

CURRENT OWNER		TOPO.	UTILITIES	STRT./ROAD	LOCATION	CURRENT ASSESSMENT			
WILTON HISTORICAL SOCIETY		4 Rolling	2 Public Water	1 Paved		Description	Code	Appraised Value	Assessed Value
224 DANBURY RD			3 Public Sewer			COM LAND	2-1	1,306,900	914,830
WILTON, CT 06897						COM BLDG	2-2	1,088,600	762,020
Additional Owners:						COM OUTBL	2-5	1,300	910
SUPPLEMENTAL DATA									
Other ID: 3568 A,		Legal Notes							
Taxable/Exem 1		Legal Notes							
Fire Distric 1		Legal Notes BAA-02-A#304							
Cencus Tract 454		Legal Notes							
Legal Notes		Call Back							
Legal Notes		ASSOC PID#							
GIS ID: 2907					Total			2,396,800	1,677,760

6161 WILTON, CT

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	q/u	v/i	SALE PRICE	V.C.	PREVIOUS ASSESSMENTS (HISTORY)								
WILTON HISTORICAL SOCIETY		0103/0032	01/01/1954	Q	I	79,000	00	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value
								2018	2-1	914,830	2018	2-1	914,830	2018	2-1	914,830
								2018	2-2	762,020	2018	2-2	762,020	2018	2-2	793,660
								2018	2-5	910	2018	2-5	910	2018	2-5	910
								Total:		1,677,760	Total:		1,677,760	Total:		1,709,400

EXEMPTIONS				OTHER ASSESSMENTS			
Year	Type	Description	Amount	Code	Description	Number	Amount
Total:							

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ASSESSING NEIGHBORHOOD				
NBHD/ SUB	NBHD Name	Street Index Name	Tracing	Batch
0001/A				

APPRAISED VALUE SUMMARY

Appraised Bldg. Value (Card)	438,100
Appraised XF (B) Value (Bldg)	4,400
Appraised OB (L) Value (Bldg)	1,300
Appraised Land Value (Bldg)	1,306,900
Special Land Value	0
Total Appraised Parcel Value	2,396,800
Valuation Method:	C
Adjustment:	0
<b>Net Total Appraised Parcel Value</b>	<b>2,396,800</b>

NOTES				
1ST & 2ND-OFCE SPACE		ROOF GAMBREL & GABLE		
3RD-TQS 1-1 BDR APT		100% SPR1		
78 REMOD,		LAMBERT CORNER		
'93 ADD HANDICAP		3 FP ON 1ST FLR - NO ACCES TO APTS 8/07		
BTH & 2ND				
FLR ALT FOR FIRE CODE				

BUILDING PERMIT RECORD										VISIT/ CHANGE HISTORY					
Permit ID	Issue Date	Type	Description	Amount	Insp. Date	% Comp.	Date Comp.	Comments	Date	Type	IS	ID	Cd.	Purpose/Result	
18-216	05/29/2018		HAIR SALON AT #154	6,000		100	06/13/2018	CO#18-216	01/25/2019			BL	43	Hearing Change	
020828	10/31/2011		BEAUTY SALON	5,000		100	01/11/2012	CO#10683	08/10/2017			SB	21	Field Review	
020530	09/29/2010		LAV 1ST FLR (#148)	4,000		100		BLDG#4	10/26/2012			BL	21	Field Review	
014591	05/15/1996		FIN BSMT BLDG#3	2,500	01/29/1997	100	05/21/1996	CO#04561	02/15/2008			BK	43	Hearing Change	
014592	05/15/1996		WALL PARTITION	3,700	01/29/1997	100	05/21/1996	CO#04560	08/20/2007			JD	00	Measur+Listed	
014036	01/19/1995		STAIRS TO UBM	2,900	12/20/1996	100	03/01/1995	CO#04103							

LAND LINE VALUATION SECTION																			
B #	Use Code	Use Description	Zone	D	Front	Depth	Units	Unit Price	I. Factor	S.A.	Acre Disc	C. Factor	ST. Idx	Adj.	Notes- Adj	Special Pricing	S Adj Fact	Adj. Unit Price	Land Value
1	2-1	Commercial	R-1				87,120	SF	6.00	1.0000	A	1.0000	0.60	6000	4.00	ZONE		1.00	1,254,500
1	2-1	Commercial					1.31	AC	40,000.00	1.0000	0	1.0000	1.00					1.00	52,400

Total Card Land Units:		3.31	AC	Parcel Total Land Area:		3.31	AC											Total Land Value:	1,306,900
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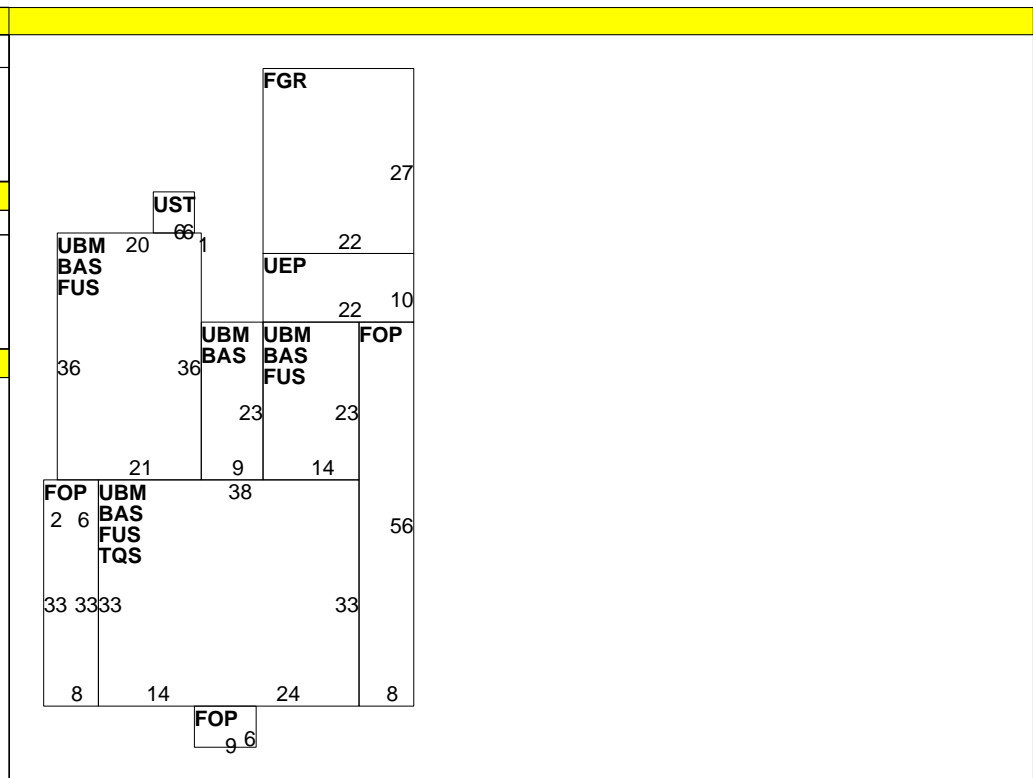
CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	81		Res Style Comm				
Model	94		Commercial				
Grade	03		Average				
Occupancy	3			<b>MIXED USE</b>			
Exterior Wall 1	11		Clapboard	Code	Description		Percentage
Exterior Wall 2				2-1	Commercial		100
Roof Structure	03		Gable/Hip	<b>COST/MARKET VALUATION</b>			
Roof Cover	10		Wood Shingle	Adj. Base Rate:			126.64
Interior Wall 1	05		Drywall	Replace Cost			894,091
Interior Wall 2	03		Plastered	AYB			1724
Interior Floor 1	14		Carpet	EYB			1986
Interior Floor 2	09		Pine/Soft Wood	Dep Code			G
Heating Fuel	02		Oil	Remodel Rating			
Heating Type	06		Steam	Year Remodeled			
AC Type	03		Central	Dep %			31
Bldg Use	2-1		Commercial	Functional Obslnc			
Fireplace	8			External Obslnc			20
Elevator				Cost Trend Factor			1
Cath Ceil				Condition			
Sauna				% Complete			49
Heat/AC	02		Heat A/C Split	Overall % Cond			438,100
Frame Type	02		Wood Frame	Apprais Val			0
Baths/Plumbing	02		Average	Dep % Ovr			0
Ceiling/Wall	06		Ceil and Wall	Dep Ovr Comment			0
Rooms/Prtns	02		Average	Misc Imp Ovr			0
Wall Height	8			Misc Imp Ovr Comment			0
% Conn Wall	0			Cost to Cure Ovr			0
				Cost to Cure Ovr Comment			

