

TOWN OF CANTON Residential Property Card

Property at 00061 RIVER ROAD

Account 0018600

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Administrative Information	
Owner name:	MAROFSKY ETIENNE
Second name:	
Address:	61 RIVER ROAD
City/state:	CANTON CT
Zip:	06019

Building Valuation Summary

		Area	
Dwelling	Frame 2 story w/bsmt	839	173,330
Basement	Full		
Heating	Yes A/C No		
Plumbing	2 F/B H/B Add'l fix. Wh/p Saunas		3,600
Attic	Fully Finished Attic size: 839		19,916
Additions			8,700
Other Features	WB Stks Unfin 3,500		5,000
Sub-Total			210,546
Grade	C+ Factor 1.0800		227,390
CDU	C&D Factor 1.00		227,390
Depreciation	30 %		159,170
Computed cost value @ 70%			111,420

Location Information					
GIS: 449 0061	Clk Map:				
Parcel: 81	Map: 11-6	Neigh.:	Zone: AR-1 Vol: 370 Page: 338		
Assessments		Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt Cat	Amount	Sale date: 31-Jul-2009
Resident Land	.41	66,500			Sale price: 230,000
Resident Dwelling	1.00	111,420			Sale valid: Y
Resident Outbldg	1.00	3,530			Values
				Mkt value :	
				Cost value:	259,210
Summary		Utilities		Sales ratios	
Total assessments	181,450	Water	Collinsville	Cost/sale :	1.1270
Total exemptions		Sewer	Public sewer	Mkt/sale :	
Net assessment	181,450	Gas	None	Assmt/sale:	.7889

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	FOFF Frame open first flo	80	3,400
P Porches, Patios, Decks	FOUF Frame open upper flo	80	2,200
P Porches, Patios, Decks	FOFF Frame open first flo	72	3,100
Total additions			8,700

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.410	95,000				95,000	66,500
Primary Site		17,860						
		.4100 acres		Total land value			95,000	66,500

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	04	Colonial		
Exterior Walls	04	Vinyl Siding		
Roof Material	01	Asphalt Shingles	Story Height 2.0	
Roof Type	01	Gable		
Foundation	03	Field Stone	Total Rooms	8
Interior Walls	01	Plaster	Garage cars	2
Floors	07	Hardwood/Carpeti	Bedrooms	3
Heating System	01	Hot Water	Family Rooms	
Fuel	01	Oil	Full Baths	2
Attic	01	Fully Finished	Half Baths	
Grade	33	C+	Addtn'l fixtures	
Garage	32	Detached 2 car	Whirlpools	
Area Over Gar.	99	None	Saunas	
Basement	01	Full	# Living Units	1
Bsmt Fin Qual	01	Unfinished	M/F stacks	
Air Condition	99	None	W/B stacks	1
Interior Cond	05	Good	W/B openings	1
Exterior Cond	05	Good	Actual Year Built: 1900	

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RG1 Frame or Con	16	18	288	35.03	1920	C	10,089	50	5,040
Block Detach Garage									
Value at 70%			3,530	Value at 100%			5,040		

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