

TOWN OF CANTON Residential Property Card

Property at 00054 SECRET LAKE ROAD

Account 0003890

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Administrative Information

Owner name: VINICK MATTHEW A  
 Second name:  
 Address: 54 SECRET LAKE ROAD  
 City/state: CANTON CT Zip: 06019

Location Information

GIS: 467 0054 Clk Map:  
 Parcel: 40 Map: 8-3 Neigh.: SL Zone: AR-1 Vol: 371 Page: 445

Assessments

Assmt category	Qty	Amount
Resident Land	.50	56,000
Resident Excess	.50	1,050
Resident Dwelling	1.00	88,210
Resident Outbldg	2.00	5,100

Exemptions

Exempt Cat	Amount

Last sale

Sale date: 16-Sep-2009  
 Sale price: 285,000  
 Sale valid: Y

Values

Mkt value :  
 Cost value: 214,800

Summary

Total assessments	150,360
Total exemptions	
Net assessment	150,360

Utilities

Water	Well
Sewer	Septic
Gas	None

Sales ratios

Cost/sale : .7537  
 Mkt/sale :  
 Assmt/sale: .5276

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.500	80,000				80,000	56,000
	Primary Site	21,780						
RES	12	.500	3,000				1,500	1,050
	Residual	21,780						
1.0000 acres				Total land value			81,500	57,050

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	02	Cape		
Exterior Walls	08	Asbestos Shingle		
Roof Material	01	Asphalt Shingles	Story Height 1.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	7
Interior Walls	02	Drywall	Garage cars	2
Floors	07	Hardwood/Carpeti	Bedrooms	3
Heating System	01	Hot Water	Family Rooms	8
Fuel	01	Oil	Full Baths	2
Attic	01	Fully Finished	Half Baths	1
Grade	30	C	Addtn'l fixtures	
Garage	32	Detached 2 car	Whirlpools	
Area Over Gar.	99	None	Saunas	
Basement	01	Full	# Living Units	
Bsmt Fin Qual	02	Rec Room w/o air	M/F stacks	
Air Condition	01	Central Air	W/B stacks	1
Interior Cond	05	Good	W/B openings	1
Exterior Cond	05	Good	Actual Year Built: 1938	

Building Valuation Summary

	Area	
Dwelling Frame 1 story w/bsmt	644	99,950
Basement Full		
Heating Yes A/C Yes		3,030
Plumbing 2 F/B 1 H/B Add'l fix. Wh/p Saunas		6,000
Attic Fully Finished Attic size: 644		17,044
Additions		46,400
Other Features WB Stks Unfin 3,500		7,610
Sub-Total		180,034
Grade C Factor 1.0000		180,030
CDU C&D Factor 1.00		180,030
Depreciation 30 %		126,020
Computed cost value @ 70%		88,210

Building additions

Category	Type	Area	Value
L Living Area	FRFF Frame first floor	448	36,200
P Porches, Patios, Decks	FOFF Frame open first flo	30	1,300
P Porches, Patios, Decks	FOFF Frame open first flo	208	8,900
Total additions			46,400

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RG1 Frame or Con	20	20	400	32.43		C	12,972	50	6,490
Block Detach Garage									
RS1 Frame	8	10	80	20.00	2004	C	1,600	50	800
Utility Shed									
Value at 70%		5,100		Value at 100%		7,290			

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