**OB-OUTBUILDING & YARD ITEMS(L) / XF-BUILDING EXTRA FEATURES(B)**

Code	Description	Sub	Sub Descript	L/B	Units	Unit Price	Yr	Gde	Dp Rt	Cnd	%Cnd	Apr Value
CRN	Corn Crib			L	168	15.00	2002	0			50	1,300
SPR1	Sprinklers Wet			B	6,019	1.50	1986	1			100	4,400

**BUILDING SUB-AREA SUMMARY SECTION**

Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BAS	First Floor	2,539	2,539			321,544
FGR	Garage	0	594			30,141
FOP	Open Porch	0	766			24,315
FUS	Upper Story, Finished	2,332	2,332			295,329
TQS	Three Quarter Story	1,003	1,254			127,022
UBM	Basement, Unfinished	0	2,539			80,418
UEP	Porch, Enclosed, Unfinished	0	220			13,931
UST	Utility, Storage, Unfinished	0	36			1,393
<b>Ttl. Gross Liv/Lease Area:</b>		<b>5,874</b>	<b>10,280</b>			<b>894,091</b>



CURRENT OWNER		TOPO.	UTILITIES	STRT./ROAD	LOCATION	CURRENT ASSESSMENT			
WILTON HISTORICAL SOCIETY		4 Rolling	2 Public Water	1 Paved		Description	Code	Appraised Value	Assessed Value
224 DANBURY RD			3 Public Sewer			COM LAND	2-1	1,306,900	914,830
WILTON, CT 06897						COM BLDG	2-2	1,088,600	762,020
Additional Owners:						COM OUTBL	2-5	1,300	910
<b>SUPPLEMENTAL DATA</b>									
Other ID: 3568 A,		Legal Notes							
Taxable/Exem 1		Legal Notes							
Fire Distric 1		Legal Notes BAA-02-A#304							
Cencus Tract 454		Legal Notes							
Legal Notes		Call Back							
Legal Notes		ASSOC PID#							
GIS ID: 2907					Total			2,396,800	1,677,760

6161  
WILTON, CT

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	q/u	v/i	SALE PRICE	V.C.	PREVIOUS ASSESSMENTS (HISTORY)								
WILTON HISTORICAL SOCIETY		0103/0032	01/01/1954	Q	I	79,000	00	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value
								2018	2-1	914,830	2018	2-1	914,830	2018	2-1	914,830
								2018	2-2	762,020	2018	2-2	762,020	2018	2-2	793,660
								2018	2-5	910	2018	2-5	910	2018	2-5	910
								Total:		1,677,760	Total:		1,677,760	Total:		1,709,400

EXEMPTIONS				OTHER ASSESSMENTS			
Year	Type	Description	Amount	Code	Description	Number	Amount
Total:							

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ASSESSING NEIGHBORHOOD				
NBHD/ SUB	NBHD Name	Street Index Name	Tracing	Batch
0001/A				

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	70,000
Appraised XF (B) Value (Bldg)	0
Appraised OB (L) Value (Bldg)	0
Appraised Land Value (Bldg)	0
Special Land Value	0
Total Appraised Parcel Value	2,396,800
Valuation Method:	C
Adjustment:	0
<b>Net Total Appraised Parcel Value</b>	<b>2,396,800</b>

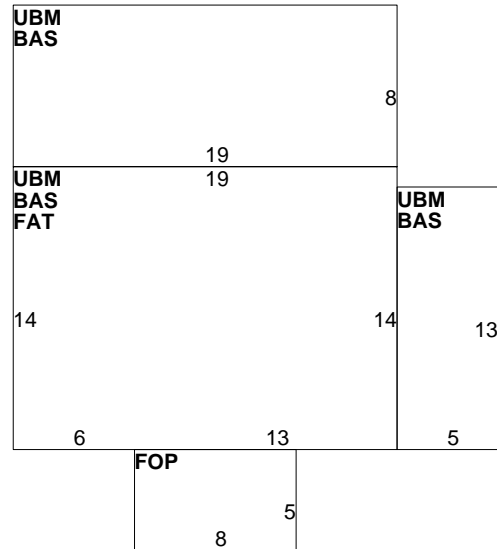
NOTES									
SOCHOR MEDIA									
OFF -(1), FPL1-SEALED									

BUILDING PERMIT RECORD								VISIT/ CHANGE HISTORY							
Permit ID	Issue Date	Type	Description	Amount	Insp. Date	% Comp.	Date Comp.	Comments	Date	Type	IS	ID	Cd.	Purpose/Result	
									01/25/2019			BL	43	Hearing Change	
									08/10/2017			SB	21	Field Review	
									10/26/2012			BL	21	Field Review	
									02/15/2008			BK	43	Hearing Change	
									08/20/2007			JD	00	Measur+Listed	

LAND LINE VALUATION SECTION																			
B #	Use Code	Use Description	Zone	D	Front	Depth	Units	Unit Price	I. Factor	S.A.	Acre Disc	C. Factor	ST. Idx	Adj.	Notes- Adj	Special Pricing	S Adj Fact	Adj. Unit Price	Land Value
2	2-1	Commercial	R-1				0 SF	0.00	1.0000	0	1.0000	1.00		0.00				.00	



CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	81		Res Style Comm				
Model	94		Commercial				
Grade	03		Average				
Occupancy	1			<b>MIXED USE</b>			
Exterior Wall 1	11		Clapboard	Code	Description		Percentage
Exterior Wall 2				2-1	Commercial		100
Roof Structure	03		Gable/Hip	<b>COST/MARKET VALUATION</b>			
Roof Cover	10		Wood Shingle	Adj. Base Rate:			214.29
Interior Wall 1	05		Drywall	Replace Cost			142,934
Interior Wall 2	03		Plastered	AYB			1724
Interior Floor 1	12		Hardwood	EYB			1986
Interior Floor 2				Dep Code			G
Heating Fuel	02		Oil	Remodel Rating			
Heating Type	04		Forced Air	Year Remodeled			
AC Type	03		Central	Dep %			31
Bldg Use	2-1		Commercial	Functional Obslnc			
Fireplace	1			External Obslnc			20
Elevator				Cost Trend Factor			
Cath Ceil				Condition			
Sauna				% Complete			
Heat/AC	02		Heat A/C Split	Overall % Cond			49
Frame Type	02		Wood Frame	Apprais Val			70,000
Baths/Plumbing	02		Average	Dep % Ovr			0
Ceiling/Wall	06		Ceil and Wall	Dep Ovr Comment			
Rooms/Prtns	02		Average	Misc Imp Ovr			0
Wall Height	8			Misc Imp Ovr Comment			
% Conn Wall	0			Cost to Cure Ovr			0
				Cost to Cure Ovr Comment			



