,000		
Dev Map	Dev Lot 58			11- Res Land	0.35	88,200				Total Building Value 144,838		
Date	03/06/2023	03/09/2009		13- Res Bldg	1.00	101,390				Total Outbuilding Value 1,075		
Inspector	SB			14- Res Outbldg	1.00	750				Total Market Value 271,913		
Action	LISTING REVIEW BAA Reduction											
Acres							Influence Factors					
Land Type	Acres	490	Rate	Adj	Influence	Total Value	Land Type	Influence	Reason	Comment		
House Lot	0.35	0.00	126,000	1.00	0	126,000						
Total	0.35					126,000						
Assessment History (Prior Years as of Oct 1)							490 Appraised Totals					
	Current	2022	2021	2020	2019		Type	Acres	Value	Type	Acres	Value
Land	88,200	88,200	88,200	88,200	88,200							
Building	101,390	92,030	92,030	92,030	92,030							
Outbuilding	750	750	750	750	750							
Total	190,340	180,980	180,980	180,980	180,980					Totals		
Comments												
2023GL: LISTING REVIEW - UPDATED KITCHEN, DECK IS COMPOSITE												
2022GL: UPDATE BEDROOM COUNT												
2019GL-ESTIMATE 2.5 BATHS, NO REPLY FROM OWNER IN REGARDS TO PERMITTED WORK, CHG SKETCH												
2010-INT RENOVATION & WDK												

Unique ID: 187009

Wethersfield

Location:	977 CLOVERDALE CIR	Unit
911 Address:		
Map/Block/Lot	187 009	

General Description		Description	Area/Qty	Value
Building Use	Single Family	Base Rate	1,960	133,280
Unit		Basement	1,168	17,520
Overall Condition	Avg/Good	Central Air	1,960	2,940
Class	C	Fireplace	1	3,000
Stories	1.00	Full Baths	2	10,000
Design (Style)	Split Level	Half Baths	1	2,500
Construction	Wood Frame	Value Before Depr.	0	169,240
Year Built	1961	Depr/Adjust Amount	0	37,233
Percent Complete	100	Final Value (After Depr)	0	132,007

Finished Area	1,960
Finished Area Does Not Include Finished Basement Area	

Foundation	
Basement Area	1,168
Basement Finish	0
Bsmt Room Style	
Basement Walls	
Outside Entry	Interior
Basement Garage Bays	0
Sump Pump	YES

Grade Factor	0	Physical Depreciation %	22
Economic Depreciation %	0	Functional Depreciation %	0

Attached Component Computations

HVAC			Type	Yr Built	Condition	Area/Qty	Value
Heating Type	Hot Water	100 %	Composite Deck	2010	Average	320	6,272
Fuel	Oil		Frame Garage	1961	Average/Good	252	6,290
Cooling Type	Central	100 %	Open Porch	1961	Average/Good	30	269

Interior	
Floors	Hardwood
Attic Access	
Walls	Drywall
Fireplaces	1
Wood Stoves	0

Exterior	
Exterior	Vinyl Siding
Roof Cover	Asphalt
Roof Type	Gable

Total Building Value 144,838

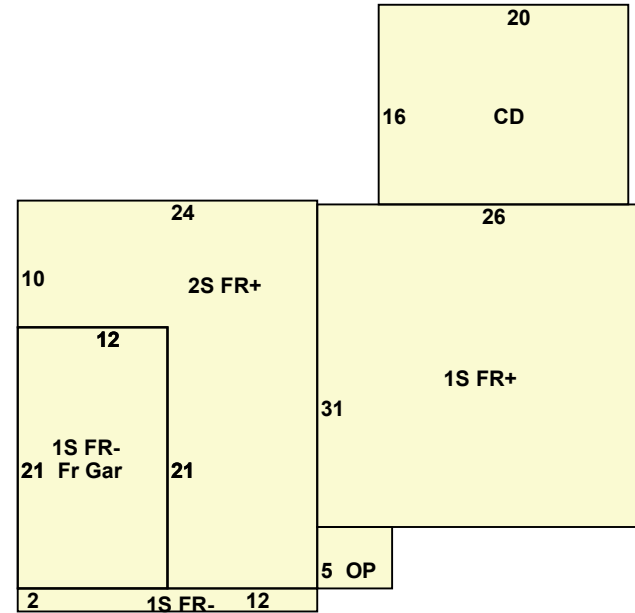
Special Features

Central Vac	1
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Detached Component Computations

