

MUNICIPALITY:
Wilton, CT

ASSESSMENT DATE:
2023

ASSESSMENT SERVICES PROVIDED:
Update



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WILTON, CT
VALUATION PARAMETERS
Valuation Date: October 1, 2023

February 19, 2024

Hollie Rapp, Assessor
Town of Wilton
238 Danbury Road
Wilton, CT 06897

Dear Ms. Rapp:

The following report is intended to document the entire process associated with the data collection, review, analysis and reporting necessary to render a credible opinion of value(s) in accordance with §12-62 of the Connecticut General Statutes, and “Standard 6” of the Uniform Standards of Professional Appraisal Practice (USPAP, 2020-2021).

This appraisal report has been requested by the Town of Wilton, CT to be utilized for ad-valorem taxation. This appraisal report is performed in conformance with the Code of Ethics and Standards of Professional Practice of the Appraisal Institute.

This letter is accompanied by an appraisal and a summary appraisal report.

The purpose of the appraisal is to estimate the market value based upon the underlying assumptions and limiting conditions contained within this report. The property rights appraised are fee simple.

The opinion of market value of the owner’s marketable rights for all 6,980 properties in the Town of Wilton, which in this case is the fee simple estate, as of October 1, 2023 is:

\$8,005,645,041

Respectfully submitted,



Susan Robinson
Project Supervisor
Vision Government Solutions, Inc.

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SECTION A
INTRODUCTION

CLIENT AND INTENDED USERS

The client is the Town of Wilton, Connecticut. The intended user is the Wilton Assessor's Office. Other users include the public, property owners, municipal officials, and the State of Connecticut, Office of Policy & Management.

INTENDED USE OF THE APPRAISAL

The intended use of the appraisal is to complete a revaluation of all real properties for ad valorem tax valuation in the Town of Wilton for Grand List Year 2023.

EFFECTIVE DATE OF APPRAISALS AND REPORT

The effective date of the appraisal is October 1, 2023. The date of the report is February 19, 2024.

PROPERTIES APPRAISED

The Town of Wilton contracted Vision Government Solutions, Inc. to value all the real estate property in the community for October 1, 2023. Below is a list of the parcel count by primary property class.

Residential Class	6184
Commercial Class	222
Industrial Class	14
Special Use	32
Exempts	<u>528</u>
Total	6980

PROPERTY RIGHTS

The property rights appraised are the owner's marketable rights in the appraised properties, which in this case is the Fee Simple Estate. This form of ownership is marketable to a potential buyer. Fee Simple Estate is defined as:

Absolute ownership unencumbered by any other interest or estate; subject only to the limitations imposed by the governmental powers of taxation, eminent domain, police power, and escheat (AI Dictionary 4th ed. Pg 113).

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TYPE AND DEFINITION OF VALUE

The properties appraised for the Town were valued based on their market value. Market Value is defined below based on the newest version of the Appraisal Institutes Real Estate Dictionary.

Market Value: Market value is the major focus of most real property appraisal assignments. Both economic and legal definitions of market value have been developed and refined. A current definition adopted by the Appraisal Institute in 1993 is:

The most probable price, which a specified interest in real property is likely to bring under all the following conditions:

1. Consummation of a sale occurs as of a specific date.
2. An open and competitive market exists for the property interest appraised.
3. The buyer and seller are each acting prudently and knowledgeably.
4. The price is not affected by undue stimulus.
5. The buyer and seller are typically motivated.
6. Both parties are acting in what they consider their best interest.
7. Marketing efforts were adequate, and a reasonable time was allowed for exposure in the market.
8. Payment was made in cash in U.S. dollars or in terms of financial arrangements comparable thereto.
9. The price represents the normal consideration for the property sold, unaffected by special or creative financing, or sales concessions granted by anyone associated with the sale (AI Dictionary 4th ed. Pg 113).

Market Value as defined by USPAP 2020-2021 Edition: A type of value, stated as an opinion that presumes the transfer of a property (i.e., a right of ownership or a bundle of such rights), as of a certain date, under specific conditions set forth in the definition of the term identified by the appraiser as applicable in an appraisal.

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SCOPE OF WORK

In appraising all the properties in the Town of Wilton, Susan Robinson has completed procedures, analyses and conclusions to determine a value opinion for all the residential properties including residentially zoned vacant land. Jim Williams, John Tarello and William Glover have completed procedures, analyses and conclusions to determine a value opinion for the commercial, industrial, apartments and mixed-use properties as well as commercially zoned vacant land. William Glover reviewed residential properties, and Jim Williams reviewed C I E properties. Matthew Mendillo, Liz Stabile and Caitlin Hawkins data collected recent sale properties, open permit properties as assigned by the Town, and data mailer discrepancy properties per town request. Data mailers were sent to property owners of all residential improved (non-vacant land) properties.

The following contains a brief outline of this process.

- Vision data collected and inspected, where permitted, qualified sale properties, open permits from 10/1/2022 – 10/1/2023, all commercial properties, and data mailer discrepancy properties as assigned by assessor.
- Completed a review of all the properties in the community to verify the physical data by an external visual inspection and ensure data consistency.
- Obtained information from public and private sectors regarding economic trends, external factors, vacancy rates, real estate tax assessments and rates, zoning, site data, improvement data, income and expenses.
- Gathered, reviewed, and verified improved and vacant comparable sales as well as rental data in the Town of Wilton, CT from 10/1/2021 to 10/01/2023.
- Adjusted neighborhood delineations, land curve, and specific land adjustments based on an analysis of market data.
- Analyzed this information to determine the highest and best use and present use to arrive at conclusions of value considering the three recognized approaches. These are the Cost Approach, Sales Comparison Approach and the Income Capitalization Approach.
- The valuation conclusions were reconciled to determine a final opinion consistent with market value. All pertinent factors, physical, legal and financial were considered in the value determinations.

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ASSUMPTIONS AND LIMITING CONDITIONS

The certification of the appraisers appearing in the appraisal report is subject to the following conditions and to such other specific and limiting conditions as are set forth by the appraiser in the report.

1. No responsibility is assumed for the legal description provided or for matters pertaining to legal or title considerations. Title to the properties are assumed to be good and marketable unless otherwise stated. Responsible ownership and competent property management are assumed.
2. No survey was furnished, so the appraisers used the Town's tax map and the legal description to ascertain the physical dimensions and acreage of the properties. The appraisers have made no survey of the property.
3. The appraisers, by reason of this appraisal, are not required to give further consultation or testimony or appear in court with reference to the properties in question, unless arrangements have been previously made.
4. The appraisers assume that there are no hidden or unapparent conditions of the property, subsoil, or structures, which would render it more or less valuable. The appraisers assume no responsibility for such conditions, or for engineering, which might be required to discover such factors.
5. Information, estimates, and opinions furnished to the appraisers, and contained in the report, were obtained from sources considered reliable and believed to be true and correct. However, no warranty is given for its accuracy.
6. Disclosure of the contents of the appraisal report is governed by the Bylaws and Regulations of the Appraisal Institute, American Society of Appraisers and the IAAO.
7. Possession of this report, or a copy thereof, does not carry with it the right of publication.
8. Neither all nor any part of the contents of this report shall be disseminated to the public through advertising, public relations, news, sales, or other media without the prior written consent and approval of the appraisers.
9. It is assumed that there is full compliance with all applicable federal, state, and local environmental regulations and laws unless noncompliance is stated, defined, and considered in the appraisal report.

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10. It is assumed that all applicable zoning and use regulations and restrictions have been complied with, unless non-conformity has been stated, defined, and considered in the appraisal report.
11. It is assumed that all required licenses, certificates of occupancy, consents, or other legislative or administrative authority from any local, state, or national government of private entity or organization have been or can be obtained or renewed for any use on which the value opinions contained in this report is based.
12. It is assumed that the utilization of the land and improvements is within the boundaries or property lines of the property described and that there is no encroachment or trespass unless noted in the report.
13. Any value estimates provided in the report apply to the entire property, and any pro-ration or division of the total fractional interests will invalidate the value opinion, unless such pro-ration or division of interests has been set forth in the report.
14. Information relative to sale transactions has been confirmed by either the buyer, seller, or a third party whenever possible through verification forms sent out by the assessor's office and also through the properties deed. Every attempt has been made to verify this information by the appraisers and it is assumed to be reliable. It is specifically assumed that the sales information noted herein is correct.
15. Unless otherwise stated in this report, the existence of hazardous material, which may or may not be present on the property, was not observed by the appraisers. The appraisers have no knowledge of the existence of such materials on or in the properties, unless noted on the property record card. The appraisers, however, are not qualified to detect substances. The presence of substances such as asbestos, urea-formaldehyde foam insulation, or other potentially hazardous materials may affect the value of the properties. The value opinion is predicated on the assumption that there is no such material on or in the properties that would cause a loss in value. No responsibility is assumed for any such conditions, or for any expertise or engineering knowledge required to discover them. The intended user is urged to retain an expert in this field, if desired.
16. The forecasts, projections, or operating estimates contained herein are based on current market conditions, anticipated short-term supply and demand factors, and a continued stable economy. These forecasts are, therefore, subject to changes with future conditions. However, selected portions of this appraisal report shall not be given to third parties without the prior written consent of the signatory of the report.
17. Opinions of values contained herein are estimates. There is no guarantee, written or implied, that the properties will sell or lease for the indicated amounts.
18. The Americans with Disabilities Act (ADA) became effective January 26, 1992. The appraiser has not made a specific compliance survey and analysis of this property to

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determine whether or not they are in conformity with the various detailed requirements of the ADA. It is possible that a compliance survey of the properties together with a detailed analysis of the requirements of the ADA could reveal that the property is not in compliance with one or more of the requirements of the act. If so, this fact could have a negative effect upon the value of the properties. Since the appraisers have no direct evidence relating to this issue, the appraiser did not consider possible noncompliance with the requirements of ADA in estimating the values of the properties.

19. The properties are appraised free and clear of any or all liens or encumbrances unless otherwise stated.

HIGHEST AND BEST USE AND PRESENT USE ANALYSIS

Highest and best use is defined as follows:

The reasonably probable and legal use of vacant land or an improved property, which is physically possible, appropriately supported, financially feasible, and that results in the highest value. The four criteria the highest and best use must meet are legal permissibility, physical possibility, financial feasibility, and maximum profitability.

To determine highest and best use, four factors are considered:

- (1) What uses are physically possible?
- (2) What uses are legally permissible?
- (3) Which of the physically possible and legally permissible uses are financially feasible?
- (4) Which of the financially feasible uses will produce the highest present worth?

For the purpose of doing revaluations for ad valorem taxation, present use of a property is utilized per Connecticut General Laws and not highest and best use.

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We certify that, to the best of our knowledge and belief:

- The statements of fact contained in this report are true and correct.
- The reported analyses, opinions, and conclusions are limited only by the reported assumptions and limiting conditions, and are our personal, impartial, and unbiased professional analyses, opinions, and conclusions.
- We have no present or prospective interest in the properties that are the subject of this report, and we have no personal interest with respect to the parties involved.
- We have not performed services, as an appraiser or in any other capacity, regarding the properties that are the subject of this report within the three-year period immediately preceding acceptance of this assignment.
- We have no bias with respect to any property that is the subject of this report or to the parties involved with this assignment.
- Our engagement in this assignment was not contingent upon developing or reporting predetermined results.
- Vision Government Solutions compensation for completing this assignment is not contingent upon the reporting of a predetermined value or direction in value that favors the cause of the client, the amount of the value opinion, the attainment of a stipulated result, or the occurrence of a subsequent event directly related to the intended use of the appraisals.
- Our analyses, opinions, and conclusions were developed, and this report has been prepared, in conformity with the Uniform Standards of Professional Appraisal Practice.
- The reported analyses, opinions and conclusions were developed, and this report has been prepared, in conformity with the requirements of the Code of Professional Ethics and Standards of the Professional Appraisal Practice of the Appraisal Institute.
- The use of this report is subject to the requirements of the Appraisal Institute relating to review by its duly authorized representatives.
- We have not made a personal inspection of all the properties that are the subject of this report.

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- The opinion of market value of the owner's marketable rights for all 6,980 properties in the Town of Wilton, which in this case is the Fee Simple Estate, as of October 1, 2023, is:

\$8,005,645,041



Susan Robinson
Project Manager



Jim Williams
Commercial Appraiser

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SECTION B
SALES TIME TRENDING

TIME TRENDING ANALYSIS

Time trending refers to an analysis of market conditions over a specific period, with two objectives: 1) First, the appraiser must identify whether the market has appreciated, remained stable, or declined since the last valuation/reporting period; 2) Secondly, the appraiser must determine the actual rate of such activity, typically on a percentage basis.

The most useful and direct basis for extracting the rate of market change, whether up, down, or neutral, is to identify property that has sold twice with few changes in the property between the two sale dates. In such situations, the rate is calculated by comparing the change in sale price between the two periods. The reliability of this extracted rate of change is greatly improved when a number of such sales are available. Through a review of re-sale properties during 2018 and 2023, it was determined that there were very few re-sales without a physical change to the property.

Another technique, less direct, but generally more statistically reliable due to the number of sales associated with the study, is to extract the rate of change in market conditions from Sale Date stratification of sale to assessment ratios. The date range is from 10/1/2018 to 10/1/2023. There were 1,498 qualified sales during this time period.

<u>Sale Date Year</u>	<u>Count</u>	<u>Median A/S Ratio</u>
2018	50	1.32
2019	215	1.37
2020	376	1.30
2021	404	1.11
2022	285	.99
2023	168	.95

Total 1,498

This data indicates market increase after 2018. Based on the above data it was determined that a time adjustment was not required when analyzing market sales for the revaluation in Wilton, CT. The proposed value assessment level is established on the final year of sales.

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SECTION C
LAND METHODOLOGY

**EXPLANATION OF BASE LAND CURVE
& NEIGHBORHOOD CLASSIFICATION**

Neighborhood classification begins with an understanding that every municipality can be segregated into areas, and differentiated by varying characteristics, such as type and quality of roads, topographic and scenic features such as views, surrounding uses, and the quality and/or maintenance of such uses, etc. Typically, these distinguishing characteristics result in differing market responses, in terms of the underlying land value, that can be positive or negative. Neighborhood classification, therefore, depends upon establishing a “base”, or “average” land curve or rate for a Community. Once the base land curve or rate is established, a “schedule” of positive or negative neighborhood adjustments are developed corresponding to the degree of difference from the base.

Sales of vacant land provide the most direct and reliable estimate of land value. However, when an insufficient number of vacant land sales are available, a land “extraction” technique may be utilized. The Land Extraction technique deducts the depreciated improvement value from the total sales price, resulting in the contributory value of the underlying land.

The two primary methods of valuing land are associated with the sales comparison approach. The “comparative unit” method enables the assessor to determine a typical per unit value for each strata of land, by calculating the median or mean sale price for unit. The “base lot” method requires the appraiser to establish the value of the standard or “base” parcel in each stratum through a traditional sales comparison approach, with the base lot serving as the subject parcel. Once the base lot value is established, it is used as a benchmark to establish values for individual parcels, with adjustments made to each parcel as a result of their unique or varying characteristics.

LAND VALUATION MODEL

Whether by the “comparative unit” method, or the “base lot” method, a generic “base” value for land was established for each strata, reflective of the underlying market conformity of land values within the strata. The base curve is then adjusted for location and geographical areas by utilizing site index factors and street indexes derived from the market.

Land values were developed through the analysis of vacant land sales. Lots are arranged by parcel size and equal desirability. A distinct correlation of lot size versus value per square foot becomes apparent. Most frequently occurring similarities in sale prices relating to parcel size are plotted on a land curve. When a desired curve is achieved, land values are applied for specific land size parameters, and a land schedule is finalized. The following chart illustrates the base land parameters used for various-size building lots.

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The land valuation model is defined as Land Value = Size x (Unit Price x Site Index Adjustment) x Influence Factor (Lot Size Adjustment) x Condition Factor x Neighborhood (Street Index) x Special Calculation Code Adjustment.

The proposed (schedules) values were then tested against the sales by multiplying the land size by the proposed price per acre and site index adjustment to yield a proposed land value. This proposed land value is then divided by the sale price to yield a sales ratio. Final determination of desired land values is completed by calculating the mean, median, and co-efficient of dispersion from the sales ratio.

Introduction - The valuation process utilized to establish the market value of the real estate located within this community for taxation purposes is known as Mass Appraisal. Mass Appraisal is defined as “the process of valuing a universe of properties as of a given date utilizing standard methodology, employing common data, and allowing for statistical testing.”¹

Statistical methods used within Mass Appraisal Analysis include the terms defined below:

The **MEAN** is a measure of central tendency. The sum of the values of a set divided by the number of values (AI Dictionary 4th ed. Pg 180).

The **MEDIAN** is a measure of central tendency; the value of the middle item in an uneven number of items arranged or arrayed according to size or the arithmetic average of two central items in an even number of items similarly arranged: a positional average that is not affected by the size of extreme values (AI Dictionary 4th ed. Pg 180) .

The **CO-EFFICIENT OF DISPERSION (COD)** is the ratio of a measure of absolute dispersion to the median (AI Dictionary 4th ed. Pg 51). In simpler terms, this is the tendency of sales or items being analyzed to cluster around a central point and/or specific value. The **COD** is calculated by subtracting the median from each sale ASR. Once this is complete, the sum total is divided by the number of sales and finally divided by the median itself. The resulting value is the co-efficient of dispersion.

¹ The Dictionary of Real Estate Appraisal, 3rd Edition (Chicago, Ill: Appraisal Institute,2002) 179

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RESIDENTIAL LAND CURVE

Lot Size	2023 Base Price	Lot Size	2023 Base Price
436 SF	543.00	32670 SF	12.73
4356 SF	80.47	43560 SF	9.58
10890 SF	33.44	65340 SF	6.50
21780 SF	18.24	87120 SF	5.02

SITE INDEX ADJUSTMENTS

The site index is utilized to adjust for positive or negative location influences. Site index is required in order to tie the land line to the land curve specified by the assessing sub-neighborhood. The site index factor will adjust the curve acre unit price.

Site Index	Adjustment 2023	Site Index	Adjustment 2023
1	0.50	6	1.15
2	0.60	7	2.00
3	0.80	8	2.50
4	0.90	9	3.00
5	1.00		

LAND NEIGHBORHOOD (Street Index)

The Street Index Code (Land Neighborhood) represents a valuation factor, which adjusts the value derived from the land curve. Similarly coded streets exhibit homogeneous characteristics, which take into account the environmental, economic and social characteristics of each area.

NHBD CODE	2023 Rate	NHBD Code	2023 Rate
00	1.00	06	1.10
01	0.25	07	1.20
02	0.75	08	1.25
03	0.75	09	1.50
04	0.98	10	0.80
05	1.00	11	1.00

SPECIAL CALCULATION CODES

Additional adjustments to the land values are made in the Special Calculation section of land line 1. Special calculation codes may be used to identify and/or apply an adjustment to properties for location or other unique attribute.

Code	Description	2023 factor	Code	Description	2023 factor
GM	Gas Mart GD	1.50	GS1	Gas Station AA	1.25
GS	Gas Station GD	1.50			

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RESIDENTIAL LAND PRICING INSTRUCTIONS

See Section G for a list of available Land Use codes. To maintain consistency in pricing, the following guidelines have been followed:

Land Line 01: If the parcel is buildable, the first Land Line will contain up to the minimum amount required by zoning, expressed in square feet, and is priced according to size based on the land curve. The Site Index will be applied. A land neighborhood (Street Index) will be applied. A condition factor may also be applied for conditions specific to the parcel such as wetlands, poor topography, shape, etc. Site Index, Street Index, Condition adjustments and Special Calculations are discussed below.

If the unimproved parcel is landlocked, the first land line will contain the total amount of land in acres, priced at \$42,000 per acre. The site index is set at 0 with an influence factor of 1.00. The street index (nhbd) is not applied. Condition adjustments may also apply and are discussed below.

Land Line 02: Land Line #2 will include all additional land in excess of the primary land. Excess land is priced at \$42,000 per acre. The Site Index should be set at 0 with an Influence Factor of 1.00. Land Neighborhood (street index) is not applied. Additional adjustments may be made in the Condition Factor for topography, shape, etc.

Potential Lot: If sufficient acreage and frontage per zoning for the creation of an additional lot exists, the potential lot will be listed after the primary land line. This potential lot will be listed with land use code, site index and land neighborhood matching land line 1. A 0.50 condition factor will be applied, and land line note 'Potential lot' added. Additional condition adjustment may apply.

Town Line Split Properties: Value the portion of the lot which is in Wilton, applying the size adjustment factor (square foot price) for the total lot size. These parcels will have to be manually updated:

Enter the total lot size and the site index used for the street to calculate the square foot price. Then change the site index to zero and enter the amount of acreage in Wilton. The previously calculated price per square foot should remain. Apply the neighborhood street index used for that street, and any condition factors and /or special calculation codes which may apply. Land note = TL. Building notes should state total parcel acreage and the Wilton acreage.

Town Line Excess: Applies to small excess portions of town-line-split lots in Wilton where the majority of the lot is in another town. Please set these up as if unbuildable/landlocked (described above). Land note = TL Excess.

CONDITION FACTORS

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Primary and Secondary Land:

Buildable lots may have a “condition factor” applied to it which represents an adjustment for such conditions as undesirable topography (excessively steep, wet or rocky areas), poor lot access, lot restrictions, market related adjustments, and other factors that may affect the potential use and/or resale value of that particular lot. Typical adjustments to this land range from .80 to .99 depending on the severity of the problem. Vacant lots may have adjustments of up to 90% for severe problems such as ledge, wetlands or severe topography problems. Improved lots may have a “condition factor” applied to it above the value of one. The condition is for desirable location such as waterfront and other factors that may affect the resale value of that particular lot. This would apply to prime land on landline one only.

Excess Land:

Excess Land may have condition factors ranging from .10 to .95 for topography problems or undesirable shape. The range of condition factors will vary based on the amount of the parcel affected and the severity of the problem.

The following chart illustrates typical adjustments to building lots and excess acreage:

Land Adjustments – Building Lots Improved	
Poor Topography (Steep/Swampy)	Minus 5-50%
Railroad	Minus 5-10%
Shape	Minus 5-50%
Easements/Right of Ways	Minus 5-10%
Poor Location	Minus 5-10%
Land Adjustments – Building Lots Un-Improved	
Poor Topography (Steep/Swampy)	Minus 5-90%
Railroad	Minus 5-10%
Shape	Minus 5-90%
Easements/Right of Ways	Minus 5-10%
Poor Location	Minus 5-10%
Land Adjustments – Excess Land	
Partially Steep/Wet	Minus 5-90%
Easements/Right of Ways	Minus 5-10%
Swampland	Minus 5-95%

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SECTION D
IMPROVED PROPERTY DATA

PROCESS FOR VALIDATING AND REPORTING DATA

The properties in the community were reviewed either by an external inspection or by a walk-thru process. See the Scope of Work for details on which properties may have received an interior inspection. For those that did not have an interior inspection, existing data on file with the assessor's office has been used along with any readily available market information.

The following elements have been recorded and/or rated as to quality, workmanship, and special physical characteristics.

- Style Type (Ranch, Colonial, etc.)
- Model (Residential, Commercial, etc.)
- Grade
- Stories
- Occupancy
- Exterior Wall
- Roof Structure
- Roof Cover
- Interior Wall
- Interior Floor
- Heating Fuel and Type
- Bedrooms, Bathrooms & Total Rooms
- Sizes of living areas, finished basements and other amenities
- Year Built
- Condition of Property
- Functional and Economic Obsolescence
- Out Buildings & Extra Features

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BUILDING STYLES

Below is an explanation of typical styles of single-family residential houses.

Ranch: This style was built generally after 1940's, although some houses were built earlier and could fall within this category. A ranch is a one-story house, which is usually rambling and low to the ground with a low-pitched roof.

Split-Level: Generally built after 1940's. The living area is on two or more levels with each level having a single story height, generally seen on uneven terrain lots. It can be a front/rear or side/rear split or a combination of the two.

Colonial: Traditional design built from 1700's to present. Generally 2 or 2 ½ stories with balanced openings along the main façade. Second floor overhangs are common. Newer colonials attempt to imitate this classic New England design.

Cape Cod: Generally built from the 1920's to present. Built "close to the ground" with simple lines. A high roof ridge often supplemented with full or partial dormers may provide a second level of living area, but not a full upper story. Generally a gable roof.

Bungalow: Most bungalows were built in the early 1900's. A small, one-story design often seen with an expansion attic area and/or dormers. Usually with an open or enclosed front porch. Narrow across the front and deep from front to back.

Conventional: An older type of house with no particular architectural design. Story heights generally range from 1.5 to 2.5 stories.

Contemporary: Constructed since 1940's WWII. One-story, two-stories or split-level. Characterized by large windows, open planning, horizontal lines and simple details.

Raised Ranch: A combination of the ranch and tri-level designs. The basement area sets on or slightly below the ground level and is usually partially or totally finished. Basement garages are common.

Cottage: A seasonal, low-quality structure with minimal interior finish. For seasonal use only. Usually contains no central heating system.

Duplex: multi family home set up with units side-by-side. Not single family with accessory (in-law) apartment. May be owner-occupied.

Multi-Family: 2, 3, or 4 family home, set up with units vertically arranged. Not single family with accessory (in-law) apartment. May be owner-occupied.

Refer to the building table in Section G for a detail listing of the building styles that were utilized for the Wilton, CT project.

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BUILDING VALUATION MODEL

The basic building valuation model is defined as follows:

Base Rate +/- Cost Model adjustments * Size Adjustment = Adjusted Base Rate.

Adjusted Base Rate * Effective Area * Depreciation Adjustment = Building Value.

Example: Adjusted Base Rate \$107.88

 Effective Area 2534

Percent Good 79%

$\$107.88 \times 2534 = \$273,368$ (rounded)

$\$273,368 \times .79 = \$215,961$ (rounded)

Building Value = \$216,000 rounded

QUALITY ADJUSTMENT RATING

A pure replacement cost system of valuation relies on quality of materials, design and workmanship in quality grade determinants. It has been said that the three most important considerations in purchasing real estate are Location, Location and Location. Unfortunately, a pure cost system does not address what might be a major value ingredient on improvement values (Neighborhood and Location). Yes, materials, design and workmanship should be the primary quality grade determinant, but the neighborhood's appeal, or lack thereof, may have a secondary impact. An extreme example of this is that the so-called \$100,000 home in the \$200,000 neighborhood will usually bring more than its pure replacement cost. Because Vision's Appraisal System is a combination of Cost/Market Appraisal Systems, quality grades may need to vary slightly among similar neighborhoods. Any variations from the pure cost approach quality rating should be made only with supportable conclusive market evidence, using neighborhood sales to justify these adjustments. Once the quality grade determinants are determined, the final quality grades should be similar on similar homes within similar neighborhoods. Equitability and consistency are paramount.

Within Vision's Appraisal System, there are quality adjustments available to cover a wide range of possible construction qualities. The quality grades applied to the properties are multipliers, or factors, applied to the basic construction rate, which is derived from the structural components.

What follows are the guidelines in establishing quality grades based purely on a cost approach system, unadjusted for market neighborhood conditions:

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01 Minimum Grade: Buildings constructed with minimum quality materials. No extras, only bare minimum.

02 Below Average Grade: Buildings constructed with below average quality materials, usually “culls” and “seconds” and poor quality workmanship resulting from unskilled, inexperienced, “do-it-yourself” type labor. Low-grade heating, plumbing and lighting fixtures.

03 Average Grade: Buildings constructed with average quality materials and workmanship throughout, conforming to the base specifications used to develop the pricing schedule. Minimal architectural treatment. Average quality interior finish and built-in features. Standard grade heating, plumbing and lighting fixtures.

04, 05 Above Average Grade: Buildings constructed with above average quality materials and workmanship throughout. Moderate architectural treatment. Above average quality interior finish and built-in features. Above Average grade heating, plumbing and lighting fixtures.

07, 07 Good Grade: Buildings constructed with good quality materials and workmanship throughout. Moderate architectural treatment. Good quality interior finish and built-in features. Good grade heating, plumbing and lighting fixtures.

08, 09 Very Good Grade: Buildings generally having very good architectural style and design, constructed with very good quality materials and workmanship throughout. Very good quality interior finish and built-in features. Very good quality heating, plumbing and lighting fixtures.

10, 11 Excellent Grade: Buildings generally having an excellent architectural style and design, constructed with excellent quality materials and workmanship throughout. Excellent quality interior finish and built-in features. Excellent quality heating, plumbing and lighting fixtures.

12, 13 Superior Grade: Architecturally attractive buildings constructed with superior quality materials and workmanship throughout. Luxurious interior finish and built-in features. Deluxe heating system and luxurious plumbing and lighting fixtures.

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COST/MARKET APPROACH MODELING

Once all the pertinent physical data regarding the improvements have been collected, the replacement cost of the building is obtained using the Vision cost tables. Once the cost of the building was developed, depreciation from normal wear and tear and from functional and economic obsolescence was deducted. Depreciation is the loss in value from any cause, and is typically associated with reasons that are “physical” (loss in value due to physical deterioration and/or ageing), “functional” (due to deficiencies in the structure’s design) and/or “economic” (loss in value due to factors external to the appraised property).

In the appraisal of a single property (not Mass Appraisal), the three primary methods for estimating depreciation are the “market extraction method”, the “age-life” method, and the “breakdown” method. Typically, the market extraction and age-life calculation techniques are utilized to capture the total depreciation in a property from all sources. The “breakdown” method is a more rigorous exercise that attempts to isolate the specific components for each type of depreciation, physical, functional, and economic. Typically, in mass appraisal, the identification of depreciation relies upon the application of computer modeling techniques. See Section G for these standard depreciation schedules. Regardless of the methodology utilized to identify depreciation, it is imperative that the final estimate of depreciation reflects the loss in value from all sources.

Once the total amount of depreciation is applied, the remaining value is considered the Replacement Cost Less Depreciation (RCLD). The market indicated land value and any other outbuilding values are then added to determine a final value of the entire parcel. This value is compared to market sale prices that occurred between 10/1/2021 & 10/1/2023 to develop sales ratios. These ratios were analyzed based on style, location, lot size, building size, year built, building grade, sales price, sales date, etc. See Section F for a complete analysis of ratio statistics.

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SECTION E
COMMERCIAL/INDUSTRIAL
VALUATION METHODOLOGY

COMMERCIAL/INDUSTRIAL METHODOLOGY

The purpose of the mass appraisal is to determine an opinion of the market value of all the commercial properties in the town for 10/1/2023. In the appraisal of real estate, there are three recognized approaches to value. These are: Cost Approach, Sales Approach, and Income Approach.

Cost Approach Methodology

The cost approach is based on the theory that an informed buyer would not pay more for a property than the cost to build a reasonable substitute. The cost approach is therefore based on a comparison of the subject property to the cost to produce a new subject property or a substitute property. Items considered in this estimate are the age, condition and utility of the property.

In applying the cost approach the appraiser will first value the land of the subject based on comparable land sales, sales land residuals or income land residuals. Secondly, the appraiser will estimate the cost to construct the existing structure, along with any site improvements, and then deduct any accrued depreciation from the cost. The land value is added to the cost value to derive an indication of market value by the cost approach.

Sales Approach Methodology

The sales comparison approach is the process of comparing the subject property to other comparable properties, which have sold within a reasonable period, adjusting the sale prices of those comparable properties to compensate for differences, and weighing the value indications developed to arrive at an opinion of market value for the subject property.

The sales comparison approach reflects the actions and reactions of typical buyers and sellers in the marketplace. A comparative analysis is completed to determine and define similarities and differences of properties and transactions that can affect value. These elements may include property rights appraised, financing terms, market conditions, size, location and physical features.

Income Approach Methodology

This approach is based on set of procedures that derives a value by analyzing and determining an income flow from the market, and then capitalizing this stream of income into a value. Income producing property are typically purchased as an investment. Therefore, the premise

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is the higher the earnings the higher the value. An investor who purchases income producing real estate is trading present day dollars for the expectation of receiving future dollars.

Reconciliation Methodology

The final step of the appraisal process is the reconciliation. The appraiser considers the strengths and weaknesses of each applicable approach and reconciles the values indicated by these approaches to determine a final value opinion. In this determination, the appraiser weighs the relative importance, applicability, and defensibility of each of the three approaches and relies strongly on the approach that is most appropriate to the nature of the appraisal.

COMMERCIAL/INDUSTRIAL MODELING

Cost Approach Modeling

The final assessed values utilized by the Town will be broken out by land and building values. The cost approach is the only approach that identifies both components individually. The other two approaches will also be considered and depending on the type of property will be given the most weight in the reconciliation stage.

Vision's cost tables, supported by, were utilized to develop a replacement cost for the building. Once the cost of the building was developed, depreciation from normal wear and tear and from functional and economic obsolescence was deducted (see Section H for building costs and depreciation table). The remaining value is considered the Replacement Cost Less Depreciation (RCLD). The market indicated land value and any other outbuilding values are added to determine a final cost value for the entire parcel.

Sales Approach Modeling

This cost value is compared to market sale prices of similar properties to ensure that the property is appraised at market value for October 1, 2023. Final determination of desired values is completed by calculating the mean, median, and co-efficient of dispersion from the sales ratio (see page 16 for definitions of these terms). The qualified sales that occurred between 10/1/2021 & 10/01/2023 were utilized for this revaluation analysis. These sales were analyzed based on time, style, location, lot size, building size, utility, year built, etc.

The State of Connecticut Office of Policy and Management requires that the coefficient of dispersion for each property class with fifteen or more market sales shall be equal to or less than twenty percent for commercial property. In the period listed above, there were no arms-length commercial/industrial transactions in Wilton.

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Income Approach Modeling

Market Rent Analysis: The first step in analyzing properties income potential is to establish market rent for land and improvements. Market rent is the rental income that a property would most probably command in an open market; indicated by current rents paid and asked for comparable space as of the date of the appraisal. Market rent may differ from contract rent, which is rent paid as a result of a specific agreement. Market rent is applicable when the property rights appraised are fee simple. To estimate a property's market rent, rental data from comparable properties must be gathered and analyzed therefore, rentals of comparable properties in the town for all property types have been considered.

Income and expense statements were mailed out to all commercial property owners throughout the town. Market rental data was gathered from local real estate appraisers and property managers. This data was examined, qualified and analyzed to develop market rent schedules and vacancy/expense ratios for each property type (i.e. retail, office, industrial, etc.). National real estate publications were also reviewed to further support the market rents that were established. The rates determined are for properties that are considered to be of average quality and location. Further adjustments are applied for utility, location, building condition and specific vacancy conditions. Income location adjustment factors were mapped consistently with the neighborhood adjustment factors to reconcile between the approaches. Individual quality adjustments were also applied to each property to account for higher or lower utility of the property.

Once all these factors have been considered, a final net operating income (NOI) is established for each property based on current market conditions for the fee simple interest. Refer to Section I for the detailed Market Rents, Expense, Vacancy and Adjustment Factors Reports. Below is a sample explanation of an average market rent adjusted for an good Location and a good Utility to determine a market rent for a higher quality property in a superior location.

<u>Property Use</u>	<u>Average Size</u>	<u>Average Rent</u>	<u>Loc Adj.</u>	<u>Utility Adj.</u>	<u>Market Rent</u>
Office	2000 SF	\$14.00 SF	1.15	1.20	\$19.32 SF

Direct Capitalization Method: Capitalization is the process of converting a net income stream into an indication of value. The selection of a capitalization rate (Ro) can be developed by several methods. Direct Capitalization is a method used to convert an estimate of a single year's income expectancy into an indication of value in one direct step, either by dividing the income estimate by an appropriate rate or by multiplying the income estimate by an appropriate factor. Extraction of a capitalization rate (Ro) from market surveys and by the band of investment technique are the most commonly accepted methods. They will be utilized to determine a direct capitalization rate for each commercial property type. Another method to develop a capitalization rate is through extracting it from comparable sales. This process was also considered when good market data was available.

WILTON, CT
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Valuation Date: October 1, 2023

Market Survey of Capitalization Rates: An analysis of market surveys were completed to determine capitalization rates for the various commercial property types in the neighborhood as of 10/01/2023. See Section H for the detailed list of each cap rate along with the supporting data.

Band of Investment Technique: This is a technique in which the capitalization rates attributable components of a capital investment are weighted and combined to derive a weighted average rate that is attributable to the total investment. The two components are the mortgage position and the equity position. The variables considered are the mortgage interest rate, amortization period, holding period, loan to value ratio and the equity yield rate. The calculations for sample property types are in Section H.

Once the capitalization rate is developed, the NOI is divided by this rate to determine a value by the income approach.

Final Reconciliation

Reconciliation spreadsheets by property type were developed and analyzed. When possible, all approaches to value were reconciled within a range of 0.88 to 1.12 and the cost model was used as the final value estimate. When not possible, the most relevant approach to value for a given parcel was selected. The income approach model was deleted during the reconciliation process when not appropriate to the valuation of a given parcel or property type.

WILTON, CT
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Valuation Date: October 1, 2023

COMMERCIAL/INDUSTRIAL BUILDING VALUATION

Building values were determined by reviewing the cost estimates from current building projects, costing publications, and adjusted to the local market.

Physical Depreciation was applied to the improvements by the appraiser.

Economic Obsolescence

Economic Obsolescence is applied to any improvements where the overall marketability of the property is affected by factors outside the site. In addition, economic obsolescence is applied where the cost value is not supported by the Income approach to value. Whenever economic is applied, an explanation will be in the note section of the property record card.

Functional Obsolescence

Functional Obsolescence is applied to any improvements where the overall marketability of the property is affected by defects in the design of the improvements, or by outdated building standards.

Under Construction

Depreciation overrides exist on properties where there are significant unfinished areas of construction as of the valuation date.

Advanced Physical & Market Adjustments

When appropriate due to the current utility of a building, a depreciation override may be applied.

WILTON, CT
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COMMERCIAL LAND VALUATION MODEL

Land Line Information

DEFINITIONS

Site: Land necessary to support the existing commercial improvements. If the parcel requires more than the initial 1 acre to support the improvements then additional acreage will also be valued as site. The base acre rate will receive the full location street index with appropriate adjustments.

Excess: Land that is unlikely to be developed. This land will be priced at \$42,000 per acre.

Special Conditions

Additional adjustments to the land values may be made in the Special Calculation section of land line one. These adjustments are made to properties affected by both positive and/or negative location factors which are not related to land neighborhood.

Condition Factors

All other adjustments reflecting the overall marketability of the parcel, such as topography, shape, wetland, etc. are adjusted by the condition factor and is noted on the respected property record card.

Topography adjustment is 5% to 50% discount based on severity.

Wet site adjustment is 5% to 50% discount based on severity.

Land locked parcels are 5% good or 95% discount.

Easement parcels are 5% to 30% discount depending on severity.

General Land Issues

- All land value will show on the first card in a multi-building parcel.
- Public Utility Land is priced as commercial or residential land depending on the zone and current use.

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LAND SCHEDULE
COMMERCIAL/INDUSTRIAL CLASSES

LAND CURVE FOR COMMERCIAL CLASSES C, I

Lot Size	Corresponding Price
436 SF	\$63.00
4356 SF	\$19.00
10890 SF	\$13.00
21780 SF	\$9.00
32670 SF	\$7.00
43560 SF	\$6.50
87120 SF	\$6.50

WILTON, CT
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SECTION F
VALUATION REPORTS

- **LAND SALES**
- **SALES RATIO STUDIES BY:**
 - **LAND USE**
 - **STYLE**
 - **LOT SIZE**
 - **SITE INDEX**
 - **LAND NEIGHBORHOOD**
 - **ASSESSING DISTRICT**
 - **BUILDING SIZE**
 - **ACTUAL YEAR BUILT**
 - **BUILDING GRADE**
 - **SALE PRICE QUARTILE**
 - **SALE DATE QUARTILE**
 - **CONDO COMPLEX**

PID	ST#	STREET	LUC	ZN	TTL LOT ACRES	S I C F	INHBD	PRC APPRAISED LAND	SALE PRICE	RATIO	1 YR DISP	2 YR DISP	SALE DATE	V	V C	Q U	DISTR	MAP	LOT	LOT CUT	UNIT	BK	PG
4675	71	GRAENESE RIDGE RD	1-1	R-2	2.72	5	1	06	503800	375000	1.34		12/03/2018	V	7	U	0001	87	8			2492	0635
4836	19	OLMSTEAD HILL RD	1-1	R-2	1.58	5	1	05	426700	390000	1.09		01/11/2019	V	7	U	0001	90	12			2493	0838
3203		BRANCH BROOK RD	5-1	R-2	2.81	5	0.9	05	427600	247500	1.73		04/08/2019	V	00	Q	0002	63	8			2495	0958
5553	17	FULLIN LA	1-1	R-2	3.91	5	1	05	477400	265000	1.80		06/19/2020	V	7	U	0002	109	5	1		2510	1123
101790		118 VALEVIEW RD	1-1	R-2	2.06	5	1	05	439600	300000	1.47		06/24/2020	V	7	U	0001	98	22	3		2511	0208
6181	42	BORGLUM RD	1-1	R-1	1.06	5	1	05	419600	320000	1.31		08/03/2020	V	7	U	0001	123	31			2513	0567
5146	13	VALEVIEW RD	1-1	R-2	4.03	5	1	05	548800	440000	1.25		08/19/2020	V	7	U	0001	98	22	2		2514	0552
5667	6	APPLETREE LA	1-1	R-2	3.60	5	1	06	514700	575000	0.90		09/01/2020	V	7	U	0001	111	16			2515	0303
100463		105 NOD HILL RD	1-1	R-2	2.29	5	1	06	493300	330000	1.49		09/09/2020	V	7	U	0002	92	1	1		2515	0909
1459	14	SHADOW LA	5-1	R-2	1.60	5	0.9	06	423000	301000	1.41		09/30/2020	V	00	Q	0001	31	44			2517	0187
3454	25	WILTON ACRES	1-1	R-1	1.05	5	0.9	05	377700	200000	1.89		12/09/2020	V	7	U	0001	69	45			2522	0588
4964	67	HICKORY HILL RD	5-1	R-2	2.52	5	0.75	05	349800	250000	1.40		01/07/2021	V	00	Q	0002	94	9			2524	0755
4993	8	TANNERS DR	5-1	R-2	2.05	5	1	05	439400	265000	1.66		03/23/2021	V	00	Q	0002	94	37			2529	0305
4963	55	HICKORY HILL RD	1-1	R-2	2.17	5	1	05	444400	280000	1.59		05/03/2021	V	7	U	0002	94	8			2531	1018
308	245	CANNON RD	1-1	R-2	3.55	5	1	05	502400	312500	1.61		05/07/2021	V	7	U	0001	7	23	1		2532	0223
100463		105 NOD HILL RD	1-1	R-2	2.29	5	1	06	493300	365000	1.28		05/18/2021	V	7	U	0002	92	1	1		2532	0608
737	295	CHESTNUT HILL RD	1-1	R-2	2.50	5	1	04	448600	375000	1.20		06/16/2021	V	7	U	0001	17	26			2534	0608
738	35	TOPFIELD RD	1-1	R-2	2.19	5	1	05	445500	375000	1.19		06/16/2021	V	7	U	0001	17	26	1		2534	0611
1000	141	CANNON RD	1-1	R-2	3.78	5	1	05	512100	425000	1.20		06/25/2021	V	7	U	0001	21	14			2535	0177
3527	141	DANBURY RD	2-6	DE-5	3.24	A	1	6500	3697000	3700000	1.00		07/02/2021	V	7	Q	0001	70	2			2535	0658
5554	19	FULLIN LA	1-1	R-2	3.76	5	1	05	474300	355000	1.34	0.00	10/16/2021	V	7	U	0002	109	6			2542	0495
4473	21	EDITH LA	1-1	R-1	1.16	5	0.95	05	399800	210000	1.90	0.55	11/12/2021	V	7	U	0001	84	69			2543	1149
101808	14	STURGES RIDGE RD	5-1	R-2	2.24	5	0.9	05	403700	425000	0.95	0.39	03/10/2022	V	00	Q	0001	3	3	1		2548	0531
4083	31	RIDING CLUB RD	5-1	R-2	3.60	6	1.1	06	861000	900000	0.96	0.38	05/16/2022	V	00	Q	0001	77	16			2550	0991
5724	135	NEW CANAAN RD	1-1	R-2	2.39	5	0.9	04	402100	225000	1.79	0.45	09/15/2022	V	7	U	0001	112	16			2555	0533
5394	425	RIDGEFIELD RD	5-1	R-2	2.12	5	0.9	05	398600	250000	1.59	0.25	03/08/2023	V	7	U	0001	104	31	1		2559	465
4993	8	TANNERS DR	5-1	R-2	2.05	5	1	05	439400	405000	1.08	0.25	09/15/2023	V	7	U	0002	94	37			2564	763
											0.25	0.25											
									2019 MEDIAN	1.34													
									2020 MEDIAN	1.41													
									2021 MEDIAN	1.34													
									2022 MEDIAN	1.34													
									2023 MEDIAN	1.34	19.01	19.01											
									1 YR COO	316.00													

Group Summary by Land Use
WILTON, CT

Land Use	Count	Median A/S Ratio	COD	PRD	Median Sale Price	Median Appraised	Mean Sale Price	Mean Appraised	Mean A/S Ratio	Weighed Mean
1-1, Residential	189	0.9604	8.6	1.0141	\$1,100,000.00	\$1,028,700.00	\$1,194,927.12	\$1,140,131.61	0.9676	0.95
1-5, Res Condo	30	0.9614	5.12	1.0011	\$548,000.00	\$540,650.00	\$645,100.00	\$620,430.00	0.9628	0.96
2-1, Commercial	3	1.0000	5.25	1.046	\$625,000.00	\$625,000.00	\$1,244,000.00	\$1,182,633.33	0.9944	0.95
	222	0.9610	8.1	1.0132	\$1,027,500.00	\$972,150.00	\$1,121,289.31	\$1,070,476.01	0.9673	0.95

Group Summary by Style
WILTON, CT

Style	Count	Median A/S Ratio	COD	PRD	Median Sale Price	Median Appraised	Mean Sale Price	Mean Appraised	Mean A/S Ratio	Weighted Mean
01, Ranch	20	0.9231	8.03	1.01	\$835,000.00	\$810,300.00	\$844,384.85	\$807,720.00	0.9662	0:
02, Split-Level	13	0.9693	7.25	1.0138	\$866,000.00	\$856,700.00	\$1,013,000.00	\$955,584.62	0.9564	0:
03, Colonial	98	0.9629	8.87	1.0137	\$1,276,000.00	\$1,198,100.00	\$1,368,535.73	\$1,311,361.99	0.9714	0:
04, Cape Cod	21	0.9591	9.86	1.0164	\$990,000.00	\$939,000.00	\$1,029,642.86	\$968,152.38	0.9557	0:
06, Conventional	3	0.9494	8.49	1.0173	\$850,000.00	\$891,400.00	\$960,000.00	\$941,566.67	0.9977	0:
07, Modern/Contemp	15	0.9592	7.32	1.0115	\$1,100,000.00	\$999,900.00	\$1,078,581.80	\$1,020,746.67	0.9573	0:
08, Raised Ranch	8	0.9547	6.53	1.0135	\$772,150.00	\$783,150.00	\$873,037.50	\$834,775.00	0.9691	0:
18, Office Bldg	1	0.9129	0	1	\$2,557,000.00	\$2,334,200.00	\$2,557,000.00	\$2,334,200.00	0.9129	0:
20, High Ranch	1	1.0012	0	1	\$725,000.00	\$725,900.00	\$725,000.00	\$725,900.00	1.0012	0:
55, Condominium	30	0.9614	5.12	1.0011	\$548,000.00	\$540,650.00	\$645,100.00	\$620,430.00	0.9628	0:
63, Antique	9	0.9746	9.8	1.0379	\$1,150,000.00	\$1,220,100.00	\$1,267,500.00	\$1,194,100.00	0.9778	0:
75, Tudor	1	0.9499	0	1	\$1,870,000.00	\$1,776,300.00	\$1,870,000.00	\$1,776,300.00	0.9499	0:
80, Retail Off/Apt	1	1.0704	0	1	\$550,000.00	\$588,700.00	\$550,000.00	\$588,700.00	1.0704	1:
81, Res Style Comm	1	1.0000	0	1	\$625,000.00	\$625,000.00	\$625,000.00	\$625,000.00	1.0000	0:
	222	0.9610	8.1	1.0132	\$1,027,500.00	\$972,150.00	\$1,121,289.31	\$1,070,476.01	0.9673	0:

Group Summary by Lot Size
WILTON, CT

Lot Size	Count	Median A/S Ratio	COD	PRD	Median Sale Price	Median Appraised	Mean Sale Price	Mean Appraised	Mean A/S Ratio	Weighed Mean
0 - 0.100	30	0.9614	5.12	1.0011	\$548,000.00	\$540,650.00	\$645,100.00	\$620,430.00	0.9628	0.
0.100 - 0.250	1	1.0704	0	1	\$550,000.00	\$588,700.00	\$550,000.00	\$588,700.00	1.0704	1.
0.250 - 0.330	1	0.8846	0	1	\$642,000.00	\$567,900.00	\$642,000.00	\$567,900.00	0.8846	0.
0.330 - 0.500	3	0.9591	5.96	0.9982	\$725,000.00	\$771,700.00	\$758,333.33	\$738,533.33	0.9721	0.
0.500 - 1.000	13	1.0342	9.08	1.0214	\$787,500.00	\$824,500.00	\$826,017.46	\$826,107.69	1.0215	0.
1.000 - 3.000	156	0.9537	8.38	1.0135	\$1,125,000.00	\$1,036,950.00	\$1,197,519.22	\$1,135,534.62	0.9610	0.
3.000 - 5.000	16	0.9845	8.76	1.0134	\$1,395,000.00	\$1,352,750.00	\$1,622,625.00	\$1,585,879.69	0.9904	0.
5.000 - 10.000	2	0.9693	9.11	1.0457	\$1,296,500.00	\$1,201,850.00	\$1,296,500.00	\$1,201,850.00	0.9693	0.
	222	0.9610	8.1	1.0132	\$1,027,500.00	\$972,150.00	\$1,121,289.31	\$1,070,476.01	0.9673	0.