OB-OUTBUILDING & YARD ITEMS(L) / XF-BUILDING EXTRA FEATURES(B)												
Code	Description	Sub	Sub Descript	L/B	Units	Unit Price	Yr	Gde	Dp Rt	Cnd	%Cnd	Apr Value

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value	
BAS	First Floor	483	483			103,504	
FAT	Attic, Finished	53	266			11,358	
FOP	Open Porch	0	40			2,143	
UBM	Basement, Unfinished	0	483			25,930	
<b>Ttl. Gross Liv/Lease Area:</b>		<b>536</b>	<b>1,272</b>			<b>142,934</b>	



CURRENT OWNER		TOPO.	UTILITIES	STRT./ROAD	LOCATION	CURRENT ASSESSMENT			
WILTON HISTORICAL SOCIETY		4 Rolling	2 Public Water	1 Paved		Description	Code	Appraised Value	Assessed Value
224 DANBURY RD			3 Public Sewer			COM LAND	2-1	1,306,900	914,830
WILTON, CT 06897						COM BLDG	2-2	1,088,600	762,020
Additional Owners:						COM OUTBL	2-5	1,300	910
<b>SUPPLEMENTAL DATA</b>									
Other ID: 3568 A,		Legal Notes							
Taxable/Exem 1		Legal Notes							
Fire Distric 1		Legal Notes BAA-02-A#304							
Cencus Tract 454		Legal Notes							
Legal Notes		Call Back							
Legal Notes		ASSOC PID#							
GIS ID: 2907					Total			2,396,800	1,677,760

6161  
WILTON, CT

# VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	q/u	v/i	SALE PRICE	V.C.	PREVIOUS ASSESSMENTS (HISTORY)								
WILTON HISTORICAL SOCIETY		0103/0032	01/01/1954	Q	I	79,000	00	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value
								2018	2-1	914,830	2018	2-1	914,830	2018	2-1	914,830
								2018	2-2	762,020	2018	2-2	762,020	2018	2-2	793,660
								2018	2-5	910	2018	2-5	910	2018	2-5	910
								Total:		1,677,760	Total:		1,677,760	Total:		1,709,400

EXEMPTIONS				OTHER ASSESSMENTS			
Year	Type	Description	Amount	Code	Description	Number	Amount
Total:							

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ASSESSING NEIGHBORHOOD				
NBHD/ SUB	NBHD Name	Street Index Name	Tracing	Batch
0001/A				

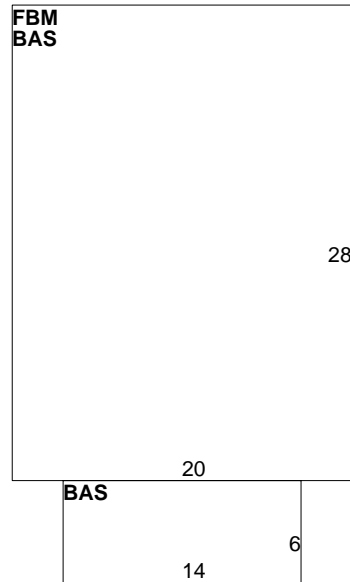
APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	102,600
Appraised XF (B) Value (Bldg)	0
Appraised OB (L) Value (Bldg)	0
Appraised Land Value (Bldg)	0
Special Land Value	0
Total Appraised Parcel Value	2,396,800
Valuation Method:	C
Adjustment:	0
<b>Net Total Appraised Parcel Value</b>	<b>2,396,800</b>

NOTES									
DESIGN TRUST									

BUILDING PERMIT RECORD									VISIT/ CHANGE HISTORY					
Permit ID	Issue Date	Type	Description	Amount	Insp. Date	% Comp.	Date Comp.	Comments	Date	Type	IS	ID	Cd.	Purpose/Result
									01/25/2019			BL	43	Hearing Change
									08/10/2017			SB	21	Field Review
									10/26/2012			BL	21	Field Review
									02/15/2008			BK	43	Hearing Change
									08/20/2007			JD	00	Measur+Listed

LAND LINE VALUATION SECTION																			
B #	Use Code	Use Description	Zone	D	Front	Depth	Units	Unit Price	I. Factor	S.A.	Acre Disc	C. Factor	ST. Idx	Adj.	Notes- Adj	Special Pricing	S Adj Fact	Adj. Unit Price	Land Value
3	2-1	Commercial	R-1				0 SF	0.00	1.0000	0	1.0000	1.00		0.00				.00	

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	81		Res Style Comm				
Model	94		Commercial				
Grade	03		Average				
Occupancy	1			<b>MIXED USE</b>			
Exterior Wall 1	11		Clapboard	<i>Code</i>	<i>Description</i>		<i>Percentage</i>
Exterior Wall 2				2-1	Commercial		100
Roof Structure	03		Gable/Hip	<b>COST/MARKET VALUATION</b>			
Roof Cover	10		Wood Shingle	Adj. Base Rate:			193.88
Interior Wall 1	03		Plastered	Replace Cost			228,003
Interior Wall 2				AYB			1900
Interior Floor 1	14		Carpet	EYB			1982
Interior Floor 2				Dep Code			A
Heating Fuel	02		Oil	Remodel Rating			
Heating Type	04		Forced Air	Year Remodeled			
AC Type	03		Central	Dep %			35
Bldg Use	2-1		Commercial	Functional Obslnc			
Fireplace				External Obslnc			20
Elevator				Cost Trend Factor			
Cath Ceil				Condition			
Sauna				% Complete			
Heat/AC	02		Heat A/C Split	Overall % Cond			45
Frame Type	02		Wood Frame	Apprais Val			102,600
Baths/Plumbing	02		Average	Dep % Ovr			0
Ceiling/Wall	06		Ceil and Wall	Dep Ovr Comment			
Rooms/Prtns	02		Average	Misc Imp Ovr			0
Wall Height	8			Misc Imp Ovr Comment			
% Conn Wall	0			Cost to Cure Ovr			0
				Cost to Cure Ovr Comment			



OB-OUTBUILDING & YARD ITEMS(L) / XF-BUILDING EXTRA FEATURES(B)												
Code	Description	Sub	Sub Descript	L/B	Units	Unit Price	Yr	Gde	Dp Rt	Cnd	%Cnd	Apr Value

**BUILDING SUB-AREA SUMMARY SECTION**

Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BAS	First Floor	644	644			124,859
FBM	Basement, Finished	532	560			103,144
<b>Ttl. Gross Liv/Lease Area:</b>		<b>1,176</b>	<b>1,204</b>			<b>228,003</b>



