

CURRENT OWNER		TOPO.	UTILITIES	STRT./ROAD	LOCATION	CURRENT ASSESSMENT				
SKILLIN CHRISTIAN T & ELISABETH		1 Level	5 Well	1 Paved		Description	Code	Appraised Value	Assessed Value	
86 RYDERS LA			6 Septic			RES LAND	1-1	543,600	380,520	
WILTON, CT 06897						RES EXCES	1-2	5,600	3,920	
Additional Owners:						DWELLING	1-3	885,900	620,130	
						RES OUTBL	1-4	24,500	17,150	
<b>SUPPLEMENTAL DATA</b>										
Other ID: 4764 6		Legal Notes								
Taxable/Exem 1		Legal Notes								
Fire Distric 1		Legal Notes								
Cencus Tract 451		Legal Notes								
Legal Notes		Call Back								
Legal Notes		ASSOC PID#								
GIS ID: 4900					Total:			1,459,600	1,021,720	

6161  
WILTON, CT

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	q/u	v/i	SALE PRICE	V.C.	PREVIOUS ASSESSMENTS (HISTORY)								
SKILLIN CHRISTIAN T & ELISABETH S		2391/0269	08/22/2014	Q	I	1,600,000	SW	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value
FALKENBERG DONALD W		1750/0198	12/13/2004	U	I	0	WD	2018	1-1	380,520	2018	1-1	380,520	2018	1-1	380,520
FALKENBERG DONALD W		0859/0339	08/19/1993	U	I	475,000	00	2018	1-2	3,920	2018	1-2	3,920	2018	1-2	3,920
								2018	1-3	556,710	2018	1-3	556,710	2018	1-3	556,710
								2018	1-4	17,150	2018	1-4	17,150	2018	1-4	17,150
								Total:		958,300	Total:		958,300	Total:		958,300

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
0002/A				

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	885,900
Appraised XF (B) Value (Bldg)	0
Appraised OB (L) Value (Bldg)	24,500
Appraised Land Value (Bldg)	549,200
Special Land Value	0
Total Appraised Parcel Value	1,459,600
Valuation Method:	C
Adjustment:	0
<b>Net Total Appraised Parcel Value</b>	<b>1,459,600</b>

NOTES	
FUNC=WH SHRD DR	IG - 10/11/07
1993 SALE INC PORTION OF BLDG	
OB5 + 6=ATTCH	
1-4 1-6 FIX BTH	

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	
M19-163	04/10/2019	MP	Minor Permit	200,000		100	07/19/2019	REMOD KITCH & 2 BA	11/20/2019			SCS	51	Permit-Info Bldg	
013744	05/06/1994		OB #5 & 6	45,000	11/07/1995	100	11/02/1994	CO#03979	09/22/2017			WG	22	Field Review No Change	
013420	06/10/1993			400,000	11/07/1995	100	05/09/1994	CO#03797	08/01/2017			GS	61	Data Mailer No Change	
									10/11/2007			DS	00	Measur+Listed	
									08/19/1993			KC	05	Under Construction	

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
																Spec Use	Spec Calc				
1	1-1	Residential	R-2				87,120	SF	4.80	1.0000	5	1.0000	1.00	08	1.30				1.00		543,600
1	1-2	Res Excess	R-2				0.14	AC	40,000.00	1.0000	0	1.0000	1.00	0.00					1.00		5,600

