

Parcel Number

Owner Name

Parcel Address

Tax ID 422/066

Printed 03/22/2016 Card No. 1 of 1

ADMINISTRATIVE INFORMATION

OWNERSHIP

TRANSFER OF OWNERSHIP

Parcel Number

Name & Mail Address

Date

Parent Parcel Number

LOT NO 2 RD N 17 & ST W 1

06/26/1978 NA

Bk/Pg: 1079, 184 \$105000

Property Address

Parcel Address

Sale Date

Sale Amount

Deed Book & Page

Neighborhood 130120 NORTH RIVERSIDE/OLD GWCH [1]

Property Class 101 Single Family

RESIDENTIAL

TAXING DISTRICT INFORMATION

Jurisdiction 57 Greenwich, CT
Area 001
Corporation 057
District 12
Section & Plat 390
Routing Number 3443N0017

VALUATION RECORD

Assessment Year	10/01/2005	10/01/2010	10/01/2015	10/01/2015
Reason for Change	2005 Reval	2010 Reval	2015 Prelim	2015 Final
VALUATION	L 717800	622800	577900	577900
Market	B 147500	97800	193000	193000
	T 865300	720600	770900	770900
VALUATION	L 502460	435960	404530	404530
70% Assessed	B 103250	68460	135100	135100
	T 605710	504420	539630	539630

100% Land
100% Building
100% Total

70% Land
70% Building
70% Total

Site Description

Topography:
Public Utilities: Water, Sewer, Electric
Street or Road:

LAND DATA AND CALCULATIONS

Neighborhood:

Zoning

Zoning: R-7 Single Family 7,500 sq ft 1 Residential Land

Legal Acres: 0.2090

Land Acres

Rating Soil ID -or- Actual Frontage	Measured Acreage -or- Effective Frontage	Table Effective Depth	Prod. Factor -or- Depth Factor Square Feet	Base Rate	Adjusted Rate	Extended Value	Influence Factor	Value
	0.2090		1.00	2765071.00	2765071.00	577900		577900

SAMPLE PROPERTY RECORD CARD
(Significant items high-lighted in yellow and/or pointed out by red lettered boxes)

CKMP: 1046

Supplemental Cards
TRUE TAX VALUE 577900

Permit Number Type FilingDate Est. Cost Est. SqFt Field Visit

Supplemental Cards
TOTAL LAND VALUE 577900

IMPROVEMENT DATA

PHYSICAL CHARACTERISTICS

Style: Conventional
 Occupancy: Single family
 Story Height: 2.0
 Finished Area: 2332
 Attic: 3/4 Finished
 Basement: 1/2

ROOFING
 Material: Asphalt shingles
 Type: Gable
 Framing: Std for Class
 Pitch: Not available

FLOORING
 Slab B
 Sub and joists 1.0, 1.5, 2.0, A
 Base Allowance 1.0, 2.0

EXTERIOR COVER
 Vinyl 1.0
 Wood Siding 1.5, 2.0

INTERIOR FINISH
 Normal for Class 1.0

ACCOMMODATIONS
 Finished Rooms 8
 Bedrooms 5
 Formal Dining Rooms 1

HEATING AND AIR CONDITIONING
 Primary Heat: Hot water - oil
 Lower Full Part
 /Bsmt 1 Upper Upper

PLUMBING
 #
 3 Fixt. Baths 2 6
 Kit Sink 1 1
 TOTAL 7

REMODELING AND MODERNIZATION
 Amount Date
 Kitchen 1 01/01/1985
 Bath Facilities 1 01/01/1985

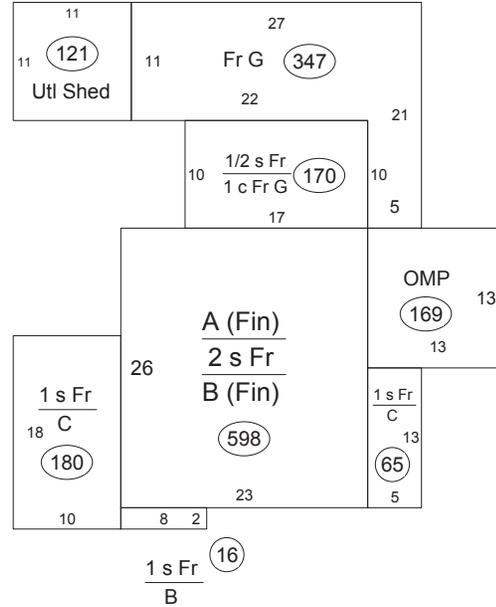
04

Finished Sq Ft of Dwelling

Roof Material

Fireplaces

Baths



Total Sq Ft of Dwelling (Finished & Unfinished)

(LCM: 100.00)

SPECIAL FEATURES

Description	Value
D :BASIC	7420
MAS-STK	7860

SUMMARY OF IMPROVEMENTS

Description	Value	ID	Use	Stry Hgt	Const Type	Year Grade	Eff Const	Year Cond	Base Rate	Feat-ures	Adj Rate	Size or Area	Computed Value	Phys Depr	Obsol Depr	Market Adj	% Comp	Value
D :BASIC	7420	D	DWELL	0.00		Avg	1925	1925	GD	0.00	Y	2839	270210	30	0	100	100	189200
MAS-STK	7860	G01	ATTGAR	0.00	1				GD	59.28	N	10x 17	10080	0	0	0	100	0
		G02	ATTGAR	0.00	1				GD	50.06	N	21x 27	17370	0	0	0	100	0
		01	UTLSHED	1.00	1	Avg	1925	1925	GD	44.50	N	11x 11	5380	30	0	100	100	3800
		04	POOL	0.00	6	Exe	2016	2016	EX	0.00	N	20x 40	0	0	0	0	100	0

Data Collector/Date

Appraiser/Date

Neighborhood

Supplemental Cards
 TOTAL IMPROVEMENT VALUE

193000

TJB 08/11/1999

MVS 10/01/2010

Neigh 130120 AV