CURRENT OWNER		TOPO.	UTILITIES	STRT./ROAD	LOCATION	CURRENT ASSESSMENT			
WILTON HISTORICAL SOCIETY		4 Rolling	2 Public Water	1 Paved		Description	Code	Appraised Value	Assessed Value
224 DANBURY RD			3 Public Sewer			COM LAND	2-1	1,306,900	914,830
WILTON, CT 06897						COM BLDG	2-2	1,088,600	762,020
Additional Owners:						COM OUTBL	2-5	1,300	910
<b>SUPPLEMENTAL DATA</b>									
Other ID: 3568 A,		Legal Notes							
Taxable/Exem 1		Legal Notes							
Fire Distric 1		Legal Notes BAA-02-A#304							
Cencus Tract 454		Legal Notes							
Legal Notes		Call Back							
Legal Notes		ASSOC PID#							
GIS ID: 2907					Total			2,396,800	1,677,760

6161  
WILTON, CT

**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	q/u	v/i	SALE PRICE	V.C.	PREVIOUS ASSESSMENTS (HISTORY)								
WILTON HISTORICAL SOCIETY		0103/0032	01/01/1954	Q	I	79,000	00	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value
								2018	2-1	914,830	2018	2-1	914,830	2018	2-1	914,830
								2018	2-2	762,020	2018	2-2	762,020	2018	2-2	793,660
								2018	2-5	910	2018	2-5	910	2018	2-5	910
								Total:		1,677,760	Total:		1,677,760	Total:		1,709,400

EXEMPTIONS				OTHER ASSESSMENTS			
Year	Type	Description	Amount	Code	Description	Number	Amount
Total:							

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ASSESSING NEIGHBORHOOD				
NBHD/ SUB	NBHD Name	Street Index Name	Tracing	Batch
0001/A				

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	133,900
Appraised XF (B) Value (Bldg)	0
Appraised OB (L) Value (Bldg)	0
Appraised Land Value (Bldg)	0
Special Land Value	0
Total Appraised Parcel Value	2,396,800
Valuation Method:	C
Adjustment:	0
<b>Net Total Appraised Parcel Value</b>	<b>2,396,800</b>

NOTES				
HCA				
OFFICE(1) REMOD.-1978				

BUILDING PERMIT RECORD								VISIT/ CHANGE HISTORY						
Permit ID	Issue Date	Type	Description	Amount	Insp. Date	% Comp.	Date Comp.	Comments	Date	Type	IS	ID	Cd.	Purpose/Result
									01/25/2019			BL	43	Hearing Change
									08/10/2017			SB	21	Field Review
									10/26/2012			BL	21	Field Review
									02/15/2008			BK	43	Hearing Change
									08/20/2007			JD	00	Measur+Listed

LAND LINE VALUATION SECTION																			
B #	Use Code	Use Description	Zone	D	Front	Depth	Units	Unit Price	I. Factor	S.A.	Acre Disc	C. Factor	ST. Idx	Adj.	Notes- Adj	Special Pricing	S Adj Fact	Adj. Unit Price	Land Value
4	2-1	Commercial	R-1				0 SF	0.00	1.0000	0	1.0000	1.00		0.00				.00	



CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	81		Res Style Comm				
Model	94		Commercial				
Grade	03		Average				
Occupancy	1			<b>MIXED USE</b>			
Exterior Wall 1	06		Board & Batten	<i>Code</i>	<i>Description</i>		<i>Percentage</i>
Exterior Wall 2				2-1	Commercial		100
Roof Structure	03		Gable/Hip	<b>COST/MARKET VALUATION</b>			
Roof Cover	10		Wood Shingle	Adj. Base Rate:			185.64
Interior Wall 1	05		Drywall	Replace Cost			252,656
Interior Wall 2				AYB			1978
Interior Floor 1	14		Carpet	EYB			1990
Interior Floor 2				Dep Code			A
Heating Fuel	02		Oil	Remodel Rating			
Heating Type	04		Forced Air	Year Remodeled			
AC Type	03		Central	Dep %			27
Bldg Use	2-1		Commercial	Functional Obslnc			20
Fireplace				External Obslnc			
Elevator				Cost Trend Factor			
Cath Ceil				Condition			
Sauna				% Complete			
Heat/AC	02		Heat A/C Split	Overall % Cond			53
Frame Type	02		Wood Frame	Apprais Val			133,900
Baths/Plumbing	02		Average	Dep % Ovr			0
Ceiling/Wall	06		Ceil and Wall	Dep Ovr Comment			
Rooms/Prtns	02		Average	Misc Imp Ovr			0
Wall Height	12			Misc Imp Ovr Comment			
% Comn Wall	0			Cost to Cure Ovr			0
				Cost to Cure Ovr Comment			

WDK	48	5
UBM BAS		
WDK	50	21
WDK	48	5

OB-OUTBUILDING & YARD ITEMS(L) / XF-BUILDING EXTRA FEATURES(B)												
Code	Description	Sub	Sub Descript	L/B	Units	Unit Price	Yr	Gde	Dp Rt	Cnd	%Cnd	Apr Value

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value	
BAS	First Floor	1,050	1,050			194,922	
UBM	Basement, Unfinished	0	1,050			48,823	
WDK	Wood Deck	0	480			8,911	
<b>Ttl. Gross Liv/Lease Area:</b>		<b>1,050</b>	<b>2,580</b>			<b>252,656</b>	





CURRENT OWNER		TOPO.	UTILITIES	STRT./ROAD	LOCATION	CURRENT ASSESSMENT			
WILTON HISTORICAL SOCIETY		4 Rolling	2 Public Water	1 Paved		Description	Code	Appraised Value	Assessed Value
224 DANBURY RD			3 Public Sewer			COM LAND	2-1	1,306,900	914,830
WILTON, CT 06897						COM BLDG	2-2	1,088,600	762,020
Additional Owners:						COM OUTBL	2-5	1,300	910
<b>SUPPLEMENTAL DATA</b>									
Other ID: 3568 A,		Legal Notes							
Taxable/Exem 1		Legal Notes							
Fire Distric 1		Legal Notes BAA-02-A#304							
Cencus Tract 454		Legal Notes							
Legal Notes		Call Back							
Legal Notes		ASSOC PID#							
GIS ID: 2907					Total			2,396,800	1,677,760

6161  
WILTON, CT

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	q/u	v/i	SALE PRICE	V.C.	PREVIOUS ASSESSMENTS (HISTORY)								
WILTON HISTORICAL SOCIETY		0103/0032	01/01/1954	Q	I	79,000	00	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value
								2018	2-1	914,830	2018	2-1	914,830	2018	2-1	914,830
								2018	2-2	762,020	2018	2-2	762,020	2018	2-2	793,660
								2018	2-5	910	2018	2-5	910	2018	2-5	910
								Total:		1,677,760	Total:		1,677,760	Total:		1,709,400

EXEMPTIONS				OTHER ASSESSMENTS				
Year	Type	Description	Amount	Code	Description	Number	Amount	Comm. Int.
			Total:					

*This signature acknowledges a visit by a Data Collector or Assessor*

ASSESSING NEIGHBORHOOD				
NBHD/ SUB	NBHD Name	Street Index Name	Tracing	Batch
0001/A				