Group Summary by Site Index
WILTON, CT

2/21/2024

Site Index	Count	Median A/S Ratio	COD	PRD	Median Sale Price	Median Appraised	Mean Sale Price	Mean Appraised	Mean A/S Ratio	Weighed Mean
5, SITE INDEX 5	219	0.9610	8.12	1.0128	\$1,030,000.00	\$972,800.00	\$1,119,608.34	\$1,068,939.61	0.9669	0.
A, SITE INDEX A	3	1.0000	5.25	1.046	\$625,000.00	\$625,000.00	\$1,244,000.00	\$1,182,633.33	0.9944	0.
	222	0.9610	8.1	1.0132	\$1,027,500.00	\$972,150.00	\$1,121,289.31	\$1,070,476.01	0.9673	0.

Group Summary by Land Neighborhood
WILTON, CT

2/21/2024

Land Neighborhood	Count	Median A/S Ratio	COD	PRD	Median Sale Price	Median Appraised	Mean Sale Price	Mean Appraised	Mean A/S Ratio	Weighted Mean
	30	0.9614	5.12	1.0011	\$548,000.00	\$540,650.00	\$645,100.00	\$620,430.00	0.9628	0.
02	3	0.9592	9.72	1.0218	\$644,727.00	\$671,500.00	\$731,575.67	\$674,966.67	0.9427	0.
03	6	1.0147	7.82	1.0167	\$1,105,000.00	\$1,136,500.00	\$1,127,166.67	\$1,130,100.00	1.0194	
04	26	0.9288	5.7	1.0124	\$1,192,500.00	\$1,112,700.00	\$1,294,138.46	\$1,217,633.65	0.9526	0.
05	124	0.9642	9.14	1.0169	\$1,002,500.00	\$965,500.00	\$1,117,524.25	\$1,065,663.71	0.9697	0.
06	22	0.9550	7.8	1.0052	\$1,238,500.00	\$1,201,300.00	\$1,312,949.64	\$1,256,745.45	0.9621	0.
07	6	0.9477	8.16	0.9919	\$1,835,000.00	\$1,739,050.00	\$1,946,833.33	\$1,848,483.33	0.9418	0.
08	2	1.0513	6.6	1.0406	\$2,048,500.00	\$2,069,650.00	\$2,048,500.00	\$2,069,650.00	1.0513	1.
2500	1	1.0000	0	1	\$625,000.00	\$625,000.00	\$625,000.00	\$625,000.00	1.0000	
6000	2	0.9917	7.94	1.0541	\$1,553,500.00	\$1,461,450.00	\$1,553,500.00	\$1,461,450.00	0.9917	0.
	222	0.9610	8.1	1.0132	\$1,027,500.00	\$972,150.00	\$1,121,289.31	\$1,070,476.01	0.9673	0.

Group Summary by Assessing Dist
WILTON, CT

2/21/2024

Assessing Dist	Count	Median A/S Ratio	COD	PRD	Median Sale Price	Median Appraised	Mean Sale Price	Mean Appraised	Mean A/S Ratio	Weighed Mean
0001, 0001	163	0.9612	7.7	1.0123	\$1,000,000.00	\$962,900.00	\$1,128,439.81	\$1,083,386.96	0.9718	0.
0001, 0002	59	0.9592	9.22	1.0164	\$1,100,000.00	\$985,800.00	\$1,101,534.53	\$1,034,806.78	0.9548	0.
	222	0.9610	8.1	1.0132	\$1,027,500.00	\$972,150.00	\$1,121,289.31	\$1,070,476.01	0.9673	0.

Group Summary by Building Size
WILTON, CT

2/21/2024

Building Size	Count	Median A/S Ratio	COD	PRD	Median Sale Price	Median Appraised	Mean Sale Price	Mean Appraised	Mean A/S Ratio	Weighted Mean
500 - 1,000	5	0.9618	6.12	1.0051	\$220,000.00	\$211,300.00	\$248,200.00	\$236,940.00	0.9594	0.
1,000 - 1,500	11	0.9416	5.42	1.0021	\$500,000.00	\$471,800.00	\$503,454.55	\$472,136.36	0.9398	0.
1,500 - 2,000	13	0.9610	8.59	1.0114	\$645,000.00	\$616,900.00	\$644,399.77	\$629,715.38	0.9883	0.
2,000 - 2,500	23	0.9643	7.8	1.0102	\$759,300.00	\$733,900.00	\$739,679.43	\$718,726.09	0.9816	0.
2,500 - 3,000	33	0.9610	8.05	1.0139	\$900,000.00	\$839,500.00	\$886,000.00	\$842,260.61	0.9639	0.
3,000 - 4,000	57	0.9807	9.05	1.0141	\$1,042,000.00	\$999,900.00	\$1,042,907.35	\$1,016,187.72	0.9881	0.
4,000 - 5,000	38	0.9403	9.33	1.0089	\$1,277,500.00	\$1,193,700.00	\$1,301,923.24	\$1,225,913.16	0.9500	0.
5,000 - 10,000	42	0.9535	6.28	1.007	\$1,770,000.00	\$1,621,100.00	\$1,871,442.86	\$1,767,820.83	0.9512	0.
	222	0.9610	8.1	1.0132	\$1,027,500.00	\$972,150.00	\$1,121,289.31	\$1,070,476.01	0.9673	0.

Group Summary by Actual Year Built
WILTON, CT

2/21/2024

Actual Year Built	Count	Median A/S Ratio	COD	PRD	Median Sale Price	Median Appraised	Mean Sale Price	Mean Appraised	Mean A/S Ratio	Weighed Mean
0 - 1900	12	0.9623	10.38	1.0388	\$1,100,000.00	\$1,082,900.00	\$1,136,708.33	\$1,079,041.67	0.9861	0.
1900 - 1930	7	1.0342	7.37	1.0069	\$915,000.00	\$807,000.00	\$1,038,857.14	\$1,007,514.29	0.9765	0.
1930 - 1940	9	0.9275	6.93	1.0227	\$1,250,000.00	\$1,094,600.00	\$1,332,344.44	\$1,206,477.78	0.9261	0.
1940 - 1950	14	1.0205	8.75	1.0215	\$712,500.00	\$696,250.00	\$796,303.36	\$774,585.71	0.9936	0.
1950 - 1960	26	0.9971	7.22	1.0088	\$841,250.00	\$852,950.00	\$920,744.23	\$899,900.00	0.9859	0.
1960 - 1970	47	0.9274	8.39	1.0116	\$1,005,000.00	\$940,700.00	\$1,085,776.06	\$1,006,051.06	0.9373	0.
1970 - 1980	25	0.9618	7.03	1.0036	\$1,137,500.00	\$984,800.00	\$1,116,009.08	\$1,073,788.00	0.9656	0.
1980 - 1990	43	0.9610	8.44	1.0114	\$925,000.00	\$971,500.00	\$951,544.81	\$917,837.21	0.9755	0.
1990 - 2000	20	0.9750	7.57	1.0172	\$1,155,000.00	\$1,209,650.00	\$1,270,545.00	\$1,229,105.00	0.9841	0.
2000 - 2023	19	0.9662	5.31	1.0037	\$1,810,000.00	\$1,689,800.00	\$1,877,684.21	\$1,808,761.84	0.9669	0.
	222	0.9610	8.1	1.0132	\$1,027,500.00	\$972,150.00	\$1,121,289.31	\$1,070,476.01	0.9673	0.

Group Summary by Residential Grade
WILTON, CT

2/21/2024

Residential Grade	Count	Median A/S Ratio	COD	PRD	Median Sale Price	Median Appraised	Mean Sale Price	Mean Appraised	Mean A/S Ratio	Weighed Mean
	33	0.9618	5.27	1.0059	\$561,000.00	\$568,100.00	\$699,545.45	\$671,539.39	0.9656	0.
02, Below Average	3	0.9979	5.87	1.0094	\$500,000.00	\$534,300.00	\$523,333.33	\$511,433.33	0.9865	0.
03, Average	42	0.9777	8.67	1.0105	\$762,500.00	\$746,050.00	\$761,123.74	\$747,759.52	0.9928	0.
04, Average +	61	0.9494	9.66	1.0167	\$985,000.00	\$940,300.00	\$1,007,431.62	\$946,181.97	0.9549	0.
05, Average ++	30	0.9540	9.06	1.0106	\$1,222,500.00	\$1,182,450.00	\$1,231,006.67	\$1,185,423.33	0.9732	0.
06, Excellent	24	0.9537	8.08	1.0123	\$1,507,500.00	\$1,413,650.00	\$1,485,912.50	\$1,394,125.00	0.9497	0.
07, Excellent +	14	0.9533	6.25	1.0096	\$1,675,000.00	\$1,597,700.00	\$1,660,750.00	\$1,585,607.14	0.9639	0.
08, Excellent ++	6	0.9613	5.88	1.0039	\$2,062,500.00	\$2,015,400.00	\$2,016,666.67	\$1,990,433.33	0.9909	0.
09, Superior	5	0.9308	4.56	1.006	\$2,450,000.00	\$2,281,475.00	\$2,448,800.00	\$2,277,395.00	0.9356	0.
10, Superior +	4	1.0007	6.17	1.0027	\$2,728,050.00	\$2,528,550.00	\$2,666,025.00	\$2,569,450.00	0.9664	0.
	222	0.9610	8.1	1.0132	\$1,027,500.00	\$972,150.00	\$1,121,289.31	\$1,070,476.01	0.9673	0.

Group Summary by Sale Price Quartile
WILTON, CT

2/21/2024

Sale Price Quartile	Count	Median A/S Ratio	COD	PRD	Median Sale Price	Median Appraised	Mean Sale Price	Mean Appraised	Mean A/S Ratio	Weighed Mean
Q1	53	0.9852	7.34	0.9968	\$625,000.00	\$616,900.00	\$585,268.38	\$589,835.85	1.0046	1.
Q2	58	0.9880	8.83	1.0022	\$865,500.00	\$871,400.00	\$880,313.79	\$874,000.00	0.9950	0.
Q3	55	0.9411	8.05	1.0018	\$1,200,000.00	\$1,118,700.00	\$1,189,802.16	\$1,120,896.36	0.9438	0.
Q4	56	0.9304	6.84	0.999	\$1,672,000.00	\$1,559,400.00	\$1,810,887.20	\$1,679,340.63	0.9264	0.
	222	0.9610	8.1	1.0132	\$1,027,500.00	\$972,150.00	\$1,121,289.31	\$1,070,476.01	0.9673	0.

Group Summary by Sale Date Quartile
WILTON, CT

2/21/2024

Sale Date Quartile	Count	Median A/S Ratio	COD	PRD	Median Sale Price	Median Appraised	Mean Sale Price	Mean Appraised	Mean A/S Ratio	Weighed Mean
2022, Q4	52	1.0045	7.93	1.0111	\$1,015,000.00	\$1,005,500.00	\$1,084,420.19	\$1,077,313.46	1.0044	0.
2023, Q1	28	0.9897	8.04	1.013	\$850,000.00	\$932,250.00	\$1,076,896.43	\$1,054,500.00	0.9919	0.
2023, Q2	60	0.9507	8.78	1.0159	\$1,125,000.00	\$986,350.00	\$1,196,725.90	\$1,113,725.00	0.9454	0.
2023, Q3	82	0.9410	6.95	1.0105	\$1,005,000.00	\$938,100.00	\$1,104,630.76	\$1,039,949.70	0.9514	0.
	222	0.9610	8.1	1.0132	\$1,027,500.00	\$972,150.00	\$1,121,289.31	\$1,070,476.01	0.9673	0.

Group Summary by Condo Complex
WILTON, CT

2/21/2024

Condo Complex	Count	Median A/S Ratio	COD	PRD	Median Sale Price	Median Appraised	Mean Sale Price	Mean Appraised	Mean A/S Ratio	Weighted Mean
	192	0.9607	8.57	1.0146	\$1,100,000.00	\$1,027,950.00	\$1,195,693.89	\$1,140,795.70	0.9680	0.
1 , Crowne Pond	1	0.9427	0	1	\$970,000.00	\$914,400.00	\$970,000.00	\$914,400.00	0.9427	0.
2 , Fawn Ridge	2	0.9633	2.25	1.0004	\$487,000.00	\$468,950.00	\$487,000.00	\$468,950.00	0.9633	0.
27 , River Ridge	1	0.9675	0	1	\$1,311,000.00	\$1,268,400.00	\$1,311,000.00	\$1,268,400.00	0.9675	0.
3 , Glen River	5	0.9668	4.43	1.0013	\$510,000.00	\$474,000.00	\$501,400.00	\$467,600.00	0.9338	0.
4 , Lambert Common	4	0.9597	4.52	0.9992	\$630,000.00	\$588,300.00	\$614,000.00	\$600,350.00	0.9770	0.
6 , Village Ct.	5	0.9643	4.06	1.0028	\$780,000.00	\$749,200.00	\$764,000.00	\$743,120.00	0.9754	0.
7 , Village Walk	4	0.9395	8.3	1.009	\$270,000.00	\$259,950.00	\$278,000.00	\$262,975.00	0.9545	0.
8 , Wilton Crest	4	0.9469	8.55	0.9958	\$387,000.00	\$378,400.00	\$377,000.00	\$372,600.00	0.9842	0.
9 , Wilton Hills	4	0.9597	4.7	1.002	\$1,200,000.00	\$1,112,950.00	\$1,173,750.00	\$1,123,725.00	0.9593	0.
	222	0.9610	8.1	1.0132	\$1,027,500.00	\$972,150.00	\$1,121,289.31	\$1,070,476.01	0.9673	0.

WILTON, CT
VALUATION PARAMETERS
Valuation Date: October 1, 2023

SECTION G
LAND & BUILDING TABLES

- Land Use Codes
- Land Curves
- Land Neighborhood Table
- Site Index Table
- Special Calculation Codes
- Cost Group Rates
- Construction Codes
- Sub Area Codes
- Depreciation Tables
- Cost Models
- Outbuilding Codes
- Extra Feature Codes
- Condo Complex Rates

Land Use Code Cost Settings WILTON CT

Land Class	Use Code	Description	Bldg Model	Bldg Use	Cost Group	Cost Adjustment	Size Adj Table	Standard Size	Max Size Adj	Standard Wall Height	Wall Hght Adjustment	Run Cost?
C	1-1C	Residential		1-1C	COM		1 S20	4,000	1.50	12	0.01	Yes
C	1-8	Mix Use		1-8	COM		1 S20	4,000	1.50	12	0.01	Yes
C	2-1	Commercial		2-1	COM		1 S20	4,000	1.50	12	0.01	Yes
C	2-11	Commercial		2-11	COM		1 S15	8,000	1.30	14	0.01	Yes
C	2-1R	Commercial MDL 01		2-1R	SIN		1 S12	2,500	4.00			Yes
C	2-1S	Commercial MDL 95		2-1S	COM		1 S20	2,000	2.00	14	0.01	Yes
C	2-5	Ret. Condo		2-5	CND		1 S15	6,000	1.30			Yes
C	2-6	Apartment		2-6	COM		1 S20	4,000	1.50	12	0.01	Yes
C	2-6C	Condo Apt Bldg		2-6C	CND		1 S20	4,000	1.50			Yes
C	2-7	Off. Condo		2-7	CND		1 S15	6,000	1.30			Yes
C	2-7C	Off. Condo		2-7C	COM		1 S20	4,000	1.50	12	0.01	Yes
C	2-7I	SelfStg Condo		2-7I	COM		1 S15	8,000	1.30	10	0.01	Yes
C	2-7V	Com Condo Option		2-7V			1 NSZ	0	0.00			Yes
C	5-2	Vacant Com		5-2			1 NSZ	0	0.00			Yes

E	11	Ex Res		11	SIN		1 RES	4,000	4.00			Yes
E	111	Ex Res		111	COM		1 S15	8,000	1.30	14	0.01	Yes
E	12	Ex Res Exc		12	SIN		1 RES	4,000	4.00			Yes
E	15	Ex Condo		15	CND		1 S12	2,500	4.00			Yes
E	17	Ex Res Cnd Opt		17			1 NSZ	0	0.00			
E	18	Ex Mix Use		18	COM		1 S20	4,000	1.50	12	0.01	Yes
E	21	Ex Com MDL-94		21	COM		1 S20	4,000	1.50	12	0.01	Yes
E	211	Ex Com MDL-96		211	COM		1 S15	8,000	1.30	14	0.01	Yes

Land Use Code Cost Settings WILTON CT

Land Class	Use Code	Description	Bldg Model	Bldg Use	Cost Group	Cost Adjustment	Size Adj Table	Standard Size	Max Size Adj	Standard Wall Height	Wall Hght Adjustment	Run Cost?
E	21R	Ex Com MDL-01		21R	SIN	1	S12	2,500	4.00			Yes
E	25	Ex Ret Con		25		1	NSZ	0	0.00			Yes
E	26	Ex Apt		26	COM	1	S20	4,000	1.50	12	0.01	Yes
E	27	Ex Off Con MDL-06		27	CND	1	S15	6,000	1.30			Yes
E	27C	Ex Off Con MDL-94		27C	COM	1	S20	4,000	1.50	12	0.01	Yes
E	31	Ex Ind		31	COM	1	S15	8,000	1.30	12	0.01	Yes
E	41	Ex Utility MDL-96		41	COM	1	S15	8,000	1.30	14	0.01	Yes
E	41R	Ex Utility MDL 01		41R	SIN	1	RES	4,000	4.00			Yes
E	41V	Ex Utility MDL-00		41V		1	NSZ	0	0.00			Yes
E	45	Ex Cell Site		45		1	NSA	0	0.00			
E	51	Ex Res Ln		51		1	NSZ	0	0.00			Yes
E	52	Ex Com Ln		52		1	NSZ	0	0.00			Yes
E	53	Ex Ind Ln		53		1	NSZ	0	0.00			Yes
E	54	Ex Wetlnd		54		1	NSZ	0	0.00			Yes

I	3-1	Industrial		3-1	COM	1	S15	8,000	1.30	12	0.01	Yes
I	3-3	Ind Condo		3-3	CND	1	S15	8,000	1.30	12	0.01	Yes
I	4-1	Pub Utilit MDL-96		4-1	COM	1	S15	8,000	1.30	14	0.01	Yes
I	4-1R	Pub Util MDL 01		4-1R	SIN	1	RES	4,000	4.00			Yes
I	4-1V	Pub Utilit MDL-00		4-1V		1	NSZ	0	0.00			Yes
I	4-5	Cell Site		4-5		1	NSZ	0	0.00			
I	5-3	Vacant Ind		5-3		1	NSZ	0	0.00			

Land Use Code Cost Settings WILTON CT

Land Class	Use Code	Description	Bldg Model	Bldg Use	Cost Group	Cost Adjustment	Size Adj Table	Standard Size	Max Size Adj	Standard Wall Height	Wall Hght Adjustment	Run Cost?
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O	6-3	Open Space		6-3			1 NSZ	0	0.00			Yes
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R	1-1	Residential		1-1	SIN		1 RES	4,000	4.00			Yes
R	1-1A	SFR w/Acc Apt		1-1A	SIN		1 RES	4,000	4.00			Yes
R	1-11	Residential		1-11	COM		1 S15	8,000	1.30	14	0.01	Yes
R	1-2	Res Excess		1-2	SIN		1 RES	4,000	4.00			Yes
R	1-5	Res Condo		1-5	CND		1 S12	2,500	4.00			Yes
R	1-7	Res Condo Option		1-7			1 NSZ	0	0.00			
R	5-1	Vacant Res		5-1			1 NSZ	0	0.00			Yes
R	5-4	Wetlands		5-4			1 NSZ	0	0.00			Yes
R	995	CONDO MAIN		995	CND		1			8		Yes

S	6-1	Farm		6-1			1 NSZ	0	0.00			Yes
S	6-2	Forest		6-2			1 NSZ	0	0.00			Yes
S	6-5	Water Sup.		6-5			1 NSZ	0	0.00			Yes
S	6-6	Nursery		6-6			1 NSZ	0	0.00			Yes

Land Curve Parameters
NBHD : default SI : default

Curve ID	Class	Area - SF	Price
1	C	436	63
1	C	4356	19
1	C	10890	13
1	C	21780	9
1	C	32670	7
1	C	43560	6.5
1	C	87120	6.5
1	E	436	543
1	E	4356	80.47
1	E	10890	33.44
1	E	21780	18.24
1	E	32670	12.73
1	E	43560	9.58
1	E	65340	6.5
1	E	87120	5.02
1	I	436	63
1	I	4356	19
1	I	10890	13
1	I	21780	9
1	I	32670	7
1	I	43560	6.5
1	I	87120	6.5
1	O	436	543
1	O	4356	80.47
1	O	10890	33.44
1	O	21780	18.24
1	O	32670	12.73
1	O	43560	9.58
1	O	65340	6.5
1	O	87120	5.02
1	R	436	543
1	R	4356	80.47
1	R	10890	33.44
1	R	21780	18.24
1	R	32670	12.73
1	R	43560	9.58
1	R	65340	6.5
1	R	87120	5.02
1	S	436	543
1	S	4356	80.47
1	S	10890	33.44
1	S	21780	18.24
1	S	32670	12.73
1	S	43560	9.58
1	S	65340	6.5
1	S	87120	5.02

Land Street Index Descriptions and Adjustments WILTON CT

Code	Description	Adjustment
00		1
01		0.25
02		0.75
03		0.75
04		0.98
05		1
06		1.1
07		1.2
08		1.25
09		1.5
10		0.8
1000		1
11		1
2000		1
2500		1.75
3000		2.5
4000		3
4500		3.5
5000		3.65
6000		4
6500		4.75
6700		6
7000		6.5
7500		6.75
8000		7
8500		7.25
9000		7.5

SITE INDEX TABLE WILTON CT

Land Class	Site Index	Description	Influ Factor
C	5	SITE INDEX 5	1
C	A	SITE INDEX A	1
C	B	SITE INDEX B	0.75
C	C	SITE INDEX C	0.85
C	D	SITE INDEX D	1.25
C	E	SITE INDEX E	1.5
C	F	SITE INDEX F	1
C	G	SITE INDEX G	1
C	H	SITE INDEX H	1
C	I	SITE INDEX I	1
E	1		0.6
E	2		0.7
E	3		0.8
E	4		0.95
E	5		1
E	6		1.05
E	7		1.1
E	8		1.15
E	9		1.2
E	A		1
E	C		1
I	4	C/I	0.95
I	5	C/I	1
I	6	C/I	1.05
I	A	SITE INDEX A	1
I	B	SITE INDEX B	1
I	C	SITE INDEX C	1
I	D	SITE INDEX D	1
I	E	SITE INDEX E	1
I	F	SITE INDEX F	1
I	G	SITE INDEX G	1
I	H	SITE INDEX H	1
I	I	SITE INDEX I	1
O	1		0.6
O	2		0.7
O	3		0.8

SITE INDEX TABLE WILTON CT

Land Class	Site Index	Description	Influ Factor
O	4		0.95
O	5		1
O	6		1.05
O	7		1.1
O	8		1.15
O	9		1.2
O	C		1
R	1	SITE INDEX 1	0.5
R	2	SITE INDEX 2	0.6
R	3	SITE INDEX 3	0.8
R	4	SITE INDEX 4	0.9
R	5	SITE INDEX 5	1
R	6	SITE INDEX 6	1.5
R	7	SITE INDEX 7	2
R	8	SITE INDEX 8	2.5
R	9	SITE INDEX 9	3
R	C		1
S	1		0.6
S	2		0.7
S	3		0.8
S	4		0.95
S	5		1
S	6		1.05
S	7		1.1
S	8		1.15
S	9		1.2
S	C		1

**SPECIAL LAND CALCULATION
WILTON CT**

Code	Unit Type	Description	Affect On Price	Price Adjust	Affect Total or Units	Factor
GM	SF	GAS MART GD	Adjust	0.00	Units	1.5
GS	SF	Gas Station GD	Adjust	0.00	Units	1.5
GS1	SF	Gas Station AA	Adjust	0.00	Units	1.25

Cost Group Rates
WILTON CT

Group	Style	Style Description	Base Rate	Depreciation Table	Bldg Adj
CND	39	Condo Apt Bldg	140.00	4	100
CND	55	Condominium	141.00	4	75
CND	56	Office Condo	270.00	4	100
CND	90	Retail Condo	270.00	4	100
CND	99A	IND CONDO	90.00	4	100
COM	12	Commercial	80.00	4	100
COM	14	Apartments	127.00	4	100
COM	14H	Apartments Hi Qual	220.00	4	100
COM	16	Shop Center LO	107.00	4	100
COM	17	Retail	98.00	4	100
COM	18	Office Bldg	115.00	4	100
COM	19	Profess. Bldg	125.00	4	100
COM	21	Fast Food REG	157.00	4	100
COM	22	Supermarket	103.00	4	100
COM	24	Stable	114.00	4	100
COM	25	Service Shop	64.00	4	100
COM	26	Serv Sta 2-bay	132.00	4	100
COM	27	Auto Sales Rpr	107.00	4	100
COM	28	Funeral Home	185.00	4	100
COM	29	Nursing Home	150.00	4	100
COM	30	Restaurant	147.00	4	100
COM	31	Branch Bank	220.00	4	100
COM	32	Theaters Encl.	125.00	4	100
COM	33	CLASS A OFFICE	125.00	4	100
COM	34	VET HOSPITAL	200.00	4	100
COM	35	CONVIENCE STORE	107.00	4	100
COM	37	ASSISTED LIVING	150.00	4	100
COM	38	Country Club	208.00	4	100
COM	40	Lt Industrial	60.00	4	100
COM	41	Research/Devel	86.00	4	100
COM	41A	R&D CL Room	360.00	4	100
COM	42	COMMUNITY RETAIL CTR	115.00	4	100
COM	43	Car Wash,Autom	145.00	4	100
COM	44	MEDICAL OFFICE	145.00	4	100
COM	45	STRIP RETAIL	101.00	4	100
COM	46	POLICE STATION	210.00	4	100
COM	47	CLASS A BLDG CONDO	220.00	4	100

Cost Group Rates
WILTON CT

Group	Style	Style Description	Base Rate	Depreciation Table	Bldg Adj
COM	48	Warehouse	50.00	4	100
COM	49	Serv Sta 3-Bay	132.00	4	100
COM	50	GAS MART	181.00	4	100
COM	51	Water Treatment	220.00	4	100
COM	54	Health Club	149.00	4	100
COM	57	Library	203.00	4	100
COM	58	City/Town Hall	205.00	4	100
COM	59	Fire Station	179.00	4	100
COM	62	Furn Showroom	78.00	4	100
COM	64	Tennis Club	93.00	4	100
COM	65	RETAIL/OFFICE	100.00	4	100
COM	66	DAY CARE	125.00	4	100
COM	68	Museum	209.00	4	100
COM	69	OFFICE/LGT MANUFACT	85.00	4	100
COM	70	Dormitory	167.00	4	100
COM	71	Churches	214.00	4	100
COM	71A	Church Condo	330.00	4	100
COM	72	School Private	176.00	4	100
COM	73	HOSPITAL-PRIV	316.00	4	100
COM	77	Clubs/Lodges	149.00	4	100
COM	79	Telephone Bldg	155.00	4	100
COM	80	Retail Off/Apt	105.00	4	100
COM	81	RES STYLE COMM	135.00	4	100
COM	83	Schools-Public	220.00	4	100
COM	85	PARKING GARAGE	50.00	4	100
COM	86	POST OFFICE	163.00	4	100
COM	89	Other Municip	203.00	4	100
COM	90	Retail Condo	267.00	4	100
COM	91	Fast Food LOC	94.00	4	100
COM	92	SELF STORAGE	50.00	4	100
COM	92A	Self Storage Condo	120.00	4	100
COM	93	PARKING GARAGE	50.00	4	100
COM	95	Garage Office	64.00	4	100
COM	96	Garage Office	64.00	4	100
COM	97	OFF/WHSE	80.00	4	100
SIN	001	Apt/Garage	100.00	4	100
SIN	002	Stu/Off/Gar	90.00	4	100

Cost Group Rates
WILTON CT

Group	Style	Style Description	Base Rate	Depreciation Table	Bldg Adj
SIN	01	Ranch	165.00	4	100
SIN	02	Split-Level	140.00	4	100
SIN	03	Colonial	155.00	4	100
SIN	04	Cape Cod	155.00	4	100
SIN	05	Bungalow	130.00	4	100
SIN	06	Conventional	142.00	4	100
SIN	07	Modern/Contemp	140.00	4	100
SIN	08	Raised Ranch	126.00	4	100
SIN	10	Family Duplex	120.00	4	100
SIN	11	Multi Family	120.00	4	100
SIN	20	High Ranch	122.00	4	100
SIN	36	Camp	84.00	4	100
SIN	55	Condominium	141.00	4	75
SIN	63	Antique	165.00	4	100
SIN	75	TUDOR	155.00	4	100
SIN	90	Retail Condo	270.00	4	100
SIN	94	Outbuildings	0.00	4	100
SIN	99	Vacant Land	0.00	4	100

ALLOWABLE CONSTRUCTION ENTRIES WILTON CT

Building Type	Attribute	Valid Code	Description
RESIDENTIAL	AC Type:	01	None
RESIDENTIAL	AC Type:	02	Heat Pump
RESIDENTIAL	AC Type:	03	Central
RESIDENTIAL	AC Type:	04	Unit/AC
RESIDENTIAL	AC Type:	05	Vapor Cooler
RESIDENTIAL	AC Type:	06	Partial
RESIDENTIAL	Total Bedrooms:	00	None
RESIDENTIAL	Total Bedrooms:	01	1 Bedroom
RESIDENTIAL	Total Bedrooms:	02	2 Bedrooms
RESIDENTIAL	Total Bedrooms:	03	3 Bedrooms
RESIDENTIAL	Total Bedrooms:	04	4 Bedrooms
RESIDENTIAL	Total Bedrooms:	05	5 Bedrooms
RESIDENTIAL	Total Bedrooms:	06	6 Bedrooms
RESIDENTIAL	Total Bedrooms:	07	7 Bedrooms
RESIDENTIAL	Total Bedrooms:	08	8 Bedrooms
RESIDENTIAL	Total Bedrooms:	09	9+ Bedrooms
RESIDENTIAL	Bath Style:	03	Remodeled
RESIDENTIAL	Bath Style:	01	Old Style
RESIDENTIAL	Bath Style:	02	Average
RESIDENTIAL	Exterior Wall 2	01	Minimum
RESIDENTIAL	Exterior Wall 1	01	Minimum
RESIDENTIAL	Exterior Wall 2	02	Wall Board
RESIDENTIAL	Exterior Wall 1	02	Wall Board
RESIDENTIAL	Exterior Wall 2	03	Below Average
RESIDENTIAL	Exterior Wall 1	03	Below Average
RESIDENTIAL	Exterior Wall 2	04	Single Siding
RESIDENTIAL	Exterior Wall 1	04	Single Siding
RESIDENTIAL	Exterior Wall 2	05	Average
RESIDENTIAL	Exterior Wall 1	05	Average
RESIDENTIAL	Exterior Wall 2	06	Board & Batten
RESIDENTIAL	Exterior Wall 1	06	Board & Batten
RESIDENTIAL	Exterior Wall 2	07	Asbestos Shngl
RESIDENTIAL	Exterior Wall 1	07	Asbestos Shngl
RESIDENTIAL	Exterior Wall 2	08	Wood on Sheath
RESIDENTIAL	Exterior Wall 1	08	Wood on Sheath
RESIDENTIAL	Exterior Wall 2	09	Logs
RESIDENTIAL	Exterior Wall 1	09	Logs
RESIDENTIAL	Exterior Wall 2	10	Above Average
RESIDENTIAL	Exterior Wall 1	10	Above Average
RESIDENTIAL	Exterior Wall 2	11	Clapboard

ALLOWABLE CONSTRUCTION ENTRIES WILTON CT

Building Type	Attribute	Valid Code	Description
RESIDENTIAL	Exterior Wall 1	11	Clapboard
RESIDENTIAL	Exterior Wall 2	12	Cedar or Redwd
RESIDENTIAL	Exterior Wall 1	12	Cedar or Redwd
RESIDENTIAL	Exterior Wall 2	13	Pre-Fab Wood
RESIDENTIAL	Exterior Wall 1	13	Pre-Fab Wood
RESIDENTIAL	Exterior Wall 2	14	Wood Shingle
RESIDENTIAL	Exterior Wall 1	14	Wood Shingle
RESIDENTIAL	Exterior Wall 2	15	Concr/Cinder
RESIDENTIAL	Exterior Wall 1	15	Concr/Cinder
RESIDENTIAL	Exterior Wall 2	16	Stucco on Wood
RESIDENTIAL	Exterior Wall 1	16	Stucco on Wood
RESIDENTIAL	Exterior Wall 2	17	Stucco/Masonry
RESIDENTIAL	Exterior Wall 1	17	Stucco/Masonry
RESIDENTIAL	Exterior Wall 2	18	Asphalt
RESIDENTIAL	Exterior Wall 1	18	Asphalt
RESIDENTIAL	Exterior Wall 2	19	Brick Veneer
RESIDENTIAL	Exterior Wall 1	19	Brick Veneer
RESIDENTIAL	Exterior Wall 2	20	Brick
RESIDENTIAL	Exterior Wall 1	20	Brick
RESIDENTIAL	Exterior Wall 2	21	Stone/Masonry
RESIDENTIAL	Exterior Wall 1	21	Stone/Masonry
RESIDENTIAL	Exterior Wall 2	22	Precast Panel
RESIDENTIAL	Exterior Wall 1	22	Precast Panel
RESIDENTIAL	Exterior Wall 2	23	Reinforced Cnc
RESIDENTIAL	Exterior Wall 1	23	Reinforced Cnc
RESIDENTIAL	Exterior Wall 2	24	Corrugated Stl
RESIDENTIAL	Exterior Wall 1	24	Corrugated Stl
RESIDENTIAL	Exterior Wall 2	25	Vinyl Siding
RESIDENTIAL	Exterior Wall 1	25	Vinyl Siding
RESIDENTIAL	Exterior Wall 2	26	Aluminum Sidng
RESIDENTIAL	Exterior Wall 1	26	Aluminum Sidng
RESIDENTIAL	Exterior Wall 2	27	Pre-finish Metl
RESIDENTIAL	Exterior Wall 1	27	Pre-finish Metl
RESIDENTIAL	Exterior Wall 2	28	Glass/Thermo.
RESIDENTIAL	Exterior Wall 1	28	Glass/Thermo.
RESIDENTIAL	Exterior Wall 2	29	Cement Board
RESIDENTIAL	Exterior Wall 1	29	Cement Board
RESIDENTIAL	Grade:	01	Minimum
RESIDENTIAL	Grade:	02	Below Average
RESIDENTIAL	Grade:	03	Average

ALLOWABLE CONSTRUCTION ENTRIES WILTON CT

Building Type	Attribute	Valid Code	Description
RESIDENTIAL	Grade:	04	Average +
RESIDENTIAL	Grade:	05	Average ++
RESIDENTIAL	Grade:	06	Excellent
RESIDENTIAL	Grade:	07	Excellent +
RESIDENTIAL	Grade:	08	Excellent ++
RESIDENTIAL	Grade:	09	Superior
RESIDENTIAL	Grade:	10	Superior +
RESIDENTIAL	Grade:	11	Superior ++
RESIDENTIAL	Grade:	12	Superior +++
RESIDENTIAL	Grade:	13	Superior ++++
RESIDENTIAL	Heat Fuel	01	None
RESIDENTIAL	Heat Fuel	02	Oil
RESIDENTIAL	Heat Fuel	03	Gas-Propane
RESIDENTIAL	Heat Fuel	04	Electric
RESIDENTIAL	Heat Fuel	05	Solar Assisted
RESIDENTIAL	Heat Fuel	06	Geothermal
RESIDENTIAL	Heat Fuel	07	Gas-Natural
RESIDENTIAL	Heat Type:	01	None
RESIDENTIAL	Usrflid 107	01	None
RESIDENTIAL	Heat Type:	02	Floor Furnace
RESIDENTIAL	Heat Type:	03	Hot Air-no Duc
RESIDENTIAL	Heat Type:	04	Forced Air
RESIDENTIAL	Heat Type:	05	Hot Water
RESIDENTIAL	Heat Type:	06	Steam
RESIDENTIAL	Heat Type:	07	Electr Basebrd
RESIDENTIAL	Heat Type:	08	Radiant
RESIDENTIAL	Heat Type:	09	Hydro Air
RESIDENTIAL	Heat Type:	10	Heat Pump
RESIDENTIAL	Interior Flr 2	01	Dirt/None
RESIDENTIAL	Interior Flr 1	01	Dirt/None
RESIDENTIAL	Interior Flr 2	02	Minimum/Plywd
RESIDENTIAL	Interior Flr 1	02	Minimum/Plywd
RESIDENTIAL	Interior Flr 2	03	Concrete
RESIDENTIAL	Interior Flr 1	03	Concrete
RESIDENTIAL	Interior Flr 2	04	Concr Abv Grad
RESIDENTIAL	Interior Flr 1	04	Concr Abv Grad
RESIDENTIAL	Interior Flr 2	05	Vinyl
RESIDENTIAL	Interior Flr 1	05	Vinyl
RESIDENTIAL	Interior Flr 2	06	Vinyl
RESIDENTIAL	Interior Flr 1	06	Vinyl

ALLOWABLE CONSTRUCTION ENTRIES WILTON CT

Building Type	Attribute	Valid Code	Description
RESIDENTIAL	Interior Flr 2	07	Cork Tile
RESIDENTIAL	Interior Flr 1	07	Cork Tile
RESIDENTIAL	Interior Flr 2	08	Average
RESIDENTIAL	Interior Flr 1	08	Average
RESIDENTIAL	Interior Flr 2	09	Pine/Soft Wood
RESIDENTIAL	Interior Flr 1	09	Pine/Soft Wood
RESIDENTIAL	Interior Flr 2	10	Terrazzo Monol
RESIDENTIAL	Interior Flr 1	10	Terrazzo Monol
RESIDENTIAL	Interior Flr 2	11	Ceramic Tile
RESIDENTIAL	Interior Flr 1	11	Ceramic Tile
RESIDENTIAL	Interior Flr 2	12	Hardwood
RESIDENTIAL	Interior Flr 1	12	Hardwood
RESIDENTIAL	Interior Flr 2	13	Parquet/Lamint
RESIDENTIAL	Interior Flr 1	13	Parquet/Lamint
RESIDENTIAL	Interior Flr 2	14	Carpet
RESIDENTIAL	Interior Flr 1	14	Carpet
RESIDENTIAL	Interior Flr 2	15	Quarry Tile
RESIDENTIAL	Interior Flr 1	15	Quarry Tile
RESIDENTIAL	Interior Flr 2	16	Terrazzo Epoxy
RESIDENTIAL	Interior Flr 1	16	Terrazzo Epoxy
RESIDENTIAL	Interior Flr 2	17	Precast Concr
RESIDENTIAL	Interior Flr 1	17	Precast Concr
RESIDENTIAL	Interior Flr 2	18	Slate
RESIDENTIAL	Interior Flr 1	18	Slate
RESIDENTIAL	Interior Flr 2	19	Marble
RESIDENTIAL	Interior Flr 1	19	Marble
RESIDENTIAL	Interior Wall 2	01	Minim/Masonry
RESIDENTIAL	Interior Wall 1	01	Minim/Masonry
RESIDENTIAL	Interior Wall 2	02	Wall Brd/Wood
RESIDENTIAL	Interior Wall 1	02	Wall Brd/Wood
RESIDENTIAL	Interior Wall 2	03	Plastered
RESIDENTIAL	Interior Wall 1	03	Plastered
RESIDENTIAL	Interior Wall 2	04	Plywood Panel
RESIDENTIAL	Interior Wall 1	04	Plywood Panel
RESIDENTIAL	Interior Wall 2	05	Drywall
RESIDENTIAL	Interior Wall 1	05	Drywall
RESIDENTIAL	Interior Wall 2	06	Wood Panel
RESIDENTIAL	Interior Wall 1	06	Wood Panel
RESIDENTIAL	Interior Wall 2	07	Pine
RESIDENTIAL	Interior Wall 1	07	Pine

ALLOWABLE CONSTRUCTION ENTRIES WILTON CT

Building Type	Attribute	Valid Code	Description
RESIDENTIAL	Kitchen Style:	01	Below Average
RESIDENTIAL	Kitchen Style:	03	Remodeled
RESIDENTIAL	Kitchen Style:	02	Average
RESIDENTIAL	Roof Cover	01	Metal/Tin
RESIDENTIAL	Roof Cover	02	Rolled Compos
RESIDENTIAL	Roof Cover	03	Asphalt Shngl.
RESIDENTIAL	Roof Cover	04	Tar/Gravl/Rubr
RESIDENTIAL	Roof Cover	05	Corrugated Asb
RESIDENTIAL	Roof Cover	06	Asbestos Shing
RESIDENTIAL	Roof Cover	07	Concrete Tile
RESIDENTIAL	Roof Cover	08	Clay Tile
RESIDENTIAL	Roof Cover	09	SS Mt/Enam MS
RESIDENTIAL	Roof Cover	10	Wood Shingle
RESIDENTIAL	Roof Cover	11	Slate/Rubber
RESIDENTIAL	Roof Cover	12	Plastic Shingl
RESIDENTIAL	Roof Cover	13	Rubber Shingle
RESIDENTIAL	Roof Cover	14	Solar Roof
RESIDENTIAL	Stories	1	1 Story
RESIDENTIAL	Stories	1.25	1 1/4 Stories
RESIDENTIAL	Stories	1.5	1 1/2 Stories
RESIDENTIAL	Stories	1.75	1 3/4 Stories
RESIDENTIAL	Stories	2	2 Stories
RESIDENTIAL	Stories	2.25	2 1/4 Stories
RESIDENTIAL	Stories	2.5	2 1/2 Stories
RESIDENTIAL	Stories	2.75	2 3/4 Stories
RESIDENTIAL	Stories	3	3 Stories
RESIDENTIAL	Stories	3.5	3 1/2 Stories
RESIDENTIAL	Stories	4	4 Stories
RESIDENTIAL	Stories	4.5	4 1/2 Stories
RESIDENTIAL	Stories	5	5 Stories
RESIDENTIAL	Stories	7	Split Level
RESIDENTIAL	Roof Structure:	01	Flat
RESIDENTIAL	Roof Structure:	02	Shed
RESIDENTIAL	Roof Structure:	03	Gable/Hip
RESIDENTIAL	Roof Structure:	04	Wood Truss
RESIDENTIAL	Roof Structure:	05	Salt Box
RESIDENTIAL	Roof Structure:	06	Mansard
RESIDENTIAL	Roof Structure:	07	Gambrel
RESIDENTIAL	Roof Structure:	08	Irregular
RESIDENTIAL	Roof Structure:	09	Rigid Frm/BJst

ALLOWABLE CONSTRUCTION ENTRIES WILTON CT

Building Type	Attribute	Valid Code	Description
RESIDENTIAL	Roof Structure:	10	Steel Frm/Trus
RESIDENTIAL	Roof Structure:	11	Bowstring Trus
RESIDENTIAL	Roof Structure:	12	Reinforc Concr
RESIDENTIAL	Roof Structure:	13	Prestres Concr
	Remodel Rating	00	Undefined
	Remodel Rating	01	C -Cosmetic
	Remodel Rating	02	M- Minor
	Remodel Rating	03	MD- Moderate
	Remodel Rating	04	MJ -Major
	Remodel Rating	05	G - Total
	Remodel Rating	06	B - Bath
	Remodel Rating	07	K - Kitchen
	Remodel Rating	08	KB - Kit/Bth
	Depreciation Code	A	
	Depreciation Code	E	
	Depreciation Code	F	
	Depreciation Code	G	
	Depreciation Code	P	
	Depreciation Code	VP	
COMMERCIAL	Ceiling/Wall	00	None
COMMERCIAL	Ceiling/Wall	01	Susp Ceil Only
COMMERCIAL	Ceiling/Wall	02	Ceiling Only
COMMERCIAL	Ceiling/Wall	03	Sus Ceil Min W
COMMERCIAL	Ceiling/Wall	04	Ceil and Min W
COMMERCIAL	Ceiling/Wall	05	Sus Ceil and W
COMMERCIAL	Ceiling/Wall	06	Ceil and Wall
COMMERCIAL	Ceiling/Wall	07	Commensurate
COMMERCIAL	Grade	01	Minimum
COMMERCIAL	Grade	02	Below Average
COMMERCIAL	Grade	03	Average
COMMERCIAL	Grade	04	Average +10
COMMERCIAL	Grade	05	Average +20
COMMERCIAL	Grade	06	Excellent
COMMERCIAL	Grade	07	Excellent +10
COMMERCIAL	Grade	08	Excellent +20
COMMERCIAL	Grade	09	Superior
COMMERCIAL	Grade	10	Superior +
COMMERCIAL	Grade	11	Superior ++
COMMERCIAL	Grade	12	Superior +++
COMMERCIAL	Grade	13	Superior ++++

ALLOWABLE CONSTRUCTION ENTRIES WILTON CT

Building Type	Attribute	Valid Code	Description
COMMERCIAL	Heat/AC	00	None
COMMERCIAL	Heat/AC	01	Heat A/C Pkg
COMMERCIAL	Heat/AC	02	Heat A/C Split
COMMERCIAL	Baths/Plumbing	00	None
COMMERCIAL	Baths/Plumbing	01	Light
COMMERCIAL	Baths/Plumbing	02	Average
COMMERCIAL	Baths/Plumbing	03	Above Average
COMMERCIAL	Baths/Plumbing	04	Extensive
COMMERCIAL	Exterior Wall 2	28	Glass/Thermo.
COMMERCIAL	Exterior Wall 1	28	Glass/Thermo.
COMMERCIAL	Exterior Wall 2	29	Cement Board
COMMERCIAL	Exterior Wall 1	29	Cement Board
COMMERCIAL	Exterior Wall 2	26	Aluminum Sidng
COMMERCIAL	Exterior Wall 1	26	Aluminum Sidng
COMMERCIAL	Exterior Wall 2	27	Pre-finsh Metl
COMMERCIAL	Exterior Wall 1	27	Pre-finsh Metl
COMMERCIAL	Exterior Wall 2	24	Corrugated Stl
COMMERCIAL	Exterior Wall 1	24	Corrugated Stl
COMMERCIAL	Exterior Wall 2	25	Vinyl Siding
COMMERCIAL	Exterior Wall 1	25	Vinyl Siding
COMMERCIAL	Exterior Wall 2	22	Precast Panel
COMMERCIAL	Exterior Wall 1	22	Precast Panel
COMMERCIAL	Exterior Wall 2	23	Reinforced Cnc
COMMERCIAL	Exterior Wall 1	23	Reinforced Cnc
COMMERCIAL	Exterior Wall 2	20	Brick
COMMERCIAL	Exterior Wall 1	20	Brick
COMMERCIAL	Exterior Wall 2	21	Stone/Masonry
COMMERCIAL	Exterior Wall 1	21	Stone/Masonry
COMMERCIAL	Exterior Wall 2	18	Asphalt
COMMERCIAL	Exterior Wall 1	18	Asphalt
COMMERCIAL	Exterior Wall 2	19	Brick Veneer
COMMERCIAL	Exterior Wall 1	19	Brick Veneer
COMMERCIAL	Exterior Wall 2	16	Stucco on Wood
COMMERCIAL	Exterior Wall 1	16	Stucco on Wood
COMMERCIAL	Exterior Wall 2	17	Stucco/Masonry
COMMERCIAL	Exterior Wall 1	17	Stucco/Masonry
COMMERCIAL	Exterior Wall 2	14	Wood Shingle
COMMERCIAL	Exterior Wall 1	14	Wood Shingle
COMMERCIAL	Exterior Wall 2	15	Concr/Cinder
COMMERCIAL	Exterior Wall 1	15	Concr/Cinder