Type	Yr Bilt	Condition	Area/Qty	Value
Frame Shed	2008	Average	96	1,075

Room Summary				
Total	Bedroom	Kitchens	Full Bath	Half Bath
7	4	1	2	1



Unique ID: 086035

Wethersfield

Card No: 1 of 1

Location:		154 CLOVERCREST RD				Map/Lot:		086 035		Zone:		A1	Date Printed:		03-06-23			
911 Address:						Exempt				Route		2	Nbhd:		126	Last Update:		03-06-23
Owner Of Record						Volume/Page		Date		Sales Type			Valid	Sale Price				
CHURCH JOHN G JR & SKELLY KRISTEN						2157 /369		02-28-23		Warranty Deed			YES	415,000				
154 CLOVERCREST RD WETHERSFIELD , CT 06109																		
Additional Owners:																		
Prior Owner History																		
CURRY TERESA R						1951 /0159		08-17-16					NO	0				
CURRY BRIEN E & TERESA R						0297 /0622		08-01-75					NO	59,000				
						/												
						/												
						/												
Permit Number		Date		Cost		Assessor Status		Building Permit										
						State Item Codes						Appraised Value						
Census/Tract		4926				Code		Quantity	Value		Code		Quantity	Value		Total Land Value		127,260
Dev Map		Dev Lot		3N		11- Res Land		0.46	89,080							Total Building Value		184,283
Date		05/07/2018				13- Res Bldg		1.00	129,000							Total Outbuilding Value		0
Inspector		EQ														Total Market Value		311,543
Action		DM Change																
Acres							Influence Factors											
Land Type		Acres	490	Rate	Adj	Influence	Total Value		Land Type		Influence	Reason		Comment				
House Lot		0.46	0.00	126,000	1.01	0	127,260											
Total		0.46					127,260											
Assessment History (Prior Years as of Oct 1)								490 Appraised Totals										
Current		2022		2021		2020		2019		Type		Acres	Value	Type	Acres	Value		
Land		89,080		89,080		89,080		89,080										
Building		129,000		129,000		129,000		129,000										
Outbuilding		0		0		0		0										
Total		218,080		218,080		218,080		218,080										
															Totals			
Comments																		

Unique ID: 086035

Wethersfield

Location:	154 CLOVERCREST RD	Unit	
911 Address:			
Map/Block/Lot	086 035		

General Description		Description	Area/Qty	Value
Building Use	Single Family	Base Rate	2,075	174,798
Unit		Average Quality Basement Fi	360	5,400
Overall Condition	Good	Basement	1,150	17,250
Class	C	Basement Garage Bays	1	2,000
Stories	2.00	Fireplace	2	6,000
Design (Style)	Colonial	Full Baths	2	10,000
Construction	Wood Frame	Half Baths	1	2,500
Year Built	1965	Value Before Depr.	0	217,948
Percent Complete	100	Depr/Adjust Amount	0	37,051
		Final Value (After Depr)	0	180,897

Finished Area	2,075
Finished Area Does Not Include Finished Basement Area	

Foundation	
Basement Area	1,150
Basement Finish	360
Bsmt Room Style	Average
Basement Walls	
Outside Entry	Walkout
Basement Garage Bays	1
Sump Pump	NO

HVAC			Type	Yr Built	Condition	Area/Qty	Value
Heating Type	Elec Baseboard	100 %	Wood Deck	1965	Good	240	3,386
Fuel	Electric						
Cooling Type	None	0 %					

Interior	
Floors	Hardwood
Attic Access	
Walls	Drywall
Fireplaces	2
Wood Stoves	0

Exterior		
Exterior	Aluminum	Brick Veneer
Roof Cover	Asphalt	
Roof Type	Gable	

Total Building Value 184,283

Special Features					Detached Component Computations				
Type	Yr Bilt	Condition	Area/Qty	Value	Type	Yr Bilt	Condition	Area/Qty	Value

Room Summary				
Total	Bedroom	Kitchens	Full Bath	Half Bath
8	4	1	2	1

