

CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT				6164 WINDSOR, CT VISION									
MAQSOOD NATALIE 231 MATIANUCK AVE WINDSOR CT 06095		1	Level	2	Public Water					Description	Code	Appraised	Assessed										
				3	Public Sewer					RES LAND	1-1	88,900	62,230										
				4	Gas					DWELLING	1-3	238,300	166,810										
SUPPLEMENTAL DATA																							
Alt Prcl ID 12477 INC: GH 2023 Phas 188055 GIS ID 12477						CTRACT 4731.00 CBLOCK FIRE DIST TIF DIST GL YEAR Assoc Pid#				Total 327,200 229,040													
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)									
MAQSOOD NATALIE HENRY GLENDINE HENRY KEITH C & GLENDINE P JS BECKER FARMS ASSOCIATES LLC				1974 1096		01-03-2025		Q I		370,000		00		Year	Code	Assessed	Year	Code	Assessed V	Year	Code	Assessed	
				1799 0736		07-31-2014		U I		0		10		2024	1-1 1-3	62,230 166,810	2023	1-1 1-3	62,230 166,810	2023	1-1 1-3	62,230 166,810	
				1111 0013		03-14-1997		Q I		143,900		00											
1083 0248		04-30-1996		U V		346,100		10		Total		229,040		Total		229,040		Total		229,040			
EXEMPTIONS				OTHER ASSESSMENTS								This signature acknowledges a visit by a Data Collector or Assessor											
Year	Code	Description		Amount		Code	Description		Number	Amount												Comm Int	
Total		0.00																					
ASSESSING NEIGHBORHOOD										APPRaised VALUE SUMMARY Appraised Bldg. Value (Card) 238,300 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 0 Appraised Land Value (Bldg) 88,900 Special Land Value 0 Total Appraised Parcel Value 327,200 Valuation Method C Total Appraised Parcel Value 327,200													
Nbhd		Nbhd Name		B		Tracing		Batch															
4																							
NOTES																							
12477.00 YELLOW 0069-0426-0231 F SALE PRICE \$346,100 REFLECTS SUB-DIVISION																							
BUILDING PERMIT RECORD										VISIT / CHANGE HISTORY													
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments		Date	Id	Type	Is	Cd	Purpost/Result								
B-212891	11-02-2021	RS	Residential	6,230			12-06-2021	N/V=SOLAR 3.2KW 9 PANEL		08-02-2023	DM			56	Data Mail Chg Vision (202								
H-212087	08-23-2021	HA	HVAC	10,000				DUCTLESS MIN-SPLIT A/C		07-28-2023	BG			14	Field Review No Change								
H-202578	11-02-2020	HA	HVAC	11,000				N/V=REPLACE BOILER		04-18-2013	DM			50	Mailer Return								
										05-01-1999				50	Mailer Return								
										03-01-1999				51	1st DM Sent								
LAND LINE VALUATION SECTION																							
B	Use Code	Description	Zone	Land Type	Land Units	Unit Price	Size Adj	Site Index	Cond.	Nbhd.	Nbhd. Adj	Notes		Location Adjustment		Adj Unit P	Land Value						
1	1010	Single Fam	A		0.720 AC	100,000.00	1.37222	1	1.00	4	0.900			1.0000			88,900						
Total Card Land Units					0.720 AC	Parcel Total Land Area					0.720	Total Land Value					88,900						

CONSTRUCTION DETAIL						CONSTRUCTION DETAIL (CONTINUED)					
Element	Cd	Description				Element	Cd	Description			
Style:	08	Raised Ranch									
Model	01	Residential									
Grade:	03	Average									
Stories:	1	1 Story									
Occupancy	1					CONDO DATA					
Exterior Wall 1	25	Vinyl Siding				Parcel Id		C		Owne	0.0
Exterior Wall 2									B		S
Roof Structure:	03	Gable				Adjust Type	Code	Description		Factor%	
Roof Cover	03	Asphalt				Unit Style					
Interior Wall 1	05	Drywall				Unit Locn					
Interior Wall 2						COST / MARKET VALUATION					
Interior Flr 1	14	Carpet				Building Value New		294,194			
Interior Flr 2	12	Hardwood				Year Built		1997			
Heat Fuel	03	Gas				Effective Year Built					
Heat Type:	05	Hot Water				Depreciation Code		A			
AC Type:	02	Heat Pump/Mini Split				Remodel Rating					
Total Bedrooms	03	3 Bedrooms				Year Remodeled					
Full Baths	3	3				Depreciation %		19			
Half Baths	0					Functional Obsol		0			
Total Xtra Fixtrs						External Obsol		0			
Total Rooms:	6	6 Rooms				Trend Factor		1			
Bath Style:	02	Average				Condition					
Kitchen Style:	02	Average				Condition %					
Xtra Kitchens:						Percent Good		81			
						RCNLD		238,300			
						Dep % Ovr					
						Dep Ovr Comment					
						Misc Imp Ovr					
						Misc Imp Ovr Comment					
						Cost to Cure Ovr					
						Cost to Cure Ovr Comment					
OB - OUTBUILDING & YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)											
Code	Description	L/B	Units	Unit Price	Yr Blt	Cond. Cd	% Gd	Grade	Grade Adj.	Appr. Value	
BUILDING SUB-AREA SUMMARY SECTION											
Code	Description	Living Area		Floor Area		Eff Area		Unit Cost		Undeprec Value	
BAS	First Floor	1,352		1,352				137.84		186,360	
FGR	Garage	0		676				55.05		37,217	
FLL	Finished Lower Level	0		676				82.79		55,963	
WDK	Deck, Wood	0		120				13.78		1,654	
Ttl Gross Liv / Lease Area		1.352		2.824						281.194	