ALLOWABLE CONSTRUCTION ENTRIES WILTON CT

Building Type	Attribute	Valid Code	Description
COMMERCIAL	Exterior Wall 2	12	Cedar or Redwd
COMMERCIAL	Exterior Wall 1	12	Cedar or Redwd
COMMERCIAL	Exterior Wall 2	13	Pre-Fab Wood
COMMERCIAL	Exterior Wall 1	13	Pre-Fab Wood
COMMERCIAL	Exterior Wall 2	10	Above Average
COMMERCIAL	Exterior Wall 1	10	Above Average
COMMERCIAL	Exterior Wall 2	11	Clapboard
COMMERCIAL	Exterior Wall 1	11	Clapboard
COMMERCIAL	Exterior Wall 2	08	Wood on Sheath
COMMERCIAL	Exterior Wall 1	08	Wood on Sheath
COMMERCIAL	Exterior Wall 2	09	Logs
COMMERCIAL	Exterior Wall 1	09	Logs
COMMERCIAL	Exterior Wall 2	06	Board & Batten
COMMERCIAL	Exterior Wall 1	06	Board & Batten
COMMERCIAL	Exterior Wall 2	07	Asbestos Shngl
COMMERCIAL	Exterior Wall 1	07	Asbestos Shngl
COMMERCIAL	Exterior Wall 2	04	Single Siding
COMMERCIAL	Exterior Wall 1	04	Single Siding
COMMERCIAL	Exterior Wall 2	05	Average
COMMERCIAL	Exterior Wall 1	05	Average
COMMERCIAL	Exterior Wall 2	02	Wall Board
COMMERCIAL	Exterior Wall 1	02	Wall Board
COMMERCIAL	Exterior Wall 2	03	Below Average
COMMERCIAL	Exterior Wall 1	03	Below Average
COMMERCIAL	Exterior Wall 2	01	Minimum
COMMERCIAL	Exterior Wall 1	01	Minimum
COMMERCIAL	Rooms/Prtns	01	Light
COMMERCIAL	Rooms/Prtns	02	Average
COMMERCIAL	Rooms/Prtns	03	Above Average
COMMERCIAL	Frame Type	01	None
COMMERCIAL	Frame Type	02	Wood Frame
COMMERCIAL	Frame Type	03	Masonry
COMMERCIAL	Frame Type	04	Reinf. Cncrt
COMMERCIAL	Frame Type	05	Steel
COMMERCIAL	Frame Type	06	Fireprf Steel
COMMERCIAL	Frame Type	07	Special
COMMERCIAL	Struct Class	001	Apt/Garage
COMMERCIAL	Struct Class	002	Stu/Off/Gar
COMMERCIAL	Struct Class	01	Ranch
COMMERCIAL	Struct Class	02	Split-Level

ALLOWABLE CONSTRUCTION ENTRIES WILTON CT

Building Type	Attribute	Valid Code	Description
COMMERCIAL	Struct Class	03	Colonial
COMMERCIAL	Struct Class	04	Cape Cod
COMMERCIAL	Struct Class	05	Bungalow
COMMERCIAL	Struct Class	06	Conventional
COMMERCIAL	Struct Class	07	Modern/Contemp
COMMERCIAL	Struct Class	08	Raised Ranch
COMMERCIAL	Struct Class	09	Family Flat
COMMERCIAL	Struct Class	10	Family Duplex
COMMERCIAL	Struct Class	11	Multi Family
COMMERCIAL	Struct Class	12	Commercial
COMMERCIAL	Struct Class	13	Department Str
COMMERCIAL	Struct Class	14	Apartments
COMMERCIAL	Struct Class	15	Shop Center RE
COMMERCIAL	Struct Class	16	Shop Center LO
COMMERCIAL	Struct Class	17	Store
COMMERCIAL	Struct Class	18	Office Bldg
COMMERCIAL	Struct Class	19	Profess. Bldg
COMMERCIAL	Struct Class	20	High Ranch
COMMERCIAL	Struct Class	21	Fast Food REG
COMMERCIAL	Struct Class	22	Supermarket
COMMERCIAL	Struct Class	23	Finan Inst.
COMMERCIAL	Struct Class	24	Stable
COMMERCIAL	Struct Class	25	Service Shop
COMMERCIAL	Struct Class	26	Serv Sta 2-bay
COMMERCIAL	Struct Class	27	Auto Sales Rpr
COMMERCIAL	Struct Class	28	Funeral Home
COMMERCIAL	Struct Class	29	Nursing Home
COMMERCIAL	Struct Class	30	Restaurant
COMMERCIAL	Struct Class	31	Branch Bank
COMMERCIAL	Struct Class	32	Theaters Encl.
COMMERCIAL	Struct Class	33	Nightclub/Bar
COMMERCIAL	Struct Class	34	Bowling/Arena
COMMERCIAL	Struct Class	35	Bakery, Comm
COMMERCIAL	Struct Class	36	Camp
COMMERCIAL	Struct Class	37	Quonset Bldg
COMMERCIAL	Struct Class	38	Country Club
COMMERCIAL	Struct Class	39	Motel
COMMERCIAL	Struct Class	40	Lt Industrial
COMMERCIAL	Struct Class	41	Research/Devel
COMMERCIAL	Struct Class	42	Mill Bldg

ALLOWABLE CONSTRUCTION ENTRIES WILTON CT

Building Type	Attribute	Valid Code	Description
COMMERCIAL	Struct Class	43	Car Wash,Autom
COMMERCIAL	Struct Class	44	Packing Plant
COMMERCIAL	Struct Class	45	Brewery/Winery
COMMERCIAL	Struct Class	46	Food Process
COMMERCIAL	Struct Class	47	Cold Storage
COMMERCIAL	Struct Class	48	Warehouse
COMMERCIAL	Struct Class	49	Serv Sta 3-Bay
COMMERCIAL	Struct Class	50	Serv Sta 1-Bay
COMMERCIAL	Struct Class	51	Bottling Plant
COMMERCIAL	Struct Class	52	Pre-Eng Mfg
COMMERCIAL	Struct Class	53	Pre-Eng Warehs
COMMERCIAL	Struct Class	54	Health Club
COMMERCIAL	Struct Class	55	Condominium
COMMERCIAL	Struct Class	56	Office Condo
COMMERCIAL	Struct Class	57	Library
COMMERCIAL	Struct Class	58	City/Town Hall
COMMERCIAL	Struct Class	59	Fire Station
COMMERCIAL	Struct Class	60	Federalist
COMMERCIAL	Struct Class	61	Laundry, Comm
COMMERCIAL	Struct Class	62	Furn Showroom
COMMERCIAL	Struct Class	63	Antique
COMMERCIAL	Struct Class	64	Tennis Club
COMMERCIAL	Struct Class	65	Skating Arena
COMMERCIAL	Struct Class	66	Hotel
COMMERCIAL	Struct Class	67	Coin-op CarWsh
COMMERCIAL	Struct Class	68	Museum
COMMERCIAL	Struct Class	69	Truck Terminal
COMMERCIAL	Struct Class	70	Dormitory
COMMERCIAL	Struct Class	71	Churches
COMMERCIAL	Struct Class	72	School Private
COMMERCIAL	Struct Class	73	Hospitals-Priv
COMMERCIAL	Struct Class	74	Home for Aged
COMMERCIAL	Struct Class	75	Orphanage
COMMERCIAL	Struct Class	76	Mortuary/Cemet
COMMERCIAL	Struct Class	77	Clubs/Lodges
COMMERCIAL	Struct Class	78	Airport Hangar
COMMERCIAL	Struct Class	79	Telephone Bldg
COMMERCIAL	Struct Class	80	Retail Off/Apt
COMMERCIAL	Struct Class	81	Military
COMMERCIAL	Struct Class	82	Auditorium

ALLOWABLE CONSTRUCTION ENTRIES WILTON CT

Building Type	Attribute	Valid Code	Description
COMMERCIAL	Struct Class	83	Schools-Public
COMMERCIAL	Struct Class	84	Colleges
COMMERCIAL	Struct Class	85	Hospital
COMMERCIAL	Struct Class	86	Post Office
COMMERCIAL	Struct Class	87	Other State
COMMERCIAL	Struct Class	88	Other Federal
COMMERCIAL	Struct Class	89	Other Municip
COMMERCIAL	Struct Class	90	Retail Condo
COMMERCIAL	Struct Class	91	Fast Food LOC
COMMERCIAL	Struct Class	92	Mini Storage
COMMERCIAL	Struct Class	93	Parking Garage
COMMERCIAL	Struct Class	94	Outbuildings
COMMERCIAL	Struct Class	95	Garage Office
COMMERCIAL	Struct Class	96	Garage Office
COMMERCIAL	Struct Class	97	High Rise Apt
COMMERCIAL	Struct Class	98	Indust Condo
COMMERCIAL	Struct Class	99	Vacant Land
COMMERCIAL	Roof Structure	01	Flat
COMMERCIAL	Roof Structure	02	Shed
COMMERCIAL	Roof Structure	03	Gable/Hip
COMMERCIAL	Roof Structure	04	Wood Truss
COMMERCIAL	Roof Structure	05	Salt Box
COMMERCIAL	Roof Structure	06	Mansard
COMMERCIAL	Roof Structure	07	Gambrel
COMMERCIAL	Roof Structure	08	Irregular
COMMERCIAL	Roof Structure	09	Rigid Frm/BJst
COMMERCIAL	Roof Structure	10	Steel Frm/Trus
COMMERCIAL	Roof Structure	11	Bowstring Trus
COMMERCIAL	Roof Structure	12	Reinforc Concr
COMMERCIAL	Roof Structure	13	Prestres Concr
COMMERCIAL	Roof Cover	01	Metal/Tin
COMMERCIAL	Roof Cover	02	Rolled Compos
COMMERCIAL	Roof Cover	03	Asphalt Shngl.
COMMERCIAL	Roof Cover	04	Tar/Gravl/Rubr
COMMERCIAL	Roof Cover	05	Corrugated Asb
COMMERCIAL	Roof Cover	06	Asbestos Shing
COMMERCIAL	Roof Cover	07	Concrete Tile
COMMERCIAL	Roof Cover	08	Clay Tile
COMMERCIAL	Roof Cover	09	Enam Mtl Shing
COMMERCIAL	Roof Cover	10	Wood Shingle

ALLOWABLE CONSTRUCTION ENTRIES WILTON CT

Building Type	Attribute	Valid Code	Description
COMMERCIAL	Roof Cover	11	Slate
COMMERCIAL	Interior Wall 1	01	Minim/Masonry
COMMERCIAL	Interior Wall 2	01	Minim/Masonry
COMMERCIAL	Interior Wall 1	02	Wall Brd/Wood
COMMERCIAL	Interior Wall 2	02	Wall Brd/Wood
COMMERCIAL	Interior Wall 1	03	Plastered
COMMERCIAL	Interior Wall 2	03	Plastered
COMMERCIAL	Interior Wall 1	04	Plywood Panel
COMMERCIAL	Interior Wall 2	04	Plywood Panel
COMMERCIAL	Interior Wall 1	05	Drywall
COMMERCIAL	Interior Wall 2	05	Drywall
COMMERCIAL	Interior Wall 1	06	Wood Panel
COMMERCIAL	Interior Wall 2	06	Wood Panel
COMMERCIAL	Interior Wall 1	07	Pine
COMMERCIAL	Interior Wall 2	07	Pine
COMMERCIAL	Interior Floor 1	01	Dirt/None
COMMERCIAL	Interior Floor 2	01	Dirt/None
COMMERCIAL	Interior Floor 1	02	Minimum/Plywd
COMMERCIAL	Interior Floor 2	02	Minimum/Plywd
COMMERCIAL	Interior Floor 1	03	Concrete
COMMERCIAL	Interior Floor 2	03	Concrete
COMMERCIAL	Interior Floor 1	04	Concr Abv Grad
COMMERCIAL	Interior Floor 2	04	Concr Abv Grad
COMMERCIAL	Interior Floor 1	05	Vinyl
COMMERCIAL	Interior Floor 2	05	Vinyl
COMMERCIAL	Interior Floor 1	06	Vinyl
COMMERCIAL	Interior Floor 2	06	Vinyl
COMMERCIAL	Interior Floor 1	07	Cork Tile
COMMERCIAL	Interior Floor 2	07	Cork Tile
COMMERCIAL	Interior Floor 1	08	Average
COMMERCIAL	Interior Floor 2	08	Average
COMMERCIAL	Interior Floor 1	09	Pine/Soft Wood
COMMERCIAL	Interior Floor 2	09	Pine/Soft Wood
COMMERCIAL	Interior Floor 1	10	Terrazzo Monol
COMMERCIAL	Interior Floor 2	10	Terrazzo Monol
COMMERCIAL	Interior Floor 1	11	Ceramic Tile
COMMERCIAL	Interior Floor 2	11	Ceramic Tile
COMMERCIAL	Interior Floor 1	12	Hardwood
COMMERCIAL	Interior Floor 2	12	Hardwood
COMMERCIAL	Interior Floor 1	13	Parquet/Lamint

ALLOWABLE CONSTRUCTION ENTRIES WILTON CT

Building Type	Attribute	Valid Code	Description
COMMERCIAL	Interior Floor 2	13	Parquet/Lamint
COMMERCIAL	Interior Floor 1	14	Carpet
COMMERCIAL	Interior Floor 2	14	Carpet
COMMERCIAL	Interior Floor 1	15	Quarry Tile
COMMERCIAL	Interior Floor 2	15	Quarry Tile
COMMERCIAL	Interior Floor 1	16	Terrazzo Epoxy
COMMERCIAL	Interior Floor 2	16	Terrazzo Epoxy
COMMERCIAL	Interior Floor 1	17	Precast Concr
COMMERCIAL	Interior Floor 2	17	Precast Concr
COMMERCIAL	Interior Floor 1	18	Slate
COMMERCIAL	Interior Floor 2	18	Slate
COMMERCIAL	Interior Floor 1	19	Marble
COMMERCIAL	Interior Floor 2	19	Marble
COMMERCIAL	Heating Fuel	01	None
COMMERCIAL	Heating Fuel	02	Oil
COMMERCIAL	Heating Fuel	03	Gas
COMMERCIAL	Heating Fuel	04	Electric
COMMERCIAL	Heating Fuel	05	Solar Assisted
COMMERCIAL	Heating Type	01	None
COMMERCIAL	Heating Type	02	Floor Furnace
COMMERCIAL	Heating Type	03	Hot Air-no Duc
COMMERCIAL	Heating Type	04	Forced Air
COMMERCIAL	Heating Type	05	Hot Water
COMMERCIAL	Heating Type	06	Steam
COMMERCIAL	Heating Type	07	Electr Basebrd
COMMERCIAL	Heating Type	08	Radiant
COMMERCIAL	Heating Type	09	Hydro Air
COMMERCIAL	AC Type	01	None
COMMERCIAL	AC Type	02	Heat Pump
COMMERCIAL	AC Type	03	Central
COMMERCIAL	AC Type	04	Unit/AC
COMMERCIAL	AC Type	05	Vapor Cooler
COMMERCIAL	AC Type	06	
CONDO UNIT	Bath Style:	03	Remodeled
CONDO UNIT	Bath Style:	02	Average
CONDO UNIT	Bath Style:	01	Old Style
CONDO UNIT	Ttl Bedrms:	09	9+ Bedrooms
CONDO UNIT	Ttl Bedrms:	08	8 Bedrooms
CONDO UNIT	Ttl Bedrms:	07	7 Bedrooms
CONDO UNIT	Ttl Bedrms:	06	6 Bedrooms

ALLOWABLE CONSTRUCTION ENTRIES WILTON CT

Building Type	Attribute	Valid Code	Description
CONDO UNIT	Ttl Bedrms:	05	5 Bedrooms
CONDO UNIT	Ttl Bedrms:	04	4 Bedrooms
CONDO UNIT	Ttl Bedrms:	03	3 Bedrooms
CONDO UNIT	Ttl Bedrms:	02	2 Bedrooms
CONDO UNIT	Ttl Bedrms:	01	1 Bedroom
CONDO UNIT	Ttl Bedrms:	00	None
CONDO UNIT	AC Type:	06	Partial
CONDO UNIT	AC Type:	05	Vapor Cooler
CONDO UNIT	AC Type:	04	Unit/AC
CONDO UNIT	AC Type:	03	Central
CONDO UNIT	AC Type:	02	Heat Pump
CONDO UNIT	AC Type:	01	None
CONDO UNIT	Kitchen Style:	03	Remodeled
CONDO UNIT	Kitchen Style:	02	Average
CONDO UNIT	Kitchen Style:	01	Below Average
CONDO UNIT	Interior Wall 2:	07	Pine
CONDO UNIT	Interior Wall 1:	07	Pine
CONDO UNIT	Interior Wall 2:	06	Wood Panel
CONDO UNIT	Interior Wall 1:	06	Wood Panel
CONDO UNIT	Interior Wall 2:	05	Drywall
CONDO UNIT	Interior Wall 1:	05	Drywall
CONDO UNIT	Interior Wall 2:	04	Plywood Panel
CONDO UNIT	Interior Wall 1:	04	Plywood Panel
CONDO UNIT	Interior Wall 2:	03	Plastered
CONDO UNIT	Interior Wall 1:	03	Plastered
CONDO UNIT	Interior Wall 2:	02	Wall Brd/Wood
CONDO UNIT	Interior Wall 1:	02	Wall Brd/Wood
CONDO UNIT	Interior Wall 2:	01	Minim/Masonry
CONDO UNIT	Interior Wall 1:	01	Minim/Masonry
CONDO UNIT	Interior Floor 2	19	Marble
CONDO UNIT	Interior Floor 1	19	Marble
CONDO UNIT	Interior Floor 2	18	Slate
CONDO UNIT	Interior Floor 1	18	Slate
CONDO UNIT	Interior Floor 2	17	Precast Concr
CONDO UNIT	Interior Floor 1	17	Precast Concr
CONDO UNIT	Interior Floor 2	16	Terrazzo Epoxy
CONDO UNIT	Interior Floor 1	16	Terrazzo Epoxy
CONDO UNIT	Interior Floor 2	15	Quarry Tile
CONDO UNIT	Interior Floor 1	15	Quarry Tile
CONDO UNIT	Interior Floor 2	14	Carpet

ALLOWABLE CONSTRUCTION ENTRIES WILTON CT

Building Type	Attribute	Valid Code	Description
CONDO UNIT	Interior Floor 1	14	Carpet
CONDO UNIT	Interior Floor 2	13	Parquet/Lamint
CONDO UNIT	Interior Floor 1	13	Parquet/Lamint
CONDO UNIT	Interior Floor 2	12	Hardwood
CONDO UNIT	Interior Floor 1	12	Hardwood
CONDO UNIT	Interior Floor 2	11	Ceramic Tile
CONDO UNIT	Interior Floor 1	11	Ceramic Tile
CONDO UNIT	Interior Floor 2	10	Terrazzo Monol
CONDO UNIT	Interior Floor 1	10	Terrazzo Monol
CONDO UNIT	Interior Floor 2	09	Pine/Soft Wood
CONDO UNIT	Interior Floor 1	09	Pine/Soft Wood
CONDO UNIT	Interior Floor 2	08	Average
CONDO UNIT	Interior Floor 1	08	Average
CONDO UNIT	Interior Floor 2	07	Cork Tile
CONDO UNIT	Interior Floor 1	07	Cork Tile
CONDO UNIT	Interior Floor 2	06	Vinyl
CONDO UNIT	Interior Floor 1	06	Vinyl
CONDO UNIT	Interior Floor 2	05	Vinyl
CONDO UNIT	Interior Floor 1	05	Vinyl
CONDO UNIT	Interior Floor 2	04	Concr Abv Grad
CONDO UNIT	Interior Floor 1	04	Concr Abv Grad
CONDO UNIT	Interior Floor 2	03	Concrete
CONDO UNIT	Interior Floor 1	03	Concrete
CONDO UNIT	Interior Floor 2	02	Minimum/Plywd
CONDO UNIT	Interior Floor 1	02	Minimum/Plywd
CONDO UNIT	Interior Floor 2	01	Dirt/None
CONDO UNIT	Interior Floor 1	01	Dirt/None
CONDO UNIT	Heat Type:	01	None
CONDO UNIT	Heat Type:	02	Floor Furnace
CONDO UNIT	Heat Type:	03	Hot Air-no Duc
CONDO UNIT	Heat Type:	04	Forced Air
CONDO UNIT	Heat Type:	05	Hot Water
CONDO UNIT	Heat Type:	06	Steam
CONDO UNIT	Heat Type:	07	Electr Basebrd
CONDO UNIT	Heat Type:	08	Radiant
CONDO UNIT	Heat Type:	09	Hydro Air
CONDO UNIT	Heat Type:	10	Heat Pump
CONDO UNIT	Heat Fuel:	01	None
CONDO UNIT	Heat Fuel:	02	Oil
CONDO UNIT	Heat Fuel:	03	Gas-Propane

ALLOWABLE CONSTRUCTION ENTRIES WILTON CT

Building Type	Attribute	Valid Code	Description
CONDO UNIT	Heat Fuel:	04	Electric
CONDO UNIT	Heat Fuel:	05	Solar Assisted
CONDO UNIT	Heat Fuel:	06	Geothermal
CONDO UNIT	Heat Fuel:	07	Gas-Natural
CONDO UNIT	Grade	01	Minimum
CONDO UNIT	Grade	02	Below Average
CONDO UNIT	Grade	03	Average
CONDO UNIT	Grade	04	Average +
CONDO UNIT	Grade	05	Average ++
CONDO UNIT	Grade	06	Excellent
CONDO UNIT	Grade	07	Excellent +
CONDO UNIT	Grade	08	Excellent ++
CONDO UNIT	Grade	09	Superior
CONDO UNIT	Grade	10	Superior +
CONDO UNIT	Grade	11	Superior ++
CONDO UNIT	Grade	12	Superior +++
CONDO UNIT	Grade	13	Superior ++++
CONDO MAIN	Grade	01	Minimum
CONDO MAIN	Grade	02	Below Average
CONDO MAIN	Grade	04	Average +
CONDO MAIN	Grade	03	Average
CONDO MAIN	Grade	05	Average ++
CONDO MAIN	Grade	06	Excellent
CONDO MAIN	Grade	09	Superior
CONDO MAIN	Grade	08	Excellent ++
CONDO MAIN	Grade	07	Excellent +
CONDO MAIN	Grade	10	Superior +
CONDO MAIN	Grade	12	Superior +++
CONDO MAIN	Grade	11	Superior ++
CONDO MAIN	Grade	13	Superior ++++
CONDO MAIN	Roof Structure	01	Flat
CONDO MAIN	Roof Structure	02	Shed
CONDO MAIN	Roof Structure	03	Gable/Hip
CONDO MAIN	Roof Structure	04	Wood Truss
CONDO MAIN	Roof Structure	05	Salt Box
CONDO MAIN	Roof Structure	06	Mansard
CONDO MAIN	Roof Structure	07	Gambrel
CONDO MAIN	Roof Structure	08	Irregular
CONDO MAIN	Roof Structure	09	Rigid Frm/BJst
CONDO MAIN	Roof Structure	10	Steel Frm/Trus

ALLOWABLE CONSTRUCTION ENTRIES WILTON CT

Building Type	Attribute	Valid Code	Description
CONDO MAIN	Roof Structure	11	Bowstring Trus
CONDO MAIN	Roof Structure	12	Reinforc Concr
CONDO MAIN	Roof Structure	13	Prestres Concr
CONDO MAIN	Roof Cover	01	Metal/Tin
CONDO MAIN	Roof Cover	02	Rolled Compos
CONDO MAIN	Roof Cover	03	Asphalt Shngl.
CONDO MAIN	Roof Cover	04	Tar/Gravl/Rubr
CONDO MAIN	Roof Cover	05	Corrugated Asb
CONDO MAIN	Roof Cover	06	Asbestos Shing
CONDO MAIN	Roof Cover	07	Concrete Tile
CONDO MAIN	Roof Cover	08	Clay Tile
CONDO MAIN	Roof Cover	09	SS Mtl/Enam MS
CONDO MAIN	Roof Cover	10	Wood Shingle
CONDO MAIN	Roof Cover	11	Slate/Rubber
CONDO MAIN	Roof Cover	12	Plastic Shingl
CONDO MAIN	Roof Cover	13	Rubber Shingle
CONDO MAIN	Roof Cover	14	Solar Roof
CONDO MAIN	Exterior Wall 2:	01	Minimum
CONDO MAIN	Exterior Wall 1:	01	Minimum
CONDO MAIN	Exterior Wall 2:	04	Single Siding
CONDO MAIN	Exterior Wall 1:	04	Single Siding
CONDO MAIN	Exterior Wall 2:	03	Below Average
CONDO MAIN	Exterior Wall 1:	03	Below Average
CONDO MAIN	Exterior Wall 2:	02	Wall Board
CONDO MAIN	Exterior Wall 1:	02	Wall Board
CONDO MAIN	Exterior Wall 2:	05	Average
CONDO MAIN	Exterior Wall 1:	05	Average
CONDO MAIN	Exterior Wall 2:	07	Asbestos Shngl
CONDO MAIN	Exterior Wall 1:	07	Asbestos Shngl
CONDO MAIN	Exterior Wall 2:	06	Board & Batten
CONDO MAIN	Exterior Wall 1:	06	Board & Batten
CONDO MAIN	Exterior Wall 2:	08	Wood on Sheath
CONDO MAIN	Exterior Wall 1:	08	Wood on Sheath
CONDO MAIN	Exterior Wall 2:	09	Logs
CONDO MAIN	Exterior Wall 1:	09	Logs
CONDO MAIN	Exterior Wall 2:	12	Cedar or Redwd
CONDO MAIN	Exterior Wall 1:	12	Cedar or Redwd
CONDO MAIN	Exterior Wall 2:	11	Clapboard
CONDO MAIN	Exterior Wall 1:	11	Clapboard
CONDO MAIN	Exterior Wall 2:	10	Above Average

ALLOWABLE CONSTRUCTION ENTRIES WILTON CT

Building Type	Attribute	Valid Code	Description
CONDO MAIN	Exterior Wall 1:	10	Above Average
CONDO MAIN	Exterior Wall 2:	13	Pre-Fab Wood
CONDO MAIN	Exterior Wall 1:	13	Pre-Fab Wood
CONDO MAIN	Exterior Wall 2:	15	Concr/Cinder
CONDO MAIN	Exterior Wall 1:	15	Concr/Cinder
CONDO MAIN	Exterior Wall 2:	14	Wood Shingle
CONDO MAIN	Exterior Wall 1:	14	Wood Shingle
CONDO MAIN	Exterior Wall 2:	16	Stucco on Wood
CONDO MAIN	Exterior Wall 1:	16	Stucco on Wood
CONDO MAIN	Exterior Wall 2:	17	Stucco/Masonry
CONDO MAIN	Exterior Wall 1:	17	Stucco/Masonry
CONDO MAIN	Exterior Wall 2:	20	Brick
CONDO MAIN	Exterior Wall 1:	20	Brick
CONDO MAIN	Exterior Wall 2:	19	Brick Veneer
CONDO MAIN	Exterior Wall 1:	19	Brick Veneer
CONDO MAIN	Exterior Wall 2:	18	Asphalt
CONDO MAIN	Exterior Wall 1:	18	Asphalt
CONDO MAIN	Exterior Wall 2:	21	Stone/Masonry
CONDO MAIN	Exterior Wall 1:	21	Stone/Masonry
CONDO MAIN	Exterior Wall 2:	23	Reinforced Cnc
CONDO MAIN	Exterior Wall 1:	23	Reinforced Cnc
CONDO MAIN	Exterior Wall 2:	22	Precast Panel
CONDO MAIN	Exterior Wall 1:	22	Precast Panel
CONDO MAIN	Exterior Wall 2:	24	Corrugated Stl
CONDO MAIN	Exterior Wall 1:	24	Corrugated Stl
CONDO MAIN	Exterior Wall 2:	25	Vinyl Siding
CONDO MAIN	Exterior Wall 1:	25	Vinyl Siding
CONDO MAIN	Exterior Wall 2:	28	Glass/Thermo.
CONDO MAIN	Exterior Wall 1:	28	Glass/Thermo.
CONDO MAIN	Exterior Wall 2:	27	Pre-finsh Metl
CONDO MAIN	Exterior Wall 1:	27	Pre-finsh Metl
CONDO MAIN	Exterior Wall 2:	26	Aluminum Sidng
CONDO MAIN	Exterior Wall 1:	26	Aluminum Sidng
CONDO MAIN	Exterior Wall 2:	29	Cement Board
CONDO MAIN	Exterior Wall 1:	29	Cement Board
CONDO MAIN	Primary Bldg Use	1	Cown Pond
CONDO MAIN	Primary Bldg Use	2	Fawn Ridge
CONDO MAIN	Primary Bldg Use	3	Glen River
CONDO MAIN	Primary Bldg Use	4	Lambert Common
CONDO MAIN	Primary Bldg Use	5	Silvermine Wds

ALLOWABLE CONSTRUCTION ENTRIES WILTON CT

Building Type	Attribute	Valid Code	Description
CONDO MAIN	Primary Bldg Use	6	Village Ct.
CONDO MAIN	Primary Bldg Use	7	Village Walk
CONDO MAIN	Primary Bldg Use	8	Wilton Crest
CONDO MAIN	Primary Bldg Use	9	Wilton Hills
CONDO MAIN	Primary Bldg Use	10	Wilton Hunt
CONDO MAIN	Primary Bldg Use	11	21 Hubbard Rd
CONDO MAIN	Primary Bldg Use	12	306 Danbury Rd
CONDO MAIN	Primary Bldg Use	13	48 Sharp Hill
CONDO MAIN	Primary Bldg Use	14	Skunk Ln
CONDO MAIN	Primary Bldg Use	15	Westport Rd
CONDO MAIN	Primary Bldg Use	20	
CONDO MAIN	Primary Bldg Use	21	
CONDO MAIN	Primary Bldg Use	22	
CONDO MAIN	Primary Bldg Use	23	
CONDO MAIN	Primary Bldg Use	24	
CONDO MAIN	Primary Bldg Use	25	

SUBAREA CODES WILTON CT

Area Type	Area Description	Model	Living Area Factor	Eff Area %	SQFT Price	Use Grade	Use SQFT Price
AOF	Office Area	00	1	100	0	NO	NO
AOF	Office Area	01	1	100	0	NO	NO
AOF	Office Area	02	1	100	0	NO	NO
AOF	Office Area	03	1	100	0	NO	NO
AOF	Office Area	04	1	100	0	NO	NO
AOF	Office Area	05	1	100	0	NO	NO
AOF	Office Area	06	1	165	0	NO	NO
AOF	Office Area	94	1	100	0	NO	NO
AOF	Office Area	95	1	105	0	NO	NO
AOF	Office Area	96	1	125	0	NO	NO
APT	Apartment	00	1	100	0	NO	NO
APT	Apartment	01	1	100	0	NO	NO
APT	Apartment	02	1	100	0	NO	NO
APT	Apartment	03	1	100	0	NO	NO
APT	Apartment	04	1	100	0	NO	NO
APT	Apartment	05	1	100	0	NO	NO
APT	Apartment	06	1	150	0	NO	NO
APT	Apartment	94	1	100	0	NO	NO
APT	Apartment	95	1	150	0	NO	NO
APT	Apartment	96	1	150	0	NO	NO
BAS	First Floor	00	1	100	0	NO	NO
BAS	First Floor	01	1	100	0	NO	NO
BAS	First Floor	02	1	100	0	NO	NO
BAS	First Floor	03	1	100	0	NO	NO
BAS	First Floor	04	1	100	0	NO	NO
BAS	First Floor	05	1	100	0	NO	NO
BAS	First Floor	06	1	100	0	NO	NO
BAS	First Floor	94	1	100	0	NO	NO
BAS	First Floor	95	1	100	0	NO	NO
BAS	First Floor	96	1	100	0	NO	NO
CAN	Canopy	00	0	20	0	NO	NO
CAN	Canopy	01	0	20	0	NO	NO
CAN	Canopy	02	0	30	0	NO	NO
CAN	Canopy	03	0	30	0	NO	NO
CAN	Canopy	04	0	20	0	NO	NO
CAN	Canopy	05	0	20	0	NO	NO
CAN	Canopy	06	0	20	0	NO	NO
CAN	Canopy	94	0	20	0	NO	NO
CAN	Canopy	95	0	20	0	NO	NO
CAN	Canopy	96	0	20	0	NO	NO
CDN	Canopy, detached	01	0	35	0	NO	NO
CDN	Canopy, detached	02	0	35	0	NO	NO
CDN	Canopy, detached	03	0	35	0	NO	NO

SUBAREA CODES WILTON CT

Area Type	Area Description	Model	Living Area Factor	Eff Area %	SQFT Price	Use Grade	Use SQFT Price
CDN	Canopy, detached	04	0	0	0	NO	NO
CDN	Canopy, detached	05	0	35	0	NO	NO
CDN	Canopy, detached	06	0	0	0	NO	NO
CDN	Canopy, detached	94	0	0	0	NO	NO
CDN	Canopy, detached	95	0	0	0	NO	NO
CDN	Canopy, detached	96	0	0	0	NO	NO

CLP	Loading Platform	00	0	0	0	NO	NO
CLP	Loading Platform	01	0	0	0	NO	NO
CLP	Loading Platform	02	0	0	0	NO	NO
CLP	Loading Platform	03	0	0	0	NO	NO
CLP	Loading Platform	04	0	30	0	NO	NO
CLP	Loading Platform	05	0	0	0	NO	NO
CLP	Loading Platform	06	0	30	0	NO	NO
CLP	Loading Platform	94	0	30	0	NO	NO
CLP	Loading Platform	95	0	30	0	NO	NO
CLP	Loading Platform	96	0	30	0	NO	NO

CRL	Crawl Space	01	0	0	0	NO	NO
CRL	Crawl Space	02	0	0	0	NO	NO
CRL	Crawl Space	03	0	0	0	NO	NO
CRL	Crawl Space	04	0	0	0	NO	NO
CRL	Crawl Space	05	0	0	0	NO	NO
CRL	Crawl Space	06	0	0	0	NO	NO
CRL	Crawl Space	94	0	0	0	NO	NO
CRL	Crawl Space	95	0	0	0	NO	NO
CRL	Crawl Space	96	0	0	0	NO	NO

CTH	Cathedral	01	0	10	0	NO	NO
CTH	Cathedral	03	0	10	0	NO	NO
CTH	Cathedral	04	0	0	0	NO	NO
CTH	Cathedral	05	0	10	0	NO	NO
CTH	Cathedral	06	0	0	0	NO	NO
CTH	Cathedral	94	0	0	0	NO	NO
CTH	Cathedral	95	0	0	0	NO	NO
CTH	Cathedral	96	0	0	0	NO	NO

DCK	Deck	00	0	10	0	NO	NO
DCK	Deck	01	0	10	0	NO	NO
DCK	Deck	02	0	10	0	NO	NO
DCK	Deck	03	0	10	0	NO	NO
DCK	Deck	04	0	10	0	NO	NO
DCK	Deck	05	0	10	0	NO	NO
DCK	Deck	06	0	10	0	NO	NO
DCK	Deck	94	0	10	0	NO	NO
DCK	Deck	95	0	10	0	NO	NO
DCK	Deck	96	0	10	0	NO	NO

SUBAREA CODES WILTON CT

Area Type	Area Description	Model	Living Area Factor	Eff Area %	SQFT Price	Use Grade	Use SQFT Price
EAF	Attic, Expansion, Finished	00	0.5	50	0	NO	NO
EAF	Attic, Expansion, Finished	01	0.5	50	0	NO	NO
EAF	Attic, Expansion, Finished	02	0.5	50	0	NO	NO
EAF	Attic, Expansion, Finished	03	0.5	50	0	NO	NO
EAF	Attic, Expansion, Finished	04	0.5	50	0	NO	NO
EAF	Attic, Expansion, Finished	05	0.5	50	0	NO	NO
EAF	Attic, Expansion, Finished	06	0.5	50	0	NO	NO
EAF	Attic, Expansion, Finished	94	0.5	50	0	NO	NO
EAF	Attic, Expansion, Finished	95	0.5	50	0	NO	NO
EAF	Attic, Expansion, Finished	96	0.5	50	0	NO	NO

EAU	Attic, Expansion, Unfinished	00	0	25	0	NO	NO
EAU	Attic, Expansion, Unfinished	01	0	25	0	NO	NO
EAU	Attic, Expansion, Unfinished	02	0	25	0	NO	NO
EAU	Attic, Expansion, Unfinished	03	0	25	0	NO	NO
EAU	Attic, Expansion, Unfinished	04	0	25	0	NO	NO
EAU	Attic, Expansion, Unfinished	05	0	25	0	NO	NO
EAU	Attic, Expansion, Unfinished	06	0	25	0	NO	NO
EAU	Attic, Expansion, Unfinished	94	0	10	0	NO	NO
EAU	Attic, Expansion, Unfinished	95	0	10	0	NO	NO
EAU	Attic, Expansion, Unfinished	96	0	10	0	NO	NO

FAT	Attic, Finished	00	0.2	20	0	NO	NO
FAT	Attic, Finished	01	0.2	20	0	NO	NO
FAT	Attic, Finished	02	0	0	0	NO	NO
FAT	Attic, Finished	03	0.2	20	0	NO	NO
FAT	Attic, Finished	04	0.25	25	0	NO	NO
FAT	Attic, Finished	05	0.2	20	0	NO	NO
FAT	Attic, Finished	06	0.25	25	0	NO	NO
FAT	Attic, Finished	94	0.2	20	0	NO	NO
FAT	Attic, Finished	95	0.2	20	0	NO	NO
FAT	Attic, Finished	96	0.2	20	0	NO	NO

FBM	Basement, Finished	00	0	35	0	NO	NO
FBM	Basement, Finished	01	0	35	0	NO	NO
FBM	Basement, Finished	02	0	0	0	NO	NO
FBM	Basement, Finished	03	0	35	0	NO	NO
FBM	Basement, Finished	04	0	70	0	NO	NO
FBM	Basement, Finished	05	0	35	0	NO	NO
FBM	Basement, Finished	06	0	60	0	NO	NO
FBM	Basement, Finished	94	0.95	95	0	NO	NO
FBM	Basement, Finished	95	0.95	95	0	NO	NO
FBM	Basement, Finished	96	0.95	95	0	NO	NO

FCB	Cabana, Enclosed, Finished	00	0	0	0	NO	NO
FCB	Cabana, Enclosed, Finished	01	0	0	0	NO	NO
FCB	Cabana, Enclosed, Finished	02	0	90	0	NO	NO
FCB	Cabana, Enclosed, Finished	03	0	0	0	NO	NO

SUBAREA CODES WILTON CT

Area Type	Area Description	Model	Living Area Factor	Eff Area %	SQFT Price	Use Grade	Use SQFT Price
FCB	Cabana, Enclosed, Finished	04	0	0	0	NO	NO
FCB	Cabana, Enclosed, Finished	05	0	0	0	NO	NO
FCB	Cabana, Enclosed, Finished	06	0	0	0	NO	NO
FCB	Cabana, Enclosed, Finished	94	0	0	0	NO	NO
FCB	Cabana, Enclosed, Finished	95	0	0	0	NO	NO
FCB	Cabana, Enclosed, Finished	96	0	0	0	NO	NO

FCP	Carport	00	0	20	0	NO	NO
FCP	Carport	01	0	20	0	NO	NO
FCP	Carport	02	0	20	0	NO	NO
FCP	Carport	03	0	20	0	NO	NO
FCP	Carport	04	0	25	0	NO	NO
FCP	Carport	05	0	20	0	NO	NO
FCP	Carport	06	0	25	0	NO	NO
FCP	Carport	94	0	25	0	NO	NO
FCP	Carport	95	0	25	0	NO	NO
FCP	Carport	96	0	25	0	NO	NO

FDC	Carport, Detached	01	0	20	0	NO	NO
FDC	Carport, Detached	02	0	20	0	NO	NO
FDC	Carport, Detached	03	0	20	0	NO	NO
FDC	Carport, Detached	04	0	40	0	NO	NO
FDC	Carport, Detached	05	0	20	0	NO	NO
FDC	Carport, Detached	06	0	50	0	NO	NO
FDC	Carport, Detached	94	0	40	0	NO	NO
FDC	Carport, Detached	95	0	40	0	NO	NO
FDC	Carport, Detached	96	0	50	0	NO	NO

FDG	Garage, Detached	01	0	40	0	NO	NO
FDG	Garage, Detached	02	0	40	0	NO	NO
FDG	Garage, Detached	03	0	40	0	NO	NO
FDG	Garage, Detached	04	0	60	0	NO	NO
FDG	Garage, Detached	05	0	40	0	NO	NO
FDG	Garage, Detached	06	0	80	0	NO	NO
FDG	Garage, Detached	94	0	60	0	NO	NO
FDG	Garage, Detached	95	0	60	0	NO	NO
FDG	Garage, Detached	96	0	80	0	NO	NO

FDS	Detached Screen Porch	01	0	30	0	NO	NO
FDS	Detached Screen Porch	02	0	60	0	NO	NO
FDS	Detached Screen Porch	03	0	60	0	NO	NO
FDS	Detached Screen Porch	04	0	60	0	NO	NO
FDS	Detached Screen Porch	05	0	30	0	NO	NO
FDS	Detached Screen Porch	06	0	80	0	NO	NO
FDS	Detached Screen Porch	94	0	60	0	NO	NO
FDS	Detached Screen Porch	95	0	60	0	NO	NO
FDS	Detached Screen Porch	96	0	80	0	NO	NO

SUBAREA CODES WILTON CT

Area Type	Area Description	Model	Living Area Factor	Eff Area %	SQFT Price	Use Grade	Use SQFT Price
FDU	Utility, finished, detached	01	0	40	0	NO	NO
FDU	Utility, finished, detached	02	0	15	0	NO	NO
FDU	Utility, finished, detached	03	0	40	0	NO	NO
FDU	Utility, finished, detached	04	0	60	0	NO	NO
FDU	Utility, finished, detached	05	0	40	0	NO	NO
FDU	Utility, finished, detached	06	0	80	0	NO	NO
FDU	Utility, finished, detached	94	0	60	0	NO	NO
FDU	Utility, finished, detached	95	0	60	0	NO	NO
FDU	Utility, finished, detached	96	0	80	0	NO	NO

FEP	Enclosed Porch	00	0	70	0	NO	NO
FEP	Enclosed Porch	01	0	70	0	NO	NO
FEP	Enclosed Porch	02	0	70	0	NO	NO
FEP	Enclosed Porch	03	0	70	0	NO	NO
FEP	Enclosed Porch	04	0	65	0	NO	NO
FEP	Enclosed Porch	05	0	70	0	NO	NO
FEP	Enclosed Porch	06	0	65	0	NO	NO
FEP	Enclosed Porch	94	0	65	0	NO	NO
FEP	Enclosed Porch	95	0	65	0	NO	NO
FEP	Enclosed Porch	96	0	65	0	NO	NO

FGR	Garage	00	0	35	0	NO	NO
FGR	Garage	01	0	35	0	NO	NO
FGR	Garage	02	0	35	0	NO	NO
FGR	Garage	03	0	40	0	NO	NO
FGR	Garage	04	0	40	0	NO	NO
FGR	Garage	05	0	35	0	NO	NO
FGR	Garage	06	0	40	0	NO	NO
FGR	Garage	94	0	40	0	NO	NO
FGR	Garage	95	0	50	0	NO	NO
FGR	Garage	96	0	50	0	NO	NO

FHS	Half Story, Finished	00	0.7	70	0	NO	NO
FHS	Half Story, Finished	01	0.7	70	0	NO	NO
FHS	Half Story, Finished	02	0.7	70	0	NO	NO
FHS	Half Story, Finished	03	0.7	70	0	NO	NO
FHS	Half Story, Finished	04	0.7	70	0	NO	NO
FHS	Half Story, Finished	05	0.7	70	0	NO	NO
FHS	Half Story, Finished	06	0.7	70	0	NO	NO
FHS	Half Story, Finished	94	0.7	70	0	NO	NO
FHS	Half Story, Finished	95	0.7	70	0	NO	NO
FHS	Half Story, Finished	96	0.7	70	0	NO	NO

FOP	Open Porch	00	0	20	0	NO	NO
FOP	Open Porch	01	0	20	0	NO	NO
FOP	Open Porch	02	0	20	0	NO	NO
FOP	Open Porch	03	0	20	0	NO	NO
FOP	Open Porch	04	0	25	0	NO	NO

SUBAREA CODES WILTON CT

Area Type	Area Description	Model	Living Area Factor	Eff Area %	SQFT Price	Use Grade	Use SQFT Price
FOP	Open Porch	05	0	20	0	NO	NO
FOP	Open Porch	06	0	25	0	NO	NO
FOP	Open Porch	94	0	25	0	NO	NO
FOP	Open Porch	95	0	25	0	NO	NO
FOP	Open Porch	96	0	25	0	NO	NO

FRB	Basement, Finished Raised	00	0	70	0	NO	NO
FRB	Basement, Finished Raised	01	0	70	0	NO	NO
FRB	Basement, Finished Raised	02	0	70	0	NO	NO
FRB	Basement, Finished Raised	03	0	70	0	NO	NO
FRB	Basement, Finished Raised	04	0.7	70	0	NO	NO
FRB	Basement, Finished Raised	05	0	70	0	NO	NO
FRB	Basement, Finished Raised	06	0.85	85	0	NO	NO
FRB	Basement, Finished Raised	94	0.8	80	0	NO	NO
FRB	Basement, Finished Raised	95	0.8	80	0	NO	NO
FRB	Basement, Finished Raised	96	0.8	80	0	NO	NO

FSP	Screen Porch	00	0	25	0	NO	NO
FSP	Screen Porch	01	0	25	0	NO	NO
FSP	Screen Porch	02	0	50	0	NO	NO
FSP	Screen Porch	03	0	50	0	NO	NO
FSP	Screen Porch	04	0	35	0	NO	NO
FSP	Screen Porch	05	0	25	0	NO	NO
FSP	Screen Porch	06	0	35	0	NO	NO
FSP	Screen Porch	94	0	35	0	NO	NO
FSP	Screen Porch	95	0	35	0	NO	NO
FSP	Screen Porch	96	0	35	0	NO	NO

FST	Utility Storage	00	0	40	0	NO	NO
FST	Utility Storage	01	0	40	0	NO	NO
FST	Utility Storage	02	0	25	0	NO	NO
FST	Utility Storage	03	0	50	0	NO	NO
FST	Utility Storage	04	0	40	0	NO	NO
FST	Utility Storage	05	0	40	0	NO	NO
FST	Utility Storage	06	0.4	40	0	NO	NO
FST	Utility Storage	94	0	40	0	NO	NO
FST	Utility Storage	95	0	40	0	NO	NO
FST	Utility Storage	96	0	40	0	NO	NO

FUS	Upper Story, Finished	00	1	100	0	NO	NO
FUS	Upper Story, Finished	01	1	100	0	NO	NO
FUS	Upper Story, Finished	02	1	100	0	NO	NO
FUS	Upper Story, Finished	03	1	100	0	NO	NO
FUS	Upper Story, Finished	04	1	100	0	NO	NO
FUS	Upper Story, Finished	05	1	100	0	NO	NO
FUS	Upper Story, Finished	06	1	100	0	NO	NO
FUS	Upper Story, Finished	94	1	100	0	NO	NO
FUS	Upper Story, Finished	95	1	100	0	NO	NO

SUBAREA CODES WILTON CT

Area Type	Area Description	Model	Living Area Factor	Eff Area %	SQFT Price	Use Grade	Use SQFT Price
FUS	Upper Story, Finished	96	1	100	0	NO	NO
GRN	Greenhouse	00	0	65	0	NO	NO
GRN	Greenhouse	01	0	65	0	NO	NO
GRN	Greenhouse	02	0	65	0	NO	NO
GRN	Greenhouse	03	0	65	0	NO	NO
GRN	Greenhouse	04	0	65	0	NO	NO
GRN	Greenhouse	05	0	65	0	NO	NO
GRN	Greenhouse	06	0	60	0	NO	NO
GRN	Greenhouse	94	0	60	0	NO	NO
GRN	Greenhouse	95	0	60	0	NO	NO
GRN	Greenhouse	96	0	60	0	NO	NO
H&A	Heating & A/C	00	0	100	0	NO	NO
H&A	Heating & A/C	01	0	100	0	NO	NO
H&A	Heating & A/C	02	0	100	0	NO	NO
H&A	Heating & A/C	03	0	100	0	NO	NO
H&A	Heating & A/C	04	0	100	0	NO	NO
H&A	Heating & A/C	05	0	100	0	NO	NO
H&A	Heating & A/C	06	0	100	0	NO	NO
H&A	Heating & A/C	94	0	100	0	NO	NO
H&A	Heating & A/C	95	0	100	0	NO	NO
H&A	Heating & A/C	96	0	100	0	NO	NO
ODK	Deck	01	0	10	0	NO	NO
ODK	Deck	02	0	10	0	NO	NO
ODK	Deck	03	0	10	0	NO	NO
ODK	Deck	04	0	10	0	NO	NO
ODK	Deck	05	0	10	0	NO	NO
ODK	Deck	06	0	10	0	NO	NO
ODK	Deck	94	0	10	0	NO	NO
ODK	Deck	95	0	10	0	NO	NO
ODK	Deck	96	0	10	0	NO	NO
PLB	Plumbing	00	0	100	0	NO	NO
PLB	Plumbing	01	0	100	0	NO	NO
PLB	Plumbing	02	0	100	0	NO	NO
PLB	Plumbing	03	0	100	0	NO	NO
PLB	Plumbing	04	0	100	0	NO	NO
PLB	Plumbing	05	0	100	0	NO	NO
PLB	Plumbing	06	0	100	0	NO	NO
PLB	Plumbing	94	0	100	0	NO	NO
PLB	Plumbing	95	0	100	0	NO	NO
PLB	Plumbing	96	0	100	0	NO	NO
PTO	Patio	00	0	10	0	NO	NO
PTO	Patio	01	0	10	0	NO	NO
PTO	Patio	02	0	10	0	NO	NO