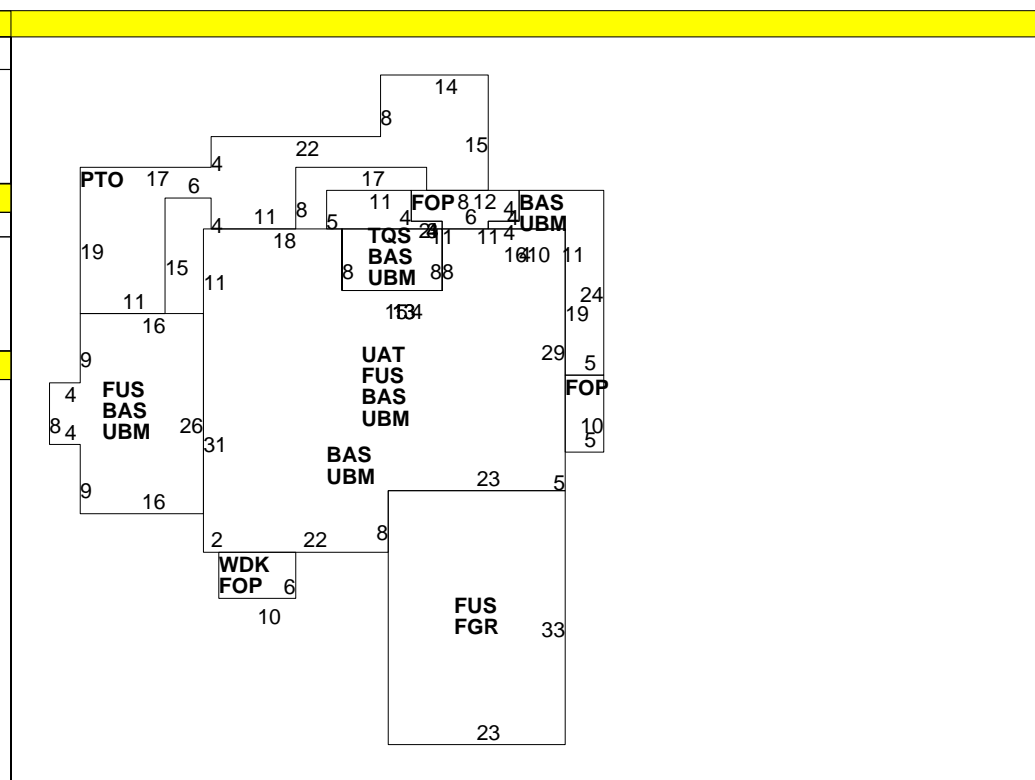
CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	03		Colonial				
Model	01		Residential	# of Kitchens			
Grade	08		Excellent ++				
Occupancy	1						
Exterior Wall 1	11		Clapboard				
Exterior Wall 2	14		Wood Shingle				
Roof Structure	03		Gable/Hip				
Roof Cover	10		Wood Shingle				
Interior Wall 1	05		Drywall				
Interior Wall 2							
Interior Flr 1	12		Hardwood	Adj. Base Rate:			156.04
Interior Flr 2	14		Carpet				
Heat Fuel	02		Oil	Replace Cost			1,006,742
Heat Type	04		Forced Air	AYB			1994
AC Type	03		Central	EYB			2007
Total Bedrooms	04		4 Bedrooms	Dep Code			VG
Total Bthrms	4			Remodel Rating			
Total Half Baths	1			Year Remodeled			
Extra Fix				Dep %			10
Total Rooms	9			Functional Obslnc			2
Bath Style	02		Average	External Obslnc			0
Kitchen Style	03		Remodeled	Cost Trend Factor			1
Elevator				Condition			
Fireplaces	3			% Complete			
Sauna				Overall % Cond			88
Spa/Jet Tub	1			Apprais Val			885,900
Whirlpool Tub				Dep % Ovr			0
Cath. Ceil				Dep Ovr Comment			
				Misc Imp Ovr			0
				Misc Imp Ovr Comment			
				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
SPL3	Pool IG Gunite			L	720	40.00	2002		0		70	20,200
PAT2	Patio Good			L	506	12.00	2002		0		70	4,300

**BUILDING SUB-AREA SUMMARY SECTION**

Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BAS	First Floor	2,451	2,451			382,443
FGR	Garage	0	759			41,505
FOP	Open Porch	0	172			5,305
FUS	Upper Story, Finished	2,893	2,893			451,411
PTO	Patio	0	601			9,362
TQS	Three Quarter Story	83	104			12,951
UAT	Attic, Unfinished	0	1,686			26,370
UBM	Basement, Unfinished	0	2,451			76,457
WDK	Wood Deck	0	60			936
<b>Ttl. Gross Liv/Lease Area:</b>		<b>5,427</b>	<b>11,177</b>			<b>1,006,742</b>



# WILTON BOARD OF ASSESSMENT APPEALS APPLICATION

**BUSINESS PERSONAL PROPERTY**

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): CHRISTIAN & ELISABETH SKILLIN

Business Name: \_\_\_\_\_

Property Owner will be represented by: \_\_\_\_\_

**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: CHRISTIAN & ELISABETH SKILLIN

Address: 86 RYDERS LANE

WILTON CT 06897

Phone: 203-762-5963

## Description of Property Being Appealed

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

Account #: 71617

Property Location: 86 RYDERS LANE

## Reason for Appeal:

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

Notice of increased Real Estate Assessment

Appellant's estimate of Original Cost as of October 1, 2019:

Purchased home for \$1,600,000 July 2014

Appellant's estimate of Depreciated Value as of October 1, 2019:

\$1,200,000

Appellant's estimate of Assessed Value as of October 1, 2019:

\$ 840,000

(70% of Depreciated Value)

## Signature:

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

CSkillin

Signature

3/20/20

Date Signed

CHRISTIAN SKILLIN

Printed Name of Signer

OWNER

Position of Signer

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

Emailed 3/20/20 7:50 pm

**Haas, Pamela**

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**From:** cmsmailer@civicplus.com on behalf of Contact form at Wilton CT  
<cmsmailer@civicplus.com>  
**Sent:** Friday, March 20, 2020 7:50 PM  
**To:** assessor  
**Subject:** [Wilton CT] Assessment Appeal Form (Sent by Christian Skillin, ctskillin@gmail.com)  
**Attachments:** assessment\_appeal\_form\_skillin\_3-20-20.pdf

Hello Assessor,

Christian Skillin (ctskillin@gmail.com) has sent you a message via your contact form (<https://www.wiltonct.org/user/26/contact>) at Wilton CT.

If you don't want to receive such e-mails, you can change your settings at <https://www.wiltonct.org/user/26/edit>.

Message:

Please see attached application for appeal hearing with the Board of Assessment Appeals.  
Thank you  
Christian Skillin  
86 Ryders Lane