**APPRAISED VALUE SUMMARY**

Appraised Bldg. Value (Card)	22,900
Appraised XF (B) Value (Bldg)	0
Appraised OB (L) Value (Bldg)	0
Appraised Land Value (Bldg)	0
Special Land Value	0
Total Appraised Parcel Value	2,396,800
Valuation Method:	C
Adjustment:	0
<b>Net Total Appraised Parcel Value</b>	<b>2,396,800</b>

NOTES									
VACANT 8/07									
OFFICE (1) REMOD.-1978									

BUILDING PERMIT RECORD									VISIT/ CHANGE HISTORY						
Permit ID	Issue Date	Type	Description	Amount	Insp. Date	% Comp.	Date Comp.	Comments	Date	Type	IS	ID	Cd.	Purpose/Result	
									01/25/2019			BL	43	Hearing Change	
									08/10/2017			SB	21	Field Review	
									10/26/2012			BL	21	Field Review	
									02/15/2008			BK	43	Hearing Change	
									08/20/2007			JD	00	Measur+Listed	

**LAND LINE VALUATION SECTION**

B #	Use Code	Use Description	Zone	D	Front	Depth	Units	Unit Price	I. Factor	S.A.	Acre Disc	C. Factor	ST. Idx	Adj.	Notes- Adj	Special Pricing	S Adj Fact	Adj. Unit Price	Land Value
5	2-1	Commercial	R-1				0 SF	0.00	1.0000	0	1.0000	1.00		0.00			.00		0

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	81		Res Style Comm				
Model	94		Commercial				
Grade	02		Below Average				
Occupancy	1			<b>MIXED USE</b>			
Exterior Wall 1	05		Average	<i>Code</i>	<i>Description</i>		<i>Percentage</i>
Exterior Wall 2				2-1	Commercial		100
Roof Structure	03		Gable/Hip	<b>COST/MARKET VALUATION</b>			
Roof Cover	10		Wood Shingle	Adj. Base Rate: 155.45			
Interior Wall 1	04		Plywood Panel	Replace Cost 50,831			
Interior Wall 2				AYB 1900			
Interior Floor 1	14		Carpet	EYB 1982			
Interior Floor 2				Dep Code A			
Heating Fuel	04		Electric	Remodel Rating			
Heating Type	07		Electr Basebrd	Year Remodeled			
AC Type	01		None	Dep % 35			
Bldg Use	2-1		Commercial	Functional Obslnc			
Fireplace				External Obslnc 20			
Elevator				Cost Trend Factor			
Cath Ceil				Condition			
Sauna				% Complete			
Heat/AC	00		None	Overall % Cond 45			
Frame Type	02		Wood Frame	Apprais Val 22,900			
Baths/Plumbing	02		Average	Dep % Ovr 0			
Ceiling/Wall	06		Ceil and Wall	Dep Ovr Comment			
Rooms/Prtns	02		Average	Misc Imp Ovr 0			
Wall Height	8			Misc Imp Ovr Comment			
% Comn Wall	0			Cost to Cure Ovr 0			
				Cost to Cure Ovr Comment			

BAS			
18			
BAS		BAS	
5	22	6	5
FOP 5		2	5
4		16	4

OB-OUTBUILDING & YARD ITEMS(L) / XF-BUILDING EXTRA FEATURES(B)												
Code	Description	Sub	Sub Descript	L/B	Units	Unit Price	Yr	Gde	Dp Rt	Cnd	%Cnd	Apr Value

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value	
BAS	First Floor	308	308			47,878	
FOP	Open Porch	0	76			2,953	
<b>Ttl. Gross Liv/Lease Area:</b>		<b>308</b>	<b>384</b>			<b>50,831</b>	



CURRENT OWNER		TOPO.	UTILITIES	STRT./ROAD	LOCATION	CURRENT ASSESSMENT			
WILTON HISTORICAL SOCIETY		4 Rolling	2 Public Water	1 Paved		Description	Code	Appraised Value	Assessed Value
224 DANBURY RD			3 Public Sewer			COM LAND	2-1	1,306,900	914,830
WILTON, CT 06897						COM BLDG	2-2	1,088,600	762,020
Additional Owners:						COM OUTBL	2-5	1,300	910
SUPPLEMENTAL DATA									
Other ID: 3568 A,		Legal Notes							
Taxable/Exem 1		Legal Notes							
Fire Distric 1		Legal Notes BAA-02-A#304							
Cencus Tract 454		Legal Notes							
Legal Notes		Call Back							
Legal Notes		ASSOC PID#							
GIS ID: 2907					Total			2,396,800	1,677,760

6161  
WILTON, CT

**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	q/u	v/i	SALE PRICE	V.C.	PREVIOUS ASSESSMENTS (HISTORY)								
WILTON HISTORICAL SOCIETY		0103/0032	01/01/1954	Q	I	79,000	00	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value
								2018	2-1	914,830	2018	2-1	914,830	2018	2-1	914,830
								2018	2-2	762,020	2018	2-2	762,020	2018	2-2	793,660
								2018	2-5	910	2018	2-5	910	2018	2-5	910
								Total:		1,677,760	Total:		1,677,760	Total:		1,709,400

EXEMPTIONS				OTHER ASSESSMENTS			
Year	Type	Description	Amount	Code	Description	Number	Amount
Total:							

*This signature acknowledges a visit by a Data Collector or Assessor*

ASSESSING NEIGHBORHOOD				
NBHD/ SUB	NBHD Name	Street Index Name	Tracing	Batch
0001/A				

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	163,900
Appraised XF (B) Value (Bldg)	0
Appraised OB (L) Value (Bldg)	0
Appraised Land Value (Bldg)	0
Special Land Value	0
Total Appraised Parcel Value	2,396,800
Valuation Method:	C
Adjustment:	0
<b>Net Total Appraised Parcel Value</b>	<b>2,396,800</b>

NOTES									
CHRISTMAS BARN									
13X27 VAULT									
RETAIL (1) REMOD.-1991									

BUILDING PERMIT RECORD								VISIT/ CHANGE HISTORY						
Permit ID	Issue Date	Type	Description	Amount	Insp. Date	% Comp.	Date Comp.	Comments	Date	Type	IS	ID	Cd.	Purpose/Result
									01/25/2019			BL	43	Hearing Change
									08/10/2017			SB	21	Field Review
									10/26/2012			BL	21	Field Review
									02/15/2008			BK	43	Hearing Change
									08/20/2007			JD	00	Measur+Listed

LAND LINE VALUATION SECTION																			
B #	Use Code	Use Description	Zone	D	Front	Depth	Units	Unit Price	I. Factor	S.A.	Acre Disc	C. Factor	ST. Idx	Adj.	Notes- Adj	Special Pricing	S Adj Fact	Adj. Unit Price	Land Value
6	2-1	Commercial	R-1				0 SF	0.00	1.0000	0	1.0000	1.00		0.00				.00	0