SUBAREA CODES WILTON CT

Area Type	Area Description	Model	Living Area Factor	Eff Area %	SQFT Price	Use Grade	Use SQFT Price
PTO	Patio	03	0	10	0	NO	NO
PTO	Patio	04	0	5	0	NO	NO
PTO	Patio	05	0	10	0	NO	NO
PTO	Patio	06	0	5	0	NO	NO
PTO	Patio	94	0	5	0	NO	NO
PTO	Patio	95	0	5	0	NO	NO
PTO	Patio	96	0	5	0	NO	NO

SDA	Store Display Area	00	0	0	0	NO	NO
SDA	Store Display Area	01	0	0	0	NO	NO
SDA	Store Display Area	02	0	0	0	NO	NO
SDA	Store Display Area	03	0	0	0	NO	NO
SDA	Store Display Area	04	1	100	0	NO	NO
SDA	Store Display Area	05	0	0	0	NO	NO
SDA	Store Display Area	06	1	135	0	NO	NO
SDA	Store Display Area	94	1	100	0	NO	NO
SDA	Store Display Area	95	1	100	0	NO	NO
SDA	Store Display Area	96	1	120	0	NO	NO

SFB	Basement Finished	00	0	70	0	NO	NO
SFB	Basement Finished	01	0	70	0	NO	NO
SFB	Basement Finished	02	0	70	0	NO	NO
SFB	Basement Finished	03	0	70	0	NO	NO
SFB	Basement Finished	04	0.7	70	0	NO	NO
SFB	Basement Finished	05	0	35	0	NO	NO
SFB	Basement Finished	06	0.85	85	0	NO	NO
SFB	Basement Finished	94	0.8	80	0	NO	NO
SFB	Basement Finished	95	0.8	80	0	NO	NO
SFB	Basement Finished	96	0.8	80	0	NO	NO

SLB	Slab	01	0	0	0	NO	NO
SLB	Slab	02	0	0	0	NO	NO
SLB	Slab	03	0	0	0	NO	NO
SLB	Slab	04	0	0	0	NO	NO
SLB	Slab	05	0	0	0	NO	NO
SLB	Slab	06	0	0	0	NO	NO
SLB	Slab	94	0	0	0	NO	NO
SLB	Slab	95	0	0	0	NO	NO
SLB	Slab	96	0	0	0	NO	NO

SPA	Service Production Area	00	0	0	0	NO	NO
SPA	Service Production Area	01	0	0	0	NO	NO
SPA	Service Production Area	02	0	0	0	NO	NO
SPA	Service Production Area	03	0	0	0	NO	NO
SPA	Service Production Area	04	0.85	85	0	NO	NO
SPA	Service Production Area	05	0	0	0	NO	NO
SPA	Service Production Area	06	1	75	0	NO	NO
SPA	Service Production Area	94	0.5	50	0	NO	NO

SUBAREA CODES WILTON CT

Area Type	Area Description	Model	Living Area Factor	Eff Area %	SQFT Price	Use Grade	Use SQFT Price
SPA	Service Production Area	95	1	100	0	NO	NO
SPA	Service Production Area	96	1	100	0	NO	NO
STP	Stoop	00	0	10	0	NO	NO
STP	Stoop	01	0	10	0	NO	NO
STP	Stoop	02	0	10	0	NO	NO
STP	Stoop	03	0	10	0	NO	NO
STP	Stoop	04	0	10	0	NO	NO
STP	Stoop	05	0	10	0	NO	NO
STP	Stoop	06	0	10	0	NO	NO
STP	Stoop	94	0	10	0	NO	NO
STP	Stoop	95	0	10	0	NO	NO
STP	Stoop	96	0	10	0	NO	NO
TQS	Three Quarter Story	00	0.8	80	0	NO	NO
TQS	Three Quarter Story	01	0.8	80	0	NO	NO
TQS	Three Quarter Story	02	0.8	80	0	NO	NO
TQS	Three Quarter Story	03	0.8	80	0	NO	NO
TQS	Three Quarter Story	04	0.8	80	0	NO	NO
TQS	Three Quarter Story	05	0.8	80	0	NO	NO
TQS	Three Quarter Story	06	0.8	80	0	NO	NO
TQS	Three Quarter Story	94	0.8	80	0	NO	NO
TQS	Three Quarter Story	95	0.8	80	0	NO	NO
TQS	Three Quarter Story	96	0.8	80	0	NO	NO
UAT	Attic, Unfinished	00	0	10	0	NO	NO
UAT	Attic, Unfinished	01	0	10	0	NO	NO
UAT	Attic, Unfinished	02	0	10	0	NO	NO
UAT	Attic, Unfinished	03	0	10	0	NO	NO
UAT	Attic, Unfinished	04	0	10	0	NO	NO
UAT	Attic, Unfinished	05	0	10	0	NO	NO
UAT	Attic, Unfinished	06	0	10	0	NO	NO
UAT	Attic, Unfinished	94	0	5	0	NO	NO
UAT	Attic, Unfinished	95	0	5	0	NO	NO
UAT	Attic, Unfinished	96	0	5	0	NO	NO
UBM	Basement, Unfinished	00	0	20	0	NO	NO
UBM	Basement, Unfinished	01	0	20	0	NO	NO
UBM	Basement, Unfinished	02	0	0	0	NO	NO
UBM	Basement, Unfinished	03	0	20	0	NO	NO
UBM	Basement, Unfinished	04	0	25	0	NO	NO
UBM	Basement, Unfinished	05	0	20	0	NO	NO
UBM	Basement, Unfinished	06	0	25	0	NO	NO
UBM	Basement, Unfinished	94	0	25	0	NO	NO
UBM	Basement, Unfinished	95	0	25	0	NO	NO
UBM	Basement, Unfinished	96	0	25	0	NO	NO
UCB	Cabana, Enclosed, Unfinished	00	0	0	0	NO	NO

SUBAREA CODES WILTON CT

Area Type	Area Description	Model	Living Area Factor	Eff Area %	SQFT Price	Use Grade	Use SQFT Price
UCB	Cabana, Enclosed, Unfinished	01	0	0	0	NO	NO
UCB	Cabana, Enclosed, Unfinished	02	0	70	0	NO	NO
UCB	Cabana, Enclosed, Unfinished	03	0	0	0	NO	NO
UCB	Cabana, Enclosed, Unfinished	04	0	0	0	NO	NO
UCB	Cabana, Enclosed, Unfinished	05	0	0	0	NO	NO
UCB	Cabana, Enclosed, Unfinished	06	0	0	0	NO	NO
UCB	Cabana, Enclosed, Unfinished	94	0	0	0	NO	NO
UCB	Cabana, Enclosed, Unfinished	95	0	0	0	NO	NO
UCB	Cabana, Enclosed, Unfinished	96	0	0	0	NO	NO

UCP	Carport, Unfinished	00	0	10	0	NO	NO
UCP	Carport, Unfinished	01	0	10	0	NO	NO
UCP	Carport, Unfinished	02	0	10	0	NO	NO
UCP	Carport, Unfinished	03	0	10	0	NO	NO
UCP	Carport, Unfinished	04	0	20	0	NO	NO
UCP	Carport, Unfinished	05	0	10	0	NO	NO
UCP	Carport, Unfinished	06	0	20	0	NO	NO
UCP	Carport, Unfinished	94	0	20	0	NO	NO
UCP	Carport, Unfinished	95	0	20	0	NO	NO
UCP	Carport, Unfinished	96	0	20	0	NO	NO

UDC	Carport, unfinished, detached	01	0	10	0	NO	NO
UDC	Carport, unfinished, detached	02	0	10	0	NO	NO
UDC	Carport, unfinished, detached	03	0	10	0	NO	NO
UDC	Carport, unfinished, detached	04	0	30	0	NO	NO
UDC	Carport, unfinished, detached	05	0	10	0	NO	NO
UDC	Carport, unfinished, detached	06	0	30	0	NO	NO
UDC	Carport, unfinished, detached	94	0	30	0	NO	NO
UDC	Carport, unfinished, detached	95	0	30	0	NO	NO
UDC	Carport, unfinished, detached	96	0	30	0	NO	NO

UDG	Garage, unfinished, detached	01	0	30	0	NO	NO
UDG	Garage, unfinished, detached	02	0	30	0	NO	NO
UDG	Garage, unfinished, detached	03	0	30	0	NO	NO
UDG	Garage, unfinished, detached	04	0	40	0	NO	NO
UDG	Garage, unfinished, detached	05	0	30	0	NO	NO
UDG	Garage, unfinished, detached	06	0	40	0	NO	NO
UDG	Garage, unfinished, detached	94	0	40	0	NO	NO
UDG	Garage, unfinished, detached	95	0	40	0	NO	NO
UDG	Garage, unfinished, detached	96	0	40	0	NO	NO

UDS	Porch, screen, unfinished, detach	01	0	25	0	NO	NO
UDS	Porch, screen, unfinished, detach	02	0	30	0	NO	NO
UDS	Porch, screen, unfinished, detach	03	0	30	0	NO	NO
UDS	Porch, screen, unfinished, detach	04	0	40	0	NO	NO

SUBAREA CODES WILTON CT

Area Type	Area Description	Model	Living Area Factor	Eff Area %	SQFT Price	Use Grade	Use SQFT Price
UDS	Porch, screen, unfinished, detach	05	0	25	0	NO	NO
UDS	Porch, screen, unfinished, detach	06	0	40	0	NO	NO
UDS	Porch, screen, unfinished, detach	94	0	40	0	NO	NO
UDS	Porch, screen, unfinished, detach	95	0	40	0	NO	NO
UDS	Porch, screen, unfinished, detach	96	0	40	0	NO	NO

UDU	Utility, unfinished, detached	01	0	30	0	NO	NO
UDU	Utility, unfinished, detached	02	0	15	0	NO	NO
UDU	Utility, unfinished, detached	03	0	30	0	NO	NO
UDU	Utility, unfinished, detached	04	0	30	0	NO	NO
UDU	Utility, unfinished, detached	05	0	30	0	NO	NO
UDU	Utility, unfinished, detached	06	0	60	0	NO	NO
UDU	Utility, unfinished, detached	94	0	30	0	NO	NO
UDU	Utility, unfinished, detached	95	0	30	0	NO	NO
UDU	Utility, unfinished, detached	96	0	60	0	NO	NO

UEP	Porch, Enclosed, Unfinished	00	0	50	0	NO	NO
UEP	Porch, Enclosed, Unfinished	01	0	50	0	NO	NO
UEP	Porch, Enclosed, Unfinished	02	0	50	0	NO	NO
UEP	Porch, Enclosed, Unfinished	03	0	50	0	NO	NO
UEP	Porch, Enclosed, Unfinished	04	0	50	0	NO	NO
UEP	Porch, Enclosed, Unfinished	05	0	50	0	NO	NO
UEP	Porch, Enclosed, Unfinished	06	0	50	0	NO	NO
UEP	Porch, Enclosed, Unfinished	94	0	50	0	NO	NO
UEP	Porch, Enclosed, Unfinished	95	0	50	0	NO	NO
UEP	Porch, Enclosed, Unfinished	96	0	50	0	NO	NO

UGR	Garage, Under	00	0	25	0	NO	NO
UGR	Garage, Under	01	0	25	0	NO	NO
UGR	Garage, Under	02	0	25	0	NO	NO
UGR	Garage, Under	03	0	30	0	NO	NO
UGR	Garage, Under	04	0	30	0	NO	NO
UGR	Garage, Under	05	0	25	0	NO	NO
UGR	Garage, Under	06	0	30	0	NO	NO
UGR	Garage, Under	94	0	30	0	NO	NO
UGR	Garage, Under	95	0	30	0	NO	NO
UGR	Garage, Under	96	0	30	0	NO	NO

UHS	Half Story, Unfinished	00	0	30	0	NO	NO
UHS	Half Story, Unfinished	01	0	30	0	NO	NO
UHS	Half Story, Unfinished	02	0	30	0	NO	NO
UHS	Half Story, Unfinished	03	0	30	0	NO	NO
UHS	Half Story, Unfinished	04	0	30	0	NO	NO
UHS	Half Story, Unfinished	05	0	30	0	NO	NO
UHS	Half Story, Unfinished	06	0	30	0	NO	NO

SUBAREA CODES WILTON CT

Area Type	Area Description	Model	Living Area Factor	Eff Area %	SQFT Price	Use Grade	Use SQFT Price
UHS	Half Story, Unfinished	94	0	25	0	NO	NO
UHS	Half Story, Unfinished	95	0	25	0	NO	NO
UHS	Half Story, Unfinished	96	0	25	0	NO	NO

ULP	Loading Platform, Unfinished	00	0	0	0	NO	NO
ULP	Loading Platform, Unfinished	01	0	0	0	NO	NO
ULP	Loading Platform, Unfinished	02	0	0	0	NO	NO
ULP	Loading Platform, Unfinished	03	0	0	0	NO	NO
ULP	Loading Platform, Unfinished	04	0	20	0	NO	NO
ULP	Loading Platform, Unfinished	05	0	0	0	NO	NO
ULP	Loading Platform, Unfinished	06	0	20	0	NO	NO
ULP	Loading Platform, Unfinished	94	0	20	0	NO	NO
ULP	Loading Platform, Unfinished	95	0	20	0	NO	NO
ULP	Loading Platform, Unfinished	96	0	20	0	NO	NO

UOP	Porch, Open, Unfinished	00	0	15	0	NO	NO
UOP	Porch, Open, Unfinished	01	0	15	0	NO	NO
UOP	Porch, Open, Unfinished	02	0	15	0	NO	NO
UOP	Porch, Open, Unfinished	03	0	15	0	NO	NO
UOP	Porch, Open, Unfinished	04	0	20	0	NO	NO
UOP	Porch, Open, Unfinished	05	0	15	0	NO	NO
UOP	Porch, Open, Unfinished	06	0	20	0	NO	NO
UOP	Porch, Open, Unfinished	94	0	20	0	NO	NO
UOP	Porch, Open, Unfinished	95	0	20	0	NO	NO
UOP	Porch, Open, Unfinished	96	0	20	0	NO	NO

URB	Basement, Unfinished, Raised	00	0	30	0	NO	NO
URB	Basement, Unfinished, Raised	01	0	30	0	NO	NO
URB	Basement, Unfinished, Raised	02	0	30	0	NO	NO
URB	Basement, Unfinished, Raised	03	0	30	0	NO	NO
URB	Basement, Unfinished, Raised	04	0	35	0	NO	NO
URB	Basement, Unfinished, Raised	05	0	30	0	NO	NO
URB	Basement, Unfinished, Raised	06	0	35	0	NO	NO
URB	Basement, Unfinished, Raised	94	0	35	0	NO	NO
URB	Basement, Unfinished, Raised	95	0	35	0	NO	NO
URB	Basement, Unfinished, Raised	96	0	35	0	NO	NO

USP	Porch, Screen, Unfinished	00	0	20	0	NO	NO
USP	Porch, Screen, Unfinished	01	0	20	0	NO	NO
USP	Porch, Screen, Unfinished	02	0	20	0	NO	NO
USP	Porch, Screen, Unfinished	03	0	20	0	NO	NO
USP	Porch, Screen, Unfinished	04	0	30	0	NO	NO
USP	Porch, Screen, Unfinished	05	0	20	0	NO	NO
USP	Porch, Screen, Unfinished	06	0	30	0	NO	NO
USP	Porch, Screen, Unfinished	94	0	30	0	NO	NO
USP	Porch, Screen, Unfinished	95	0	30	0	NO	NO
USP	Porch, Screen, Unfinished	96	0	30	0	NO	NO

SUBAREA CODES WILTON CT

Area Type	Area Description	Model	Living Area Factor	Eff Area %	SQFT Price	Use Grade	Use SQFT Price
UST	Utility, Storage, Unfinished	00	0	45	0	NO	NO
UST	Utility, Storage, Unfinished	01	0	35	0	NO	NO
UST	Utility, Storage, Unfinished	02	0	20	0	NO	NO
UST	Utility, Storage, Unfinished	03	0	45	0	NO	NO
UST	Utility, Storage, Unfinished	04	0	30	0	NO	NO
UST	Utility, Storage, Unfinished	05	0	35	0	NO	NO
UST	Utility, Storage, Unfinished	06	0	30	0	NO	NO
UST	Utility, Storage, Unfinished	94	0	30	0	NO	NO
UST	Utility, Storage, Unfinished	95	0	30	0	NO	NO
UST	Utility, Storage, Unfinished	96	0	30	0	NO	NO

UTQ	Unf Three Qtr	01	0	40	0	NO	NO
UTQ	Unf Three Qtr	02	0	40	0	NO	NO
UTQ	Unf Three Qtr	03	0	40	0	NO	NO
UTQ	Unf Three Qtr	04	0	40	0	NO	NO
UTQ	Unf Three Qtr	05	0	40	0	NO	NO
UTQ	Unf Three Qtr	06	0	40	0	NO	NO
UTQ	Unf Three Qtr	94	0	40	0	NO	NO
UTQ	Unf Three Qtr	95	0	40	0	NO	NO
UTQ	Unf Three Qtr	96	0	40	0	NO	NO

UUS	Upper Story, Unfinished	00	0	50	0	NO	NO
UUS	Upper Story, Unfinished	01	0	50	0	NO	NO
UUS	Upper Story, Unfinished	02	0	0	0	NO	NO
UUS	Upper Story, Unfinished	03	0	50	0	NO	NO
UUS	Upper Story, Unfinished	04	0	50	0	NO	NO
UUS	Upper Story, Unfinished	05	0	50	0	NO	NO
UUS	Upper Story, Unfinished	06	0	50	0	NO	NO
UUS	Upper Story, Unfinished	94	0	50	0	NO	NO
UUS	Upper Story, Unfinished	95	0	50	0	NO	NO
UUS	Upper Story, Unfinished	96	0	50	0	NO	NO

WDK	Wood Deck	00	0	10	0	NO	NO
WDK	Wood Deck	01	0	10	0	NO	NO
WDK	Wood Deck	02	0	10	0	NO	NO
WDK	Wood Deck	03	0	10	0	NO	NO
WDK	Wood Deck	04	0	10	0	NO	NO
WDK	Wood Deck	05	0	10	0	NO	NO
WDK	Wood Deck	06	0	10	0	NO	NO
WDK	Wood Deck	94	0	10	0	NO	NO
WDK	Wood Deck	95	0	10	0	NO	NO
WDK	Wood Deck	96	0	10	0	NO	NO

EYB Depreciation Table WILTON,CT

MODEL	DESCRIPTION	CODE	AGE	EFFECTIVE AGE
01	Residential	A	1963	34
01	Residential	A	1968	33
01	Residential	A	1973	31
01	Residential	A	1978	29
01	Residential	A	1983	27
01	Residential	A	1987	25
01	Residential	A	1991	24
01	Residential	A	1995	23
01	Residential	A	1998	21
01	Residential	A	2001	19
01	Residential	A	2004	17
01	Residential	A	2006	15
01	Residential	A	2008	13
01	Residential	A	2010	11
01	Residential	A	2012	10
01	Residential	A	2014	9
01	Residential	A	2015	8
01	Residential	A	2016	7
01	Residential	A	2017	6
01	Residential	A	2018	5
01	Residential	A	2019	4
01	Residential	A	2020	3
01	Residential	A	2021	2
01	Residential	A	2022	1
01	Residential	A	2023	0
01	Residential	A+	1963	30
01	Residential	A+	1968	29
01	Residential	A+	1973	27
01	Residential	A+	1978	25
01	Residential	A+	1983	24
01	Residential	A+	1987	23
01	Residential	A+	1991	21
01	Residential	A+	1995	20
01	Residential	A+	1998	19
01	Residential	A+	2001	17
01	Residential	A+	2004	15
01	Residential	A+	2006	14
01	Residential	A+	2008	12
01	Residential	A+	2010	11
01	Residential	A+	2012	10
01	Residential	A+	2014	9

EYB Depreciation Table WILTON,CT

MODEL	DESCRIPTION	CODE	AGE	EFFECTIVE AGE
01	Residential	A+	2015	8
01	Residential	A+	2016	7
01	Residential	A+	2017	6
01	Residential	A+	2018	5
01	Residential	A+	2019	4
01	Residential	A+	2020	3
01	Residential	A+	2021	2
01	Residential	A+	2022	1
01	Residential	A+	2023	0
01	Residential	A-	1963	39
01	Residential	A-	1968	36
01	Residential	A-	1973	34
01	Residential	A-	1978	31
01	Residential	A-	1983	28
01	Residential	A-	1987	26
01	Residential	A-	1991	25
01	Residential	A-	1995	24
01	Residential	A-	1998	22
01	Residential	A-	2001	20
01	Residential	A-	2004	18
01	Residential	A-	2006	16
01	Residential	A-	2008	14
01	Residential	A-	2010	12
01	Residential	A-	2012	11
01	Residential	A-	2014	10
01	Residential	A-	2015	9
01	Residential	A-	2016	8
01	Residential	A-	2017	7
01	Residential	A-	2018	6
01	Residential	A-	2019	5
01	Residential	A-	2020	4
01	Residential	A-	2021	2
01	Residential	A-	2022	1
01	Residential	A-	2023	0
01	Residential	E	1963	7
01	Residential	E	1968	7
01	Residential	E	1973	7
01	Residential	E	1978	6
01	Residential	E	1983	6
01	Residential	E	1987	6
01	Residential	E	1991	6

EYB Depreciation Table WILTON,CT

MODEL	DESCRIPTION	CODE	AGE	EFFECTIVE AGE
01	Residential	E	1995	5
01	Residential	E	1998	5
01	Residential	E	2001	5
01	Residential	E	2004	5
01	Residential	E	2006	4
01	Residential	E	2008	4
01	Residential	E	2010	4
01	Residential	E	2012	4
01	Residential	E	2014	3
01	Residential	E	2015	3
01	Residential	E	2016	3
01	Residential	E	2017	3
01	Residential	E	2018	2
01	Residential	E	2019	2
01	Residential	E	2020	2
01	Residential	E	2021	2
01	Residential	E	2022	1
01	Residential	E	2023	0
01	Residential	F	1963	44
01	Residential	F	1968	40
01	Residential	F	1973	36
01	Residential	F	1978	33
01	Residential	F	1983	31
01	Residential	F	1987	28
01	Residential	F	1991	26
01	Residential	F	1995	25
01	Residential	F	1998	24
01	Residential	F	2001	22
01	Residential	F	2004	19
01	Residential	F	2006	17
01	Residential	F	2008	15
01	Residential	F	2010	13
01	Residential	F	2012	12
01	Residential	F	2014	11
01	Residential	F	2015	10
01	Residential	F	2016	9
01	Residential	F	2017	8
01	Residential	F	2018	7
01	Residential	F	2019	6
01	Residential	F	2020	5
01	Residential	F	2021	3

EYB Depreciation Table WILTON,CT

MODEL	DESCRIPTION	CODE	AGE	EFFECTIVE AGE
01	Residential	F	2022	2
01	Residential	F	2023	1
01	Residential	G	1963	23
01	Residential	G	1968	22
01	Residential	G	1973	21
01	Residential	G	1978	19
01	Residential	G	1983	18
01	Residential	G	1987	17
01	Residential	G	1991	16
01	Residential	G	1995	15
01	Residential	G	1998	14
01	Residential	G	2001	13
01	Residential	G	2004	12
01	Residential	G	2006	11
01	Residential	G	2008	10
01	Residential	G	2010	9
01	Residential	G	2012	8
01	Residential	G	2014	8
01	Residential	G	2015	7
01	Residential	G	2016	6
01	Residential	G	2017	5
01	Residential	G	2018	4
01	Residential	G	2019	4
01	Residential	G	2020	3
01	Residential	G	2021	2
01	Residential	G	2022	1
01	Residential	G	2023	0
01	Residential	G+	1963	20
01	Residential	G+	1968	19
01	Residential	G+	1973	18
01	Residential	G+	1978	17
01	Residential	G+	1983	16
01	Residential	G+	1987	15
01	Residential	G+	1991	14
01	Residential	G+	1995	13
01	Residential	G+	1998	13
01	Residential	G+	2001	12
01	Residential	G+	2004	11
01	Residential	G+	2006	10
01	Residential	G+	2008	9
01	Residential	G+	2010	8

EYB Depreciation Table WILTON,CT

MODEL	DESCRIPTION	CODE	AGE	EFFECTIVE AGE
01	Residential	G+	2012	7
01	Residential	G+	2014	7
01	Residential	G+	2015	6
01	Residential	G+	2016	5
01	Residential	G+	2017	5
01	Residential	G+	2018	4
01	Residential	G+	2019	4
01	Residential	G+	2020	3
01	Residential	G+	2021	2
01	Residential	G+	2022	1
01	Residential	G+	2023	0
01	Residential	G-	1963	26
01	Residential	G-	1968	25
01	Residential	G-	1973	24
01	Residential	G-	1978	22
01	Residential	G-	1983	21
01	Residential	G-	1987	20
01	Residential	G-	1991	18
01	Residential	G-	1995	17
01	Residential	G-	1998	16
01	Residential	G-	2001	14
01	Residential	G-	2004	13
01	Residential	G-	2006	12
01	Residential	G-	2008	11
01	Residential	G-	2010	10
01	Residential	G-	2012	9
01	Residential	G-	2014	8
01	Residential	G-	2015	7
01	Residential	G-	2016	6
01	Residential	G-	2017	5
01	Residential	G-	2018	4
01	Residential	G-	2019	4
01	Residential	G-	2020	3
01	Residential	G-	2021	2
01	Residential	G-	2022	1
01	Residential	G-	2023	0
01	Residential	P	1963	55
01	Residential	P	1968	50
01	Residential	P	1973	45
01	Residential	P	1978	40
01	Residential	P	1983	36

EYB Depreciation Table WILTON,CT

MODEL	DESCRIPTION	CODE	AGE	EFFECTIVE AGE
01	Residential	P	1987	34
01	Residential	P	1991	32
01	Residential	P	1995	30
01	Residential	P	1998	28
01	Residential	P	2001	26
01	Residential	P	2004	23
01	Residential	P	2006	21
01	Residential	P	2008	19
01	Residential	P	2010	17
01	Residential	P	2012	15
01	Residential	P	2014	14
01	Residential	P	2015	12
01	Residential	P	2016	11
01	Residential	P	2017	9
01	Residential	P	2018	8
01	Residential	P	2019	7
01	Residential	P	2020	6
01	Residential	P	2021	5
01	Residential	P	2022	4
01	Residential	P	2023	3
01	Residential	VG	1963	15
01	Residential	VG	1968	15
01	Residential	VG	1973	14
01	Residential	VG	1978	14
01	Residential	VG	1983	13
01	Residential	VG	1987	12
01	Residential	VG	1991	12
01	Residential	VG	1995	11
01	Residential	VG	1998	10
01	Residential	VG	2001	10
01	Residential	VG	2004	9
01	Residential	VG	2006	8
01	Residential	VG	2008	8
01	Residential	VG	2010	7
01	Residential	VG	2012	6
01	Residential	VG	2014	6
01	Residential	VG	2015	5
01	Residential	VG	2016	4
01	Residential	VG	2017	4
01	Residential	VG	2018	3
01	Residential	VG	2019	3

EYB Depreciation Table WILTON,CT

MODEL	DESCRIPTION	CODE	AGE	EFFECTIVE AGE
01	Residential	VG	2020	3
01	Residential	VG	2021	2
01	Residential	VG	2022	1
01	Residential	VG	2023	0
01	Residential	VP	1963	70
01	Residential	VP	1968	60
01	Residential	VP	1973	55
01	Residential	VP	1978	51
01	Residential	VP	1983	48
01	Residential	VP	1987	45
01	Residential	VP	1991	42
01	Residential	VP	1995	38
01	Residential	VP	1998	35
01	Residential	VP	2001	31
01	Residential	VP	2004	28
01	Residential	VP	2006	26
01	Residential	VP	2008	24
01	Residential	VP	2010	22
01	Residential	VP	2012	20
01	Residential	VP	2014	18
01	Residential	VP	2015	16
01	Residential	VP	2016	14
01	Residential	VP	2017	12
01	Residential	VP	2018	11
01	Residential	VP	2019	10
01	Residential	VP	2020	9
01	Residential	VP	2021	8
01	Residential	VP	2022	7
01	Residential	VP	2023	6
04	Condo Main	A	1963	34
04	Condo Main	A	1968	33
04	Condo Main	A	1973	31
04	Condo Main	A	1978	29
04	Condo Main	A	1983	27
04	Condo Main	A	1987	25
04	Condo Main	A	1991	24
04	Condo Main	A	1995	23
04	Condo Main	A	1998	21
04	Condo Main	A	2001	19
04	Condo Main	A	2004	17
04	Condo Main	A	2006	15

EYB Depreciation Table WILTON,CT

MODEL	DESCRIPTION	CODE	AGE	EFFECTIVE AGE
04	Condo Main	A	2008	13
04	Condo Main	A	2010	11
04	Condo Main	A	2012	10
04	Condo Main	A	2014	9
04	Condo Main	A	2015	8
04	Condo Main	A	2016	7
04	Condo Main	A	2017	6
04	Condo Main	A	2018	5
04	Condo Main	A	2019	4
04	Condo Main	A	2020	3
04	Condo Main	A	2021	2
04	Condo Main	A	2022	1
04	Condo Main	A	2023	0
04	Condo Main	A+	1963	30
04	Condo Main	A+	1968	29
04	Condo Main	A+	1973	27
04	Condo Main	A+	1978	25
04	Condo Main	A+	1983	24
04	Condo Main	A+	1987	23
04	Condo Main	A+	1991	21
04	Condo Main	A+	1995	20
04	Condo Main	A+	1998	19
04	Condo Main	A+	2001	17
04	Condo Main	A+	2004	15
04	Condo Main	A+	2006	14
04	Condo Main	A+	2008	12
04	Condo Main	A+	2010	11
04	Condo Main	A+	2012	10
04	Condo Main	A+	2014	9
04	Condo Main	A+	2015	8
04	Condo Main	A+	2016	7
04	Condo Main	A+	2017	6
04	Condo Main	A+	2018	5
04	Condo Main	A+	2019	4
04	Condo Main	A+	2020	3
04	Condo Main	A+	2021	2
04	Condo Main	A+	2022	1
04	Condo Main	A+	2023	0
04	Condo Main	A-	1963	39
04	Condo Main	A-	1968	36
04	Condo Main	A-	1973	34

EYB Depreciation Table WILTON,CT

MODEL	DESCRIPTION	CODE	AGE	EFFECTIVE AGE
04	Condo Main	A-	1978	31
04	Condo Main	A-	1983	28
04	Condo Main	A-	1987	26
04	Condo Main	A-	1991	25
04	Condo Main	A-	1995	24
04	Condo Main	A-	1998	22
04	Condo Main	A-	2001	20
04	Condo Main	A-	2004	18
04	Condo Main	A-	2006	16
04	Condo Main	A-	2008	14
04	Condo Main	A-	2010	12
04	Condo Main	A-	2012	11
04	Condo Main	A-	2014	10
04	Condo Main	A-	2015	9
04	Condo Main	A-	2016	8
04	Condo Main	A-	2017	7
04	Condo Main	A-	2018	6
04	Condo Main	A-	2019	5
04	Condo Main	A-	2020	4
04	Condo Main	A-	2021	2
04	Condo Main	A-	2022	1
04	Condo Main	A-	2023	0
04	Condo Main	E	1963	7
04	Condo Main	E	1968	7
04	Condo Main	E	1973	7
04	Condo Main	E	1978	6
04	Condo Main	E	1983	6
04	Condo Main	E	1987	6
04	Condo Main	E	1991	6
04	Condo Main	E	1995	5
04	Condo Main	E	1998	5
04	Condo Main	E	2001	5
04	Condo Main	E	2004	5
04	Condo Main	E	2006	4
04	Condo Main	E	2008	4
04	Condo Main	E	2010	4
04	Condo Main	E	2012	4
04	Condo Main	E	2014	3
04	Condo Main	E	2015	3
04	Condo Main	E	2016	3
04	Condo Main	E	2017	3

EYB Depreciation Table WILTON,CT

MODEL	DESCRIPTION	CODE	AGE	EFFECTIVE AGE
04	Condo Main	E	2018	2
04	Condo Main	E	2019	2
04	Condo Main	E	2020	2
04	Condo Main	E	2021	2
04	Condo Main	E	2022	1
04	Condo Main	E	2023	0
04	Condo Main	F	1963	44
04	Condo Main	F	1968	40
04	Condo Main	F	1973	36
04	Condo Main	F	1978	33
04	Condo Main	F	1983	31
04	Condo Main	F	1987	28
04	Condo Main	F	1991	26
04	Condo Main	F	1995	25
04	Condo Main	F	1998	24
04	Condo Main	F	2001	22
04	Condo Main	F	2004	19
04	Condo Main	F	2006	17
04	Condo Main	F	2008	15
04	Condo Main	F	2010	13
04	Condo Main	F	2012	12
04	Condo Main	F	2014	11
04	Condo Main	F	2015	10
04	Condo Main	F	2016	9
04	Condo Main	F	2017	8
04	Condo Main	F	2018	7
04	Condo Main	F	2019	6
04	Condo Main	F	2020	5
04	Condo Main	F	2021	3
04	Condo Main	F	2022	2
04	Condo Main	F	2023	1
04	Condo Main	G	1963	23
04	Condo Main	G	1968	22
04	Condo Main	G	1973	21
04	Condo Main	G	1978	19
04	Condo Main	G	1983	18
04	Condo Main	G	1987	17
04	Condo Main	G	1991	16
04	Condo Main	G	1995	15
04	Condo Main	G	1998	14
04	Condo Main	G	2001	13

EYB Depreciation Table WILTON,CT

MODEL	DESCRIPTION	CODE	AGE	EFFECTIVE AGE
04	Condo Main	G	2004	12
04	Condo Main	G	2006	11
04	Condo Main	G	2008	10
04	Condo Main	G	2010	9
04	Condo Main	G	2012	8
04	Condo Main	G	2014	8
04	Condo Main	G	2015	7
04	Condo Main	G	2016	6
04	Condo Main	G	2017	5
04	Condo Main	G	2018	4
04	Condo Main	G	2019	4
04	Condo Main	G	2020	3
04	Condo Main	G	2021	2
04	Condo Main	G	2022	1
04	Condo Main	G	2023	0
04	Condo Main	G+	1963	20
04	Condo Main	G+	1968	19
04	Condo Main	G+	1973	18
04	Condo Main	G+	1978	17
04	Condo Main	G+	1983	16
04	Condo Main	G+	1987	15
04	Condo Main	G+	1991	14
04	Condo Main	G+	1995	13
04	Condo Main	G+	1998	13
04	Condo Main	G+	2001	12
04	Condo Main	G+	2004	11
04	Condo Main	G+	2006	10
04	Condo Main	G+	2008	9
04	Condo Main	G+	2010	8
04	Condo Main	G+	2012	7
04	Condo Main	G+	2014	7
04	Condo Main	G+	2015	6
04	Condo Main	G+	2016	5
04	Condo Main	G+	2017	5
04	Condo Main	G+	2018	4
04	Condo Main	G+	2019	4
04	Condo Main	G+	2020	3
04	Condo Main	G+	2021	2
04	Condo Main	G+	2022	1
04	Condo Main	G+	2023	0
04	Condo Main	G-	1963	26

EYB Depreciation Table WILTON,CT

MODEL	DESCRIPTION	CODE	AGE	EFFECTIVE AGE
04	Condo Main	G-	1968	25
04	Condo Main	G-	1973	24
04	Condo Main	G-	1978	22
04	Condo Main	G-	1983	21
04	Condo Main	G-	1987	20
04	Condo Main	G-	1991	18
04	Condo Main	G-	1995	17
04	Condo Main	G-	1998	16
04	Condo Main	G-	2001	14
04	Condo Main	G-	2004	13
04	Condo Main	G-	2006	12
04	Condo Main	G-	2008	11
04	Condo Main	G-	2010	10
04	Condo Main	G-	2012	9
04	Condo Main	G-	2014	8
04	Condo Main	G-	2015	7
04	Condo Main	G-	2016	6
04	Condo Main	G-	2017	5
04	Condo Main	G-	2018	4
04	Condo Main	G-	2019	4
04	Condo Main	G-	2020	3
04	Condo Main	G-	2021	2
04	Condo Main	G-	2022	1
04	Condo Main	G-	2023	0
04	Condo Main	P	1963	55
04	Condo Main	P	1968	50
04	Condo Main	P	1973	45
04	Condo Main	P	1978	40
04	Condo Main	P	1983	36
04	Condo Main	P	1987	34
04	Condo Main	P	1991	32
04	Condo Main	P	1995	30
04	Condo Main	P	1998	28
04	Condo Main	P	2001	26
04	Condo Main	P	2004	23
04	Condo Main	P	2006	21
04	Condo Main	P	2008	19
04	Condo Main	P	2010	17
04	Condo Main	P	2012	15
04	Condo Main	P	2014	14
04	Condo Main	P	2015	12

EYB Depreciation Table WILTON,CT

MODEL	DESCRIPTION	CODE	AGE	EFFECTIVE AGE
04	Condo Main	P	2016	11
04	Condo Main	P	2017	9
04	Condo Main	P	2018	8
04	Condo Main	P	2019	7
04	Condo Main	P	2020	6
04	Condo Main	P	2021	5
04	Condo Main	P	2022	4
04	Condo Main	P	2023	3
04	Condo Main	VG	1963	15
04	Condo Main	VG	1968	15
04	Condo Main	VG	1973	14
04	Condo Main	VG	1978	14
04	Condo Main	VG	1983	13
04	Condo Main	VG	1987	12
04	Condo Main	VG	1991	12
04	Condo Main	VG	1995	11
04	Condo Main	VG	1998	10
04	Condo Main	VG	2001	10
04	Condo Main	VG	2004	9
04	Condo Main	VG	2006	8
04	Condo Main	VG	2008	8
04	Condo Main	VG	2010	7
04	Condo Main	VG	2012	6
04	Condo Main	VG	2014	6
04	Condo Main	VG	2015	5
04	Condo Main	VG	2016	4
04	Condo Main	VG	2017	4
04	Condo Main	VG	2018	3
04	Condo Main	VG	2019	3
04	Condo Main	VG	2020	3
04	Condo Main	VG	2021	2
04	Condo Main	VG	2022	1
04	Condo Main	VG	2023	0
04	Condo Main	VP	1963	70
04	Condo Main	VP	1968	60
04	Condo Main	VP	1973	55
04	Condo Main	VP	1978	51
04	Condo Main	VP	1983	48
04	Condo Main	VP	1987	45
04	Condo Main	VP	1991	42
04	Condo Main	VP	1995	38

EYB Depreciation Table WILTON,CT

MODEL	DESCRIPTION	CODE	AGE	EFFECTIVE AGE
04	Condo Main	VP	1998	35
04	Condo Main	VP	2001	31
04	Condo Main	VP	2004	28
04	Condo Main	VP	2006	26
04	Condo Main	VP	2008	24
04	Condo Main	VP	2010	22
04	Condo Main	VP	2012	20
04	Condo Main	VP	2014	18
04	Condo Main	VP	2015	16
04	Condo Main	VP	2016	14
04	Condo Main	VP	2017	12
04	Condo Main	VP	2018	11
04	Condo Main	VP	2019	10
04	Condo Main	VP	2020	9
04	Condo Main	VP	2021	8
04	Condo Main	VP	2022	7
04	Condo Main	VP	2023	6
05	Res Condo	A	1963	34
05	Res Condo	A	1968	33
05	Res Condo	A	1973	31
05	Res Condo	A	1978	29
05	Res Condo	A	1983	27
05	Res Condo	A	1987	25
05	Res Condo	A	1991	24
05	Res Condo	A	1995	23
05	Res Condo	A	1998	21
05	Res Condo	A	2001	19
05	Res Condo	A	2004	17
05	Res Condo	A	2006	15
05	Res Condo	A	2008	13
05	Res Condo	A	2010	11
05	Res Condo	A	2012	10
05	Res Condo	A	2014	9
05	Res Condo	A	2015	8
05	Res Condo	A	2016	7
05	Res Condo	A	2017	6
05	Res Condo	A	2018	5
05	Res Condo	A	2019	4
05	Res Condo	A	2020	3
05	Res Condo	A	2021	2
05	Res Condo	A	2022	1

EYB Depreciation Table WILTON,CT

MODEL	DESCRIPTION	CODE	AGE	EFFECTIVE AGE
05	Res Condo	A	2023	0
05	Res Condo	A+	1963	30
05	Res Condo	A+	1968	29
05	Res Condo	A+	1973	27
05	Res Condo	A+	1978	25
05	Res Condo	A+	1983	24
05	Res Condo	A+	1987	23
05	Res Condo	A+	1991	21
05	Res Condo	A+	1995	20
05	Res Condo	A+	1998	19
05	Res Condo	A+	2001	17
05	Res Condo	A+	2004	15
05	Res Condo	A+	2006	14
05	Res Condo	A+	2008	12
05	Res Condo	A+	2010	11
05	Res Condo	A+	2012	10
05	Res Condo	A+	2014	9
05	Res Condo	A+	2015	8
05	Res Condo	A+	2016	7
05	Res Condo	A+	2017	6
05	Res Condo	A+	2018	5
05	Res Condo	A+	2019	4
05	Res Condo	A+	2020	3
05	Res Condo	A+	2021	2
05	Res Condo	A+	2022	1
05	Res Condo	A+	2023	0
05	Res Condo	A-	1963	39
05	Res Condo	A-	1968	36
05	Res Condo	A-	1973	34
05	Res Condo	A-	1978	31
05	Res Condo	A-	1983	28
05	Res Condo	A-	1987	26
05	Res Condo	A-	1991	25
05	Res Condo	A-	1995	24
05	Res Condo	A-	1998	22
05	Res Condo	A-	2001	20
05	Res Condo	A-	2004	18
05	Res Condo	A-	2006	16
05	Res Condo	A-	2008	14
05	Res Condo	A-	2010	12
05	Res Condo	A-	2012	11

EYB Depreciation Table WILTON,CT

MODEL	DESCRIPTION	CODE	AGE	EFFECTIVE AGE
05	Res Condo	A-	2014	10
05	Res Condo	A-	2015	9
05	Res Condo	A-	2016	8
05	Res Condo	A-	2017	7
05	Res Condo	A-	2018	6
05	Res Condo	A-	2019	5
05	Res Condo	A-	2020	4
05	Res Condo	A-	2021	2
05	Res Condo	A-	2022	1
05	Res Condo	A-	2023	0
05	Res Condo	E	1963	7
05	Res Condo	E	1968	7
05	Res Condo	E	1973	7
05	Res Condo	E	1978	6
05	Res Condo	E	1983	6
05	Res Condo	E	1987	6
05	Res Condo	E	1991	6
05	Res Condo	E	1995	5
05	Res Condo	E	1998	5
05	Res Condo	E	2001	5
05	Res Condo	E	2004	5
05	Res Condo	E	2006	4
05	Res Condo	E	2008	4
05	Res Condo	E	2010	4
05	Res Condo	E	2012	4
05	Res Condo	E	2014	3
05	Res Condo	E	2015	3
05	Res Condo	E	2016	3
05	Res Condo	E	2017	3
05	Res Condo	E	2018	2
05	Res Condo	E	2019	2
05	Res Condo	E	2020	2
05	Res Condo	E	2021	2
05	Res Condo	E	2022	1
05	Res Condo	E	2023	0
05	Res Condo	F	1963	44
05	Res Condo	F	1968	40
05	Res Condo	F	1973	36
05	Res Condo	F	1978	33
05	Res Condo	F	1983	31
05	Res Condo	F	1987	28

EYB Depreciation Table WILTON,CT

MODEL	DESCRIPTION	CODE	AGE	EFFECTIVE AGE
05	Res Condo	F	1991	26
05	Res Condo	F	1995	25
05	Res Condo	F	1998	24
05	Res Condo	F	2001	22
05	Res Condo	F	2004	19
05	Res Condo	F	2006	17
05	Res Condo	F	2008	15
05	Res Condo	F	2010	13
05	Res Condo	F	2012	12
05	Res Condo	F	2014	11
05	Res Condo	F	2015	10
05	Res Condo	F	2016	9
05	Res Condo	F	2017	8
05	Res Condo	F	2018	7
05	Res Condo	F	2019	6
05	Res Condo	F	2020	5
05	Res Condo	F	2021	3
05	Res Condo	F	2022	2
05	Res Condo	F	2023	1
05	Res Condo	G	1963	23
05	Res Condo	G	1968	22
05	Res Condo	G	1973	21
05	Res Condo	G	1978	19
05	Res Condo	G	1983	18
05	Res Condo	G	1987	17
05	Res Condo	G	1991	16
05	Res Condo	G	1995	15
05	Res Condo	G	1998	14
05	Res Condo	G	2001	13
05	Res Condo	G	2004	12
05	Res Condo	G	2006	11
05	Res Condo	G	2008	10
05	Res Condo	G	2010	9
05	Res Condo	G	2012	8
05	Res Condo	G	2014	8
05	Res Condo	G	2015	7
05	Res Condo	G	2016	6
05	Res Condo	G	2017	5
05	Res Condo	G	2018	4
05	Res Condo	G	2019	4
05	Res Condo	G	2020	3

EYB Depreciation Table WILTON,CT

MODEL	DESCRIPTION	CODE	AGE	EFFECTIVE AGE
05	Res Condo	G	2021	2
05	Res Condo	G	2022	1
05	Res Condo	G	2023	0
05	Res Condo	G+	1963	20
05	Res Condo	G+	1968	19
05	Res Condo	G+	1973	18
05	Res Condo	G+	1978	17
05	Res Condo	G+	1983	16
05	Res Condo	G+	1987	15
05	Res Condo	G+	1991	14
05	Res Condo	G+	1995	13
05	Res Condo	G+	1998	13
05	Res Condo	G+	2001	12
05	Res Condo	G+	2004	11
05	Res Condo	G+	2006	10
05	Res Condo	G+	2008	9
05	Res Condo	G+	2010	8
05	Res Condo	G+	2012	7
05	Res Condo	G+	2014	7
05	Res Condo	G+	2015	6
05	Res Condo	G+	2016	5
05	Res Condo	G+	2017	5
05	Res Condo	G+	2018	4
05	Res Condo	G+	2019	4
05	Res Condo	G+	2020	3
05	Res Condo	G+	2021	2
05	Res Condo	G+	2022	1
05	Res Condo	G+	2023	0
05	Res Condo	G-	1963	26
05	Res Condo	G-	1968	25
05	Res Condo	G-	1973	24
05	Res Condo	G-	1978	22
05	Res Condo	G-	1983	21
05	Res Condo	G-	1987	20
05	Res Condo	G-	1991	18
05	Res Condo	G-	1995	17
05	Res Condo	G-	1998	16
05	Res Condo	G-	2001	14
05	Res Condo	G-	2004	13
05	Res Condo	G-	2006	12
05	Res Condo	G-	2008	11

EYB Depreciation Table WILTON,CT

MODEL	DESCRIPTION	CODE	AGE	EFFECTIVE AGE
05	Res Condo	G-	2010	10
05	Res Condo	G-	2012	9
05	Res Condo	G-	2014	8
05	Res Condo	G-	2015	7
05	Res Condo	G-	2016	6
05	Res Condo	G-	2017	5
05	Res Condo	G-	2018	4
05	Res Condo	G-	2019	4
05	Res Condo	G-	2020	3
05	Res Condo	G-	2021	2
05	Res Condo	G-	2022	1
05	Res Condo	G-	2023	0
05	Res Condo	P	1963	55
05	Res Condo	P	1968	50
05	Res Condo	P	1973	45
05	Res Condo	P	1978	40
05	Res Condo	P	1983	36
05	Res Condo	P	1987	34
05	Res Condo	P	1991	32
05	Res Condo	P	1995	30
05	Res Condo	P	1998	28
05	Res Condo	P	2001	26
05	Res Condo	P	2004	23
05	Res Condo	P	2006	21
05	Res Condo	P	2008	19
05	Res Condo	P	2010	17
05	Res Condo	P	2012	15
05	Res Condo	P	2014	14
05	Res Condo	P	2015	12
05	Res Condo	P	2016	11
05	Res Condo	P	2017	9
05	Res Condo	P	2018	8
05	Res Condo	P	2019	7
05	Res Condo	P	2020	6
05	Res Condo	P	2021	5
05	Res Condo	P	2022	4
05	Res Condo	P	2023	3
05	Res Condo	VG	1963	15
05	Res Condo	VG	1968	15
05	Res Condo	VG	1973	14
05	Res Condo	VG	1978	14

