

TOWN OF CANTON Residential Property Card

Property at 00005 HARRINGTON COURT

Account 0027050

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Administrative Information	
Owner name:	BARROWS SCOTT B &
Second name:	BARROWS PENNY S
Address:	5 HARRINGTON COURT
City/state:	CANTON CT
Zip:	06019

Building Valuation Summary

		Area	Value
Dwelling	Frame 2 1/2 story w/bsmt	794	200,750
Basement	Full		
Heating	Yes A/C No		
Plumbing	1 F/B 1 H/B Add'l fix. Wh/p Saunas		2,400
Attic	None Attic size:		
Additions			44,100
Other Features	Unfin 3,500		
Sub-Total			247,250
Grade	B Factor 1.2600		311,540
CDU	C&D Factor 1.00		311,540
Depreciation	45 %		171,350
Computed cost value @ 70%			119,950

Location Information					
GIS: 293 0005	Clk Map:				
Parcel: 12	Map: 10-4	Neigh.:	Zone: AR-1 Vol: 373 Page: 315		
Assessments		Exemptions		Last sale	
Assmt category	Qty Amount	Exempt Cat	Amount	Sale date:	04-Dec-2009
Resident Land	.50 70,000			Sale price:	250,000
Resident Dwelling	1.00 119,950			Sale valid:	Y
Resident Outbldg	1.00 2,460			Values	
				Mkt value :	
				Cost value:	274,870
Summary		Utilities		Sales ratios	
Total assessments	192,410	Water Well		Cost/sale :	1.0995
Total exemptions		Sewer Public sewer		Mkt/sale :	
Net assessment	192,410	Gas None		Assmt/sale:	.7696

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	UTIL Utility building	248	5,000
L Living Area	FRFF Frame first floor	154	12,400
L Living Area	FRUF Frame upper full	154	9,100
P Porches, Patios, Decks	FOFF Frame open first flo	136	5,800
L Living Area	FRFF Frame first floor	84	6,800
L Living Area	FRFF Frame first floor	16	1,300
L Living Area	FRUF Frame upper full	16	900
P Porches, Patios, Decks	FOFF Frame open first flo	66	2,800

Total additions 44,100

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS1 Frame	11	32	352	20.00		C	7,040	50	3,520
Utility Shed									
Value at 70%			2,460	Value at 100%			3,520		

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.500	100,000				100,000	70,000
Primary Site		21,780						
.5000 acres				Total land value			100,000	70,000

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	04	Colonial		
Exterior Walls	01	Clapboards		
Roof Material	01	Asphalt Shingles	Story Height 2.5	
Roof Type	04	Mansard		
Foundation	03	Field Stone	Total Rooms	9 Garage cars
Interior Walls	02	Drywall	Bedrooms	5 Unfinished area
Floors	01	Hardwood	Family Rooms	Dormer linear f
Heating System	01	Hot Water	Full Baths	1 Masonry trim sf
Fuel	01	Oil	Half Baths	1 Finish bsmt sz
Attic	99	None	Addtn'l fixtures	Rec Room Size
Grade	40	B	Whirlpools	Living area 2,409
Garage	99	None	Saunas	# Living Units 1
Area Over Gar.	99	None	M/F stacks	
Basement	01	Full	W/B stacks	
Bsmt Fin Qual	01	Unfinished	W/B openings	
Air Condition	99	None		
Interior Cond	03	Fair		
Exterior Cond	03	Fair	Actual Year Built: 1880	

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