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	81		Res Style Comm				
Model	96		Commercial				
Grade	03		Average				
Occupancy	1			<b>MIXED USE</b>			
Exterior Wall 1	08		Wood on Sheath	<i>Code</i>	<i>Description</i>		<i>Percentage</i>
Exterior Wall 2				2-1	Commercial		100
Roof Structure	07		Gambrel	<b>COST/MARKET VALUATION</b>			
Roof Cover	10		Wood Shingle	Adj. Base Rate: 169.72			
Interior Wall 1	05		Drywall	Replace Cost 364,219			
Interior Wall 2	02		Wall Brd/Wood	AYB 1900			
Interior Floor 1	14		Carpet	EYB 1982			
Interior Floor 2	09		Pine/Soft Wood	Dep Code A			
Heating Fuel	03		Gas	Remodel Rating			
Heating Type	04		Forced Air	Year Remodeled			
AC Type	03		Central	Dep % 35			
Bldg Use	2-11		Commercial	Functional Obslnc			
Fireplace				External Obslnc 20			
Elevator				Cost Trend Factor			
Cath Ceil				Condition			
Sauna				% Complete			
Heat/AC	02		Heat A/C Split	Overall % Cond 45			
Frame Type	02		Wood Frame	Apprais Val 163,900			
Baths/Plumbing	02		Average	Dep % Ovr 0			
Ceiling/Wall	06		Ceil and Wall	Dep Ovr Comment			
Rooms/Prtns	02		Average	Misc Imp Ovr 0			
Wall Height	12			Misc Imp Ovr Comment			
% Comn Wall	0			Cost to Cure Ovr 0			
				Cost to Cure Ovr Comment			

UBM	BAS	TQS	UBM	BAS	TQS	UBM	BAS	TQS
			27			27		27
								16
								7
14				13			12	
								13
								17

**OB-OUTBUILDING & YARD ITEMS(L) / XF-BUILDING EXTRA FEATURES(B)**

Code	Description	Sub	Sub Descript	L/B	Units	Unit Price	Yr	Gde	Dp Rt	Cnd	%Cnd	Apr Value

**BUILDING SUB-AREA SUMMARY SECTION**

Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BAS	First Floor	1,267	1,267			215,035
TQS	Three Quarter Story	562	702			95,383
UBM	Basement, Unfinished	0	1,267			53,801
<b>Ttl. Gross Liv/Lease Area:</b>		<b>1,829</b>	<b>3,236</b>			<b>364,219</b>





CURRENT OWNER		TOPO.	UTILITIES	STRT./ROAD	LOCATION	CURRENT ASSESSMENT			
WILTON HISTORICAL SOCIETY		4 Rolling	2 Public Water	1 Paved		Description	Code	Appraised Value	Assessed Value
224 DANBURY RD			3 Public Sewer			COM LAND	2-1	1,306,900	914,830
WILTON, CT 06897						COM BLDG	2-2	1,088,600	762,020
Additional Owners:						COM OUTBL	2-5	1,300	910
<b>SUPPLEMENTAL DATA</b>									
Other ID: 3568 A,		Legal Notes							
Taxable/Exem 1		Legal Notes							
Fire Distric 1		Legal Notes BAA-02-A#304							
Cencus Tract 454		Legal Notes							
Legal Notes		Call Back							
Legal Notes		ASSOC PID#							
GIS ID: 2907					Total			2,396,800	1,677,760

6161  
WILTON, CT

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	q/u	v/i	SALE PRICE	V.C.	PREVIOUS ASSESSMENTS (HISTORY)								
WILTON HISTORICAL SOCIETY		0103/0032	01/01/1954	Q	I	79,000	00	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value
								2018	2-1	914,830	2018	2-1	914,830	2018	2-1	914,830
								2018	2-2	762,020	2018	2-2	762,020	2018	2-2	793,660
								2018	2-5	910	2018	2-5	910	2018	2-5	910
								Total:		1,677,760	Total:		1,677,760	Total:		1,709,400

EXEMPTIONS				OTHER ASSESSMENTS			
Year	Type	Description	Amount	Code	Description	Number	Amount
Total:							

*This signature acknowledges a visit by a Data Collector or Assessor*

ASSESSING NEIGHBORHOOD				
NBHD/ SUB	NBHD Name	Street Index Name	Tracing	Batch
0001/A				

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	152,800
Appraised XF (B) Value (Bldg)	0
Appraised OB (L) Value (Bldg)	0
Appraised Land Value (Bldg)	0
Special Land Value	0
Total Appraised Parcel Value	2,396,800
Valuation Method:	C
Adjustment:	0
<b>Net Total Appraised Parcel Value</b>	<b>2,396,800</b>

NOTES	
VACANT 8/07	REMOD.-1991
6X5 OUTHOUSE = NV	

BUILDING PERMIT RECORD									VISIT/ CHANGE HISTORY					
Permit ID	Issue Date	Type	Description	Amount	Insp. Date	% Comp.	Date Comp.	Comments	Date	Type	IS	ID	Cd.	Purpose/Result
									01/25/2019			BL	43	Hearing Change
									08/10/2017			SB	21	Field Review
									10/26/2012			BL	21	Field Review
									02/15/2008			BK	43	Hearing Change
									08/20/2007			JD	00	Measur+Listed

LAND LINE VALUATION SECTION																			
B #	Use Code	Use Description	Zone	D	Front	Depth	Units	Unit Price	I. Factor	S.A.	Acre Disc	C. Factor	ST. Idx	Adj.	Notes- Adj	Special Pricing	S Adj Fact	Adj. Unit Price	Land Value
7	2-1	Commercial	R-1				0 SF	0.00	1.0000	0	1.0000	1.00		0.00				.00	0

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	81		Res Style Comm				
Model	94		Commercial				
Grade	03		Average				
Occupancy	1			<b>MIXED USE</b>			
Exterior Wall 1	11		Clapboard	Code	Description		Percentage
Exterior Wall 2				2-1	Commercial		100
Roof Structure	03		Gable/Hip				
Roof Cover	10		Wood Shingle				
Interior Wall 1	05		Drywall	<b>COST/MARKET VALUATION</b>			
Interior Wall 2				Adj. Base Rate:			161.78
Interior Floor 1	09		Pine/Soft Wood	Replace Cost			311,750
Interior Floor 2				AYB			1900
Heating Fuel	03		Gas	EYB			1986
Heating Type	04		Forced Air	Dep Code			G
AC Type	03		Central	Remodel Rating			
Bldg Use	2-1		Commercial	Year Remodeled			
Fireplace				Dep %			31
Elevator				Functional Obslnc			
Cath Ceil				External Obslnc			20
Sauna				Cost Trend Factor			
Heat/AC	02		Heat A/C Split	Condition			
Frame Type	02		Wood Frame	% Complete			
Baths/Plumbing	02		Average	Overall % Cond			49
Ceiling/Wall	06		Ceil and Wall	Apprais Val			152,800
Rooms/Prtns	02		Average	Dep % Ovr			0
Wall Height	10			Dep Ovr Comment			
% Conn Wall				Misc Imp Ovr			0
				Misc Imp Ovr Comment			
				Cost to Cure Ovr			0
				Cost to Cure Ovr Comment			

UBM  
 BAS  
 FHS

52

19

OB-OUTBUILDING & YARD ITEMS(L) / XF-BUILDING EXTRA FEATURES(B)												
Code	Description	Sub	Sub Descript	L/B	Units	Unit Price	Yr	Gde	Dp Rt	Cnd	%Cnd	Apr Value

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BAS	First Floor	988	988			159,839
FHS	Half Story, Finished	692	988			111,952
UBM	Basement, Unfinished	0	988			39,960
<b>Ttl. Gross Liv/Lease Area:</b>		<b>1,680</b>	<b>2,964</b>			<b>311,750</b>



# WILTON BOARD OF ASSESSMENT APPEALS APPLICATION

## REAL ESTATE

October 1, 2019 Grand List



Pursuant to CT General Statutes Section 12-111,  
BAA applications must be **RECEIVED** by the  
Assessor's Office no later than **March 20, 2020**.