EYB Depreciation Table WILTON,CT

MODEL	DESCRIPTION	CODE	AGE	EFFECTIVE AGE
05	Res Condo	VG	1983	13
05	Res Condo	VG	1987	12
05	Res Condo	VG	1991	12
05	Res Condo	VG	1995	11
05	Res Condo	VG	1998	10
05	Res Condo	VG	2001	10
05	Res Condo	VG	2004	9
05	Res Condo	VG	2006	8
05	Res Condo	VG	2008	8
05	Res Condo	VG	2010	7
05	Res Condo	VG	2012	6
05	Res Condo	VG	2014	6
05	Res Condo	VG	2015	5
05	Res Condo	VG	2016	4
05	Res Condo	VG	2017	4
05	Res Condo	VG	2018	3
05	Res Condo	VG	2019	3
05	Res Condo	VG	2020	3
05	Res Condo	VG	2021	2
05	Res Condo	VG	2022	1
05	Res Condo	VG	2023	0
05	Res Condo	VP	1963	70
05	Res Condo	VP	1968	60
05	Res Condo	VP	1973	55
05	Res Condo	VP	1978	51
05	Res Condo	VP	1983	48
05	Res Condo	VP	1987	45
05	Res Condo	VP	1991	42
05	Res Condo	VP	1995	38
05	Res Condo	VP	1998	35
05	Res Condo	VP	2001	31
05	Res Condo	VP	2004	28
05	Res Condo	VP	2006	26
05	Res Condo	VP	2008	24
05	Res Condo	VP	2010	22
05	Res Condo	VP	2012	20
05	Res Condo	VP	2014	18
05	Res Condo	VP	2015	16
05	Res Condo	VP	2016	14
05	Res Condo	VP	2017	12
05	Res Condo	VP	2018	11

EYB Depreciation Table WILTON,CT

MODEL	DESCRIPTION	CODE	AGE	EFFECTIVE AGE
05	Res Condo	VP	2019	10
05	Res Condo	VP	2020	9
05	Res Condo	VP	2021	8
05	Res Condo	VP	2022	7
05	Res Condo	VP	2023	6
06	Com Condo	A	1973	35
06	Com Condo	A	1983	31
06	Com Condo	A	1993	27
06	Com Condo	A	1998	22
06	Com Condo	A	2003	17
06	Com Condo	A	2008	13
06	Com Condo	A	2013	9
06	Com Condo	A	2017	5
06	Com Condo	A	2018	4
06	Com Condo	A	2019	3
06	Com Condo	A	2020	2
06	Com Condo	A	2021	1
06	Com Condo	A	2023	0
06	Com Condo	E	1973	22
06	Com Condo	E	1983	17
06	Com Condo	E	1993	13
06	Com Condo	E	1998	9
06	Com Condo	E	2003	6
06	Com Condo	E	2008	5
06	Com Condo	E	2013	4
06	Com Condo	E	2017	2
06	Com Condo	E	2018	1
06	Com Condo	E	2019	1
06	Com Condo	E	2020	0
06	Com Condo	E	2021	0
06	Com Condo	E	2023	0
06	Com Condo	F	1973	40
06	Com Condo	F	1983	35
06	Com Condo	F	1993	31
06	Com Condo	F	1998	27
06	Com Condo	F	2003	22
06	Com Condo	F	2008	17
06	Com Condo	F	2013	13
06	Com Condo	F	2017	6
06	Com Condo	F	2018	5
06	Com Condo	F	2019	4

EYB Depreciation Table WILTON,CT

MODEL	DESCRIPTION	CODE	AGE	EFFECTIVE AGE
06	Com Condo	F	2020	3
06	Com Condo	F	2021	2
06	Com Condo	F	2023	0
06	Com Condo	G	1973	31
06	Com Condo	G	1983	27
06	Com Condo	G	1993	22
06	Com Condo	G	1998	17
06	Com Condo	G	2003	13
06	Com Condo	G	2008	9
06	Com Condo	G	2013	6
06	Com Condo	G	2017	4
06	Com Condo	G	2018	3
06	Com Condo	G	2019	2
06	Com Condo	G	2020	1
06	Com Condo	G	2021	0
06	Com Condo	G	2023	0
06	Com Condo	P	1973	45
06	Com Condo	P	1983	40
06	Com Condo	P	1993	35
06	Com Condo	P	1998	31
06	Com Condo	P	2003	27
06	Com Condo	P	2008	22
06	Com Condo	P	2013	17
06	Com Condo	P	2017	13
06	Com Condo	P	2018	6
06	Com Condo	P	2019	5
06	Com Condo	P	2020	4
06	Com Condo	P	2021	3
06	Com Condo	P	2022	2
06	Com Condo	VG	1973	27
06	Com Condo	VG	1983	22
06	Com Condo	VG	1993	17
06	Com Condo	VG	1998	13
06	Com Condo	VG	2003	9
06	Com Condo	VG	2008	6
06	Com Condo	VG	2013	5
06	Com Condo	VG	2017	4
06	Com Condo	VG	2018	2
06	Com Condo	VG	2019	1
06	Com Condo	VG	2020	0
06	Com Condo	VG	2021	0

EYB Depreciation Table WILTON,CT

MODEL	DESCRIPTION	CODE	AGE	EFFECTIVE AGE
06	Com Condo	VG	2023	0
94	Commercial	A	1973	35
94	Commercial	A	1983	31
94	Commercial	A	1993	27
94	Commercial	A	1998	22
94	Commercial	A	2003	17
94	Commercial	A	2008	13
94	Commercial	A	2013	9
94	Commercial	A	2017	5
94	Commercial	A	2018	4
94	Commercial	A	2019	3
94	Commercial	A	2020	2
94	Commercial	A	2021	1
94	Commercial	A	2023	0
94	Commercial	E	1973	22
94	Commercial	E	1983	17
94	Commercial	E	1993	13
94	Commercial	E	1998	9
94	Commercial	E	2003	6
94	Commercial	E	2008	5
94	Commercial	E	2013	4
94	Commercial	E	2017	2
94	Commercial	E	2018	1
94	Commercial	E	2019	1
94	Commercial	E	2020	0
94	Commercial	E	2021	0
94	Commercial	E	2023	0
94	Commercial	F	1973	40
94	Commercial	F	1983	35
94	Commercial	F	1993	31
94	Commercial	F	1998	27
94	Commercial	F	2003	22
94	Commercial	F	2008	17
94	Commercial	F	2013	13
94	Commercial	F	2017	6
94	Commercial	F	2018	5
94	Commercial	F	2019	4
94	Commercial	F	2020	3
94	Commercial	F	2021	2
94	Commercial	F	2023	0
94	Commercial	G	1973	31

EYB Depreciation Table WILTON,CT

MODEL	DESCRIPTION	CODE	AGE	EFFECTIVE AGE
94	Commercial	G	1983	27
94	Commercial	G	1993	22
94	Commercial	G	1998	17
94	Commercial	G	2003	13
94	Commercial	G	2008	9
94	Commercial	G	2013	6
94	Commercial	G	2017	4
94	Commercial	G	2018	3
94	Commercial	G	2019	2
94	Commercial	G	2020	1
94	Commercial	G	2021	0
94	Commercial	G	2023	0
94	Commercial	P	1973	45
94	Commercial	P	1983	40
94	Commercial	P	1993	35
94	Commercial	P	1998	31
94	Commercial	P	2003	27
94	Commercial	P	2008	22
94	Commercial	P	2013	17
94	Commercial	P	2017	13
94	Commercial	P	2018	6
94	Commercial	P	2019	5
94	Commercial	P	2020	4
94	Commercial	P	2021	3
94	Commercial	P	2023	2
94	Commercial	VG	1973	27
94	Commercial	VG	1983	22
94	Commercial	VG	1993	17
94	Commercial	VG	1998	13
94	Commercial	VG	2003	9
94	Commercial	VG	2008	6
94	Commercial	VG	2013	5
94	Commercial	VG	2017	4
94	Commercial	VG	2018	2
94	Commercial	VG	2019	1
94	Commercial	VG	2020	0
94	Commercial	VG	2021	0
94	Commercial	VG	2023	0
95	Serv Station	A	1973	35
95	Serv Station	A	1983	31
95	Serv Station	A	1993	27

EYB Depreciation Table WILTON,CT

MODEL	DESCRIPTION	CODE	AGE	EFFECTIVE AGE
95	Serv Station	A	1998	22
95	Serv Station	A	2003	17
95	Serv Station	A	2008	13
95	Serv Station	A	2013	9
95	Serv Station	A	2017	5
95	Serv Station	A	2018	4
95	Serv Station	A	2019	3
95	Serv Station	A	2020	2
95	Serv Station	A	2021	1
95	Serv Station	A	2023	0
95	Serv Station	E	1973	22
95	Serv Station	E	1983	17
95	Serv Station	E	1993	13
95	Serv Station	E	1998	9
95	Serv Station	E	2003	6
95	Serv Station	E	2008	5
95	Serv Station	E	2013	4
95	Serv Station	E	2017	2
95	Serv Station	E	2018	1
95	Serv Station	E	2019	1
95	Serv Station	E	2020	0
95	Serv Station	E	2021	0
95	Serv Station	E	2023	0
95	Serv Station	F	1973	40
95	Serv Station	F	1983	35
95	Serv Station	F	1993	31
95	Serv Station	F	1998	27
95	Serv Station	F	2003	22
95	Serv Station	F	2008	17
95	Serv Station	F	2013	13
95	Serv Station	F	2017	6
95	Serv Station	F	2018	5
95	Serv Station	F	2019	4
95	Serv Station	F	2020	3
95	Serv Station	F	2021	2
95	Serv Station	F	2023	0
95	Serv Station	G	1973	31
95	Serv Station	G	1983	27
95	Serv Station	G	1993	22
95	Serv Station	G	1998	17
95	Serv Station	G	2003	13

EYB Depreciation Table WILTON,CT

MODEL	DESCRIPTION	CODE	AGE	EFFECTIVE AGE
95	Serv Station	G	2008	9
95	Serv Station	G	2013	6
95	Serv Station	G	2017	4
95	Serv Station	G	2018	3
95	Serv Station	G	2019	2
95	Serv Station	G	2020	1
95	Serv Station	G	2021	0
95	Serv Station	G	2023	0
95	Serv Station	P	1973	45
95	Serv Station	P	1983	40
95	Serv Station	P	1993	35
95	Serv Station	P	1998	31
95	Serv Station	P	2003	27
95	Serv Station	P	2008	22
95	Serv Station	P	2013	17
95	Serv Station	P	2017	13
95	Serv Station	P	2018	6
95	Serv Station	P	2019	5
95	Serv Station	P	2020	4
95	Serv Station	P	2021	3
95	Serv Station	P	2022	2
95	Serv Station	VG	1973	27
95	Serv Station	VG	1983	22
95	Serv Station	VG	1993	17
95	Serv Station	VG	1998	13
95	Serv Station	VG	2003	9
95	Serv Station	VG	2008	6
95	Serv Station	VG	2013	5
95	Serv Station	VG	2017	4
95	Serv Station	VG	2018	2
95	Serv Station	VG	2019	1
95	Serv Station	VG	2020	0
95	Serv Station	VG	2021	0
95	Serv Station	VG	2023	0
96	Commercial	A	1973	35
96	Commercial	A	1983	31
96	Commercial	A	1993	27
96	Commercial	A	1998	22
96	Commercial	A	2003	17
96	Commercial	A	2008	13
96	Commercial	A	2013	9

EYB Depreciation Table WILTON,CT

MODEL	DESCRIPTION	CODE	AGE	EFFECTIVE AGE
96	Commercial	A	2017	5
96	Commercial	A	2018	4
96	Commercial	A	2019	3
96	Commercial	A	2020	2
96	Commercial	A	2021	1
96	Commercial	A	2023	0
96	Commercial	E	1973	22
96	Commercial	E	1983	17
96	Commercial	E	1993	13
96	Commercial	E	1998	9
96	Commercial	E	2003	6
96	Commercial	E	2008	5
96	Commercial	E	2013	4
96	Commercial	E	2017	2
96	Commercial	E	2018	1
96	Commercial	E	2019	1
96	Commercial	E	2020	0
96	Commercial	E	2021	0
96	Commercial	E	2023	0
96	Commercial	F	1973	40
96	Commercial	F	1983	35
96	Commercial	F	1993	31
96	Commercial	F	1998	27
96	Commercial	F	2003	22
96	Commercial	F	2008	17
96	Commercial	F	2013	13
96	Commercial	F	2017	6
96	Commercial	F	2018	5
96	Commercial	F	2019	4
96	Commercial	F	2020	3
96	Commercial	F	2021	2
96	Commercial	F	2023	0
96	Commercial	G	1973	31
96	Commercial	G	1983	27
96	Commercial	G	1993	22
96	Commercial	G	1998	17
96	Commercial	G	2003	13
96	Commercial	G	2008	9
96	Commercial	G	2013	6
96	Commercial	G	2017	4
96	Commercial	G	2018	3

EYB Depreciation Table WILTON,CT

MODEL	DESCRIPTION	CODE	AGE	EFFECTIVE AGE
96	Commercial	G	2019	2
96	Commercial	G	2020	1
96	Commercial	G	2021	0
96	Commercial	G	2023	0
96	Commercial	P	1973	45
96	Commercial	P	1983	40
96	Commercial	P	1993	35
96	Commercial	P	1998	31
96	Commercial	P	2003	27
96	Commercial	P	2008	22
96	Commercial	P	2013	17
96	Commercial	P	2017	13
96	Commercial	P	2018	6
96	Commercial	P	2019	5
96	Commercial	P	2020	4
96	Commercial	P	2021	3
96	Commercial	P	2022	2
96	Commercial	VG	1973	27
96	Commercial	VG	1983	22
96	Commercial	VG	1993	17
96	Commercial	VG	1998	13
96	Commercial	VG	2003	9
96	Commercial	VG	2008	6
96	Commercial	VG	2013	5
96	Commercial	VG	2017	4
96	Commercial	VG	2018	2
96	Commercial	VG	2019	1
96	Commercial	VG	2020	0
96	Commercial	VG	2021	0
96	Commercial	VG	2023	0

**Cost Models Report
WILTON CT**

Code	List Order	Description	Data	RVR CODE DATA DESC	Adj Coefficient	Applied As	Field Type	Min Val	Max Val
P01	0	Base Rate Dep Var			1	NA	NA	0.00	1,000,000
P01	1	AC_DEP_1FH	02	Heat Pump	1	NA	NA	0.00	1,000,000
P01	1	AC_DEP_1FH	03	Central	1	NA	NA	0.00	1,000,000
P01	1	AC_DEP_1FH	05	Vapor Cooler	1	NA	NA	0.00	1,000,000
P01	1	AC_DEP_1FH	06	Partial	0	NA	NA	0.00	1,000,000
P01	2	EX_WALL_1_DEP_2FH	00	EX_WALL_1_DEP_2FH_00	1	NA	NA	0.00	1,000,000
P01	2	EX_WALL_1_DEP_2FH	01	Minimum	0.5	NA	NA	0.00	1,000,000
P01	2	EX_WALL_1_DEP_2FH	02	Wall Board	0.5	NA	NA	0.00	1,000,000
P01	2	EX_WALL_1_DEP_2FH	03	Below Average	0.5	NA	NA	0.00	1,000,000
P01	2	EX_WALL_1_DEP_2FH	04	Single Siding	0.5	NA	NA	0.00	1,000,000
P01	2	EX_WALL_1_DEP_2FH	05	Average	0.5	NA	NA	0.00	1,000,000
P01	2	EX_WALL_1_DEP_2FH	06	Board & Batten	0.5	NA	NA	0.00	1,000,000
P01	2	EX_WALL_1_DEP_2FH	07	Asbestos Shngl	0.5	NA	NA	0.00	1,000,000
P01	2	EX_WALL_1_DEP_2FH	08	Wood on Sheath	0.5	NA	NA	0.00	1,000,000
P01	2	EX_WALL_1_DEP_2FH	09	Logs	0.5	NA	NA	0.00	1,000,000
P01	2	EX_WALL_1_DEP_2FH	10	Above Average	0.5	NA	NA	0.00	1,000,000
P01	2	EX_WALL_1_DEP_2FH	11	Clapboard	0.5	NA	NA	0.00	1,000,000
P01	2	EX_WALL_1_DEP_2FH	12	Cedar or Redwd	0.5	NA	NA	0.00	1,000,000
P01	2	EX_WALL_1_DEP_2FH	13	Pre-Fab Wood	0.5	NA	NA	0.00	1,000,000
P01	2	EX_WALL_1_DEP_2FH	14	Wood Shingle	0.5	NA	NA	0.00	1,000,000
P01	2	EX_WALL_1_DEP_2FH	15	Concr/Cinder	0.5	NA	NA	0.00	1,000,000
P01	2	EX_WALL_1_DEP_2FH	16	Stucco on Wood	0.5	NA	NA	0.00	1,000,000
P01	2	EX_WALL_1_DEP_2FH	17	Stucco/Masonry	0.5	NA	NA	0.00	1,000,000
P01	2	EX_WALL_1_DEP_2FH	18	Asphalt	0.5	NA	NA	0.00	1,000,000
P01	2	EX_WALL_1_DEP_2FH	19	Brick Veneer	0.5	NA	NA	0.00	1,000,000
P01	2	EX_WALL_1_DEP_2FH	20	Brick	0.5	NA	NA	0.00	1,000,000
P01	2	EX_WALL_1_DEP_2FH	21	Stone/Masonry	0.5	NA	NA	0.00	1,000,000
P01	2	EX_WALL_1_DEP_2FH	22	Precast Panel	0.5	NA	NA	0.00	1,000,000
P01	2	EX_WALL_1_DEP_2FH	23	Reinforced Cnc	0.5	NA	NA	0.00	1,000,000
P01	2	EX_WALL_1_DEP_2FH	24	Corrugated Slt	0.5	NA	NA	0.00	1,000,000
P01	2	EX_WALL_1_DEP_2FH	25	Vinyl Siding	0.5	NA	NA	0.00	1,000,000
P01	2	EX_WALL_1_DEP_2FH	26	Aluminum Sidng	0.5	NA	NA	0.00	1,000,000
P01	2	EX_WALL_1_DEP_2FH	27	Pre-finish Metl	0.5	NA	NA	0.00	1,000,000
P01	2	EX_WALL_1_DEP_2FH	28	Glass/Thermo.	0.5	NA	NA	0.00	1,000,000
P01	2	EX_WALL_1_DEP_2FH	29	Cement Board	0.5	NA	NA	0.00	1,000,000
P01	570	REMOD_YEAR	2017	REMOD_YR_2017	0.75	NA	NA	0.00	1,000,000
P01	570	REMOD_YEAR	2018	REMOD_YR_2018	0.8	NA	NA	0.00	1,000,000
P01	570	REMOD_YEAR	2019	REMOD_YR_2019	0.85	NA	NA	0.00	1,000,000
P01	570	REMOD_YEAR	2020	REMOD_YR_2020	0.9	NA	NA	0.00	1,000,000
P01	570	REMOD_YEAR	2021	REMOD_YR_2021	0.95	NA	NA	0.00	1,000,000
P01	570	REMOD_YEAR	2022	REMOD_YR_2022	1	NA	NA	0.00	1,000,000
P01	570	REMOD_YEAR	2023	REMOD_YR_2023	1	NA	NA	0.00	1,000,000
P01	570	REMOD_YEAR	2024	REMOD_YR_2024	1	NA	NA	0.00	1,000,000
P01	570	REMOD_YEAR	2025	REMOD_YR_2025	1	NA	NA	0.00	1,000,000
P01	570	REMOD_YEAR	2026	REMOD_YR_2026	1	NA	NA	0.00	1,000,000
P01	570	REMOD_YEAR	2027	REMOD_YR_2027	1	NA	NA	0.00	1,000,000
P01	570	REMOD_YEAR	2028	REMOD_YR_2028	1	NA	NA	0.00	1,000,000
P01	2	INTERIOR_WALL_1_DEP_2FH	00		1	Base Rate Adj	NA	0.00	1,000,000
P01	2	FLR_COVER_1_DEP_2FH	00		1	Base Rate Adj	NA	0.00	1,000,000
P01	2	FLR_COVER_1_DEP_2FH	01		0.5	Base Rate Adj	NA	0.00	1,000,000
P01	2	INTERIOR_WALL_1_DEP_2FH	01		0.5	Base Rate Adj	NA	0.00	1,000,000

**Cost Models Report
WILTON CT**

Code	List Order	Description	Data	RVR CODE DATA DESC	Adj Coefficient	Applied As	Field Type	Min Val	Max Val
P01	2	INTERIOR_WALL_1_DEP_2FH	02		0.5	Base Rate Adj	NA	0.00	1,000,000
P01	2	FLR_COVER_1_DEP_2FH	02		0.5	Base Rate Adj	NA	0.00	1,000,000
P01	2	FLR_COVER_1_DEP_2FH	03		0.5	Base Rate Adj	NA	0.00	1,000,000
P01	2	INTERIOR_WALL_1_DEP_2FH	03		0.5	Base Rate Adj	NA	0.00	1,000,000
P01	2	INTERIOR_WALL_1_DEP_2FH	04		0.5	Base Rate Adj	NA	0.00	1,000,000
P01	2	FLR_COVER_1_DEP_2FH	04		0.5	Base Rate Adj	NA	0.00	1,000,000
P01	2	FLR_COVER_1_DEP_2FH	05		0.5	Base Rate Adj	NA	0.00	1,000,000
P01	2	INTERIOR_WALL_1_DEP_2FH	05		0.5	Base Rate Adj	NA	0.00	1,000,000
P01	2	INTERIOR_WALL_1_DEP_2FH	06		0.5	Base Rate Adj	NA	0.00	1,000,000
P01	2	FLR_COVER_1_DEP_2FH	06		0.5	Base Rate Adj	NA	0.00	1,000,000
P01	2	FLR_COVER_1_DEP_2FH	07		0.5	Base Rate Adj	NA	0.00	1,000,000
P01	2	INTERIOR_WALL_1_DEP_2FH	07		0.5	Base Rate Adj	NA	0.00	1,000,000
P01	2	FLR_COVER_1_DEP_2FH	08		0.5	Base Rate Adj	NA	0.00	1,000,000
P01	2	FLR_COVER_1_DEP_2FH	09		0.5	Base Rate Adj	NA	0.00	1,000,000
P01	2	FLR_COVER_1_DEP_2FH	10		0.5	Base Rate Adj	NA	0.00	1,000,000
P01	2	FLR_COVER_1_DEP_2FH	11		0.5	Base Rate Adj	NA	0.00	1,000,000
P01	2	FLR_COVER_1_DEP_2FH	12		0.5	Base Rate Adj	NA	0.00	1,000,000
P01	2	FLR_COVER_1_DEP_2FH	13		0.5	Base Rate Adj	NA	0.00	1,000,000
P01	2	FLR_COVER_1_DEP_2FH	14		0.5	Base Rate Adj	NA	0.00	1,000,000
P01	2	FLR_COVER_1_DEP_2FH	15		0.5	Base Rate Adj	NA	0.00	1,000,000
P01	2	FLR_COVER_1_DEP_2FH	16		0.5	Base Rate Adj	NA	0.00	1,000,000
P01	2	FLR_COVER_1_DEP_2FH	17		0.5	Base Rate Adj	NA	0.00	1,000,000
P01	2	FLR_COVER_1_DEP_2FH	18		0.5	Base Rate Adj	NA	0.00	1,000,000
P01	2	FLR_COVER_1_DEP_2FH	19		0.5	Base Rate Adj	NA	0.00	1,000,000
P01	30	EXTERIOR WALL 1	01	Minimum	-0.16	Base Rate Adj	Binary Code	0.00	1,000,000
P01	30	EXTERIOR WALL 1	02	Wall Board	-0.13	Base Rate Adj	Binary Code	0.00	1,000,000
P01	30	EXTERIOR WALL 1	03	Below Average	-0.1	Base Rate Adj	Binary Code	0.00	1,000,000
P01	30	EXTERIOR WALL 1	04	Single Siding	-0.07	Base Rate Adj	Binary Code	0.00	1,000,000
P01	30	EXTERIOR WALL 1	05	Average	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	30	EXTERIOR WALL 1	06	Board & Batten	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	30	EXTERIOR WALL 1	07	Asbestos Shngl	-0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P01	30	EXTERIOR WALL 1	08	Wood on Sheath	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	30	EXTERIOR WALL 1	09	Logs	0.05	Base Rate Adj	Binary Code	0.00	1,000,000
P01	30	EXTERIOR WALL 1	10	Above Average	0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P01	30	EXTERIOR WALL 1	11	Clapboard	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	30	EXTERIOR WALL 1	12	Cedar or Redwd	0.05	Base Rate Adj	Binary Code	0.00	1,000,000
P01	30	EXTERIOR WALL 1	13	Pre-Fab Wood	-0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P01	30	EXTERIOR WALL 1	14	Wood Shingle	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	30	EXTERIOR WALL 1	15	Concr/Cinder	-0.05	Base Rate Adj	Binary Code	0.00	1,000,000
P01	30	EXTERIOR WALL 1	16	Stucco on Wood	0	Base Rate Adj	Binary Code	0.00	1,000,000

**Cost Models Report
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Code	List Order	Description	Data	RVR CODE DATA DESC	Adj Coefficient	Applied As	Field Type	Min Val	Max Val
P01	30	EXTERIOR WALL 1	17	Stucco/Masonry	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	30	EXTERIOR WALL 1	18	Asphalt	-0.04	Base Rate Adj	Binary Code	0.00	1,000,000
P01	30	EXTERIOR WALL 1	19	Brick Veneer	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	30	EXTERIOR WALL 1	20	Brick	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	30	EXTERIOR WALL 1	21	Stone/Masonry	0.08	Base Rate Adj	Binary Code	0.00	1,000,000
P01	30	EXTERIOR WALL 1	22	Precast Panel	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	30	EXTERIOR WALL 1	23	Reinforced Cnc	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	30	EXTERIOR WALL 1	24	Corrugated Stl	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	30	EXTERIOR WALL 1	25	Vinyl Siding	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	30	EXTERIOR WALL 1	26	Aluminum Sidng	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	30	EXTERIOR WALL 1	27	Pre-finish Metl	0.01	Base Rate Adj	Binary Code	0.00	1,000,000
P01	30	EXTERIOR WALL 1	28	Glass/Thermo.	0.04	Base Rate Adj	Binary Code	0.00	1,000,000
P01	30	EXTERIOR WALL 1	29	Cement Board	0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P01	35	EXTERIOR WALL 2	01	Minimum	-0.16	Base Rate Adj	Binary Code	0.00	1,000,000
P01	35	EXTERIOR WALL 2	02	Wall Board	-0.13	Base Rate Adj	Binary Code	0.00	1,000,000
P01	35	EXTERIOR WALL 2	03	Below Average	-0.1	Base Rate Adj	Binary Code	0.00	1,000,000
P01	35	EXTERIOR WALL 2	04	Single Siding	-0.07	Base Rate Adj	Binary Code	0.00	1,000,000
P01	35	EXTERIOR WALL 2	05	Average	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	35	EXTERIOR WALL 2	06	Board & Batten	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	35	EXTERIOR WALL 2	07	Asbestos Shngl	-0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P01	35	EXTERIOR WALL 2	08	Wood on Sheath	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	35	EXTERIOR WALL 2	09	Logs	0.01	Base Rate Adj	Binary Code	0.00	1,000,000
P01	35	EXTERIOR WALL 2	10	Above Average	0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P01	35	EXTERIOR WALL 2	11	Clapboard	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	35	EXTERIOR WALL 2	12	Cedar or Redwd	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	35	EXTERIOR WALL 2	13	Pre-Fab Wood	-0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P01	35	EXTERIOR WALL 2	14	Wood Shingle	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	35	EXTERIOR WALL 2	15	Concr/Cinder	-0.05	Base Rate Adj	Binary Code	0.00	1,000,000
P01	35	EXTERIOR WALL 2	16	Stucco on Wood	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	35	EXTERIOR WALL 2	17	Stucco/Masonry	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	35	EXTERIOR WALL 2	18	Asphalt	-0.04	Base Rate Adj	Binary Code	0.00	1,000,000
P01	35	EXTERIOR WALL 2	19	Brick Veneer	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	35	EXTERIOR WALL 2	20	Brick	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	35	EXTERIOR WALL 2	21	Stone/Masonry	0.08	Base Rate Adj	Binary Code	0.00	1,000,000
P01	35	EXTERIOR WALL 2	22	Precast Panel	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	35	EXTERIOR WALL 2	23	Reinforced Cnc	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	35	EXTERIOR WALL 2	24	Corrugated Stl	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	35	EXTERIOR WALL 2	25	Vinyl Siding	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	35	EXTERIOR WALL 2	26	Aluminum Sidng	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	35	EXTERIOR WALL 2	27	Pre-finish Metl	0.01	Base Rate Adj	Binary Code	0.00	1,000,000

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Code	List Order	Description	Data	RVR CODE DATA DESC	Adj Coefficient	Applied As	Field Type	Min Val	Max Val
P01	35	EXTERIOR WALL 2	28	Glass/Thermo.	0.04	Base Rate Adj	Binary Code	0.00	1,000,000
P01	35	EXTERIOR WALL 2	29	Cement Board	0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P01	37	ROOF STRUCTURE	01	Flat	-0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P01	37	ROOF STRUCTURE	02	Shed	-0.01	Base Rate Adj	Binary Code	0.00	1,000,000
P01	37	ROOF STRUCTURE	03	Gable/Hip	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	37	ROOF STRUCTURE	04	Wood Truss	0.01	Base Rate Adj	Binary Code	0.00	1,000,000
P01	37	ROOF STRUCTURE	05	Salt Box	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	37	ROOF STRUCTURE	06	Mansard	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	37	ROOF STRUCTURE	07	Gambrel	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	37	ROOF STRUCTURE	08	Irregular	0.01	Base Rate Adj	Binary Code	0.00	1,000,000
P01	37	ROOF STRUCTURE	09	Rigid Frm/Bjst	-0.04	Base Rate Adj	Binary Code	0.00	1,000,000
P01	37	ROOF STRUCTURE	10	Steel Frm/Trus	-0.04	Base Rate Adj	Binary Code	0.00	1,000,000
P01	37	ROOF STRUCTURE	11	Bowstring Trus	-0.04	Base Rate Adj	Binary Code	0.00	1,000,000
P01	37	ROOF STRUCTURE	12	Reinforc Concr	-0.04	Base Rate Adj	Binary Code	0.00	1,000,000
P01	37	ROOF STRUCTURE	13	Prestres Concr	0.09	Base Rate Adj	Binary Code	0.00	1,000,000
P01	40	ROOF COVER	01	Metal/Tin	-0.01	Base Rate Adj	Binary Code	0.00	1,000,000
P01	40	ROOF COVER	02	Rolled Compos	-0.01	Base Rate Adj	Binary Code	0.00	1,000,000
P01	40	ROOF COVER	03	Asphalt Shngl.	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	40	ROOF COVER	04	Tar/Gravl/Rubr	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	40	ROOF COVER	05	Corrugated Asb	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	40	ROOF COVER	06	Asbestos Shing	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	40	ROOF COVER	07	Concrete Tile	0.01	Base Rate Adj	Binary Code	0.00	1,000,000
P01	40	ROOF COVER	08	Clay Tile	0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P01	40	ROOF COVER	09	SS Mt/Enam MS	0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P01	40	ROOF COVER	10	Wood Shingle	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P01	40	ROOF COVER	11	Slate/Rubber	0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P01	40	ROOF COVER	12	Plastic Shngl	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P01	40	ROOF COVER	13	Rubber Shingle	0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P01	40	ROOF COVER	14	Solar Roof	0.01	Base Rate Adj	Binary Code	0.00	1,000,000
P01	40	ROOF COVER	15	ROOF_COVER_15	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	40	ROOF COVER	16	ROOF_COVER_16	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	45	INTERIOR WALL 1	01	Minim/Masonry	-0.17	Base Rate Adj	Binary Code	0.00	1,000,000
P01	45	INTERIOR WALL 1	02	Wall Brd/Wood	-0.07	Base Rate Adj	Binary Code	0.00	1,000,000
P01	45	INTERIOR WALL 1	03	Plastered	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	45	INTERIOR WALL 1	04	Plywood Panel	-0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P01	45	INTERIOR WALL 1	05	Drywall	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	45	INTERIOR WALL 1	06	Wood Panel	0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P01	45	INTERIOR WALL 1	07	Pine	0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P01	46	INTERIOR WALL 2	01	Minim/Masonry	-0.17	Base Rate Adj	Binary Code	0.00	1,000,000
P01	46	INTERIOR WALL 2	02	Wall Brd/Wood	-0.07	Base Rate Adj	Binary Code	0.00	1,000,000

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Code	List Order	Description	Data	RVR CODE DATA DESC	Adj Coefficient	Applied As	Field Type	Min Val	Max Val
P01	46	INTERIOR WALL 2	03	Plastered	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	46	INTERIOR WALL 2	04	Plywood Panel	-0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P01	46	INTERIOR WALL 2	05	Drywall	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	46	INTERIOR WALL 2	06	Wood Panel	0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P01	46	INTERIOR WALL 2	07	Pine	0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P01	50	FLOOR COVER 1	01	Dirt/None	-0.1	Base Rate Adj	Binary Code	-99999.00	1,000,000
P01	50	FLOOR COVER 1	02	Minimum/Plywd	-0.05	Base Rate Adj	Binary Code	-99999.00	1,000,000
P01	50	FLOOR COVER 1	03	Concrete	-0.05	Base Rate Adj	Binary Code	-99999.00	1,000,000
P01	50	FLOOR COVER 1	04	Concr Abv Grad	-0.05	Base Rate Adj	Binary Code	-99999.00	1,000,000
P01	50	FLOOR COVER 1	05	Vinyl	-0.02	Base Rate Adj	Binary Code	-99999.00	1,000,000
P01	50	FLOOR COVER 1	06	Vinyl	-0.02	Base Rate Adj	Binary Code	-99999.00	1,000,000
P01	50	FLOOR COVER 1	07	Cork Tile	0	Base Rate Adj	Binary Code	-99999.00	1,000,000
P01	50	FLOOR COVER 1	08	Average	0	Base Rate Adj	Binary Code	-99999.00	1,000,000
P01	50	FLOOR COVER 1	09	Pine/Soft Wood	0.01	Base Rate Adj	Binary Code	-99999.00	1,000,000
P01	50	FLOOR COVER 1	10	Terrazzo Monol	0	Base Rate Adj	Binary Code	-99999.00	1,000,000
P01	50	FLOOR COVER 1	11	Ceramic Tile	0.02	Base Rate Adj	Binary Code	-99999.00	1,000,000
P01	50	FLOOR COVER 1	12	Hardwood	0.02	Base Rate Adj	Binary Code	-99999.00	1,000,000
P01	50	FLOOR COVER 1	13	Parquet/Lamint	0.02	Base Rate Adj	Binary Code	-99999.00	1,000,000
P01	50	FLOOR COVER 1	14	Carpet	0	Base Rate Adj	Binary Code	-99999.00	1,000,000
P01	50	FLOOR COVER 1	15	Quarry Tile	0.02	Base Rate Adj	Binary Code	-99999.00	1,000,000
P01	50	FLOOR COVER 1	16	Terrazzo Epoxy	0	Base Rate Adj	Binary Code	-99999.00	1,000,000
P01	50	FLOOR COVER 1	17	Precast Concr	0	Base Rate Adj	Binary Code	-99999.00	1,000,000
P01	50	FLOOR COVER 1	18	Slate	0.03	Base Rate Adj	Binary Code	-99999.00	1,000,000
P01	50	FLOOR COVER 1	19	Marble	0.04	Base Rate Adj	Binary Code	-99999.00	1,000,000
P01	55	FLOOR COVER 2	01	Dirt/None	-0.1	Base Rate Adj	Binary Code	0.00	1,000,000
P01	55	FLOOR COVER 2	02	Minimum/Plywd	-0.05	Base Rate Adj	Binary Code	0.00	1,000,000
P01	55	FLOOR COVER 2	03	Concrete	-0.05	Base Rate Adj	Binary Code	0.00	1,000,000
P01	55	FLOOR COVER 2	04	Concr Abv Grad	-0.05	Base Rate Adj	Binary Code	0.00	1,000,000
P01	55	FLOOR COVER 2	05	Vinyl	-0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P01	55	FLOOR COVER 2	06	Vinyl	-0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P01	55	FLOOR COVER 2	07	Cork Tile	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	55	FLOOR COVER 2	08	Average	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	55	FLOOR COVER 2	09	Pine/Soft Wood	0.01	Base Rate Adj	Binary Code	0.00	1,000,000
P01	55	FLOOR COVER 2	10	Terrazzo Monol	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	55	FLOOR COVER 2	11	Ceramic Tile	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P01	55	FLOOR COVER 2	12	Hardwood	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P01	55	FLOOR COVER 2	13	Parquet/Lamint	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P01	55	FLOOR COVER 2	14	Carpet	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	55	FLOOR COVER 2	15	Quarry Tile	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P01	55	FLOOR COVER 2	16	Terrazzo Epoxy	0	Base Rate Adj	Binary Code	0.00	1,000,000

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Code	List Order	Description	Data	RVR CODE DATA DESC	Adj Coefficient	Applied As	Field Type	Min Val	Max Val
P01	55	FLOOR COVER 2	17	Precast Concr	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	55	FLOOR COVER 2	18	Slate	0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P01	55	FLOOR COVER 2	19	Marble	0.04	Base Rate Adj	Binary Code	0.00	1,000,000
P01	205	HEATING SYSTEM	01	None	-0.05	Base Rate Adj	Binary Code	0.00	1,000,000
P01	205	HEATING SYSTEM	02	Floor Furnace	-0.04	Base Rate Adj	Binary Code	0.00	1,000,000
P01	205	HEATING SYSTEM	03	Hot Air-no Duc	-0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P01	205	HEATING SYSTEM	04	Forced Air	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	205	HEATING SYSTEM	05	Hot Water	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	205	HEATING SYSTEM	06	Steam	-0.01	Base Rate Adj	Binary Code	0.00	1,000,000
P01	205	HEATING SYSTEM	07	Electr Basebrd	-0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P01	205	HEATING SYSTEM	08	Radiant	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	205	HEATING SYSTEM	09	Hydro Air	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	460	BEDROOM COUNT	00	BEDS_00	-0.05	Base Rate Adj	Binary Code	0.00	1,000,000
P01	460	BEDROOM COUNT	01	1 Bedroom	-0.04	Base Rate Adj	Binary Code	0.00	1,000,000
P01	460	BEDROOM COUNT	02	2 Bedrooms	-0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P01	460	BEDROOM COUNT	03	3 Bedrooms	-0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P01	460	BEDROOM COUNT	04	4 Bedrooms	-0.01	Base Rate Adj	Binary Code	0.00	1,000,000
P01	460	BEDROOM COUNT	05	5 Bedrooms	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	460	BEDROOM COUNT	06	6 Bedrooms	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	460	BEDROOM COUNT	07	7 Bedrooms	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	460	BEDROOM COUNT	08	8 Bedrooms	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	460	BEDROOM COUNT	09	9+ Bedrooms	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	530	BATH STYLE	01	Old Style	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	530	BATH STYLE	02	Average	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	530	BATH STYLE	03	Modern	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	540	KITCHEN STYLE	01	Below Average	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	540	KITCHEN STYLE	02	Average	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	540	KITCHEN STYLE	03	Remodled	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	550	ASSESSING NEIGHBORHOOD	0001	NHBD_0001	0	Base Rate Adj	Binary Code	0.00	1,000,000
P01	550	ASSESSING NEIGHBORHOOD	0002	NHBD_0002	-0.14	Base Rate Adj	Binary Code	0.00	1,000,000
P01	560	REMOD_CODE	01	C -Cosmetic	-0.05	Depr Adj	Binary Code	0.00	1,000,000
P01	560	REMOD_CODE	02	M- Minor	-0.2	Depr Adj	Binary Code	0.00	1,000,000
P01	560	REMOD_CODE	03	MD- Moderate	-0.35	Depr Adj	Binary Code	0.00	1,000,000
P01	560	REMOD_CODE	04	MJ -Major	-0.5	Depr Adj	Binary Code	0.00	1,000,000
P01	560	REMOD_CODE	05	G - Total	-0.75	Depr Adj	Binary Code	0.00	1,000,000
P01	560	REMOD_CODE	06	B - Bath	-0.07	Depr Adj	Binary Code	0.00	1,000,000
P01	560	REMOD_CODE	07	K - Kitchen	-0.2	Depr Adj	Binary Code	0.00	1,000,000
P01	560	REMOD_CODE	08	KB - Kit/Bth	-0.3	Depr Adj	Binary Code	0.00	1,000,000
P01	211	AIR CONDITIONING			5.5	NA	Numeric	0.00	1,000,000
P01	495	ELEVATOR			50000	NA	Numeric	0.00	1,000,000
P01	496	FIREPLACE			6000	NA	Numeric	0.00	1,000,000
P01	501	SPA/JET TUB			2500	NA	Numeric	0.00	5

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Code	List Order	Description	Data	RVR CODE DATA DESC	Adj Coefficient	Applied As	Field Type	Min Val	Max Val
P01	505	WHIRLPOOL TUB			7000	NA	Numeric	0.00	3
P01	20	GRADE ADJUSTMENT	01	Minimum	-0.4	Muliplier	Binary Code	0.00	1,000,000
P01	20	GRADE ADJUSTMENT	02	Below Average	-0.25	Muliplier	Binary Code	0.00	1,000,000
P01	20	GRADE ADJUSTMENT	03	Average	0	Muliplier	Binary Code	0.00	1,000,000
P01	20	GRADE ADJUSTMENT	04	Average +	0.21	Muliplier	Binary Code	0.00	1,000,000
P01	20	GRADE ADJUSTMENT	05	Average ++	0.42	Muliplier	Binary Code	0.00	1,000,000
P01	20	GRADE ADJUSTMENT	06	Excellent	0.6	Muliplier	Binary Code	0.00	1,000,000
P01	20	GRADE ADJUSTMENT	07	Excellent +	0.8	Muliplier	Binary Code	0.00	1,000,000
P01	20	GRADE ADJUSTMENT	08	Excellent ++	1.1	Muliplier	Binary Code	0.00	1,000,000
P01	20	GRADE ADJUSTMENT	09	Superior	1.45	Muliplier	Binary Code	0.00	1,000,000
P01	20	GRADE ADJUSTMENT	10	Superior +	1.6	Muliplier	Binary Code	0.00	1,000,000
P01	20	GRADE ADJUSTMENT	11	Superior ++	1.8	Muliplier	Binary Code	0.00	1,000,000
P01	20	GRADE ADJUSTMENT	12	Superior +++	2.1	Muliplier	Binary Code	0.00	1,000,000
P01	20	GRADE ADJUSTMENT	13	Superior ++++	2.4	Muliplier	Binary Code	0.00	1,000,000
P01	2	DEP CONSTANT	.5		0.5	Per Unit	NA	0.00	1,000,000
P01	2	DEP CONSTANT	.5		0.5	Per Unit	NA	0.00	1,000,000
P01	2	DEP CONSTANT	.5		0.5	Per Unit	NA	0.00	1,000,000
P01	470	BATHS			7000	Per Unit	Numeric	0.00	2
P01	490	HALF BATHS			4000	Per Unit	Numeric	0.00	1,000,000
P01	497	SAUNA			180	Per Unit	Numeric	0.00	1,000,000
P01	580	3+ FULL BATHS			5000	Per Unit	Numeric	0.00	1,000,000
P01	590	EXTRA PLUMBING FIXTURES			1500	Per Unit	Numeric	0.00	1,000,000
P01	600	EXTRA KITCHEN			10000	Per Unit	Numeric	0.00	1,000,000

P04	0	Base Rate Dep Var			1	NA	NA	0.00	1,000,000
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P05	0	Base Rate Dep Var			1	NA	NA	0.00	1,000,000
P05	1	AC_DEP_1FH	02	Heat Pump	1	NA	NA	0.00	1,000,000
P05	1	AC_DEP_1FH	03	Central	1	NA	NA	0.00	1,000,000
P05	1	AC_DEP_1FH	05	Vapor Cooler	1	NA	NA	0.00	1,000,000
P05	1	AC_DEP_1FH	06	Partial	0	NA	NA	0.00	1,000,000
P05	220	REMODEL YEAR	2017	REMODEL_DEP_2017	0.75	NA	NA	0.00	1,000,000
P05	220	REMODEL YEAR	2018	REMODEL_DEP_2018	0.8	NA	NA	0.00	1,000,000
P05	220	REMODEL YEAR	2019	REMODEL_DEP_2019	0.85	NA	NA	0.00	1,000,000
P05	220	REMODEL YEAR	2020	REMODEL_DEP_2020	0.9	NA	NA	0.00	1,000,000
P05	220	REMODEL YEAR	2021	REMODEL_DEP_2021	0.95	NA	NA	0.00	1,000,000
P05	220	REMODEL YEAR	2022	REMODEL_DEP_2022	1	NA	NA	0.00	1,000,000
P05	220	REMODEL YEAR	2023	REMODEL_DEP_2023	1	NA	NA	0.00	1,000,000
P05	220	REMODEL YEAR	2024	REMODEL_DEP_2024	1	NA	NA	0.00	1,000,000
P05	220	REMODEL YEAR	2025	REMODEL_DEP_2025	1	NA	NA	0.00	1,000,000
P05	220	REMODEL YEAR	2026	REMODEL_DEP_2026	1	NA	NA	0.00	1,000,000
P05	220	REMODEL YEAR	2027	REMODEL_DEP_2027	1	NA	NA	0.00	1,000,000
P05	220	REMODEL YEAR	2028	REMODEL_DEP_2028	1	NA	NA	0.00	1,000,000
P05	190	BATH STYLE	01	Old Style	0	Base Rate Adj	Binary Code	0.00	1,000,000
P05	190	BATH STYLE	02	Average	0	Base Rate Adj	Binary Code	0.00	1,000,000

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Code	List Order	Description	Data	RVR CODE DATA DESC	Adj Coefficient	Applied As	Field Type	Min Val	Max Val
P05	190	BATH STYLE	03	Modern	0	Base Rate Adj	Binary Code	0.00	1,000,000
P05	200	KITCHEN STYLE	01	Below Average	0	Base Rate Adj	Binary Code	0.00	1,000,000
P05	200	KITCHEN STYLE	02	Average	0	Base Rate Adj	Binary Code	0.00	1,000,000
P05	200	KITCHEN STYLE	03	Remodeled	0	Base Rate Adj	Binary Code	0.00	1,000,000
P05	210	REMODEL RATING	01	C -Cosmetic	-0.05	Depr Adj	Binary Code	0.00	1,000,000
P05	210	REMODEL RATING	02	M- Minor	-0.2	Depr Adj	Binary Code	0.00	1,000,000
P05	210	REMODEL RATING	03	MD- Moderate	-0.35	Depr Adj	Binary Code	0.00	1,000,000
P05	210	REMODEL RATING	04	MJ -Major	-0.5	Depr Adj	Binary Code	0.00	1,000,000
P05	210	REMODEL RATING	05	G - Total	-0.75	Depr Adj	Binary Code	0.00	1,000,000
P05	210	REMODEL RATING	06	B - Bath	-0.07	Depr Adj	Binary Code	0.00	1,000,000
P05	210	REMODEL RATING	07	K - Kitchen	-0.2	Depr Adj	Binary Code	0.00	1,000,000
P05	210	REMODEL RATING	08	KB - KiVBth	-0.3	Depr Adj	Binary Code	0.00	1,000,000
P05	110	AIR CONDITIONING			5.5	NA	Numeric	0.00	1,000,000
P05	140	WHIRLPOOL TUB			7000	NA	Numeric	0.00	3
P05	150	JET TUB			2500	NA	Numeric	0.00	1,000,000
P05	250	ELEVATOR			50000	NA	Numeric	0.00	1,000,000
P05	100	UNIT QUALITY	01	Minimum	-0.25	Muliplier	Binary Code	0.00	1,000,000
P05	100	UNIT QUALITY	02	Below Average	-0.1	Muliplier	Binary Code	0.00	1,000,000
P05	100	UNIT QUALITY	03	Average	0	Muliplier	Binary Code	0.00	1,000,000
P05	100	UNIT QUALITY	04	Average +	0.2	Muliplier	Binary Code	0.00	1,000,000
P05	100	UNIT QUALITY	05	Average ++	0.35	Muliplier	Binary Code	0.00	1,000,000
P05	100	UNIT QUALITY	06	Excellent	0.5	Muliplier	Binary Code	0.00	1,000,000
P05	100	UNIT QUALITY	07	Excellent +	0.75	Muliplier	Binary Code	0.00	1,000,000
P05	100	UNIT QUALITY	08	Excellent ++	0.9	Muliplier	Binary Code	0.00	1,000,000
P05	100	UNIT QUALITY	09	Superior	1.1	Muliplier	Binary Code	0.00	1,000,000
P05	100	UNIT QUALITY	10	Superior +	1.25	Muliplier	Binary Code	0.00	1,000,000
P05	100	UNIT QUALITY	11	Superior ++	1.5	Muliplier	Binary Code	0.00	1,000,000
P05	100	UNIT QUALITY	12	Superior +++	1.75	Muliplier	Binary Code	0.00	1,000,000
P05	100	UNIT QUALITY	13	Superior ++++	2	Muliplier	Binary Code	0.00	1,000,000
P05	160	COMPLEX ADJUSTMENT			1	Muliplier	Numeric	-9999.00	1,000,000
P05	115	BATHS			5000	Per Unit	Numeric	0.00	2
P05	120	3+BATHS			4000	Per Unit	Numeric	0.00	1,000,000
P05	125	HALF BATHS			3000	Per Unit	Numeric	0.00	1,000,000
P05	135	FIREPLACE			6000	Per Unit	Numeric	0.00	1,000,000
P05	170	SAUNA			180	Per Unit	Numeric	0.00	1,000,000
P05	230	EXTRA PLUMBING FIXTURES			1500	Per Unit	Numeric	0.00	1,000,000
P05	240	EXTRA KITCHEN			10000	Per Unit	Numeric	0.00	1,000,000

P06	0	Base Rate Dep Var			1	NA	NA	0.00	1,000,000
P06	2	EX_WALL_1_DEP_2FH	00		1	Base Rate Adj	NA	0.00	1,000,000
P06	2	FLR_COVER_1_DEP_2FH	00		1	Base Rate Adj	NA	0.00	1,000,000
P06	2	INTERIOR_WALL_1_DEP_2FH	00		1	Base Rate Adj	NA	0.00	1,000,000
P06	2	INTERIOR_WALL_1_DEP_2FH	01		0.5	Base Rate Adj	NA	0.00	1,000,000
P06	2	FLR_COVER_1_DEP_2FH	01		0.5	Base Rate Adj	NA	0.00	1,000,000
P06	2	EX_WALL_1_DEP_2FH	01		0.5	Base Rate Adj	NA	0.00	1,000,000

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Code	List Order	Description	Data	RVR CODE DATA DESC	Adj Coefficient	Applied As	Field Type	Min Val	Max Val
P06	2	COAL_OR_WOOD_DEP_2FH	01		1	Base Rate Adj	NA	0.00	1,000,000
P06	2	EX_WALL_1_DEP_2FH	02		0.5	Base Rate Adj	NA	0.00	1,000,000
P06	2	FLR_COVER_1_DEP_2FH	02		0.5	Base Rate Adj	NA	0.00	1,000,000
P06	2	INTERIOR_WALL_1_DEP_2FH	02		0.5	Base Rate Adj	NA	0.00	1,000,000
P06	2	OIL_DEP_2FH	02		1	Base Rate Adj	NA	0.00	1,000,000
P06	2	INTERIOR_WALL_1_DEP_2FH	03		0.5	Base Rate Adj	NA	0.00	1,000,000
P06	2	FLR_COVER_1_DEP_2FH	03		0.5	Base Rate Adj	NA	0.00	1,000,000
P06	2	GAS_DEP_2FH	03		1	Base Rate Adj	NA	0.00	1,000,000
P06	2	EX_WALL_1_DEP_2FH	03		0.5	Base Rate Adj	NA	0.00	1,000,000
P06	2	EX_WALL_1_DEP_2FH	04		0.5	Base Rate Adj	NA	0.00	1,000,000
P06	2	ELECTRIC_DEP_2FH	04		1	Base Rate Adj	NA	0.00	1,000,000
P06	2	FLR_COVER_1_DEP_2FH	04		0.5	Base Rate Adj	NA	0.00	1,000,000
P06	2	INTERIOR_WALL_1_DEP_2FH	04		0.5	Base Rate Adj	NA	0.00	1,000,000
P06	2	INTERIOR_WALL_1_DEP_2FH	05		0.5	Base Rate Adj	NA	0.00	1,000,000
P06	2	FLR_COVER_1_DEP_2FH	05		0.5	Base Rate Adj	NA	0.00	1,000,000
P06	2	SOLAR_ASSISTED_DEP_2FH	05		1	Base Rate Adj	NA	0.00	1,000,000
P06	2	EX_WALL_1_DEP_2FH	05		0.5	Base Rate Adj	NA	0.00	1,000,000
P06	2	EX_WALL_1_DEP_2FH	06		0.5	Base Rate Adj	NA	0.00	1,000,000
P06	2	FLR_COVER_1_DEP_2FH	06		0.5	Base Rate Adj	NA	0.00	1,000,000
P06	2	GEOHERMAL_DEP_2FH	06		1	Base Rate Adj	NA	0.00	1,000,000
P06	2	INTERIOR_WALL_1_DEP_2FH	06		0.5	Base Rate Adj	NA	0.00	1,000,000
P06	2	INTERIOR_WALL_1_DEP_2FH	07		0.5	Base Rate Adj	NA	0.00	1,000,000
P06	2	FLR_COVER_1_DEP_2FH	07		0.5	Base Rate Adj	NA	0.00	1,000,000
P06	2	EX_WALL_1_DEP_2FH	07		0.5	Base Rate Adj	NA	0.00	1,000,000
P06	2	EX_WALL_1_DEP_2FH	08		0.5	Base Rate Adj	NA	0.00	1,000,000
P06	2	FLR_COVER_1_DEP_2FH	08		0.5	Base Rate Adj	NA	0.00	1,000,000
P06	2	FLR_COVER_1_DEP_2FH	09		0.5	Base Rate Adj	NA	0.00	1,000,000
P06	2	EX_WALL_1_DEP_2FH	09		0.5	Base Rate Adj	NA	0.00	1,000,000
P06	2	EX_WALL_1_DEP_2FH	10		0.5	Base Rate Adj	NA	0.00	1,000,000
P06	2	FLR_COVER_1_DEP_2FH	10		0.5	Base Rate Adj	NA	0.00	1,000,000
P06	2	FLR_COVER_1_DEP_2FH	11		0.5	Base Rate Adj	NA	0.00	1,000,000
P06	2	EX_WALL_1_DEP_2FH	11		0.5	Base Rate Adj	NA	0.00	1,000,000
P06	2	EX_WALL_1_DEP_2FH	12		0.5	Base Rate Adj	NA	0.00	1,000,000
P06	2	FLR_COVER_1_DEP_2FH	12		0.5	Base Rate Adj	NA	0.00	1,000,000
P06	2	FLR_COVER_1_DEP_2FH	13		0.5	Base Rate Adj	NA	0.00	1,000,000
P06	2	EX_WALL_1_DEP_2FH	13		0.5	Base Rate Adj	NA	0.00	1,000,000
P06	2	EX_WALL_1_DEP_2FH	14		0.5	Base Rate Adj	NA	0.00	1,000,000
P06	2	FLR_COVER_1_DEP_2FH	14		0.5	Base Rate Adj	NA	0.00	1,000,000
P06	2	FLR_COVER_1_DEP_2FH	15		0.5	Base Rate Adj	NA	0.00	1,000,000
P06	2	EX_WALL_1_DEP_2FH	15		0.5	Base Rate Adj	NA	0.00	1,000,000

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P06	2	EX_WALL_1_DEP_2FH	16		0.5	Base Rate Adj	NA	0.00	1,000,000
P06	2	FLR_COVER_1_DEP_2FH	16		0.5	Base Rate Adj	NA	0.00	1,000,000
P06	2	FLR_COVER_1_DEP_2FH	17		0.5	Base Rate Adj	NA	0.00	1,000,000
P06	2	EX_WALL_1_DEP_2FH	17		0.5	Base Rate Adj	NA	0.00	1,000,000
P06	2	EX_WALL_1_DEP_2FH	18		0.5	Base Rate Adj	NA	0.00	1,000,000
P06	2	FLR_COVER_1_DEP_2FH	18		0.5	Base Rate Adj	NA	0.00	1,000,000
P06	2	FLR_COVER_1_DEP_2FH	19		0.5	Base Rate Adj	NA	0.00	1,000,000
P06	2	EX_WALL_1_DEP_2FH	19		0.5	Base Rate Adj	NA	0.00	1,000,000
P06	2	EX_WALL_1_DEP_2FH	20		0.5	Base Rate Adj	NA	0.00	1,000,000
P06	2	EX_WALL_1_DEP_2FH	21		0.5	Base Rate Adj	NA	0.00	1,000,000
P06	2	EX_WALL_1_DEP_2FH	22		0.5	Base Rate Adj	NA	0.00	1,000,000
P06	2	EX_WALL_1_DEP_2FH	23		0.5	Base Rate Adj	NA	0.00	1,000,000
P06	2	EX_WALL_1_DEP_2FH	24		0.5	Base Rate Adj	NA	0.00	1,000,000
P06	2	EX_WALL_1_DEP_2FH	25		0.5	Base Rate Adj	NA	0.00	1,000,000
P06	2	EX_WALL_1_DEP_2FH	26		0.5	Base Rate Adj	NA	0.00	1,000,000
P06	2	EX_WALL_1_DEP_2FH	27		0.5	Base Rate Adj	NA	0.00	1,000,000
P06	2	EX_WALL_1_DEP_2FH	28		0.5	Base Rate Adj	NA	0.00	1,000,000
P06	2	EX_WALL_1_DEP_2FH	29		0.5	Base Rate Adj	NA	0.00	1,000,000
P06	30	EXTERIOR WALL 1	01	Minimum	-0.13	Base Rate Adj	Binary Code	0.00	1,000,000
P06	30	EXTERIOR WALL 1	02	Wall Board	-0.12	Base Rate Adj	Binary Code	0.00	1,000,000
P06	30	EXTERIOR WALL 1	03	Below Average	-0.04	Base Rate Adj	Binary Code	0.00	1,000,000
P06	30	EXTERIOR WALL 1	04	Single Siding	-0.12	Base Rate Adj	Binary Code	0.00	1,000,000
P06	30	EXTERIOR WALL 1	05	Average	0.01	Base Rate Adj	Binary Code	0.00	1,000,000
P06	30	EXTERIOR WALL 1	06	Board & Batten	0.01	Base Rate Adj	Binary Code	0.00	1,000,000
P06	30	EXTERIOR WALL 1	07	Asbestos Shngl	-0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P06	30	EXTERIOR WALL 1	08	Wood on Sheath	0.01	Base Rate Adj	Binary Code	0.00	1,000,000
P06	30	EXTERIOR WALL 1	09	Logs	0.01	Base Rate Adj	Binary Code	0.00	1,000,000
P06	30	EXTERIOR WALL 1	10	Above Average	0.05	Base Rate Adj	Binary Code	0.00	1,000,000
P06	30	EXTERIOR WALL 1	11	Clapboard	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P06	30	EXTERIOR WALL 1	12	Cedar or Redwd	0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P06	30	EXTERIOR WALL 1	13	Pre-Fab Wood	0	Base Rate Adj	Binary Code	0.00	1,000,000
P06	30	EXTERIOR WALL 1	14	Wood Shingle	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P06	30	EXTERIOR WALL 1	15	Concr/Cinder	0	Base Rate Adj	Binary Code	0.00	1,000,000
P06	30	EXTERIOR WALL 1	16	Stucco on Wood	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P06	30	EXTERIOR WALL 1	17	Stucco/Masonry	0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P06	30	EXTERIOR WALL 1	18	Asphalt	-0.11	Base Rate Adj	Binary Code	0.00	1,000,000
P06	30	EXTERIOR WALL 1	19	Brick Veneer	0.06	Base Rate Adj	Binary Code	0.00	1,000,000
P06	30	EXTERIOR WALL 1	20	Brick	0.08	Base Rate Adj	Binary Code	0.00	1,000,000
P06	30	EXTERIOR WALL 1	21	Stone/Masonry	0.08	Base Rate Adj	Binary Code	0.00	1,000,000
P06	30	EXTERIOR WALL 1	22	Precast Panel	0	Base Rate Adj	Binary Code	0.00	1,000,000

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Code	List Order	Description	Data	RVR CODE DATA DESC	Adj Coefficient	Applied As	Field Type	Min Val	Max Val
P06	30	EXTERIOR WALL 1	23	Reinforced Cnc	0.04	Base Rate Adj	Binary Code	0.00	1,000,000
P06	30	EXTERIOR WALL 1	24	Corrugated Stl	0.08	Base Rate Adj	Binary Code	0.00	1,000,000
P06	30	EXTERIOR WALL 1	25	Vinyl Siding	0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P06	30	EXTERIOR WALL 1	26	Aluminum Sidng	0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P06	30	EXTERIOR WALL 1	27	Pre-finish Metl	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P06	30	EXTERIOR WALL 1	28	Glass/Thermo.	0.1	Base Rate Adj	Binary Code	0.00	1,000,000
P06	30	EXTERIOR WALL 1	29	EX_WALL_1_29	0.06	Base Rate Adj	Binary Code	0.00	1,000,000
P06	30	EXTERIOR WALL 1	30	EX_WALL_1_30	0	Base Rate Adj	Binary Code	0.00	1,000,000
P06	35	EXTERIOR WALL 2	01	Minimum	-0.13	Base Rate Adj	Binary Code	0.00	1,000,000
P06	35	EXTERIOR WALL 2	02	Wall Board	-0.12	Base Rate Adj	Binary Code	0.00	1,000,000
P06	35	EXTERIOR WALL 2	03	Below Average	-0.04	Base Rate Adj	Binary Code	0.00	1,000,000
P06	35	EXTERIOR WALL 2	04	Single Siding	-0.12	Base Rate Adj	Binary Code	0.00	1,000,000
P06	35	EXTERIOR WALL 2	05	Average	0.01	Base Rate Adj	Binary Code	0.00	1,000,000
P06	35	EXTERIOR WALL 2	06	Board & Batten	0.01	Base Rate Adj	Binary Code	0.00	1,000,000
P06	35	EXTERIOR WALL 2	07	Asbestos Shngl	-0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P06	35	EXTERIOR WALL 2	08	Wood on Sheath	0.01	Base Rate Adj	Binary Code	0.00	1,000,000
P06	35	EXTERIOR WALL 2	09	Logs	0.01	Base Rate Adj	Binary Code	0.00	1,000,000
P06	35	EXTERIOR WALL 2	10	Above Average	0.05	Base Rate Adj	Binary Code	0.00	1,000,000
P06	35	EXTERIOR WALL 2	11	Clapboard	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P06	35	EXTERIOR WALL 2	12	Cedar or Redwd	0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P06	35	EXTERIOR WALL 2	13	Pre-Fab Wood	0	Base Rate Adj	Binary Code	0.00	1,000,000
P06	35	EXTERIOR WALL 2	14	Wood Shingle	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P06	35	EXTERIOR WALL 2	15	Concr/Cinder	0	Base Rate Adj	Binary Code	0.00	1,000,000
P06	35	EXTERIOR WALL 2	16	Stucco on Wood	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P06	35	EXTERIOR WALL 2	17	Stucco/Masonry	0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P06	35	EXTERIOR WALL 2	18	Asphalt	-0.11	Base Rate Adj	Binary Code	0.00	1,000,000
P06	35	EXTERIOR WALL 2	19	Brick Veneer	0.06	Base Rate Adj	Binary Code	0.00	1,000,000
P06	35	EXTERIOR WALL 2	20	Brick	0.08	Base Rate Adj	Binary Code	0.00	1,000,000
P06	35	EXTERIOR WALL 2	21	Stone/Masonry	0.08	Base Rate Adj	Binary Code	0.00	1,000,000
P06	35	EXTERIOR WALL 2	22	Precast Panel	0	Base Rate Adj	Binary Code	0.00	1,000,000
P06	35	EXTERIOR WALL 2	23	Reinforced Cnc	0.04	Base Rate Adj	Binary Code	0.00	1,000,000
P06	35	EXTERIOR WALL 2	24	Corrugated Stl	0.08	Base Rate Adj	Binary Code	0.00	1,000,000
P06	35	EXTERIOR WALL 2	25	Vinyl Siding	0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P06	35	EXTERIOR WALL 2	26	Aluminum Sidng	0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P06	35	EXTERIOR WALL 2	27	Pre-finish Metl	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P06	35	EXTERIOR WALL 2	28	Glass/Thermo.	0.1	Base Rate Adj	Binary Code	0.00	1,000,000
P06	35	EXTERIOR WALL 2	29	EX_WALL_2_29	0.06	Base Rate Adj	Binary Code	0.00	1,000,000
P06	35	EXTERIOR WALL 2	30	EX_WALL_2_30	0	Base Rate Adj	Binary Code	0.00	1,000,000
P06	50	FLOOR COVER 1	01	Dirt/None	-0.1	Base Rate Adj	Binary Code	-99999.00	1,000,000
P06	50	FLOOR COVER 1	02	Minimum/Plywd	-0.07	Base Rate Adj	Binary Code	-99999.00	1,000,000

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Code	List Order	Description	Data	RVR CODE DATA DESC	Adj Coefficient	Applied As	Field Type	Min Val	Max Val
P06	50	FLOOR COVER 1	03	Concrete	-0.01	Base Rate Adj	Binary Code	-99999.00	1,000,000
P06	50	FLOOR COVER 1	04	Concr Abv Grad	0.03	Base Rate Adj	Binary Code	-99999.00	1,000,000
P06	50	FLOOR COVER 1	05	Vinyl	0.01	Base Rate Adj	Binary Code	-99999.00	1,000,000
P06	50	FLOOR COVER 1	06	Vinyl	0.01	Base Rate Adj	Binary Code	-99999.00	1,000,000
P06	50	FLOOR COVER 1	07	Cork Tile	0.01	Base Rate Adj	Binary Code	-99999.00	1,000,000
P06	50	FLOOR COVER 1	08	Average	0.01	Base Rate Adj	Binary Code	-99999.00	1,000,000
P06	50	FLOOR COVER 1	09	Pine/Soft Wood	-0.01	Base Rate Adj	Binary Code	-99999.00	1,000,000
P06	50	FLOOR COVER 1	10	Terrazzo Monol	0.06	Base Rate Adj	Binary Code	-99999.00	1,000,000
P06	50	FLOOR COVER 1	11	Ceramic Tile	0.07	Base Rate Adj	Binary Code	-99999.00	1,000,000
P06	50	FLOOR COVER 1	12	Hardwood	0.03	Base Rate Adj	Binary Code	-99999.00	1,000,000
P06	50	FLOOR COVER 1	13	Parquet/Lamint	0.04	Base Rate Adj	Binary Code	-99999.00	1,000,000
P06	50	FLOOR COVER 1	14	Carpet	0.03	Base Rate Adj	Binary Code	-99999.00	1,000,000
P06	50	FLOOR COVER 1	15	Quarry Tile	0.07	Base Rate Adj	Binary Code	-99999.00	1,000,000
P06	50	FLOOR COVER 1	16	Terrazzo Epoxy	0.05	Base Rate Adj	Binary Code	-99999.00	1,000,000
P06	50	FLOOR COVER 1	17	Precast Concr	0	Base Rate Adj	Binary Code	-99999.00	1,000,000
P06	50	FLOOR COVER 1	18	Slate	0.07	Base Rate Adj	Binary Code	-99999.00	1,000,000
P06	50	FLOOR COVER 1	19	Marble	0.08	Base Rate Adj	Binary Code	-99999.00	1,000,000
P06	50	FLOOR COVER 1	20	FLR_COVER_1_20	-0.06	Base Rate Adj	Binary Code	-99999.00	1,000,000
P06	55	FLOOR COVER 2	01	Dirt/None	-0.1	Base Rate Adj	Binary Code	0.00	1,000,000
P06	55	FLOOR COVER 2	02	Minimum/Plywd	-0.07	Base Rate Adj	Binary Code	0.00	1,000,000
P06	55	FLOOR COVER 2	03	Concrete	-0.01	Base Rate Adj	Binary Code	0.00	1,000,000
P06	55	FLOOR COVER 2	04	Concr Abv Grad	0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P06	55	FLOOR COVER 2	05	Vinyl	0.01	Base Rate Adj	Binary Code	0.00	1,000,000
P06	55	FLOOR COVER 2	06	Vinyl	0.01	Base Rate Adj	Binary Code	0.00	1,000,000
P06	55	FLOOR COVER 2	07	Cork Tile	0.01	Base Rate Adj	Binary Code	0.00	1,000,000
P06	55	FLOOR COVER 2	08	Average	0.01	Base Rate Adj	Binary Code	0.00	1,000,000
P06	55	FLOOR COVER 2	09	Pine/Soft Wood	-0.01	Base Rate Adj	Binary Code	0.00	1,000,000
P06	55	FLOOR COVER 2	10	Terrazzo Monol	0.06	Base Rate Adj	Binary Code	0.00	1,000,000
P06	55	FLOOR COVER 2	11	Ceramic Tile	0.07	Base Rate Adj	Binary Code	0.00	1,000,000
P06	55	FLOOR COVER 2	12	Hardwood	0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P06	55	FLOOR COVER 2	13	Parquet/Lamint	0.04	Base Rate Adj	Binary Code	0.00	1,000,000
P06	55	FLOOR COVER 2	14	Carpet	0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P06	55	FLOOR COVER 2	15	Quarry Tile	0.07	Base Rate Adj	Binary Code	0.00	1,000,000
P06	55	FLOOR COVER 2	16	Terrazzo Epoxy	0.05	Base Rate Adj	Binary Code	0.00	1,000,000
P06	55	FLOOR COVER 2	17	Precast Concr	0	Base Rate Adj	Binary Code	0.00	1,000,000
P06	55	FLOOR COVER 2	18	Slate	0.07	Base Rate Adj	Binary Code	0.00	1,000,000
P06	55	FLOOR COVER 2	19	Marble	0.08	Base Rate Adj	Binary Code	0.00	1,000,000
P06	55	FLOOR COVER 2	20	FLR_COVER_2_20	-0.06	Base Rate Adj	Binary Code	0.00	1,000,000
P06	60	AC TYPE	01	None	0	Base Rate Adj	Binary Code	0.00	1,000,000
P06	60	AC TYPE	02	Heat Pump	0.03	Base Rate Adj	Binary Code	0.00	1,000,000

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Code	List Order	Description	Data	RVR CODE DATA DESC	Adj Coefficient	Applied As	Field Type	Min Val	Max Val
P06	60	AC TYPE	03	Central	0.04	Base Rate Adj	Binary Code	0.00	1,000,000
P06	60	AC TYPE	04	Unit/VAC	0.04	Base Rate Adj	Binary Code	0.00	1,000,000
P06	60	AC TYPE	05	Vapor Cooler	0.04	Base Rate Adj	Binary Code	0.00	1,000,000
P06	60	AC TYPE	06	AC_TYPE_06	0.04	Base Rate Adj	Binary Code	0.00	1,000,000
P06	70	INTERIOR WALL 1	01	Minim/Masonry	-0.17	Base Rate Adj	Binary Code	0.00	1,000,000
P06	70	INTERIOR WALL 1	02	Wall Brd/Wood	-0.12	Base Rate Adj	Binary Code	0.00	1,000,000
P06	70	INTERIOR WALL 1	03	Plastered	-0.01	Base Rate Adj	Binary Code	0.00	1,000,000
P06	70	INTERIOR WALL 1	04	Plywood Panel	-0.06	Base Rate Adj	Binary Code	0.00	1,000,000
P06	70	INTERIOR WALL 1	05	Drywall	-0.01	Base Rate Adj	Binary Code	0.00	1,000,000
P06	70	INTERIOR WALL 1	06	Wood Panel	0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P06	70	INTERIOR WALL 1	07	Pine	-0.01	Base Rate Adj	Binary Code	0.00	1,000,000
P06	72	INTERIOR WALL 2	01	Minim/Masonry	-0.17	Base Rate Adj	Binary Code	0.00	1,000,000
P06	72	INTERIOR WALL 2	02	Wall Brd/Wood	-0.12	Base Rate Adj	Binary Code	0.00	1,000,000
P06	72	INTERIOR WALL 2	03	Plastered	-0.01	Base Rate Adj	Binary Code	0.00	1,000,000
P06	72	INTERIOR WALL 2	04	Plywood Panel	-0.06	Base Rate Adj	Binary Code	0.00	1,000,000
P06	72	INTERIOR WALL 2	05	Drywall	-0.01	Base Rate Adj	Binary Code	0.00	1,000,000
P06	72	INTERIOR WALL 2	06	Wood Panel	0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P06	72	INTERIOR WALL 2	07	Pine	-0.01	Base Rate Adj	Binary Code	0.00	1,000,000
P06	73	ROOF STRUCTURE	01	Flat	0.01	Base Rate Adj	Binary Code	0.00	1,000,000
P06	73	ROOF STRUCTURE	02	Shed	0	Base Rate Adj	Binary Code	0.00	1,000,000
P06	73	ROOF STRUCTURE	03	Gable/Hip	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P06	73	ROOF STRUCTURE	04	Wood Truss	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P06	73	ROOF STRUCTURE	05	Salt Box	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P06	73	ROOF STRUCTURE	06	Mansard	0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P06	73	ROOF STRUCTURE	07	Gambrel	0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P06	73	ROOF STRUCTURE	08	Irregular	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P06	73	ROOF STRUCTURE	09	Rigid Frm/BJst	0.01	Base Rate Adj	Binary Code	0.00	1,000,000
P06	73	ROOF STRUCTURE	10	Steel Frm/Trus	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P06	73	ROOF STRUCTURE	11	Bowstring Trus	0.01	Base Rate Adj	Binary Code	0.00	1,000,000
P06	73	ROOF STRUCTURE	12	Reinforc Concr	0.05	Base Rate Adj	Binary Code	0.00	1,000,000
P06	73	ROOF STRUCTURE	13	Prestres Concr	0.04	Base Rate Adj	Binary Code	0.00	1,000,000
P06	205	COAL OR WOOD TYPE	01	None	-0.06	Base Rate Adj	Binary Code	0.00	1,000,000
P06	205	COAL OR WOOD TYPE	02	Floor Furnace	-0.035	Base Rate Adj	Binary Code	0.00	1,000,000
P06	205	COAL OR WOOD TYPE	03	Hot Air-no Duc	-0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P06	205	COAL OR WOOD TYPE	04	Forced Air	0.005	Base Rate Adj	Binary Code	0.00	1,000,000
P06	205	COAL OR WOOD TYPE	05	Hot Water	0.01	Base Rate Adj	Binary Code	0.00	1,000,000
P06	205	COAL OR WOOD TYPE	06	Steam	0.005	Base Rate Adj	Binary Code	0.00	1,000,000
P06	205	COAL OR WOOD TYPE	07	Electr Basebrd	-0.01	Base Rate Adj	Binary Code	0.00	1,000,000
P06	205	COAL OR WOOD TYPE	08	Radiant	0.005	Base Rate Adj	Binary Code	0.00	1,000,000
P06	205	COAL OR WOOD TYPE	09	Hydro Air	0.01	Base Rate Adj	Binary Code	0.00	1,000,000

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Code	List Order	Description	Data	RVR CODE DATA DESC	Adj Coefficient	Applied As	Field Type	Min Val	Max Val
P06	210	OIL TYPE	01	None	-0.06	Base Rate Adj	Binary Code	0.00	1,000,000
P06	210	OIL TYPE	02	Floor Furnace	-0.01	Base Rate Adj	Binary Code	0.00	1,000,000
P06	210	OIL TYPE	03	Hot Air-no Duc	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P06	210	OIL TYPE	04	Forced Air	0.07	Base Rate Adj	Binary Code	0.00	1,000,000
P06	210	OIL TYPE	05	Hot Water	0.08	Base Rate Adj	Binary Code	0.00	1,000,000
P06	210	OIL TYPE	06	Steam	0.07	Base Rate Adj	Binary Code	0.00	1,000,000
P06	210	OIL TYPE	07	Electr Basebrd	0.04	Base Rate Adj	Binary Code	0.00	1,000,000
P06	210	OIL TYPE	08	Radiant	0.07	Base Rate Adj	Binary Code	0.00	1,000,000
P06	210	OIL TYPE	09	Hydro Air	0.08	Base Rate Adj	Binary Code	0.00	1,000,000
P06	215	GAS TYPE	01	None	-0.06	Base Rate Adj	Binary Code	0.00	1,000,000
P06	215	GAS TYPE	02	Floor Furnace	-0.01	Base Rate Adj	Binary Code	0.00	1,000,000
P06	215	GAS TYPE	03	Hot Air-no Duc	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P06	215	GAS TYPE	04	Forced Air	0.07	Base Rate Adj	Binary Code	0.00	1,000,000
P06	215	GAS TYPE	05	Hot Water	0.08	Base Rate Adj	Binary Code	0.00	1,000,000
P06	215	GAS TYPE	06	Steam	0.07	Base Rate Adj	Binary Code	0.00	1,000,000
P06	215	GAS TYPE	07	Electr Basebrd	0.04	Base Rate Adj	Binary Code	0.00	1,000,000
P06	215	GAS TYPE	08	Radiant	0.07	Base Rate Adj	Binary Code	0.00	1,000,000
P06	215	GAS TYPE	09	Hydro Air	0.08	Base Rate Adj	Binary Code	0.00	1,000,000
P06	220	ELECTRIC TYPE	01	None	-0.06	Base Rate Adj	Binary Code	0.00	1,000,000
P06	220	ELECTRIC TYPE	02	Floor Furnace	-0.01	Base Rate Adj	Binary Code	0.00	1,000,000
P06	220	ELECTRIC TYPE	03	Hot Air-no Duc	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P06	220	ELECTRIC TYPE	04	Forced Air	0.07	Base Rate Adj	Binary Code	0.00	1,000,000
P06	220	ELECTRIC TYPE	05	Hot Water	0.08	Base Rate Adj	Binary Code	0.00	1,000,000
P06	220	ELECTRIC TYPE	06	Steam	0.07	Base Rate Adj	Binary Code	0.00	1,000,000
P06	220	ELECTRIC TYPE	07	Electr Basebrd	0.04	Base Rate Adj	Binary Code	0.00	1,000,000
P06	220	ELECTRIC TYPE	08	Radiant	0.07	Base Rate Adj	Binary Code	0.00	1,000,000
P06	220	ELECTRIC TYPE	09	Hydro Air	0.08	Base Rate Adj	Binary Code	0.00	1,000,000
P06	225	SOLAR ASSISTED TYPE	01	None	-0.06	Base Rate Adj	Binary Code	0.00	1,000,000
P06	225	SOLAR ASSISTED TYPE	02	Floor Furnace	0	Base Rate Adj	Binary Code	0.00	1,000,000
P06	225	SOLAR ASSISTED TYPE	03	Hot Air-no Duc	0.036	Base Rate Adj	Binary Code	0.00	1,000,000
P06	225	SOLAR ASSISTED TYPE	04	Forced Air	0.096	Base Rate Adj	Binary Code	0.00	1,000,000
P06	225	SOLAR ASSISTED TYPE	05	Hot Water	0.108	Base Rate Adj	Binary Code	0.00	1,000,000
P06	225	SOLAR ASSISTED TYPE	06	Steam	0.096	Base Rate Adj	Binary Code	0.00	1,000,000
P06	225	SOLAR ASSISTED TYPE	07	Electr Basebrd	0.06	Base Rate Adj	Binary Code	0.00	1,000,000
P06	225	SOLAR ASSISTED TYPE	08	Radiant	0.096	Base Rate Adj	Binary Code	0.00	1,000,000
P06	225	SOLAR ASSISTED TYPE	09	Hydro Air	0.108	Base Rate Adj	Binary Code	0.00	1,000,000
P06	230	GEO THERMAL TYPE	01	None	-0.06	Base Rate Adj	Binary Code	0.00	1,000,000
P06	230	GEO THERMAL TYPE	02	Floor Furnace	0	Base Rate Adj	Binary Code	0.00	1,000,000
P06	230	GEO THERMAL TYPE	03	Hot Air-no Duc	0.036	Base Rate Adj	Binary Code	0.00	1,000,000
P06	230	GEO THERMAL TYPE	04	Forced Air	0.096	Base Rate Adj	Binary Code	0.00	1,000,000

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Code	List Order	Description	Data	RVR CODE DATA DESC	Adj Coefficient	Applied As	Field Type	Min Val	Max Val
P06	230	GEOTHERMAL TYPE	05	Hot Water	0.108	Base Rate Adj	Binary Code	0.00	1,000,000
P06	230	GEOTHERMAL TYPE	06	Steam	0.096	Base Rate Adj	Binary Code	0.00	1,000,000
P06	230	GEOTHERMAL TYPE	07	Electr Basebrd	0.06	Base Rate Adj	Binary Code	0.00	1,000,000
P06	230	GEOTHERMAL TYPE	08	Radiant	0.096	Base Rate Adj	Binary Code	0.00	1,000,000
P06	230	GEOTHERMAL TYPE	09	Hydro Air	0.108	Base Rate Adj	Binary Code	0.00	1,000,000
P06	20	GRADE ADJUSTMENT	01	Minimum	-0.25	Muliplier	Binary Code	0.00	1,000,000
P06	20	GRADE ADJUSTMENT	02	Below Average	-0.1	Muliplier	Binary Code	0.00	1,000,000
P06	20	GRADE ADJUSTMENT	03	Average	0	Muliplier	Binary Code	0.00	1,000,000
P06	20	GRADE ADJUSTMENT	04	Average +	0.1	Muliplier	Binary Code	0.00	1,000,000
P06	20	GRADE ADJUSTMENT	05	Average ++	0.21	Muliplier	Binary Code	0.00	1,000,000
P06	20	GRADE ADJUSTMENT	06	Excellent	0.33	Muliplier	Binary Code	0.00	1,000,000
P06	20	GRADE ADJUSTMENT	07	Excellent +	0.46	Muliplier	Binary Code	0.00	1,000,000
P06	20	GRADE ADJUSTMENT	08	Excellent ++	0.61	Muliplier	Binary Code	0.00	1,000,000
P06	20	GRADE ADJUSTMENT	09	Superior	0.8	Muliplier	Binary Code	0.00	1,000,000
P06	20	GRADE ADJUSTMENT	10	Superior +	1	Muliplier	Binary Code	0.00	1,000,000
P06	2	DEP CONSTANT	.5		0.5	Per Unit	NA	0.00	1,000,000
P06	2	DEP CONSTANT	.5		0.5	Per Unit	NA	0.00	1,000,000
P06	2	DEP CONSTANT	.5		0.5	Per Unit	NA	0.00	1,000,000
P06	150	EXTRA PLUMBING FIXTURES			800	Per Unit	Numeric	0.00	6

P94	0	Base Rate Dep Var			1	NA	NA	0.00	1,000,000
P94	1	HEAT_AC_TYPE_DEP_1FH	00		1	Base Rate Adj	NA	0.00	1,000,000
P94	1	INT_WALL_POS1_DEP_1FH	00		0	Base Rate Adj	NA	0.00	1,000,000
P94	1	INT_WALL_POS2_DEP_1FH	00		0	Base Rate Adj	NA	0.00	1,000,000
P94	1	HEAT_AC_TYPE_DEP_1FH	01		1	Base Rate Adj	NA	0.00	1,000,000
P94	1	HEAT_AC_TYPE_DEP_1FH	02		1.2	Base Rate Adj	NA	0.00	1,000,000
P94	1	INT_WALL_POS2_DEP_1FH	02		0.9	Base Rate Adj	NA	0.00	1,000,000
P94	1	INT_WALL_POS1_DEP_1FH	02		0.9	Base Rate Adj	NA	0.00	1,000,000
P94	1	INT_WALL_POS1_DEP_1FH	03		1.1	Base Rate Adj	NA	0.00	1,000,000
P94	1	INT_WALL_POS2_DEP_1FH	03		1.1	Base Rate Adj	NA	0.00	1,000,000
P94	1	INT_WALL_POS2_DEP_1FH	05		1.2	Base Rate Adj	NA	0.00	1,000,000
P94	1	INT_WALL_POS1_DEP_1FH	05		1.2	Base Rate Adj	NA	0.00	1,000,000
P94	1	INT_WALL_POS1_DEP_1FH	06		1.1	Base Rate Adj	NA	0.00	1,000,000
P94	1	INT_WALL_POS2_DEP_1FH	06		1.1	Base Rate Adj	NA	0.00	1,000,000
P94	1	INT_WALL_POS2_DEP_1FH	07		0.9	Base Rate Adj	NA	0.00	1,000,000
P94	1	INT_WALL_POS1_DEP_1FH	07		0.9	Base Rate Adj	NA	0.00	1,000,000
P94	2	INT_WALL_POS1_DEP_2FH	01		0.08	Base Rate Adj	NA	0.00	1,000,000
P94	2	INT_WALL_POS2_DEP_2FH	01		0.08	Base Rate Adj	NA	0.00	1,000,000
P94	2	FLOOR_COVER_1_DEP_2FH	01		0.5	Base Rate Adj	NA	0.00	1,000,000
P94	2	EXT_WALL_1_DEP_2FH	01		0.5	Base Rate Adj	NA	0.00	1,000,000
P94	2	EXT_WALL_1_DEP_2FH	02		0.5	Base Rate Adj	NA	0.00	1,000,000
P94	2	FLOOR_COVER_1_DEP_2FH	02		0.5	Base Rate Adj	NA	0.00	1,000,000

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Code	List Order	Description	Data	RVR CODE DATA DESC	Adj Coefficient	Applied As	Field Type	Min Val	Max Val
P94	2	INT_WALL_POS2_DEP_2FH	02		0.13	Base Rate Adj	NA	0.00	1,000,000
P94	2	INT_WALL_POS1_DEP_2FH	02		0.13	Base Rate Adj	NA	0.00	1,000,000
P94	2	FLOOR_COVER_1_DEP_2FH	03		0.5	Base Rate Adj	NA	0.00	1,000,000
P94	2	EXT_WALL_1_DEP_2FH	03		0.5	Base Rate Adj	NA	0.00	1,000,000
P94	2	EXT_WALL_1_DEP_2FH	04		0.5	Base Rate Adj	NA	0.00	1,000,000
P94	2	FLOOR_COVER_1_DEP_2FH	04		0.5	Base Rate Adj	NA	0.00	1,000,000
P94	2	INT_WALL_POS1_DEP_2FH	04		0.19	Base Rate Adj	NA	0.00	1,000,000
P94	2	INT_WALL_POS2_DEP_2FH	04		0.19	Base Rate Adj	NA	0.00	1,000,000
P94	2	FLOOR_COVER_1_DEP_2FH	05		0.5	Base Rate Adj	NA	0.00	1,000,000
P94	2	EXT_WALL_1_DEP_2FH	05		0.5	Base Rate Adj	NA	0.00	1,000,000
P94	2	EXT_WALL_1_DEP_2FH	06		0.5	Base Rate Adj	NA	0.00	1,000,000
P94	2	FLOOR_COVER_1_DEP_2FH	06		0.5	Base Rate Adj	NA	0.00	1,000,000
P94	2	INT_WALL_POS2_DEP_2FH	06		0.28	Base Rate Adj	NA	0.00	1,000,000
P94	2	INT_WALL_POS1_DEP_2FH	06		0.28	Base Rate Adj	NA	0.00	1,000,000
P94	2	FLOOR_COVER_1_DEP_2FH	07		0.5	Base Rate Adj	NA	0.00	1,000,000
P94	2	EXT_WALL_1_DEP_2FH	07		0.5	Base Rate Adj	NA	0.00	1,000,000
P94	2	EXT_WALL_1_DEP_2FH	08		0.5	Base Rate Adj	NA	0.00	1,000,000
P94	2	FLOOR_COVER_1_DEP_2FH	08		0.5	Base Rate Adj	NA	0.00	1,000,000
P94	2	FLOOR_COVER_1_DEP_2FH	09		0.5	Base Rate Adj	NA	0.00	1,000,000
P94	2	EXT_WALL_1_DEP_2FH	09		0.5	Base Rate Adj	NA	0.00	1,000,000
P94	2	EXT_WALL_1_DEP_2FH	10		0.5	Base Rate Adj	NA	0.00	1,000,000
P94	2	FLOOR_COVER_1_DEP_2FH	10		0.5	Base Rate Adj	NA	0.00	1,000,000
P94	2	FLOOR_COVER_1_DEP_2FH	11		0.5	Base Rate Adj	NA	0.00	1,000,000
P94	2	EXT_WALL_1_DEP_2FH	11		0.5	Base Rate Adj	NA	0.00	1,000,000
P94	2	EXT_WALL_1_DEP_2FH	12		0.5	Base Rate Adj	NA	0.00	1,000,000
P94	2	FLOOR_COVER_1_DEP_2FH	12		0.5	Base Rate Adj	NA	0.00	1,000,000
P94	2	FLOOR_COVER_1_DEP_2FH	13		0.5	Base Rate Adj	NA	0.00	1,000,000
P94	2	EXT_WALL_1_DEP_2FH	13		0.5	Base Rate Adj	NA	0.00	1,000,000
P94	2	EXT_WALL_1_DEP_2FH	14		0.5	Base Rate Adj	NA	0.00	1,000,000
P94	2	FLOOR_COVER_1_DEP_2FH	14		0.5	Base Rate Adj	NA	0.00	1,000,000
P94	2	FLOOR_COVER_1_DEP_2FH	15		0.5	Base Rate Adj	NA	0.00	1,000,000
P94	2	EXT_WALL_1_DEP_2FH	15		0.5	Base Rate Adj	NA	0.00	1,000,000
P94	2	EXT_WALL_1_DEP_2FH	16		0.5	Base Rate Adj	NA	0.00	1,000,000
P94	2	FLOOR_COVER_1_DEP_2FH	16		0.5	Base Rate Adj	NA	0.00	1,000,000
P94	2	FLOOR_COVER_1_DEP_2FH	17		0.5	Base Rate Adj	NA	0.00	1,000,000
P94	2	EXT_WALL_1_DEP_2FH	17		0.5	Base Rate Adj	NA	0.00	1,000,000
P94	2	EXT_WALL_1_DEP_2FH	18		0.5	Base Rate Adj	NA	0.00	1,000,000
P94	2	FLOOR_COVER_1_DEP_2FH	18		0.5	Base Rate Adj	NA	0.00	1,000,000
P94	2	FLOOR_COVER_1_DEP_2FH	19		0.5	Base Rate Adj	NA	0.00	1,000,000
P94	2	EXT_WALL_1_DEP_2FH	19		0.5	Base Rate Adj	NA	0.00	1,000,000

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P94	2	EXT_WALL_1_DEP_2FH	20		0.5	Base Rate Adj	NA	0.00	1,000,000
P94	2	EXT_WALL_1_DEP_2FH	21		0.5	Base Rate Adj	NA	0.00	1,000,000
P94	2	EXT_WALL_1_DEP_2FH	22		0.5	Base Rate Adj	NA	0.00	1,000,000
P94	2	EXT_WALL_1_DEP_2FH	23		0.5	Base Rate Adj	NA	0.00	1,000,000
P94	2	EXT_WALL_1_DEP_2FH	24		0.5	Base Rate Adj	NA	0.00	1,000,000
P94	2	EXT_WALL_1_DEP_2FH	25		0.5	Base Rate Adj	NA	0.00	1,000,000
P94	2	EXT_WALL_1_DEP_2FH	26		0.5	Base Rate Adj	NA	0.00	1,000,000
P94	2	EXT_WALL_1_DEP_2FH	27		0.5	Base Rate Adj	NA	0.00	1,000,000
P94	2	EXT_WALL_1_DEP_2FH	28		0.5	Base Rate Adj	NA	0.00	1,000,000
P94	2	EXT_WALL_1_DEP_2FH	29		0.5	Base Rate Adj	NA	0.00	1,000,000
P94	4	INT_WALL_POS1_DEP_4FH	01		0.5	Base Rate Adj	NA	0.00	1,000,000
P94	4	INT_WALL_POS1_DEP_4FH	02		0.5	Base Rate Adj	NA	0.00	1,000,000
P94	4	INT_WALL_POS1_DEP_4FH	03		0.5	Base Rate Adj	NA	0.00	1,000,000
P94	4	INT_WALL_POS1_DEP_4FH	04		0.5	Base Rate Adj	NA	0.00	1,000,000
P94	4	INT_WALL_POS1_DEP_4FH	05		0.5	Base Rate Adj	NA	0.00	1,000,000
P94	4	INT_WALL_POS1_DEP_4FH	06		0.5	Base Rate Adj	NA	0.00	1,000,000
P94	4	INT_WALL_POS1_DEP_4FH	07		0.5	Base Rate Adj	NA	0.00	1,000,000
P94	25	EXTERIOR WALL 1	01	Minimum	-0.13	Base Rate Adj	Binary Code	0.00	1,000,000
P94	25	EXTERIOR WALL 1	02	Wall Board	-0.12	Base Rate Adj	Binary Code	0.00	1,000,000
P94	25	EXTERIOR WALL 1	03	Below Average	-0.04	Base Rate Adj	Binary Code	0.00	1,000,000
P94	25	EXTERIOR WALL 1	04	Single Siding	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	25	EXTERIOR WALL 1	05	Average	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	25	EXTERIOR WALL 1	06	Board & Batten	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	25	EXTERIOR WALL 1	07	Asbestos Shngl	-0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P94	25	EXTERIOR WALL 1	08	Wood on Sheath	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	25	EXTERIOR WALL 1	09	Logs	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P94	25	EXTERIOR WALL 1	10	Above Average	0.05	Base Rate Adj	Binary Code	0.00	1,000,000
P94	25	EXTERIOR WALL 1	11	Clapboard	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P94	25	EXTERIOR WALL 1	12	Cedar or Redwd	0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P94	25	EXTERIOR WALL 1	13	Pre-Fab Wood	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	25	EXTERIOR WALL 1	14	Wood Shingle	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P94	25	EXTERIOR WALL 1	15	Concr/Cinder	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	25	EXTERIOR WALL 1	16	Stucco on Wood	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P94	25	EXTERIOR WALL 1	17	Stucco/Masonry	0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P94	25	EXTERIOR WALL 1	18	Asphalt	-0.05	Base Rate Adj	Binary Code	0.00	1,000,000
P94	25	EXTERIOR WALL 1	19	Brick Veneer	0.06	Base Rate Adj	Binary Code	0.00	1,000,000
P94	25	EXTERIOR WALL 1	20	Brick	0.08	Base Rate Adj	Binary Code	0.00	1,000,000
P94	25	EXTERIOR WALL 1	21	Stone/Masonry	0.08	Base Rate Adj	Binary Code	0.00	1,000,000
P94	25	EXTERIOR WALL 1	22	Precast Panel	0.04	Base Rate Adj	Binary Code	0.00	1,000,000
P94	25	EXTERIOR WALL 1	23	Reinforced Cnc	0.08	Base Rate Adj	Binary Code	0.00	1,000,000

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Code	List Order	Description	Data	RVR CODE DATA DESC	Adj Coefficient	Applied As	Field Type	Min Val	Max Val
P94	25	EXTERIOR WALL 1	24	Corrugated Stil	0.08	Base Rate Adj	Binary Code	0.00	1,000,000
P94	25	EXTERIOR WALL 1	25	Vinyl Siding	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	25	EXTERIOR WALL 1	26	Aluminum Sidng	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	25	EXTERIOR WALL 1	27	Pre-finish Metl	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P94	25	EXTERIOR WALL 1	28	Glass/Thermo.	0.1	Base Rate Adj	Binary Code	0.00	1,000,000
P94	25	EXTERIOR WALL 1	29	EXT_WALL_1_29	0.06	Base Rate Adj	Binary Code	0.00	1,000,000
P94	25	EXTERIOR WALL 1	30	EXT_WALL_1_30	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	25	EXTERIOR WALL 1	31	EXT_WALL_1_31	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	25	EXTERIOR WALL 1	32	EXT_WALL_1_32	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	25	EXTERIOR WALL 1	33	EXT_WALL_1_33	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	25	EXTERIOR WALL 1	34	EXT_WALL_1_34	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	25	EXTERIOR WALL 1	35	EXT_WALL_1_35	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	25	EXTERIOR WALL 1	36	EXT_WALL_1_36	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	30	EXTERIOR WALL 2	01	Minimum	-0.13	Base Rate Adj	Binary Code	0.00	1,000,000
P94	30	EXTERIOR WALL 2	02	Wall Board	-0.12	Base Rate Adj	Binary Code	0.00	1,000,000
P94	30	EXTERIOR WALL 2	03	Below Average	-0.04	Base Rate Adj	Binary Code	0.00	1,000,000
P94	30	EXTERIOR WALL 2	04	Single Siding	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	30	EXTERIOR WALL 2	05	Average	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	30	EXTERIOR WALL 2	06	Board & Batten	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	30	EXTERIOR WALL 2	07	Asbestos Shngl	-0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P94	30	EXTERIOR WALL 2	08	Wood on Sheath	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	30	EXTERIOR WALL 2	09	Logs	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P94	30	EXTERIOR WALL 2	10	Above Average	0.05	Base Rate Adj	Binary Code	0.00	1,000,000
P94	30	EXTERIOR WALL 2	11	Clapboard	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P94	30	EXTERIOR WALL 2	12	Cedar or Redwd	0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P94	30	EXTERIOR WALL 2	13	Pre-Fab Wood	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	30	EXTERIOR WALL 2	14	Wood Shingle	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P94	30	EXTERIOR WALL 2	15	Concr/Cinder	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	30	EXTERIOR WALL 2	16	Stucco on Wood	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P94	30	EXTERIOR WALL 2	17	Stucco/Masonry	0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P94	30	EXTERIOR WALL 2	18	Asphalt	-0.05	Base Rate Adj	Binary Code	0.00	1,000,000
P94	30	EXTERIOR WALL 2	19	Brick Veneer	0.06	Base Rate Adj	Binary Code	0.00	1,000,000
P94	30	EXTERIOR WALL 2	20	Brick	0.08	Base Rate Adj	Binary Code	0.00	1,000,000
P94	30	EXTERIOR WALL 2	21	Stone/Masonry	0.08	Base Rate Adj	Binary Code	0.00	1,000,000
P94	30	EXTERIOR WALL 2	22	Precast Panel	0.04	Base Rate Adj	Binary Code	0.00	1,000,000
P94	30	EXTERIOR WALL 2	23	Reinforced Cnc	0.08	Base Rate Adj	Binary Code	0.00	1,000,000
P94	30	EXTERIOR WALL 2	24	Corrugated Stil	0.08	Base Rate Adj	Binary Code	0.00	1,000,000
P94	30	EXTERIOR WALL 2	25	Vinyl Siding	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	30	EXTERIOR WALL 2	26	Aluminum Sidng	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	30	EXTERIOR WALL 2	27	Pre-finish Metl	0.02	Base Rate Adj	Binary Code	0.00	1,000,000