Please complete ALL sections of the application. A separate application is required for each property appeal.

### Owner's Information:

Property Owner(s): Wilton Historical Society

Property Owner will be represented by: Lee Wilson and Dick Martin

**NOTE: If agent is used a signed authorization form from the property owner is required.**

### Correspondence:

Name of Person and Address to which all BAA notices and correspondence will be sent (list one only):

Name: Allison G Sanders

Address: Wilton Historical Society  
224 Danbury Rd, Wilton, CT 06897

Phone: 203 762-7257

### Description of Property Being Appealed:

**NOTE: One application per property being appealed**

Map: 56 Lot: 46 Account #: 005971

Property Location: 150 Danbury Rd, Wilton CT

Property Type: Residential:  Commercial:

### Reason for Appeal:

Describe your reason for appeal: (Attach additional pages if necessary)

Requesting reduction of the assessed value, land portion,  
and building portions of this residential zone property.  
See attached memo of March 17, 2020

Appellant's estimate of Market Value as of October 1, 2017: 1,946,000

Appellant's estimate of Assessed Value as of October 1, 2017: 1,362,000  
(70% of market value)

### Signature:

By signing this application I hereby certify that the submitted information is true and correct to the best of my knowledge.

Richard A. Martin

Signature

Richard A. Martin

Printed Name of Signer

**RECEIVED**

**MAR 20 2020**

**ASSESSOR'S OFFICE**

March 19, 2020

Date Signed

Trustee

Position of Signer

This application **MUST** be **RECEIVED** by the Assessor's Office no later than **March 20, 2020**

**FAXED, PHOTOCOPIED OR EMAILED APPLICATIONS WILL BE DISALLOWED. ORIGINAL SIGNATURE REQUIRED.**

## WILTON HISTORICAL SOCIETY

To the Wilton Board of Assessment Appeals

March 17, 2020

**Wilton Historical Society Realty Property at 150 Danbury Road (a.k.a. Lambert Properties):**

This property is in a Wilton residential zone R-1, directly bordered by the residential condo developments of Lambert Commons on Westport Road and Wilton Hills on Danbury Road.

The Lambert Properties in this residential zone operate under the Adaptive Use regulation that permits homes located on Danbury Road's U.S. Route 7 to be occupied for certain commercial use as a means to preserve Wilton historic homes and buildings from demolition, in other words through Adaptive Use in a residential zone.

Land Line Valuation Assessment

In connection with the 2017 Revaluation, the Society is appealing Lambert Properties Land Line neighborhood Street Index of 6000 (see the attached Assessor's Field Card for 2018) with the Adjustment multiplier of 4.00. As reported on the Field Card and located on the land there are seven historic buildings (Lambert House circa 1724, an over 200 year home of the Lambert family acquired by the Society in 1964 and six other Wilton historic buildings relocated to 150 over a number of years from other sections of Wilton) on the 3.31 acre property at 150 Danbury Road.

The recently constructed nearby Avalon apartment property at 116 Danbury Road has eight buildings on their 10.64 acre property and a neighborhood Street Index of 5000 with the Adjustment multiplier of 3.65. Hence the Society requests the lower Street Index of 5000 in line with that of Avalon's 116 Danbury Road as well as a number of other Danbury Road homes now used for Adaptive Use such as numbers 475, 481, and 499 to just name a few.

Further consideration should be given to the Lambert Properties 150 Danbury Road location that is bordered by the four lanes of highway (Danbury Road's U.S. Route 7 and Westport Road's Connecticut Route 33), both with heavy vehicle traffic slowed only by the stoplight where the two highways intersect. As a result of the location, the 150 Danbury land lot has certain unusual aspects. First the land is sloped rather than being flat, secondly the shape is three sided (one side borders Route 7, one borders Route 33, and the third borders two residential condo developments) rather than the typical four sides for a building lot. Hence the Society believes that the 0.60 C. Factor on the Assessor's Field Card should be considered for an adjustment back to the prior year 2008 0.45 C. Factor shown on the attached 2008 Assessor's Field Card.

Buildings Assessment Increase

We ask the Board of Assessment Appeals to consider a further reduction of the seven historic buildings assessment by an incremental increase in the current 20% External ObsInc reported on Assessor's Field Card's second page. As historic buildings, the seven



buildings at 150 Danbury Road require heavy maintenance expense annually. Finally the Lambert Properties are a major funding source for the Wilton Historical Society's non-profit operations of the 5 historic buildings at 224 Danbury Road that provide the Town an important asset for school education programs as well as many continual public benefits for the Town.





**CONSTRUCTION DETAIL**

**CONSTRUCTION DETAIL (CONTINUED)**

Element	CA	Ch	Description	Element	CA	Ch	Description
Style	B1		Res Style Comm				
Model	P4		Commercial - 7				
Grade	B3		Average				
Occupancy	3		Clapboard				
Exterior Wall 1	11		Gable/Hip				
Exterior Wall 2	03		Wood Shingle				
Roof Structure	10		Drywall				
Roof Cover	05		Plastered				
Interior Wall 1	03		Carpet				
Interior Wall 2	14		Pine/Soft Wood				
Interior Floor 1	09		Oil				
Interior Floor 2	02		Steam				
Heating Fuel	06		Central				
Heating Type	03		Commercial				
AC Type	2-1						
Bldg Use	8						
Fireplace							
Elevator							
Cath Ceil							
Sauna							
Heat/AC	02		Heat A/C Split				
Frame Type	02		Wood Frame				
Baths/Plumbing	02		Average				
Ceiling/Wall	06		Cell and Wall				
Rooms/Prtns	02		Average				
Wall Height	8						
% Conn Wall	0						