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Code	List Order	Description	Data	RVR CODE DATA DESC	Adj Coefficient	Applied As	Field Type	Min Val	Max Val
P94	30	EXTERIOR WALL 2	28	Glass/Thermo.	0.1	Base Rate Adj	Binary Code	0.00	1,000,000
P94	30	EXTERIOR WALL 2	29	EXT_WALL_2_29	0.06	Base Rate Adj	Binary Code	0.00	1,000,000
P94	30	EXTERIOR WALL 2	30	EXT_WALL_2_30	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	30	EXTERIOR WALL 2	31	EXT_WALL_2_31	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	30	EXTERIOR WALL 2	32	EXT_WALL_2_32	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	30	EXTERIOR WALL 2	33	EXT_WALL_2_33	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	30	EXTERIOR WALL 2	34	EXT_WALL_2_34	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	30	EXTERIOR WALL 2	35	EXT_WALL_2_35	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	30	EXTERIOR WALL 2	36	EXT_WALL_2_36	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	35	ROOF STRUCTURE	01	Flat	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	35	ROOF STRUCTURE	02	Shed	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	35	ROOF STRUCTURE	03	Gable/Hip	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	35	ROOF STRUCTURE	04	Wood Truss	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	35	ROOF STRUCTURE	05	Salt Box	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	35	ROOF STRUCTURE	06	Mansard	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	35	ROOF STRUCTURE	07	Gambrel	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	35	ROOF STRUCTURE	08	Irregular	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	35	ROOF STRUCTURE	09	Rigid Frm/BJst	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	35	ROOF STRUCTURE	10	Steel Frm/Trus	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	35	ROOF STRUCTURE	11	Bowstring Trus	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	35	ROOF STRUCTURE	12	Reinforc Concr	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	35	ROOF STRUCTURE	13	Prestres Concr	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	40	ROOF COVER	01	Metal/Tin	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	40	ROOF COVER	02	Rolled Compos	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	40	ROOF COVER	03	Asphalt Shngl.	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	40	ROOF COVER	04	Tar/Gravl/Rubr	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	40	ROOF COVER	05	Corrugated Asb	-0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P94	40	ROOF COVER	06	Asbestos Shing	-0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P94	40	ROOF COVER	07	Concrete Tile	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	40	ROOF COVER	08	Clay Tile	0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P94	40	ROOF COVER	09	Enam Mtl Shing	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	40	ROOF COVER	10	Wood Shingle	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	40	ROOF COVER	11	Slate	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P94	40	ROOF COVER	12	ROOF_COVER_12	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P94	45	INT WALL	01	Minim/Masonry	-0.1	Base Rate Adj	Binary Code	-99999.00	1,000,000
P94	45	INT WALL	02	Wall Brd/Wood	0	Base Rate Adj	Binary Code	-99999.00	1,000,000
P94	45	INT WALL	03	Plastered	0	Base Rate Adj	Binary Code	-99999.00	1,000,000
P94	45	INT WALL	04	Plywood Panel	0	Base Rate Adj	Binary Code	-99999.00	1,000,000
P94	45	INT WALL	05	Drywall	0	Base Rate Adj	Binary Code	-99999.00	1,000,000
P94	45	INT WALL	06	Wood Panel	0	Base Rate Adj	Binary Code	-99999.00	1,000,000

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Code	List Order	Description	Data	RVR CODE DATA DESC	Adj Coefficient	Applied As	Field Type	Min Val	Max Val
P94	45	INT WALL	07	Pine	0	Base Rate Adj	Binary Code	-99999.00	1,000,000
P94	45	INT WALL	08	INT_WALL_POS1_08	0	Base Rate Adj	Binary Code	-99999.00	1,000,000
P94	50	INT_WALL_POS2	01	Minim/Masonry	-0.01	Base Rate Adj	Binary Code	-99999.00	1,000,000
P94	50	INT_WALL_POS2	02	Wall Brd/Wood	0	Base Rate Adj	Binary Code	-99999.00	1,000,000
P94	50	INT_WALL_POS2	03	Plastered	0	Base Rate Adj	Binary Code	-99999.00	1,000,000
P94	50	INT_WALL_POS2	04	Plywood Panel	0	Base Rate Adj	Binary Code	-99999.00	1,000,000
P94	50	INT_WALL_POS2	05	Drywall	0	Base Rate Adj	Binary Code	-99999.00	1,000,000
P94	50	INT_WALL_POS2	06	Wood Panel	0	Base Rate Adj	Binary Code	-99999.00	1,000,000
P94	50	INT_WALL_POS2	07	Pine	0	Base Rate Adj	Binary Code	-99999.00	1,000,000
P94	50	INT_WALL_POS2	08	INT_WALL_POS2_08	0	Base Rate Adj	Binary Code	-99999.00	1,000,000
P94	55	INTERIOR FLOOR 1	01	Dirt/None	-0.1	Base Rate Adj	Binary Code	0.00	1,000,000
P94	55	INTERIOR FLOOR 1	02	Minimum/Plywd	-0.08	Base Rate Adj	Binary Code	0.00	1,000,000
P94	55	INTERIOR FLOOR 1	03	Concrete	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	55	INTERIOR FLOOR 1	04	Concr Abv Grad	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	55	INTERIOR FLOOR 1	05	Vinyl	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	55	INTERIOR FLOOR 1	06	Vinyl	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	55	INTERIOR FLOOR 1	07	Cork Tile	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	55	INTERIOR FLOOR 1	08	Average	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	55	INTERIOR FLOOR 1	09	Pine/Soft Wood	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	55	INTERIOR FLOOR 1	10	Terrazzo Monol	0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P94	55	INTERIOR FLOOR 1	11	Ceramic Tile	0.04	Base Rate Adj	Binary Code	0.00	1,000,000
P94	55	INTERIOR FLOOR 1	12	Hardwood	0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P94	55	INTERIOR FLOOR 1	13	Parquet/Lamint	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P94	55	INTERIOR FLOOR 1	14	Carpet	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	55	INTERIOR FLOOR 1	15	Quary Tile	0.04	Base Rate Adj	Binary Code	0.00	1,000,000
P94	55	INTERIOR FLOOR 1	16	Terrazzo Epoxy	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P94	55	INTERIOR FLOOR 1	17	Precast Concr	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	55	INTERIOR FLOOR 1	18	Slate	0.04	Base Rate Adj	Binary Code	0.00	1,000,000
P94	55	INTERIOR FLOOR 1	19	Marble	0.05	Base Rate Adj	Binary Code	0.00	1,000,000
P94	55	INTERIOR FLOOR 1	20	FLOOR_COVER_1_20	0.01	Base Rate Adj	Binary Code	0.00	1,000,000
P94	60	INTERIOR FLOOR 2	01	Dirt/None	-0.1	Base Rate Adj	Binary Code	0.00	1,000,000
P94	60	INTERIOR FLOOR 2	02	Minimum/Plywd	-0.08	Base Rate Adj	Binary Code	0.00	1,000,000
P94	60	INTERIOR FLOOR 2	03	Concrete	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	60	INTERIOR FLOOR 2	04	Concr Abv Grad	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	60	INTERIOR FLOOR 2	05	Vinyl	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	60	INTERIOR FLOOR 2	06	Vinyl	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	60	INTERIOR FLOOR 2	07	Cork Tile	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	60	INTERIOR FLOOR 2	08	Average	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	60	INTERIOR FLOOR 2	09	Pine/Soft Wood	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	60	INTERIOR FLOOR 2	10	Terrazzo Monol	0.03	Base Rate Adj	Binary Code	0.00	1,000,000

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Code	List Order	Description	Data	RVR CODE DATA DESC	Adj Coefficient	Applied As	Field Type	Min Val	Max Val
P94	60	INTERIOR FLOOR 2	11	Ceramic Tile	0.04	Base Rate Adj	Binary Code	0.00	1,000,000
P94	60	INTERIOR FLOOR 2	12	Hardwood	0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P94	60	INTERIOR FLOOR 2	13	Parquet/Lamint	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P94	60	INTERIOR FLOOR 2	14	Carpet	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	60	INTERIOR FLOOR 2	15	Quarry Tile	0.04	Base Rate Adj	Binary Code	0.00	1,000,000
P94	60	INTERIOR FLOOR 2	16	Terrazzo Epoxy	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P94	60	INTERIOR FLOOR 2	17	Precast Concr	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	60	INTERIOR FLOOR 2	18	Slate	0.04	Base Rate Adj	Binary Code	0.00	1,000,000
P94	60	INTERIOR FLOOR 2	19	Marble	0.05	Base Rate Adj	Binary Code	0.00	1,000,000
P94	60	INTERIOR FLOOR 2	20	FLOOR_COVER_2_20	0.01	Base Rate Adj	Binary Code	0.00	1,000,000
P94	65	HEAT FUEL	01	None	-0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P94	65	HEAT FUEL	02	Oil	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	65	HEAT FUEL	03	Gas	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	65	HEAT FUEL	04	Electric	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	65	HEAT FUEL	05	Solar Assisted	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	65	HEAT FUEL	06	HEAT_FUEL_06	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	70	HEAT TYPE	01	None	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	70	HEAT TYPE	02	Floor Furnace	-0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P94	70	HEAT TYPE	03	Hot Air-no Duc	-0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P94	70	HEAT TYPE	04	Forced Air	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	70	HEAT TYPE	05	Hot Water	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	70	HEAT TYPE	06	Steam	-0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P94	70	HEAT TYPE	07	Electr Basebrd	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	70	HEAT TYPE	08	Radiant	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	70	HEAT TYPE	09	Hydro Air	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	75	HEAT_AC_TYPE_HEAT	01	None	0	Base Rate Adj	Binary Code	-99999.00	1,000,000
P94	75	HEAT_AC_TYPE_HEAT	02	Heat Pump	0.03	Base Rate Adj	Binary Code	-99999.00	1,000,000
P94	75	HEAT_AC_TYPE_HEAT	03	Central	0.04	Base Rate Adj	Binary Code	-99999.00	1,000,000
P94	75	HEAT_AC_TYPE_HEAT	04	UnitAC	0	Base Rate Adj	Binary Code	-99999.00	1,000,000
P94	75	HEAT_AC_TYPE_HEAT	05	Vapor Cooler	0.04	Base Rate Adj	Binary Code	-99999.00	1,000,000
P94	75	HEAT_AC_TYPE_HEAT	06	HEAT_AC_TYPE_06	0.02	Base Rate Adj	Binary Code	-99999.00	1,000,000
P94	80	CMRCL FRAME TYPE	01	None	-0.08	Base Rate Adj	Binary Code	0.00	1,000,000
P94	80	CMRCL FRAME TYPE	02	Wood Frame	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	80	CMRCL FRAME TYPE	03	Masonry	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P94	80	CMRCL FRAME TYPE	04	Reinf. Conrt	0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P94	80	CMRCL FRAME TYPE	05	Steel	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P94	80	CMRCL FRAME TYPE	06	Fireprf Steel	0.04	Base Rate Adj	Binary Code	0.00	1,000,000
P94	80	CMRCL FRAME TYPE	07	Special	0.05	Base Rate Adj	Binary Code	0.00	1,000,000
P94	85	CMRCL BATHS/PLUMBING	00	None	-0.07	Base Rate Adj	Binary Code	0.00	1,000,000
P94	85	CMRCL BATHS/PLUMBING	01	Light	-0.03	Base Rate Adj	Binary Code	0.00	1,000,000

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P94	85	CMRCL BATHS/PLUMBING	02	Average	0	Base Rate Adj	Binary Code	0.00	1,000,000
P94	85	CMRCL BATHS/PLUMBING	03	Above Average	0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P94	85	CMRCL BATHS/PLUMBING	04	Extensive	0.08	Base Rate Adj	Binary Code	0.00	1,000,000
P94	90	WALL HEIGHT			1	Base Rate Adj	Numeric	-999999.99	1,000,000
P94	110	ELEVATOR			38000	NA	Numeric	0.00	1,000,000
P94	130	SAUNA			110	NA	Numeric	0.00	1,000,000
P94	20	GRADE	01	Minimum	-0.3	Muliplier	Binary Code	0.00	1,000,000
P94	20	GRADE	02	Below Average	-0.15	Muliplier	Binary Code	0.00	1,000,000
P94	20	GRADE	03	Average	0	Muliplier	Binary Code	0.00	1,000,000
P94	20	GRADE	04	Average +10	0.1	Muliplier	Binary Code	0.00	1,000,000
P94	20	GRADE	05	Average +20	0.21	Muliplier	Binary Code	0.00	1,000,000
P94	20	GRADE	06	Excellent	0.33	Muliplier	Binary Code	0.00	1,000,000
P94	20	GRADE	07	Excellent +10	0.45	Muliplier	Binary Code	0.00	1,000,000
P94	20	GRADE	08	Excellent +20	0.61	Muliplier	Binary Code	0.00	1,000,000
P94	20	GRADE	09	Superior	0.8	Muliplier	Binary Code	0.00	1,000,000
P94	20	GRADE	10	Superior +	1	Muliplier	Binary Code	0.00	1,000,000
P94	20	GRADE	11	Superior ++	1.5	Muliplier	Binary Code	0.00	1,000,000
P94	20	GRADE	12	Superior +++	1.75	Muliplier	Binary Code	0.00	1,000,000
P94	20	GRADE	13	Superior ++++	2	Muliplier	Binary Code	0.00	1,000,000
P94	2	DEP CONSTANT	.5		0.5	Per Unit	NA	0.00	1,000,000
P94	2	DEP CONSTANT	.5		0.5	Per Unit	NA	0.00	1,000,000
P94	3	DEP CONSTANT	-.24		-0.24	Per Unit	NA	0.00	1,000,000
P94	3	DEP CONSTANT	-.24		-0.24	Per Unit	NA	0.00	1,000,000
P94	4	DEP CONSTANT	.5		0.5	Per Unit	NA	0.00	1,000,000
P94	100	FIREPLACE			8500	Per Unit	Numeric	0.00	1,000,000
P94	120	CATH CEIL			20	Per Unit	Numeric	0.00	1,000,000

P95	0	Base Rate Dep Var			1	NA	NA	0.00	1,000,000
P95	1	HEAT_AC_TYPE_DEP_1FH	00		1	Base Rate Adj	NA	0.00	1,000,000
P95	1	INT_WALL_POS1_DEP_1FH	00		0	Base Rate Adj	NA	0.00	1,000,000
P95	1	INT_WALL_POS2_DEP_1FH	00		0	Base Rate Adj	NA	0.00	1,000,000
P95	1	HEAT_AC_TYPE_DEP_1FH	01		1	Base Rate Adj	NA	0.00	1,000,000
P95	1	HEAT_AC_TYPE_DEP_1FH	02		1.2	Base Rate Adj	NA	0.00	1,000,000
P95	1	INT_WALL_POS1_DEP_1FH	02		0.9	Base Rate Adj	NA	0.00	1,000,000
P95	1	INT_WALL_POS2_DEP_1FH	02		0.9	Base Rate Adj	NA	0.00	1,000,000
P95	1	INT_WALL_POS2_DEP_1FH	03		1.1	Base Rate Adj	NA	0.00	1,000,000
P95	1	INT_WALL_POS1_DEP_1FH	03		1.1	Base Rate Adj	NA	0.00	1,000,000
P95	1	INT_WALL_POS1_DEP_1FH	05		1.2	Base Rate Adj	NA	0.00	1,000,000
P95	1	INT_WALL_POS2_DEP_1FH	05		1.2	Base Rate Adj	NA	0.00	1,000,000
P95	1	INT_WALL_POS2_DEP_1FH	06		1.1	Base Rate Adj	NA	0.00	1,000,000
P95	1	INT_WALL_POS1_DEP_1FH	06		1.1	Base Rate Adj	NA	0.00	1,000,000
P95	1	INT_WALL_POS1_DEP_1FH	07		0.9	Base Rate Adj	NA	0.00	1,000,000
P95	1	INT_WALL_POS2_DEP_1FH	07		0.9	Base Rate Adj	NA	0.00	1,000,000
P95	2	INT_WALL_POS2_DEP_2FH	01		0.08	Base Rate Adj	NA	0.00	1,000,000

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Code	List Order	Description	Data	RVR CODE DATA DESC	Adj Coefficient	Applied As	Field Type	Min Val	Max Val
P95	2	INT_WALL_POS1_DEP_2FH	01		0.08	Base Rate Adj	NA	0.00	1,000,000
P95	2	EXT_WALL_1_DEP_2FH	01		0.5	Base Rate Adj	NA	0.00	1,000,000
P95	2	FLOOR_COVER_1_DEP_2FH	01		0.5	Base Rate Adj	NA	0.00	1,000,000
P95	2	FLOOR_COVER_1_DEP_2FH	02		0.5	Base Rate Adj	NA	0.00	1,000,000
P95	2	EXT_WALL_1_DEP_2FH	02		0.5	Base Rate Adj	NA	0.00	1,000,000
P95	2	INT_WALL_POS1_DEP_2FH	02		0.13	Base Rate Adj	NA	0.00	1,000,000
P95	2	INT_WALL_POS2_DEP_2FH	02		0.13	Base Rate Adj	NA	0.00	1,000,000
P95	2	EXT_WALL_1_DEP_2FH	03		0.5	Base Rate Adj	NA	0.00	1,000,000
P95	2	FLOOR_COVER_1_DEP_2FH	03		0.5	Base Rate Adj	NA	0.00	1,000,000
P95	2	FLOOR_COVER_1_DEP_2FH	04		0.5	Base Rate Adj	NA	0.00	1,000,000
P95	2	EXT_WALL_1_DEP_2FH	04		0.5	Base Rate Adj	NA	0.00	1,000,000
P95	2	INT_WALL_POS2_DEP_2FH	04		0.19	Base Rate Adj	NA	0.00	1,000,000
P95	2	INT_WALL_POS1_DEP_2FH	04		0.19	Base Rate Adj	NA	0.00	1,000,000
P95	2	EXT_WALL_1_DEP_2FH	05		0.5	Base Rate Adj	NA	0.00	1,000,000
P95	2	FLOOR_COVER_1_DEP_2FH	05		0.5	Base Rate Adj	NA	0.00	1,000,000
P95	2	FLOOR_COVER_1_DEP_2FH	06		0.5	Base Rate Adj	NA	0.00	1,000,000
P95	2	EXT_WALL_1_DEP_2FH	06		0.5	Base Rate Adj	NA	0.00	1,000,000
P95	2	INT_WALL_POS1_DEP_2FH	06		0.28	Base Rate Adj	NA	0.00	1,000,000
P95	2	INT_WALL_POS2_DEP_2FH	06		0.28	Base Rate Adj	NA	0.00	1,000,000
P95	2	EXT_WALL_1_DEP_2FH	07		0.5	Base Rate Adj	NA	0.00	1,000,000
P95	2	FLOOR_COVER_1_DEP_2FH	07		0.5	Base Rate Adj	NA	0.00	1,000,000
P95	2	FLOOR_COVER_1_DEP_2FH	08		0.5	Base Rate Adj	NA	0.00	1,000,000
P95	2	EXT_WALL_1_DEP_2FH	08		0.5	Base Rate Adj	NA	0.00	1,000,000
P95	2	EXT_WALL_1_DEP_2FH	09		0.5	Base Rate Adj	NA	0.00	1,000,000
P95	2	FLOOR_COVER_1_DEP_2FH	09		0.5	Base Rate Adj	NA	0.00	1,000,000
P95	2	FLOOR_COVER_1_DEP_2FH	10		0.5	Base Rate Adj	NA	0.00	1,000,000
P95	2	EXT_WALL_1_DEP_2FH	10		0.5	Base Rate Adj	NA	0.00	1,000,000
P95	2	EXT_WALL_1_DEP_2FH	11		0.5	Base Rate Adj	NA	0.00	1,000,000
P95	2	FLOOR_COVER_1_DEP_2FH	11		0.5	Base Rate Adj	NA	0.00	1,000,000
P95	2	FLOOR_COVER_1_DEP_2FH	12		0.5	Base Rate Adj	NA	0.00	1,000,000
P95	2	EXT_WALL_1_DEP_2FH	12		0.5	Base Rate Adj	NA	0.00	1,000,000
P95	2	EXT_WALL_1_DEP_2FH	13		0.5	Base Rate Adj	NA	0.00	1,000,000
P95	2	FLOOR_COVER_1_DEP_2FH	13		0.5	Base Rate Adj	NA	0.00	1,000,000
P95	2	FLOOR_COVER_1_DEP_2FH	14		0.5	Base Rate Adj	NA	0.00	1,000,000
P95	2	EXT_WALL_1_DEP_2FH	14		0.5	Base Rate Adj	NA	0.00	1,000,000
P95	2	EXT_WALL_1_DEP_2FH	15		0.5	Base Rate Adj	NA	0.00	1,000,000
P95	2	FLOOR_COVER_1_DEP_2FH	15		0.5	Base Rate Adj	NA	0.00	1,000,000
P95	2	FLOOR_COVER_1_DEP_2FH	16		0.5	Base Rate Adj	NA	0.00	1,000,000
P95	2	EXT_WALL_1_DEP_2FH	16		0.5	Base Rate Adj	NA	0.00	1,000,000
P95	2	EXT_WALL_1_DEP_2FH	17		0.5	Base Rate Adj	NA	0.00	1,000,000

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P95	2	FLOOR_COVER_1_DEP_2FH	17		0.5	Base Rate Adj	NA	0.00	1,000,000
P95	2	FLOOR_COVER_1_DEP_2FH	18		0.5	Base Rate Adj	NA	0.00	1,000,000
P95	2	EXT_WALL_1_DEP_2FH	18		0.5	Base Rate Adj	NA	0.00	1,000,000
P95	2	EXT_WALL_1_DEP_2FH	19		0.5	Base Rate Adj	NA	0.00	1,000,000
P95	2	FLOOR_COVER_1_DEP_2FH	19		0.5	Base Rate Adj	NA	0.00	1,000,000
P95	2	EXT_WALL_1_DEP_2FH	20		0.5	Base Rate Adj	NA	0.00	1,000,000
P95	2	EXT_WALL_1_DEP_2FH	21		0.5	Base Rate Adj	NA	0.00	1,000,000
P95	2	EXT_WALL_1_DEP_2FH	22		0.5	Base Rate Adj	NA	0.00	1,000,000
P95	2	EXT_WALL_1_DEP_2FH	23		0.5	Base Rate Adj	NA	0.00	1,000,000
P95	2	EXT_WALL_1_DEP_2FH	24		0.5	Base Rate Adj	NA	0.00	1,000,000
P95	2	EXT_WALL_1_DEP_2FH	25		0.5	Base Rate Adj	NA	0.00	1,000,000
P95	2	EXT_WALL_1_DEP_2FH	26		0.5	Base Rate Adj	NA	0.00	1,000,000
P95	2	EXT_WALL_1_DEP_2FH	27		0.5	Base Rate Adj	NA	0.00	1,000,000
P95	2	EXT_WALL_1_DEP_2FH	28		0.5	Base Rate Adj	NA	0.00	1,000,000
P95	2	EXT_WALL_1_DEP_2FH	29		0.5	Base Rate Adj	NA	0.00	1,000,000
P95	4	INT_WALL_POS1_DEP_4FH	01		0.5	Base Rate Adj	NA	0.00	1,000,000
P95	4	INT_WALL_POS1_DEP_4FH	02		0.5	Base Rate Adj	NA	0.00	1,000,000
P95	4	INT_WALL_POS1_DEP_4FH	03		0.5	Base Rate Adj	NA	0.00	1,000,000
P95	4	INT_WALL_POS1_DEP_4FH	04		0.5	Base Rate Adj	NA	0.00	1,000,000
P95	4	INT_WALL_POS1_DEP_4FH	05		0.5	Base Rate Adj	NA	0.00	1,000,000
P95	4	INT_WALL_POS1_DEP_4FH	06		0.5	Base Rate Adj	NA	0.00	1,000,000
P95	4	INT_WALL_POS1_DEP_4FH	07		0.5	Base Rate Adj	NA	0.00	1,000,000
P95	25	EXTERIOR WALL 1	01	Minimum	-0.13	Base Rate Adj	Binary Code	0.00	1,000,000
P95	25	EXTERIOR WALL 1	02	Wall Board	-0.12	Base Rate Adj	Binary Code	0.00	1,000,000
P95	25	EXTERIOR WALL 1	03	Below Average	-0.04	Base Rate Adj	Binary Code	0.00	1,000,000
P95	25	EXTERIOR WALL 1	04	Single Siding	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	25	EXTERIOR WALL 1	05	Average	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	25	EXTERIOR WALL 1	06	Board & Batten	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	25	EXTERIOR WALL 1	07	Asbestos Shngl	-0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P95	25	EXTERIOR WALL 1	08	Wood on Sheath	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	25	EXTERIOR WALL 1	09	Logs	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P95	25	EXTERIOR WALL 1	10	Above Average	0.05	Base Rate Adj	Binary Code	0.00	1,000,000
P95	25	EXTERIOR WALL 1	11	Clapboard	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P95	25	EXTERIOR WALL 1	12	Cedar or Redwd	0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P95	25	EXTERIOR WALL 1	13	Pre-Fab Wood	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	25	EXTERIOR WALL 1	14	Wood Shingle	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P95	25	EXTERIOR WALL 1	15	Concr/Cinder	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	25	EXTERIOR WALL 1	16	Stucco on Wood	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P95	25	EXTERIOR WALL 1	17	Stucco/Masonry	0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P95	25	EXTERIOR WALL 1	18	Asphalt	-0.05	Base Rate Adj	Binary Code	0.00	1,000,000

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P95	25	EXTERIOR WALL 1	19	Brick Veneer	0.06	Base Rate Adj	Binary Code	0.00	1,000,000
P95	25	EXTERIOR WALL 1	20	Brick	0.08	Base Rate Adj	Binary Code	0.00	1,000,000
P95	25	EXTERIOR WALL 1	21	Stone/Masonry	0.08	Base Rate Adj	Binary Code	0.00	1,000,000
P95	25	EXTERIOR WALL 1	22	Precast Panel	0.04	Base Rate Adj	Binary Code	0.00	1,000,000
P95	25	EXTERIOR WALL 1	23	Reinforced Cnc	0.08	Base Rate Adj	Binary Code	0.00	1,000,000
P95	25	EXTERIOR WALL 1	24	Corrugated Stl	0.08	Base Rate Adj	Binary Code	0.00	1,000,000
P95	25	EXTERIOR WALL 1	25	Vinyl Siding	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	25	EXTERIOR WALL 1	26	Aluminum Siding	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	25	EXTERIOR WALL 1	27	Pre-finsh Metl	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P95	25	EXTERIOR WALL 1	28	Glass/Thermo.	0.1	Base Rate Adj	Binary Code	0.00	1,000,000
P95	25	EXTERIOR WALL 1	29	EXT_WALL_1_29	0.06	Base Rate Adj	Binary Code	0.00	1,000,000
P95	25	EXTERIOR WALL 1	30	EXT_WALL_1_30	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	25	EXTERIOR WALL 1	31	EXT_WALL_1_31	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	25	EXTERIOR WALL 1	32	EXT_WALL_1_32	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	25	EXTERIOR WALL 1	33	EXT_WALL_1_33	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	25	EXTERIOR WALL 1	34	EXT_WALL_1_34	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	25	EXTERIOR WALL 1	35	EXT_WALL_1_35	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	25	EXTERIOR WALL 1	36	EXT_WALL_1_36	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	30	EXTERIOR WALL 2	01	Minimum	-0.13	Base Rate Adj	Binary Code	0.00	1,000,000
P95	30	EXTERIOR WALL 2	02	Wall Board	-0.12	Base Rate Adj	Binary Code	0.00	1,000,000
P95	30	EXTERIOR WALL 2	03	Below Average	-0.04	Base Rate Adj	Binary Code	0.00	1,000,000
P95	30	EXTERIOR WALL 2	04	Single Siding	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	30	EXTERIOR WALL 2	05	Average	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	30	EXTERIOR WALL 2	06	Board & Batten	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	30	EXTERIOR WALL 2	07	Asbestos Shngl	-0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P95	30	EXTERIOR WALL 2	08	Wood on Sheath	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	30	EXTERIOR WALL 2	09	Logs	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P95	30	EXTERIOR WALL 2	10	Above Average	0.05	Base Rate Adj	Binary Code	0.00	1,000,000
P95	30	EXTERIOR WALL 2	11	Clapboard	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P95	30	EXTERIOR WALL 2	12	Cedar or Redwd	0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P95	30	EXTERIOR WALL 2	13	Pre-Fab Wood	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	30	EXTERIOR WALL 2	14	Wood Shingle	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P95	30	EXTERIOR WALL 2	15	Concr/Cinder	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	30	EXTERIOR WALL 2	16	Stucco on Wood	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P95	30	EXTERIOR WALL 2	17	Stucco/Masonry	0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P95	30	EXTERIOR WALL 2	18	Asphalt	-0.05	Base Rate Adj	Binary Code	0.00	1,000,000
P95	30	EXTERIOR WALL 2	19	Brick Veneer	0.06	Base Rate Adj	Binary Code	0.00	1,000,000
P95	30	EXTERIOR WALL 2	20	Brick	0.08	Base Rate Adj	Binary Code	0.00	1,000,000
P95	30	EXTERIOR WALL 2	21	Stone/Masonry	0.08	Base Rate Adj	Binary Code	0.00	1,000,000
P95	30	EXTERIOR WALL 2	22	Precast Panel	0.04	Base Rate Adj	Binary Code	0.00	1,000,000

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P95	30	EXTERIOR WALL 2	23	Reinforced Cnc	0.08	Base Rate Adj	Binary Code	0.00	1,000,000
P95	30	EXTERIOR WALL 2	24	Corrugated Sli	0.08	Base Rate Adj	Binary Code	0.00	1,000,000
P95	30	EXTERIOR WALL 2	25	Vinyl Siding	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	30	EXTERIOR WALL 2	26	Aluminum Sidng	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	30	EXTERIOR WALL 2	27	Pre-finish Metl	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P95	30	EXTERIOR WALL 2	28	Glass/Thermo.	0.1	Base Rate Adj	Binary Code	0.00	1,000,000
P95	30	EXTERIOR WALL 2	29	EXT_WALL_2_29	0.06	Base Rate Adj	Binary Code	0.00	1,000,000
P95	30	EXTERIOR WALL 2	30	EXT_WALL_2_30	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	30	EXTERIOR WALL 2	31	EXT_WALL_2_31	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	30	EXTERIOR WALL 2	32	EXT_WALL_2_32	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	30	EXTERIOR WALL 2	33	EXT_WALL_2_33	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	30	EXTERIOR WALL 2	34	EXT_WALL_2_34	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	30	EXTERIOR WALL 2	35	EXT_WALL_2_35	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	30	EXTERIOR WALL 2	36	EXT_WALL_2_36	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	35	ROOF STRUCTURE	01	Flat	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	35	ROOF STRUCTURE	02	Shed	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	35	ROOF STRUCTURE	03	Gable/Hip	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	35	ROOF STRUCTURE	04	Wood Truss	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	35	ROOF STRUCTURE	05	Salt Box	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	35	ROOF STRUCTURE	06	Mansard	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	35	ROOF STRUCTURE	07	Gambrel	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	35	ROOF STRUCTURE	08	Irregular	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	35	ROOF STRUCTURE	09	Rigid Frm/BJst	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	35	ROOF STRUCTURE	10	Steel Frm/Trus	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	35	ROOF STRUCTURE	11	Bowstring Trus	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	35	ROOF STRUCTURE	12	Reinforc Concr	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	35	ROOF STRUCTURE	13	Prestres Concr	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	40	ROOF COVER	01	Metal/Tin	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	40	ROOF COVER	02	Rolled Compos	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	40	ROOF COVER	03	Asphalt Shngl.	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	40	ROOF COVER	04	Tar/Gravl/Rubr	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	40	ROOF COVER	05	Corrugated Asb	-0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P95	40	ROOF COVER	06	Asbestos Shing	-0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P95	40	ROOF COVER	07	Concrete Tile	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	40	ROOF COVER	08	Clay Tile	0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P95	40	ROOF COVER	09	Enam Mtl Shing	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	40	ROOF COVER	10	Wood Shingle	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	40	ROOF COVER	11	Slate	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P95	40	ROOF COVER	12	ROOF_COVER_12	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P95	45	INT WALL	01	Minim/Masonry	-0.1	Base Rate Adj	Binary Code	-99999.00	1,000,000

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P95	45	INT WALL	02	Wall Brd/Wood	0	Base Rate Adj	Binary Code	-99999.00	1,000,000
P95	45	INT WALL	03	Plastered	0	Base Rate Adj	Binary Code	-99999.00	1,000,000
P95	45	INT WALL	04	Plywood Panel	0	Base Rate Adj	Binary Code	-99999.00	1,000,000
P95	45	INT WALL	05	Drywall	0	Base Rate Adj	Binary Code	-99999.00	1,000,000
P95	45	INT WALL	06	Wood Panel	0	Base Rate Adj	Binary Code	-99999.00	1,000,000
P95	45	INT WALL	07	Pine	0	Base Rate Adj	Binary Code	-99999.00	1,000,000
P95	45	INT WALL	08	INT_WALL_POS1_08	0	Base Rate Adj	Binary Code	-99999.00	1,000,000
P95	50	INT_WALL_POS2	01	Minim/Masonry	-0.01	Base Rate Adj	Binary Code	-99999.00	1,000,000
P95	50	INT_WALL_POS2	02	Wall Brd/Wood	0	Base Rate Adj	Binary Code	-99999.00	1,000,000
P95	50	INT_WALL_POS2	03	Plastered	0	Base Rate Adj	Binary Code	-99999.00	1,000,000
P95	50	INT_WALL_POS2	04	Plywood Panel	0	Base Rate Adj	Binary Code	-99999.00	1,000,000
P95	50	INT_WALL_POS2	05	Drywall	0	Base Rate Adj	Binary Code	-99999.00	1,000,000
P95	50	INT_WALL_POS2	06	Wood Panel	0	Base Rate Adj	Binary Code	-99999.00	1,000,000
P95	50	INT_WALL_POS2	07	Pine	0	Base Rate Adj	Binary Code	-99999.00	1,000,000
P95	50	INT_WALL_POS2	08	INT_WALL_POS2_08	0	Base Rate Adj	Binary Code	-99999.00	1,000,000
P95	55	INTERIOR FLOOR 1	01	Dir/None	-0.1	Base Rate Adj	Binary Code	0.00	1,000,000
P95	55	INTERIOR FLOOR 1	02	Minimum/Plywd	-0.08	Base Rate Adj	Binary Code	0.00	1,000,000
P95	55	INTERIOR FLOOR 1	03	Concrete	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	55	INTERIOR FLOOR 1	04	Concr Abv Grad	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	55	INTERIOR FLOOR 1	05	Vinyl	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	55	INTERIOR FLOOR 1	06	Vinyl	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	55	INTERIOR FLOOR 1	07	Cork Tile	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	55	INTERIOR FLOOR 1	08	Average	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	55	INTERIOR FLOOR 1	09	Pine/Soft Wood	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	55	INTERIOR FLOOR 1	10	Terrazzo Monol	0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P95	55	INTERIOR FLOOR 1	11	Ceramic Tile	0.04	Base Rate Adj	Binary Code	0.00	1,000,000
P95	55	INTERIOR FLOOR 1	12	Hardwood	0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P95	55	INTERIOR FLOOR 1	13	Parquet/Lamint	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P95	55	INTERIOR FLOOR 1	14	Carpet	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	55	INTERIOR FLOOR 1	15	Quarry Tile	0.04	Base Rate Adj	Binary Code	0.00	1,000,000
P95	55	INTERIOR FLOOR 1	16	Terrazzo Epoxy	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P95	55	INTERIOR FLOOR 1	17	Precast Concr	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	55	INTERIOR FLOOR 1	18	Slate	0.04	Base Rate Adj	Binary Code	0.00	1,000,000
P95	55	INTERIOR FLOOR 1	19	Marble	0.05	Base Rate Adj	Binary Code	0.00	1,000,000
P95	55	INTERIOR FLOOR 1	20	FLOOR_COVER_1_20	0.01	Base Rate Adj	Binary Code	0.00	1,000,000
P95	60	INTERIOR FLOOR 2	01	Dir/None	-0.1	Base Rate Adj	Binary Code	0.00	1,000,000
P95	60	INTERIOR FLOOR 2	02	Minimum/Plywd	-0.08	Base Rate Adj	Binary Code	0.00	1,000,000
P95	60	INTERIOR FLOOR 2	03	Concrete	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	60	INTERIOR FLOOR 2	04	Concr Abv Grad	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	60	INTERIOR FLOOR 2	05	Vinyl	0	Base Rate Adj	Binary Code	0.00	1,000,000

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P95	60	INTERIOR FLOOR 2	06	Vinyl	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	60	INTERIOR FLOOR 2	07	Cork Tile	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	60	INTERIOR FLOOR 2	08	Average	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	60	INTERIOR FLOOR 2	09	Pine/Soft Wood	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	60	INTERIOR FLOOR 2	10	Terrazzo Monol	0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P95	60	INTERIOR FLOOR 2	11	Ceramic Tile	0.04	Base Rate Adj	Binary Code	0.00	1,000,000
P95	60	INTERIOR FLOOR 2	12	Hardwood	0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P95	60	INTERIOR FLOOR 2	13	Parquet/Lamint	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P95	60	INTERIOR FLOOR 2	14	Carpet	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	60	INTERIOR FLOOR 2	15	Quarry Tile	0.04	Base Rate Adj	Binary Code	0.00	1,000,000
P95	60	INTERIOR FLOOR 2	16	Terrazzo Epoxy	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P95	60	INTERIOR FLOOR 2	17	Precast Concr	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	60	INTERIOR FLOOR 2	18	Slate	0.04	Base Rate Adj	Binary Code	0.00	1,000,000
P95	60	INTERIOR FLOOR 2	19	Marble	0.05	Base Rate Adj	Binary Code	0.00	1,000,000
P95	60	INTERIOR FLOOR 2	20	FLOOR_COVER_2_20	0.01	Base Rate Adj	Binary Code	0.00	1,000,000
P95	65	HEAT FUEL	01	None	-0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P95	65	HEAT FUEL	02	Oil	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	65	HEAT FUEL	03	Gas	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	65	HEAT FUEL	04	Electric	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	65	HEAT FUEL	05	Solar Assisted	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	65	HEAT FUEL	06	HEAT_FUEL_06	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	70	HEAT TYPE	01	None	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	70	HEAT TYPE	02	Floor Furnace	-0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P95	70	HEAT TYPE	03	Hot Air-no Duc	-0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P95	70	HEAT TYPE	04	Forced Air	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	70	HEAT TYPE	05	Hot Water	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	70	HEAT TYPE	06	Steam	-0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P95	70	HEAT TYPE	07	Electr Basebrd	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	70	HEAT TYPE	08	Radiant	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	70	HEAT TYPE	09	Hydro Air	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	75	HEAT_AC_TYPE_HEAT	01	None	0	Base Rate Adj	Binary Code	-99999.00	1,000,000
P95	75	HEAT_AC_TYPE_HEAT	02	Heat Pump	0.03	Base Rate Adj	Binary Code	-99999.00	1,000,000
P95	75	HEAT_AC_TYPE_HEAT	03	Central	0.04	Base Rate Adj	Binary Code	-99999.00	1,000,000
P95	75	HEAT_AC_TYPE_HEAT	04	Unit/AC	0	Base Rate Adj	Binary Code	-99999.00	1,000,000
P95	75	HEAT_AC_TYPE_HEAT	05	Vapor Cooler	0.04	Base Rate Adj	Binary Code	-99999.00	1,000,000
P95	75	HEAT_AC_TYPE_HEAT	06	HEAT_AC_TYPE_06	0.02	Base Rate Adj	Binary Code	-99999.00	1,000,000
P95	80	CMRCL FRAME TYPE	01	None	-0.08	Base Rate Adj	Binary Code	0.00	1,000,000
P95	80	CMRCL FRAME TYPE	02	Wood Frame	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	80	CMRCL FRAME TYPE	03	Masonry	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P95	80	CMRCL FRAME TYPE	04	Reinf. Concr	0.03	Base Rate Adj	Binary Code	0.00	1,000,000

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P95	80	CMRCL FRAME TYPE	05	Steel	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P95	80	CMRCL FRAME TYPE	06	Fireprf Steel	0.04	Base Rate Adj	Binary Code	0.00	1,000,000
P95	80	CMRCL FRAME TYPE	07	Special	0.05	Base Rate Adj	Binary Code	0.00	1,000,000
P95	85	CMRCL BATHS/PLUMBING	00	None	-0.07	Base Rate Adj	Binary Code	0.00	1,000,000
P95	85	CMRCL BATHS/PLUMBING	01	Light	-0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P95	85	CMRCL BATHS/PLUMBING	02	Average	0	Base Rate Adj	Binary Code	0.00	1,000,000
P95	85	CMRCL BATHS/PLUMBING	03	Above Average	0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P95	85	CMRCL BATHS/PLUMBING	04	Extensive	0.08	Base Rate Adj	Binary Code	0.00	1,000,000
P95	90	WALL HEIGHT			1	Base Rate Adj	Numeric	-999999.99	1,000,000
P95	110	ELEVATOR			38000	NA	Numeric	0.00	1,000,000
P95	130	SAUNA			110	NA	Numeric	0.00	1,000,000
P95	20	GRADE	01	Minimum	-0.3	Muliplier	Binary Code	0.00	1,000,000
P95	20	GRADE	02	Below Average	-0.15	Muliplier	Binary Code	0.00	1,000,000
P95	20	GRADE	03	Average	0	Muliplier	Binary Code	0.00	1,000,000
P95	20	GRADE	04	Average +10	0.1	Muliplier	Binary Code	0.00	1,000,000
P95	20	GRADE	05	Average +20	0.21	Muliplier	Binary Code	0.00	1,000,000
P95	20	GRADE	06	Excellent	0.33	Muliplier	Binary Code	0.00	1,000,000
P95	20	GRADE	07	Excellent +10	0.45	Muliplier	Binary Code	0.00	1,000,000
P95	20	GRADE	08	Excellent +20	0.61	Muliplier	Binary Code	0.00	1,000,000
P95	20	GRADE	09	Superior	0.8	Muliplier	Binary Code	0.00	1,000,000
P95	20	GRADE	10	Superior +	1	Muliplier	Binary Code	0.00	1,000,000
P95	20	GRADE	11	Superior ++	1.5	Muliplier	Binary Code	0.00	1,000,000
P95	20	GRADE	12	Superior +++	1.75	Muliplier	Binary Code	0.00	1,000,000
P95	20	GRADE	13	Superior ++++	2	Muliplier	Binary Code	0.00	1,000,000
P95	2	DEP CONSTANT	.5		0.5	Per Unit	NA	0.00	1,000,000
P95	2	DEP CONSTANT	.5		0.5	Per Unit	NA	0.00	1,000,000
P95	3	DEP CONSTANT	-.24		-0.24	Per Unit	NA	0.00	1,000,000
P95	3	DEP CONSTANT	-.24		-0.24	Per Unit	NA	0.00	1,000,000
P95	4	DEP CONSTANT	.5		0.5	Per Unit	NA	0.00	1,000,000
P95	100	FIREPLACE			8500	Per Unit	Numeric	0.00	1,000,000
P95	120	CATH CEIL			20	Per Unit	Numeric	0.00	1,000,000

P96	0	Base Rate Dep Var			1	NA	NA	0.00	1,000,000
P96	1	INT_WALL_POS1_DEP_1FH	00		0	Base Rate Adj	NA	0.00	1,000,000
P96	1	INT_WALL_POS2_DEP_1FH	00		0	Base Rate Adj	NA	0.00	1,000,000
P96	1	HEAT_AC_TYPE_DEP_1FH	00		1	Base Rate Adj	NA	0.00	1,000,000
P96	1	HEAT_AC_TYPE_DEP_1FH	01		1	Base Rate Adj	NA	0.00	1,000,000
P96	1	HEAT_AC_TYPE_DEP_1FH	02		1.2	Base Rate Adj	NA	0.00	1,000,000
P96	1	INT_WALL_POS2_DEP_1FH	02		0.9	Base Rate Adj	NA	0.00	1,000,000
P96	1	INT_WALL_POS1_DEP_1FH	02		0.9	Base Rate Adj	NA	0.00	1,000,000
P96	1	INT_WALL_POS1_DEP_1FH	03		1.1	Base Rate Adj	NA	0.00	1,000,000
P96	1	INT_WALL_POS2_DEP_1FH	03		1.1	Base Rate Adj	NA	0.00	1,000,000
P96	1	INT_WALL_POS2_DEP_1FH	05		1.2	Base Rate Adj	NA	0.00	1,000,000
P96	1	INT_WALL_POS1_DEP_1FH	05		1.2	Base Rate Adj	NA	0.00	1,000,000

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P96	1	INT_WALL_POS1_DEP_1FH	06		1.1	Base Rate Adj	NA	0.00	1,000,000
P96	1	INT_WALL_POS2_DEP_1FH	06		1.1	Base Rate Adj	NA	0.00	1,000,000
P96	1	INT_WALL_POS2_DEP_1FH	07		0.9	Base Rate Adj	NA	0.00	1,000,000
P96	1	INT_WALL_POS1_DEP_1FH	07		0.9	Base Rate Adj	NA	0.00	1,000,000
P96	2	INT_WALL_POS1_DEP_2FH	01		0.08	Base Rate Adj	NA	0.00	1,000,000
P96	2	INT_WALL_POS2_DEP_2FH	01		0.08	Base Rate Adj	NA	0.00	1,000,000
P96	2	FLOOR_COVER_1_DEP_2FH	01		0.5	Base Rate Adj	NA	0.00	1,000,000
P96	2	EXT_WALL_1_DEP_2FH	01		0.5	Base Rate Adj	NA	0.00	1,000,000
P96	2	EXT_WALL_1_DEP_2FH	02		0.5	Base Rate Adj	NA	0.00	1,000,000
P96	2	FLOOR_COVER_1_DEP_2FH	02		0.5	Base Rate Adj	NA	0.00	1,000,000
P96	2	INT_WALL_POS2_DEP_2FH	02		0.13	Base Rate Adj	NA	0.00	1,000,000
P96	2	INT_WALL_POS1_DEP_2FH	02		0.13	Base Rate Adj	NA	0.00	1,000,000
P96	2	FLOOR_COVER_1_DEP_2FH	03		0.5	Base Rate Adj	NA	0.00	1,000,000
P96	2	EXT_WALL_1_DEP_2FH	03		0.5	Base Rate Adj	NA	0.00	1,000,000
P96	2	EXT_WALL_1_DEP_2FH	04		0.5	Base Rate Adj	NA	0.00	1,000,000
P96	2	FLOOR_COVER_1_DEP_2FH	04		0.5	Base Rate Adj	NA	0.00	1,000,000
P96	2	INT_WALL_POS1_DEP_2FH	04		0.19	Base Rate Adj	NA	0.00	1,000,000
P96	2	INT_WALL_POS2_DEP_2FH	04		0.19	Base Rate Adj	NA	0.00	1,000,000
P96	2	FLOOR_COVER_1_DEP_2FH	05		0.5	Base Rate Adj	NA	0.00	1,000,000
P96	2	EXT_WALL_1_DEP_2FH	05		0.5	Base Rate Adj	NA	0.00	1,000,000
P96	2	EXT_WALL_1_DEP_2FH	06		0.5	Base Rate Adj	NA	0.00	1,000,000
P96	2	FLOOR_COVER_1_DEP_2FH	06		0.5	Base Rate Adj	NA	0.00	1,000,000
P96	2	INT_WALL_POS2_DEP_2FH	06		0.28	Base Rate Adj	NA	0.00	1,000,000
P96	2	INT_WALL_POS1_DEP_2FH	06		0.28	Base Rate Adj	NA	0.00	1,000,000
P96	2	FLOOR_COVER_1_DEP_2FH	07		0.5	Base Rate Adj	NA	0.00	1,000,000
P96	2	EXT_WALL_1_DEP_2FH	07		0.5	Base Rate Adj	NA	0.00	1,000,000
P96	2	EXT_WALL_1_DEP_2FH	08		0.5	Base Rate Adj	NA	0.00	1,000,000
P96	2	FLOOR_COVER_1_DEP_2FH	08		0.5	Base Rate Adj	NA	0.00	1,000,000
P96	2	FLOOR_COVER_1_DEP_2FH	09		0.5	Base Rate Adj	NA	0.00	1,000,000
P96	2	EXT_WALL_1_DEP_2FH	09		0.5	Base Rate Adj	NA	0.00	1,000,000
P96	2	EXT_WALL_1_DEP_2FH	10		0.5	Base Rate Adj	NA	0.00	1,000,000
P96	2	FLOOR_COVER_1_DEP_2FH	10		0.5	Base Rate Adj	NA	0.00	1,000,000
P96	2	FLOOR_COVER_1_DEP_2FH	11		0.5	Base Rate Adj	NA	0.00	1,000,000
P96	2	EXT_WALL_1_DEP_2FH	11		0.5	Base Rate Adj	NA	0.00	1,000,000
P96	2	EXT_WALL_1_DEP_2FH	12		0.5	Base Rate Adj	NA	0.00	1,000,000
P96	2	FLOOR_COVER_1_DEP_2FH	12		0.5	Base Rate Adj	NA	0.00	1,000,000
P96	2	FLOOR_COVER_1_DEP_2FH	13		0.5	Base Rate Adj	NA	0.00	1,000,000
P96	2	EXT_WALL_1_DEP_2FH	13		0.5	Base Rate Adj	NA	0.00	1,000,000
P96	2	EXT_WALL_1_DEP_2FH	14		0.5	Base Rate Adj	NA	0.00	1,000,000
P96	2	FLOOR_COVER_1_DEP_2FH	14		0.5	Base Rate Adj	NA	0.00	1,000,000