**MIXED USE**

Code Description Percentage

2-1 Commercial 100

*PK*

**COST/MARKET VALUATION**

Adj. Base Rate: 126.64

Replace Cost 994,091

AYB 1724

EYB 1986

Dep Code G

Remodel Rating

Year Remodeled

Dep % 31

Functional Obsolescence 20

External Obsolescence 1

Cost Trend Factor

Condition

% Complete 49

Overall % Cond 138,100

Apprais Val

Dep % Ovr

Dep Ovr Comment

Misc Imp Ovr

Misc Imp Ovr Comment

Cost to Cure Ovr

Cost to Cure Ovr Comment

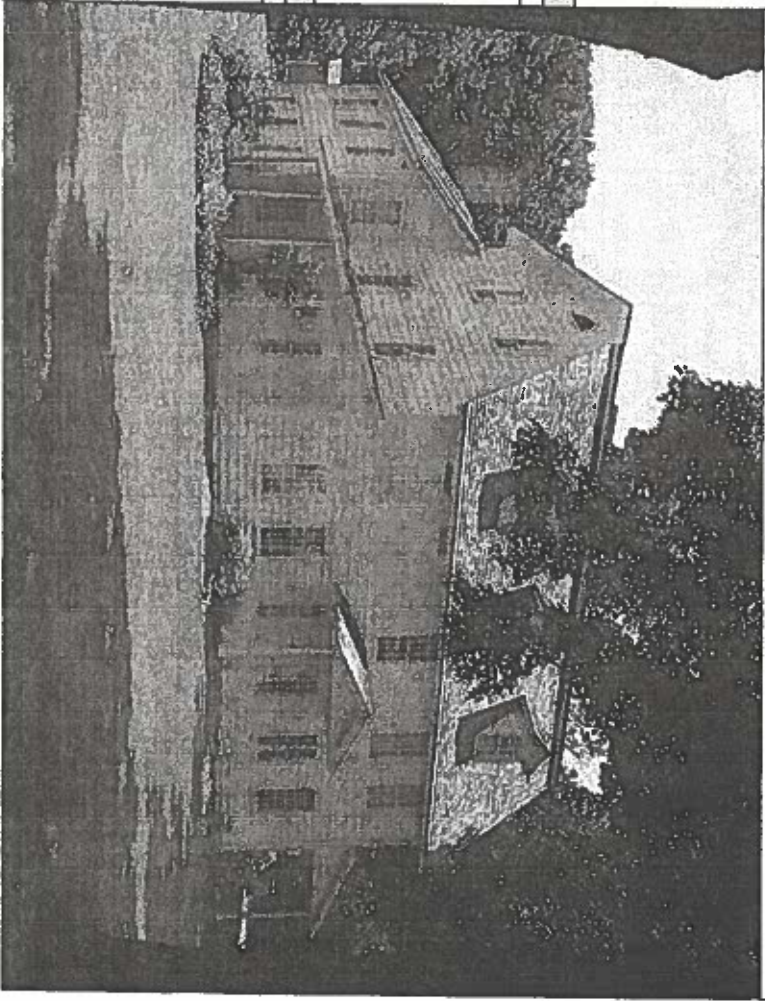
**OB-OUTBUILDING & YARD ITEMS(L) / XE-BUILDING EXTRA FEATURES(B)**

Code	Description	Sub	Sub Description	L/B Units	Unit Price	Yr	Gdel	Dr	Rt	Cnd	%Cnd	Apr Value
CRN	Corn Crb	L		168	15.00	2002				50		1,300
SPRI	Sprinklers Wet	B		6,019	1.50	1986				100		4,400

**BUILDING SUB-AREA SUMMARY SECTION**

Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Underrec. Value
BAS	First Floor	2,539	2,539			321,544
FGR	Garage	0	594			30,141
FOP	Open Porch	0	766			24,313
FUS	Upper Story, Finished	2,332	2,332			295,329
TQS	Three Quarter Story	1,003	1,254			127,022
UBM	Basement Unfinished	0	2,539			80,418
UEP	Porch, Enclosed, Unfinished	0	220			13,931
UST	Utility, Storage, Unfinished	0	36			1,393
<b>Total</b>		<b>5,874</b>	<b>10,280</b>			<b>894,091</b>

UST	27											
UBM	20	01										
BAS			22									
FUS				10								
UEP					22							
UBM	36											
BAS			23									
FUS				23								
UBM	21											
BAS			9									
FUS				14								
TQS												
FOP	2											
BAS			38									
FUS	6											
TQS												
FOP	33											
BAS			33									
FUS	8											
TQS												
FOP	14											
BAS			24									
FUS				8								
TQS												
FOP	9											
BAS			9									
FUS				8								



CURRENT OWNER		TOPO	UTILITIES	STRT/ROAD	LOCATION	CURRENT ASSESSMENT			
WILTON HISTORICAL SOCIETY	4 Rolling	2 Public Water	1 Paved			Description	Code	Appraised Value	Assessed Value
224 DANBURY RD		3 Public Sewer				COM LAND	2-1	1,388,400	971,880
						COM BLDG	2-2	922,800	645,960
						COM OUTBL	2-5	1,306	910
WILTON, CT 06897		SUPPLEMENTAL DATA		ASSOC PID#		Total		2,312,500	1,618,750
Additional Owners:		Other ID: 3568 A.	Legal Notes	BAA-02-AW304	VISION				
		Taxable/Exem 1	Legal Notes						
		Fire Distric 1	Legal Notes						
		Census Tract 454	Legal Notes						
		Legal Notes	Call Back						
		Legal Notes							
		GIS ID:							

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	W/V	W/V	SALE PRICE	V.C.	PREVIOUS ASSESSMENTS (HISTORY)					
WILTON HISTORICAL SOCIETY	0103/0032	01/01/1994	Q	1	79,000	00		Yr.	Code	Assessed Value	Yr.	Code	Assessed Value
								2008	2-1	971,880	2007	2-1	971,880
								2008	2-2	645,960	2007	2-2	645,960
								2008	2-5	910	2007	2-5	910
Total:								Total		1,618,750	Total:		2,016,940

EXEMPTIONS		Year	Type	Description	Amount	Code	Description	Number	Amount	Comm. Int.	
NORTH SUB											
K500/A											
NBHD NAME											
STREET INDEX NAME											
TRACING											
BATCH											
Total:											

OTHER ASSESSMENTS		Year	Type	Description	Amount	Code	Description	Number	Amount	Comm. Int.	
ASSESSING NEIGHBORHOOD											
Total:											

APPROAISED VALUE SUMMARY		Appraised Bldg. Value (Card)	Appraised XF (B) Value (Bldg)	Appraised OB (L) Value (Bldg)	Appraised Land Value (Bldg)	Special Land Value	Total Appraised Parcel Value	Valuation Method:	Adjustment:	Net Total Appraised Parcel Value
		352,600	4,100	1,300	1,388,400	0	2,312,500			2,312,500

NOTES: ROOF GAMBREL & GABLE 100% SPRI LAMBERT CORNER 3 FP ON 1ST FLR - NO ACCES TO APTS 8/07  
 6000 4500 SCLY  
 5000 = 3,65  
 4500 = 3,5  
 4000 = 3,0

BUILDING PERMIT RECORD		Permit ID	Issue Date	Type	Description	Amount	Inst. Date	% Comp.	Date Comp.	Comments
		014591	05/15/1996		FIN BSMT BLDG#3	2,500	01/29/1997	100	05/21/1996	KOH04561
		014592	05/15/1996		WALL PARTITION	3,700	01/29/1997	100	05/21/1996	KOH04560
		014036	01/19/1995		STAIRS TO UBM	2,900	12/20/1996	100	03/01/1995	KOH04103

LAND LINE VALUATION SECTION		Use	Zone	D	Frontage	Depth	Units	SF	AC	Unit Price	I. Factor	S.A	Acre	Disc	C. Factor	ST. Ldx	Adj.	Notes- Adj	Special Price	Adj. Unit Price	Land Value
		1 2-1 Commercial	R-1				87,120	1.31	AC	6,22	1.00	A	1.0000	0	0.45	6000	4.00				975,700
		1 2-1 Commercial					1,31	AC		175,000.00	1.00	0	1.0000		0.45	6000	4.00				412,700
		Total Card Land Units: 3.31 AC Parcel Total Land Area: 3.31 AC																			
		Total Land Value: 1,388,400																			

VISIT/CHANGE HISTORY  
 Date: 2/15/2008 Type: IS ID: BK CD: 43 Purpose/Result: Hearing Change  
 Date: 8/20/2007 Type: IS ID: BK CD: 00 Purpose/Result: Measur-Listed  
 Date: 3/3/2003 Type: IS ID: BK CD: 43 Purpose/Result: Hearing Change  
 Date: 3/7/1993 Type: IS ID: AC CD: 01 Purpose/Result: Measur-1 Visit