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P96	2	FLOOR_COVER_1_DEP_2FH	15		0.5	Base Rate Adj	NA	0.00	1,000,000
P96	2	EXT_WALL_1_DEP_2FH	15		0.5	Base Rate Adj	NA	0.00	1,000,000
P96	2	EXT_WALL_1_DEP_2FH	16		0.5	Base Rate Adj	NA	0.00	1,000,000
P96	2	FLOOR_COVER_1_DEP_2FH	16		0.5	Base Rate Adj	NA	0.00	1,000,000
P96	2	FLOOR_COVER_1_DEP_2FH	17		0.5	Base Rate Adj	NA	0.00	1,000,000
P96	2	EXT_WALL_1_DEP_2FH	17		0.5	Base Rate Adj	NA	0.00	1,000,000
P96	2	EXT_WALL_1_DEP_2FH	18		0.5	Base Rate Adj	NA	0.00	1,000,000
P96	2	FLOOR_COVER_1_DEP_2FH	18		0.5	Base Rate Adj	NA	0.00	1,000,000
P96	2	FLOOR_COVER_1_DEP_2FH	19		0.5	Base Rate Adj	NA	0.00	1,000,000
P96	2	EXT_WALL_1_DEP_2FH	19		0.5	Base Rate Adj	NA	0.00	1,000,000
P96	2	EXT_WALL_1_DEP_2FH	20		0.5	Base Rate Adj	NA	0.00	1,000,000
P96	2	EXT_WALL_1_DEP_2FH	21		0.5	Base Rate Adj	NA	0.00	1,000,000
P96	2	EXT_WALL_1_DEP_2FH	22		0.5	Base Rate Adj	NA	0.00	1,000,000
P96	2	EXT_WALL_1_DEP_2FH	23		0.5	Base Rate Adj	NA	0.00	1,000,000
P96	2	EXT_WALL_1_DEP_2FH	24		0.5	Base Rate Adj	NA	0.00	1,000,000
P96	2	EXT_WALL_1_DEP_2FH	25		0.5	Base Rate Adj	NA	0.00	1,000,000
P96	2	EXT_WALL_1_DEP_2FH	26		0.5	Base Rate Adj	NA	0.00	1,000,000
P96	2	EXT_WALL_1_DEP_2FH	27		0.5	Base Rate Adj	NA	0.00	1,000,000
P96	2	EXT_WALL_1_DEP_2FH	28		0.5	Base Rate Adj	NA	0.00	1,000,000
P96	2	EXT_WALL_1_DEP_2FH	29		0.5	Base Rate Adj	NA	0.00	1,000,000
P96	4	INT_WALL_POS1_DEP_4FH	01		0.5	Base Rate Adj	NA	0.00	1,000,000
P96	4	INT_WALL_POS1_DEP_4FH	02		0.5	Base Rate Adj	NA	0.00	1,000,000
P96	4	INT_WALL_POS1_DEP_4FH	03		0.5	Base Rate Adj	NA	0.00	1,000,000
P96	4	INT_WALL_POS1_DEP_4FH	04		0.5	Base Rate Adj	NA	0.00	1,000,000
P96	4	INT_WALL_POS1_DEP_4FH	05		0.5	Base Rate Adj	NA	0.00	1,000,000
P96	4	INT_WALL_POS1_DEP_4FH	06		0.5	Base Rate Adj	NA	0.00	1,000,000
P96	4	INT_WALL_POS1_DEP_4FH	07		0.5	Base Rate Adj	NA	0.00	1,000,000
P96	25	EXTERIOR WALL 1	01	Minimum	-0.13	Base Rate Adj	Binary Code	0.00	1,000,000
P96	25	EXTERIOR WALL 1	02	Wall Board	-0.12	Base Rate Adj	Binary Code	0.00	1,000,000
P96	25	EXTERIOR WALL 1	03	Below Average	-0.04	Base Rate Adj	Binary Code	0.00	1,000,000
P96	25	EXTERIOR WALL 1	04	Single Siding	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	25	EXTERIOR WALL 1	05	Average	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	25	EXTERIOR WALL 1	06	Board & Batten	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	25	EXTERIOR WALL 1	07	Asbestos Shngl	-0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P96	25	EXTERIOR WALL 1	08	Wood on Sheath	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	25	EXTERIOR WALL 1	09	Logs	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P96	25	EXTERIOR WALL 1	10	Above Average	0.05	Base Rate Adj	Binary Code	0.00	1,000,000
P96	25	EXTERIOR WALL 1	11	Clapboard	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P96	25	EXTERIOR WALL 1	12	Cedar or Redwd	0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P96	25	EXTERIOR WALL 1	13	Pre-Fab Wood	0	Base Rate Adj	Binary Code	0.00	1,000,000

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P96	25	EXTERIOR WALL 1	14	Wood Shingle	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P96	25	EXTERIOR WALL 1	15	Concr/Cinder	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	25	EXTERIOR WALL 1	16	Stucco on Wood	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P96	25	EXTERIOR WALL 1	17	Stucco/Masonry	0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P96	25	EXTERIOR WALL 1	18	Asphalt	-0.05	Base Rate Adj	Binary Code	0.00	1,000,000
P96	25	EXTERIOR WALL 1	19	Brick Veneer	0.06	Base Rate Adj	Binary Code	0.00	1,000,000
P96	25	EXTERIOR WALL 1	20	Brick	0.08	Base Rate Adj	Binary Code	0.00	1,000,000
P96	25	EXTERIOR WALL 1	21	Stone/Masonry	0.08	Base Rate Adj	Binary Code	0.00	1,000,000
P96	25	EXTERIOR WALL 1	22	Precast Panel	0.04	Base Rate Adj	Binary Code	0.00	1,000,000
P96	25	EXTERIOR WALL 1	23	Reinforced Cnc	0.08	Base Rate Adj	Binary Code	0.00	1,000,000
P96	25	EXTERIOR WALL 1	24	Corrugated Stl	0.08	Base Rate Adj	Binary Code	0.00	1,000,000
P96	25	EXTERIOR WALL 1	25	Vinyl Siding	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	25	EXTERIOR WALL 1	26	Aluminum Siding	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	25	EXTERIOR WALL 1	27	Pre-finish Metl	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P96	25	EXTERIOR WALL 1	28	Glass/Thermo.	0.1	Base Rate Adj	Binary Code	0.00	1,000,000
P96	25	EXTERIOR WALL 1	29	EXT_WALL_1_29	0.06	Base Rate Adj	Binary Code	0.00	1,000,000
P96	25	EXTERIOR WALL 1	30	EXT_WALL_1_30	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	25	EXTERIOR WALL 1	31	EXT_WALL_1_31	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	25	EXTERIOR WALL 1	32	EXT_WALL_1_32	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	25	EXTERIOR WALL 1	33	EXT_WALL_1_33	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	25	EXTERIOR WALL 1	34	EXT_WALL_1_34	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	25	EXTERIOR WALL 1	35	EXT_WALL_1_35	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	25	EXTERIOR WALL 1	36	EXT_WALL_1_36	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	30	EXTERIOR WALL 2	01	Minimum	-0.13	Base Rate Adj	Binary Code	0.00	1,000,000
P96	30	EXTERIOR WALL 2	02	Wall Board	-0.12	Base Rate Adj	Binary Code	0.00	1,000,000
P96	30	EXTERIOR WALL 2	03	Below Average	-0.04	Base Rate Adj	Binary Code	0.00	1,000,000
P96	30	EXTERIOR WALL 2	04	Single Siding	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	30	EXTERIOR WALL 2	05	Average	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	30	EXTERIOR WALL 2	06	Board & Batten	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	30	EXTERIOR WALL 2	07	Asbestos Shngl	-0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P96	30	EXTERIOR WALL 2	08	Wood on Sheath	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	30	EXTERIOR WALL 2	09	Logs	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P96	30	EXTERIOR WALL 2	10	Above Average	0.05	Base Rate Adj	Binary Code	0.00	1,000,000
P96	30	EXTERIOR WALL 2	11	Clapboard	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P96	30	EXTERIOR WALL 2	12	Cedar or Redwd	0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P96	30	EXTERIOR WALL 2	13	Pre-Fab Wood	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	30	EXTERIOR WALL 2	14	Wood Shingle	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P96	30	EXTERIOR WALL 2	15	Concr/Cinder	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	30	EXTERIOR WALL 2	16	Stucco on Wood	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P96	30	EXTERIOR WALL 2	17	Stucco/Masonry	0.03	Base Rate Adj	Binary Code	0.00	1,000,000

**Cost Models Report
WILTON CT**

Code	List Order	Description	Data	RVR CODE DATA DESC	Adj Coefficient	Applied As	Field Type	Min Val	Max Val
P96	30	EXTERIOR WALL 2	18	Asphalt	-0.05	Base Rate Adj	Binary Code	0.00	1,000,000
P96	30	EXTERIOR WALL 2	19	Brick Veneer	0.06	Base Rate Adj	Binary Code	0.00	1,000,000
P96	30	EXTERIOR WALL 2	20	Brick	0.08	Base Rate Adj	Binary Code	0.00	1,000,000
P96	30	EXTERIOR WALL 2	21	Stone/Masonry	0.08	Base Rate Adj	Binary Code	0.00	1,000,000
P96	30	EXTERIOR WALL 2	22	Precast Panel	0.04	Base Rate Adj	Binary Code	0.00	1,000,000
P96	30	EXTERIOR WALL 2	23	Reinforced Cnc	0.08	Base Rate Adj	Binary Code	0.00	1,000,000
P96	30	EXTERIOR WALL 2	24	Corrugated Stl	0.08	Base Rate Adj	Binary Code	0.00	1,000,000
P96	30	EXTERIOR WALL 2	25	Vinyl Siding	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	30	EXTERIOR WALL 2	26	Aluminum Sidng	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	30	EXTERIOR WALL 2	27	Pre-finish Metl	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P96	30	EXTERIOR WALL 2	28	Glass/Thermo.	0.1	Base Rate Adj	Binary Code	0.00	1,000,000
P96	30	EXTERIOR WALL 2	29	EXT_WALL_2_29	0.06	Base Rate Adj	Binary Code	0.00	1,000,000
P96	30	EXTERIOR WALL 2	30	EXT_WALL_2_30	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	30	EXTERIOR WALL 2	31	EXT_WALL_2_31	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	30	EXTERIOR WALL 2	32	EXT_WALL_2_32	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	30	EXTERIOR WALL 2	33	EXT_WALL_2_33	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	30	EXTERIOR WALL 2	34	EXT_WALL_2_34	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	30	EXTERIOR WALL 2	35	EXT_WALL_2_35	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	30	EXTERIOR WALL 2	36	EXT_WALL_2_36	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	35	ROOF STRUCTURE	01	Flat	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	35	ROOF STRUCTURE	02	Shed	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	35	ROOF STRUCTURE	03	Gable/Hip	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	35	ROOF STRUCTURE	04	Wood Truss	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	35	ROOF STRUCTURE	05	Salt Box	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	35	ROOF STRUCTURE	06	Mansard	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	35	ROOF STRUCTURE	07	Gambrel	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	35	ROOF STRUCTURE	08	Irregular	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	35	ROOF STRUCTURE	09	Rigid Frm/BJst	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	35	ROOF STRUCTURE	10	Steel Frm/Trus	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	35	ROOF STRUCTURE	11	Bowstring Trus	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	35	ROOF STRUCTURE	12	Reinforc Concr	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	35	ROOF STRUCTURE	13	Prestres Concr	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	40	ROOF COVER	01	Metal/Tin	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	40	ROOF COVER	02	Rolled Compos	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	40	ROOF COVER	03	Asphalt Shngl.	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	40	ROOF COVER	04	Tar/Gravl/Rubr	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	40	ROOF COVER	05	Corrugated Asb	-0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P96	40	ROOF COVER	06	Asbestos Shing	-0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P96	40	ROOF COVER	07	Concrete Tile	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	40	ROOF COVER	08	Clay Tile	0.03	Base Rate Adj	Binary Code	0.00	1,000,000

**Cost Models Report
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Code	List Order	Description	Data	RVR CODE DATA DESC	Adj Coefficient	Applied As	Field Type	Min Val	Max Val
P96	40	ROOF COVER	09	Enam Mlt Shing	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	40	ROOF COVER	10	Wood Shingle	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	40	ROOF COVER	11	Slate	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P96	40	ROOF COVER	12	ROOF_COVER_12	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P96	45	INT WALL	01	Minim/Masonry	-0.1	Base Rate Adj	Binary Code	-99999.00	1,000,000
P96	45	INT WALL	02	Wall Brd/Wood	0	Base Rate Adj	Binary Code	-99999.00	1,000,000
P96	45	INT WALL	03	Plastered	0	Base Rate Adj	Binary Code	-99999.00	1,000,000
P96	45	INT WALL	04	Plywood Panel	0	Base Rate Adj	Binary Code	-99999.00	1,000,000
P96	45	INT WALL	05	Drywall	0	Base Rate Adj	Binary Code	-99999.00	1,000,000
P96	45	INT WALL	06	Wood Panel	0	Base Rate Adj	Binary Code	-99999.00	1,000,000
P96	45	INT WALL	07	Pine	0	Base Rate Adj	Binary Code	-99999.00	1,000,000
P96	45	INT WALL	08	INT_WALL_POS1_08	0	Base Rate Adj	Binary Code	-99999.00	1,000,000
P96	50	INT_WALL_POS2	01	Minim/Masonry	-0.01	Base Rate Adj	Binary Code	-99999.00	1,000,000
P96	50	INT_WALL_POS2	02	Wall Brd/Wood	0	Base Rate Adj	Binary Code	-99999.00	1,000,000
P96	50	INT_WALL_POS2	03	Plastered	0	Base Rate Adj	Binary Code	-99999.00	1,000,000
P96	50	INT_WALL_POS2	04	Plywood Panel	0	Base Rate Adj	Binary Code	-99999.00	1,000,000
P96	50	INT_WALL_POS2	05	Drywall	0	Base Rate Adj	Binary Code	-99999.00	1,000,000
P96	50	INT_WALL_POS2	06	Wood Panel	0	Base Rate Adj	Binary Code	-99999.00	1,000,000
P96	50	INT_WALL_POS2	07	Pine	0	Base Rate Adj	Binary Code	-99999.00	1,000,000
P96	50	INT_WALL_POS2	08	INT_WALL_POS2_08	0	Base Rate Adj	Binary Code	-99999.00	1,000,000
P96	55	INTERIOR FLOOR 1	01	Dir/None	-0.1	Base Rate Adj	Binary Code	0.00	1,000,000
P96	55	INTERIOR FLOOR 1	02	Minimum/Plywd	-0.08	Base Rate Adj	Binary Code	0.00	1,000,000
P96	55	INTERIOR FLOOR 1	03	Concrete	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	55	INTERIOR FLOOR 1	04	Concr Abv Grad	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	55	INTERIOR FLOOR 1	05	Vinyl	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	55	INTERIOR FLOOR 1	06	Vinyl	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	55	INTERIOR FLOOR 1	07	Cork Tile	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	55	INTERIOR FLOOR 1	08	Average	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	55	INTERIOR FLOOR 1	09	Pine/Soft Wood	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	55	INTERIOR FLOOR 1	10	Terrazzo Monol	0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P96	55	INTERIOR FLOOR 1	11	Ceramic Tile	0.04	Base Rate Adj	Binary Code	0.00	1,000,000
P96	55	INTERIOR FLOOR 1	12	Hardwood	0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P96	55	INTERIOR FLOOR 1	13	Parquet/Lamint	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P96	55	INTERIOR FLOOR 1	14	Carpet	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	55	INTERIOR FLOOR 1	15	Quarry Tile	0.04	Base Rate Adj	Binary Code	0.00	1,000,000
P96	55	INTERIOR FLOOR 1	16	Terrazzo Epoxy	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P96	55	INTERIOR FLOOR 1	17	Precast Concr	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	55	INTERIOR FLOOR 1	18	Slate	0.04	Base Rate Adj	Binary Code	0.00	1,000,000
P96	55	INTERIOR FLOOR 1	19	Marble	0.05	Base Rate Adj	Binary Code	0.00	1,000,000
P96	55	INTERIOR FLOOR 1	20	FLOOR_COVER_1_20	0.01	Base Rate Adj	Binary Code	0.00	1,000,000

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Code	List Order	Description	Data	RVR CODE DATA DESC	Adj Coefficient	Applied As	Field Type	Min Val	Max Val
P96	60	INTERIOR FLOOR 2	01	Dir/None	-0.1	Base Rate Adj	Binary Code	0.00	1,000,000
P96	60	INTERIOR FLOOR 2	02	Minimum/Plywd	-0.08	Base Rate Adj	Binary Code	0.00	1,000,000
P96	60	INTERIOR FLOOR 2	03	Concrete	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	60	INTERIOR FLOOR 2	04	Concr Abv Grad	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	60	INTERIOR FLOOR 2	05	Vinyl	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	60	INTERIOR FLOOR 2	06	Vinyl	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	60	INTERIOR FLOOR 2	07	Cork Tile	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	60	INTERIOR FLOOR 2	08	Average	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	60	INTERIOR FLOOR 2	09	Pine/Soft Wood	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	60	INTERIOR FLOOR 2	10	Terrazzo Monol	0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P96	60	INTERIOR FLOOR 2	11	Ceramic Tile	0.04	Base Rate Adj	Binary Code	0.00	1,000,000
P96	60	INTERIOR FLOOR 2	12	Hardwood	0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P96	60	INTERIOR FLOOR 2	13	Parquet/Lamint	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P96	60	INTERIOR FLOOR 2	14	Carpet	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	60	INTERIOR FLOOR 2	15	Quarry Tile	0.04	Base Rate Adj	Binary Code	0.00	1,000,000
P96	60	INTERIOR FLOOR 2	16	Terrazzo Epoxy	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P96	60	INTERIOR FLOOR 2	17	Precast Concr	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	60	INTERIOR FLOOR 2	18	Slate	0.04	Base Rate Adj	Binary Code	0.00	1,000,000
P96	60	INTERIOR FLOOR 2	19	Marble	0.05	Base Rate Adj	Binary Code	0.00	1,000,000
P96	60	INTERIOR FLOOR 2	20	FLOOR_COVER_2_20	0.01	Base Rate Adj	Binary Code	0.00	1,000,000
P96	65	HEAT FUEL	01	None	-0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P96	65	HEAT FUEL	02	Oil	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	65	HEAT FUEL	03	Gas	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	65	HEAT FUEL	04	Electric	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	65	HEAT FUEL	05	Solar Assisted	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	65	HEAT FUEL	06	HEAT_FUEL_06	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	70	HEAT TYPE	01	None	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	70	HEAT TYPE	02	Floor Furnace	-0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P96	70	HEAT TYPE	03	Hot Air-no Duc	-0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P96	70	HEAT TYPE	04	Forced Air	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	70	HEAT TYPE	05	Hot Water	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	70	HEAT TYPE	06	Steam	-0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P96	70	HEAT TYPE	07	Electr Basebrd	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	70	HEAT TYPE	08	Radiant	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	70	HEAT TYPE	09	Hydro Air	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	75	HEAT_AC_TYPE_HEAT	01	None	0	Base Rate Adj	Binary Code	-99999.00	1,000,000
P96	75	HEAT_AC_TYPE_HEAT	02	Heat Pump	0.03	Base Rate Adj	Binary Code	-99999.00	1,000,000
P96	75	HEAT_AC_TYPE_HEAT	03	Central	0.04	Base Rate Adj	Binary Code	-99999.00	1,000,000
P96	75	HEAT_AC_TYPE_HEAT	04	Unit/AC	0	Base Rate Adj	Binary Code	-99999.00	1,000,000
P96	75	HEAT_AC_TYPE_HEAT	05	Vapor Cooler	0.04	Base Rate Adj	Binary Code	-99999.00	1,000,000

**Cost Models Report
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Code	List Order	Description	Data	RVR CODE DATA DESC	Adj Coefficient	Applied As	Field Type	Min Val	Max Val
P96	75	HEAT_AC_TYPE_HEAT	06	HEAT_AC_TYPE_06	0.02	Base Rate Adj	Binary Code	-99999.00	1,000,000
P96	80	CMRCL FRAME TYPE	01	None	-0.08	Base Rate Adj	Binary Code	0.00	1,000,000
P96	80	CMRCL FRAME TYPE	02	Wood Frame	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	80	CMRCL FRAME TYPE	03	Masonry	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P96	80	CMRCL FRAME TYPE	04	Reinf. Cncrt	0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P96	80	CMRCL FRAME TYPE	05	Steel	0.02	Base Rate Adj	Binary Code	0.00	1,000,000
P96	80	CMRCL FRAME TYPE	06	Fireprf Steel	0.04	Base Rate Adj	Binary Code	0.00	1,000,000
P96	80	CMRCL FRAME TYPE	07	Special	0.05	Base Rate Adj	Binary Code	0.00	1,000,000
P96	85	CMRCL BATHS/PLUMBING	00	None	-0.07	Base Rate Adj	Binary Code	0.00	1,000,000
P96	85	CMRCL BATHS/PLUMBING	01	Light	-0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P96	85	CMRCL BATHS/PLUMBING	02	Average	0	Base Rate Adj	Binary Code	0.00	1,000,000
P96	85	CMRCL BATHS/PLUMBING	03	Above Average	0.03	Base Rate Adj	Binary Code	0.00	1,000,000
P96	85	CMRCL BATHS/PLUMBING	04	Extensive	0.08	Base Rate Adj	Binary Code	0.00	1,000,000
P96	90	WALL HEIGHT			1	Base Rate Adj	Numeric	-999999.99	1,000,000
P96	110	ELEVATOR			38000	NA	Numeric	0.00	1,000,000
P96	130	SAUNA			110	NA	Numeric	0.00	1,000,000
P96	20	GRADE	01	Minimum	-0.3	Muliplier	Binary Code	0.00	1,000,000
P96	20	GRADE	02	Below Average	-0.15	Muliplier	Binary Code	0.00	1,000,000
P96	20	GRADE	03	Average	0	Muliplier	Binary Code	0.00	1,000,000
P96	20	GRADE	04	Average +10	0.1	Muliplier	Binary Code	0.00	1,000,000
P96	20	GRADE	05	Average +20	0.21	Muliplier	Binary Code	0.00	1,000,000
P96	20	GRADE	06	Excellent	0.33	Muliplier	Binary Code	0.00	1,000,000
P96	20	GRADE	07	Excellent +10	0.45	Muliplier	Binary Code	0.00	1,000,000
P96	20	GRADE	08	Excellent +20	0.61	Muliplier	Binary Code	0.00	1,000,000
P96	20	GRADE	09	Superior	0.8	Muliplier	Binary Code	0.00	1,000,000
P96	20	GRADE	10	Superior +	1	Muliplier	Binary Code	0.00	1,000,000
P96	20	GRADE	11	Superior ++	1.5	Muliplier	Binary Code	0.00	1,000,000
P96	20	GRADE	12	Superior +++	1.75	Muliplier	Binary Code	0.00	1,000,000
P96	20	GRADE	13	Superior ++++	2	Muliplier	Binary Code	0.00	1,000,000
P96	2	DEP CONSTANT	.5		0.5	Per Unit	NA	0.00	1,000,000
P96	2	DEP CONSTANT	.5		0.5	Per Unit	NA	0.00	1,000,000
P96	3	DEP CONSTANT	-.24		-0.24	Per Unit	NA	0.00	1,000,000
P96	3	DEP CONSTANT	-.24		-0.24	Per Unit	NA	0.00	1,000,000
P96	4	DEP CONSTANT	.5		0.5	Per Unit	NA	0.00	1,000,000
P96	100	FIREPLACE			8500	Per Unit	Numeric	0.00	1,000,000
P96	120	CATH CEIL			20	Per Unit	Numeric	0.00	1,000,000

**OUTBUILDING CODES
WILTON CT**

Code	Description	Sub Code	Description	Unit Types	Unit Price	Measure 1 Price	Measure 2 Price
BHS2	Cmm Bth Hse Gd			S.F.	150.00	0.00	0.00
BHS3	Cmm Bth Hse Pr			S.F.	68.00	0.00	0.00
BRN1	Barn 1 St.			S.F.	31.00	0.00	0.00
BRN2	Barn 1 St w Bs			S.F.	41.00	0.00	0.00
BRN3	Barn 1 St w Lf			S.F.	41.00	0.00	0.00
BRN4	Barn w Bsm Lf			S.F.	52.00	0.00	0.00
BRN5	Barn 2 St.			S.F.	61.00	0.00	0.00
BRN6	Barn 2 St w Bs			S.F.	72.00	0.00	0.00
BRN7	Tobacco Barn			S.F.	24.00	0.00	0.00
BRN8	Pole Barn			S.F.	21.00	0.00	0.00
BRN9	Barn w .5 St F			S.F.	71.00	0.00	0.00
BRNA	Barn w/.75st f			S.F.	83.00	0.00	0.00
BRNB	Barn w/lft fin			S.F.	59.00	0.00	0.00
BTH1	Cabana			S.F.	45.00	0.00	0.00
BTH2	Cabana Good			S.F.	87.00	0.00	0.00
BTH3	Cabana Exc.			S.F.	125.00	0.00	0.00
BTH4	Cabana w Bsmt.			S.F.	58.00	0.00	0.00
CAB1	Cabin Minimal			S.F.	63.00	0.00	0.00
CAB2	Cabin			S.F.	71.00	0.00	0.00
CAB3	Cabin Good			S.F.	84.00	0.00	0.00
CAB4	Cabin V. Good			S.F.	98.00	0.00	0.00
CAB5	Cabin Exc.			S.F.	127.00	0.00	0.00
CCOM	Church Comm.			UNITS	1,875,500.00	0.00	0.00
CDR	Condo Rights			S.F.	65,000.00	0.00	0.00
CFL2	Computer Floor			S.F.	20.00	0.00	0.00
CLT	CELL TOWER			UNITS	300,000.00	0.00	0.00
CNP1	Canopy			S.F.	30.00	0.00	0.00
CNP2	Canopy Gd Qual			S.F.	40.00	0.00	0.00
CRDR	Condo Right Danbury Rd			UNITS	20,220.00	0.00	0.00
CRN	Corn Crib			S.F.	10.00	0.00	0.00
CRRR	Condo Right River Ridge			UNITS	221,500.00	0.00	0.00
DCK1	Dock Resid			S.F.	44.00	0.00	0.00
DCK2	Dock Comm			S.F.	71.00	0.00	0.00
FCP	Carport			S.F.	27.00	0.00	0.00
FDTF	Sm Found Frame			UNITS	25,000.00	0.00	0.00
FEP	Enclosed Porch			S.F.	56.00	0.00	0.00
FGR1	Garage			S.F.	43.00	0.00	0.00
FGR2	Garage Good			S.F.	53.00	0.00	0.00
FGR3	Garage Poor			S.F.	32.00	0.00	0.00
FGR4	Garage w Lft			S.F.	53.00	0.00	0.00
FGR5	Gar w Lft Good			S.F.	63.00	0.00	0.00
FGR6	Gar w Lft Poor			S.F.	42.00	0.00	0.00
FGR7	Garage w Bsmt.			S.F.	53.00	0.00	0.00
FGR8	Gar w B and L			S.F.	63.00	0.00	0.00
FGR9	Garage w .5 U			S.F.	55.00	0.00	0.00
FGRA	Garage .75 S U			S.F.	65.00	0.00	0.00
FGRB	Garage 2 S U			S.F.	73.00	0.00	0.00

**OUTBUILDING CODES
WILTON CT**

Code	Description	Sub Code	Description	Unit Types	Unit Price	Measure 1 Price	Measure 2 Price
FGRC	Garag Gd .5 SU			S.F.	65.00	0.00	0.00
FGRD	Garag Gd .75 U			S.F.	75.00	0.00	0.00
FGRE	Garage Gd 2 U			S.F.	83.00	0.00	0.00
FGRF	Garage w Lft F			S.F.	71.00	0.00	0.00
FGRG	Garage .5 F			S.F.	80.00	0.00	0.00
FGRH	Garage .75 F			S.F.	96.00	0.00	0.00
FGRI	Garage 1S.F.			S.F.	110.00	0.00	0.00
FGRJ	Gar Loft Fin & Bsmt			S.F.	81.00	0.00	0.00
FGRK	Garage w/fin bsmt			S.F.	65.00	0.00	0.00
FGRL	Gar .5F & bsmt			S.F.	90.00	0.00	0.00
FLLY	Garden Folly			UNITS	100,000.00	0.00	0.00
FN1	Fence 4'			L.F.	17.00	0.00	0.00
FN2	Fence 5'			L.F.	20.00	0.00	0.00
FN3	Fence 6'			L.F.	24.00	0.00	0.00
FN4	Fence 8'			L.F.	31.00	0.00	0.00
FN5	Fence 10'			L.F.	38.00	0.00	0.00
FN6	Fence 4' w/o rail			S.F.	15.00	0.00	0.00
FN8	Fence 6' w/o rail			S.F.	28.00	0.00	0.00
FND	Foundation			UNITS	30,000.00	0.00	0.00
FNDD	Fonnd w Deck			UNITS	45,000.00	0.00	0.00
FNDF	Fnd.DeckFr			UNITS	80,000.00	0.00	0.00
FNDR	Found w fr roo			UNITS	120,000.00	0.00	0.00
FNDT	Foundation			UNITS	10,000.00	0.00	0.00
FOP	Framed porch			S.F.	31.00	0.00	0.00
FSP	Screen House			S.F.	35.00	0.00	0.00
FTG	Footings-Comm			UNITS	30,000.00	0.00	0.00
GAZ	Gazebo			S.F.	35.00	0.00	0.00
GRN1	Green Hse Res			S.F.	16.00	0.00	0.00
GRN2	Grn Hse Cm Gls			S.F.	34.00	0.00	0.00
GRN3	Grn Hse Plasti			S.F.	8.00	0.00	0.00
GRNS	Golf Greens			UNITS	160,000.00	0.00	0.00
IMP	Implement Shed			S.F.	20.00	0.00	0.00
KEN1	Kennel Avg			S.F.	24.00	0.00	0.00
KSK1	Kiosk Serv Sta			S.F.	165.00	0.00	0.00
KSK2	Kiosk Photo Bt			S.F.	165.00	0.00	0.00
LNT	Lean To			S.F.	8.00	0.00	0.00
LT1	Lights 1			UNITS	1,600.00	0.00	0.00
LT10	Lights (2)			UNITS	2,800.00	0.00	0.00
LT11	Lights (3)			UNITS	3,800.00	0.00	0.00
LT12	Lights(4)			UNITS	4,800.00	0.00	0.00
LT2	Lights (2)			UNITS	2,800.00	0.00	0.00
LT3	Lights (3)			UNITS	3,800.00	0.00	0.00
LT4	Lights (4)			UNITS	4,800.00	0.00	0.00
LT8	Lights (4)			UNITS	4,800.00	0.00	0.00
LT9	Lights			UNITS	1,600.00	0.00	0.00
MLK	Milk House			S.F.	20.00	0.00	0.00
MSC1	BDG1			UNIT	1.00	0.00	0.00

**OUTBUILDING CODES
WILTON CT**

Code	Description	Sub Code	Description	Unit Types	Unit Price	Measure 1 Price	Measure 2 Price
MSC2	LT15			UNIT	1.00	0.00	0.00
MSC3	LT6			UNIT	1.00	0.00	0.00
OBSV	Observatory			UNITS	150,000.00	0.00	0.00
PAT1	Patio			S.F.	9.00	0.00	0.00
PAT2	Patio Good			S.F.	14.00	0.00	0.00
PAV1	Paving Asphaul			S.F.	3.00	0.00	0.00
PAV2	Paving Comcret			S.F.	4.50	0.00	0.00
PCT	Paddleball Ct			S.F.	26.00	0.00	0.00
PLT1	Pltry Hse 1 St			S.F.	6.00	0.00	0.00
PLT2	Pltry Hse 2 St			S.F.	8.00	0.00	0.00
PLT3	Pltry Hse 3 St			S.F.	10.00	0.00	0.00
PMP1	Gas Pump			UNITS	8,000.00	0.00	0.00
RAR	Riding Arena			S.F.	35.00	0.00	0.00
RCL	Root Cellar			S.F.	4.00	0.00	0.00
ROV	CONDO OPTION			UNITS	600,000.00	0.00	0.00
SHD1	Shed			S.F.	20.00	0.00	0.00
SHD2	Shed Good			S.F.	26.00	0.00	0.00
SHD3	Shed Metal			S.F.	12.00	0.00	0.00
SHD4	Shed Comm Fr.			S.F.	28.00	0.00	0.00
SHD5	Shed Comm Mas.			S.F.	35.00	0.00	0.00
SHD6	Pump House			S.F.	180.00	0.00	0.00
SHD7	Shed w/bsmt			S.F.	38.00	0.00	0.00
SHD8	Veg Packing Shed			S.F.	73.00	0.00	0.00
SHP1	Work Shop			S.F.	30.00	0.00	0.00
SHP2	Work Shop Good			S.F.	43.00	0.00	0.00
SHP3	Work Shop Poor			S.F.	26.00	0.00	0.00
SHP4	Work Shop Cl			S.F.	39.00	0.00	0.00
SHP5	Work Shop Cl Good			S.F.	52.00	0.00	0.00
SHP6	Work Shop Cl Poor			S.F.	29.00	0.00	0.00
SLAB	Slab			UNITS	3,000.00	0.00	0.00
SLO1	Silo			S.F.	21.00	0.00	0.00
SPCT	Sport Court			UNITS	6.00	0.00	0.00
SPL1	Pool IG Concrct			S.F.	64.00	0.00	0.00
SPL2	Pool IG Vynl			S.F.	44.00	0.00	0.00
SPL3	Pool IG Gunite			S.F.	73.00	0.00	0.00
SPL4	Pool IG Fbgls			DIAMETER	59.00	0.00	0.00
SPL5	Pool AG Oval			LENGTH	0.00	0.00	0.00
SPL6	Pool AG Rec.			S.F.	0.00	0.00	0.00
SPL7	Pool IG Steel			S.F.	64.00	0.00	0.00
STB1	Stable			S.F.	28.00	0.00	0.00
STB2	Stable Good			S.F.	45.00	0.00	0.00
STB3	Stable Excellent			S.F.	85.00	0.00	0.00
STBF	Stable w lft F			S.F.	70.00	0.00	0.00
TEN	Tennis Court			S.F.	6.50	0.00	0.00
TUNN	Tunnel			UNITS	100,000.00	0.00	0.00
WDK	Wood Deck			S.F.	17.00	0.00	0.00
WHL2	Whirlpool Spa			UNITS	5,500.00	0.00	0.00

**EXTRA FEATURE CODES
WILTON CT**

Code	Description	Sub Code	Description	Unit Type	Unit Price	Measure 1 Price	Measure 2 Price
A/C	Air-Cond.			S.F.	5.5	0	0
ATM1	Auto Teller			UNITS	35000	0	0
CLR1	Cooler			S.F.	80	0	0
CLR2	Freezer			S.F.	85	0	0
DUW1	Drive-Up Windo			UNITS	13000	0	0
DUW2	Drive-Up Windo			UNITS	16000	0	0
DUW3	Drive Up Pneum			UNITS	26000	0	0
DUW4	Drve Up w Scre			UNITS	50000	0	0
ELEV	Elevator - Com			STOP	50000	0	0
FLU1	Flue Concrete			UNITS	2000	0	0
FLU2	Flue Brick			UNITS	3000	0	0
FPL1	Fireplace			UNITS	6000	0	0
GEN	Generator			UNITS	1	0	0
LDL1	Load Levelers			UNITS	3000	0	0
LDL2	Ld Level Man.			UNITS	1000	0	0
MEZ1	Mezzanine Unf			S.F.	14	0	0
MEZ2	Mezzanine Fin			S.F.	18	0	0
MEZ3	Mezz. w Part.			S.F.	26	0	0
NDP	Night Deposit			UNITS	10000	0	0
RQT	Racquetball			UNITS	25000	0	0
SAU	Sauna			S.F.	180	0	0
SLR	SOLAR PANELS			UNITS	0	0	0
SNA	Sauna			S.F.	180	0	0
SPR1	Sprinklers Wet			S.F.	2.5	0	0
SPR2	Sprinklrs Conc			S.F.	2.5	0	0
SPR3	Sprinklers Dry			S.F.	2.5	0	0
VLT1	Vault Avg.			S.F.	93	0	0
VLT2	Vault Good			S.F.	115	0	0
VLT3	Vault Exc.			S.F.	150	0	0
VLT4	Vault Poor			S.F.	55	0	0

Complex Codes Report WILTON CT

Condo Cmplx	Description	Num Lvl	Num Units	Pct Ownshp	Complex Adj
1	Crowne Pond		16		1.22
10	Wilton Hunt		20		0.96
11	21 Hubbard Rd		3		1.05
12	306 Danbury Rd		12		1.18
13	48 Sharp Hill		2		1.15
14	Skunk Ln		4		0.84
15	Westport Rd		2		5
16	Wilton Commons		2		1
2	Fawn Ridge		61		1
20	Danbury Rd		7		1
21					1
22					1
23					1
24					1
25	396 DANB RD		5		1
26	59-65 Danb Rd		2		1
27	River Ridge		20		1.5
3	Glen River		83		0.84
4	Lambert Common		49		1.06
5	Silvermine Wds		24		0.97
6	Village Ct.		48		1.3
7	Village Walk		72		0.96
8	Wilton Crest		109		1.16
9	Wilton Hills		18		1.45

Condo Unit Location Report WILTON CT

Condo Complex	Complex Description	Unit Location	Description	Percent Adjustment
1	Crowne Pond	E	End Unit	100
10	Wilton Hunt	E	End	100
15	Westport Rd	1	FRONT BLDG	100
15	Westport Rd	2	REAR BLDG	75
16	Wilton Commons	A	UNIT 1	100
16	Wilton Commons	B	UNIT 2	100
2	Fawn Ridge	E	End Unit	100
20	Danbury Rd	A	3 DANB	155
20	Danbury Rd	B	5 DANB	125
20	Danbury Rd	C	9 DANB	145
20	Danbury Rd	D	11 DANB	95
20	Danbury Rd	E	13 DANB	145
20	Danbury Rd	F	17 DANB	145
20	Danbury Rd	G	19 DANB	90
21		A		80
21		B		80
22		C		105
23		D	BANK	125
23		E	LARGE OFFICE	70
24		E		75
24		F		100
24		G		100
25	396 DANB RD	A	UPPER LEVEL	50
25	396 DANB RD	G	GROUND LEVEL	62
26	59-65 Danb Rd	A		120
26	59-65 Danb Rd	B		50
27	River Ridge	B	BACK	110

Condo Unit Location Report WILTON CT

Condo Complex	Complex Description	Unit Location	Description	Percent Adjustment
27	River Ridge	F	FRONT	105
27	River Ridge	L	LEFT	102
3	Glen River	E	End Unit	100
4	Lambert Common	E	End Unit	100
5	Silvermine Wds	E	End Unit	100
6	Village Ct.	E	End Unit	100
6	Village Ct.	GL	Good Loc	105
7	Village Walk	E	End Unit	100
8	Wilton Crest	1	First Floor	100
8	Wilton Crest	1E	First End	100
8	Wilton Crest	2	Second	100
8	Wilton Crest	2E	Second End	100
8	Wilton Crest	3	Third	100
8	Wilton Crest	3E	Third End	100
8	Wilton Crest	E	End	100
9	Wilton Hills	E	End	100

Condo Unit Type Report WILTON CT

Condo Complex	Complex Description	Unit Type	Description	Percent Adjustment	RCN Override
1	Crowne Pond	A	Attached Unit	178	
1	Crowne Pond	AA	Affordable	121	
1	Crowne Pond	B	Detached Unit	178	
10	Wilton Hunt	AL	Alexandria	220	
10	Wilton Hunt	AN	Annapolis	210	
10	Wilton Hunt	CL	Clifton	203	
10	Wilton Hunt	MC	McLean	216	
10	Wilton Hunt	MO	Monticello	210	
11	21 Hubbard Rd	1		225	
12	306 Danbury Rd	1	Stand Alone	186	
12	306 Danbury Rd	2		178	
12	306 Danbury Rd	3	Affordable	173	
13	48 Sharp Hill	1	Cape	226	
13	48 Sharp Hill	2	Colonial	294	
14	Skunk Ln	1	Cape	268	
14	Skunk Ln	2	Contemp	334	
14	Skunk Ln	3	Ranch	450	
14	Skunk Ln	4	Cottage	416	
15	Westport Rd	1		100	
16	Wilton Commons	A	UNIT 1	100	
16	Wilton Commons	B	UNIT 2	100	
2	Fawn Ridge	A1	Style A1 Twnhs	300	
2	Fawn Ridge	A2	Style A2 Twnhs	300	
2	Fawn Ridge	A3	Style A3 Twnhs	300	
2	Fawn Ridge	B	Style B Twnhse	310	
2	Fawn Ridge	C1	Style C1 Ranch	320	
2	Fawn Ridge	C2	Style C2 Ranch	320	
2	Fawn Ridge	D	Style D Ranch	330	
26	59-65 Danb Rd	A		65	
26	59-65 Danb Rd	B		50	

Condo Unit Type Report WILTON CT

Condo Complex	Complex Description	Unit Type	Description	Percent Adjustment	RCN Override
27	River Ridge	BI	BINGHAMTON	111	
27	River Ridge	BR	BROOKLINE	115	
27	River Ridge	IR	IRVINE	120	
27	River Ridge	IRN	IRVINE NO W/O	113	
27	River Ridge	SO	SOUTHWICK	102	
27	River Ridge	SOBW	STHWK BACK WO	114	
27	River Ridge	SOFW	STHWCK F WO	120	
27	River Ridge	SOMD	STHWCK MID	112	
27	River Ridge	SORT	STHWCK RIGHT	113	
27	River Ridge	SORW	STHWK RIGH WO	114	
3	Glen River	A	Style A	320	
3	Glen River	AS	Style A Spcl	330	
3	Glen River	B	Style B	290	
3	Glen River	BS	Sty:e B Spcl	290	
3	Glen River	C	Style C	315	
3	Glen River	D	Style D	315	
3	Glen River	E	Style E	310	
3	Glen River	F	Style F	315	
3	Glen River	G	Style G	305	
3	Glen River	H	Style H	300	
4	Lambert Common	A	Type A	215	
4	Lambert Common	B	Type B	205	
4	Lambert Common	C	Type C	200	
4	Lambert Common	D	Type D	210	
4	Lambert Common	E	Type E	195	
5	Silvermine Wds	A	Model A	275	
5	Silvermine Wds	B	Model B	260	
5	Silvermine Wds	C	Model C	270	
5	Silvermine Wds	D	Model D	260	
5	Silvermine Wds	E	Model E	270	
6	Village Ct.	A	Style A	240	
6	Village Ct.	B	Style B	250	
6	Village Ct.	C	Style/Unit C	250	

Condo Unit Type Report WILTON CT

Condo Complex	Complex Description	Unit Type	Description	Percent Adjustment	RCN Override
7	Village Walk	1A	1st Flr	275	
7	Village Walk	1B	1st Flr/FGR	305	
7	Village Walk	1S	1st Flr Studio	270	
7	Village Walk	2A	2 flr FAT/ UGR	295	
7	Village Walk	2B	2nd Flr/ FAT	290	
7	Village Walk	2S	2nd Flr Studio	270	
8	Wilton Crest	A	Amherst	270	
8	Wilton Crest	B	Bradford	245	
8	Wilton Crest	C	Chelsea	248	
8	Wilton Crest	D	Flat	250	
8	Wilton Crest	E	Townhouse	270	
8	Wilton Crest	F	Studio Flat	230	
9	Wilton Hills	A	Style A	175	
9	Wilton Hills	B	Style B	160	
9	Wilton Hills	C	Style C	160	

WILTON, CT
VALUATION PARAMETERS
Valuation Date: October 1, 2023

SECTION H
COMMERCIAL/INDUSTRIAL MARKET DATA

- MARKET RENT SCHEDULES**
- CAP RATES & ADJUSTMENTS**

MARKET RENT SCHEDULES FOR YEAR 2022 WILTON, CT

CODE	DESCRIPTION	UNIT TYPE	AVG SIZE	AVG RENT	MAX SIZE	MIN RENT	MIN SIZE	MAX RENT	VAC %	EXP %	CURVE
10	RETAIL	SQFT	3,500.00	23.00	15,000.00	17.00	800.00	28.00	0.05	0.23	0001
11	DEPT STORE	SQFT	1.00	15.00	1.00	15.00	1.00	15.00	0.05	0.15	0001
12	CONV STORE	SQFT	1.00	40.00	1.00	40.00	1.00	40.00	0.05	0.10	0001
13	DISC/SPMKT	SQFT	30,000.00	22.00	50,000.00	18.00	10,000.00	26.00	0.05	0.15	0001
14	RET/OFF/MI	SQFT	1,500.00	26.00	5,000.00	21.00	500.00	30.00	0.10	0.27	0001
141	TOT INC/SF	SF	1.00	0.00	1.00	0.00	1.00	0.00	0.00	0.00	0001
15	RET STRIP	SQFT	2,500.00	22.50	6,000.00	20.00	800.00	28.00	0.05	0.17	0001
16	PLZA W/ANC	SQFT	2,500.00	18.00	22,000.00	16.00	1,000.00	20.00	0.05	0.20	0001
18	OFC/WHSE	SQFT	3,500.00	12.00	10,000.00	8.00	500.00	16.00	0.05	0.15	0001
19	IND OLD	SQFT	50,000.00	5.00	100,000.00	4.00	6,250.00	6.00	0.10	0.15	0001
20	IND MODERN	SQFT	25,000.00	6.50	200,000.00	5.50	5,000.00	7.50	0.05	0.10	0001
21	R/D	SQFT	1.00	15.00	1.00	15.00	1.00	15.00	0.05	0.15	0001
22	WAREHOUSE	SQFT	15,000.00	6.00	50,000.00	5.00	5,000.00	6.75	0.05	0.15	0001
23	MILL BLDG	SQFT	10,000.00	4.00	50,000.00	3.00	5,000.00	5.00	0.15	0.35	0001
24	JOB SHOP	SQFT	3,000.00	14.00	5,000.00	11.50	500.00	17.00	0.05	0.15	0001
25	CLASS A OFF	SQFT	3,500.00	28.00	10,000.00	24.00	1,500.00	32.00	0.20	0.30	0001
30	RESTAURANT	SQFT	3,200.00	28.00	8,000.00	22.00	1,500.00	33.00	0.10	0.17	0001
31	FAST FOOD	SQFT	3,000.00	35.00	4,100.00	33.00	1,720.00	42.00	0.05	0.10	0001
35	LUX APT EFF	APT	1.00	30,600.00	1.00	30,600.00	1.00	30,600.00	0.05	0.38	0001
36	LUX 1 BR APT	APT	1.00	36,000.00	1.00	36,000.00	1.00	36,000.00	0.05	0.38	0001
37	LUX 2 BR APT	APT	1.00	49,800.00	1.00	49,800.00	1.00	49,800.00	0.05	0.38	0001
38	LUX 3 BR APT	APT	1.00	58,200.00	1.00	58,200.00	1.00	58,200.00	0.05	0.38	0001
39	4 BR APT	APT	1.00	36,000.00	1.00	36,000.00	1.00	36,000.00	0.05	0.38	0001
40	STUDIO APT	APT	1.00	14,400.00	1.00	14,400.00	1.00	14,400.00	0.05	0.38	0001
41	1 BR APT	APT	1.00	19,200.00	1.00	19,200.00	1.00	19,200.00	0.05	0.38	0001
42	2 BR APT	APT	1.00	25,200.00	1.00	25,200.00	1.00	25,200.00	0.05	0.38	0001

MARKET RENT SCHEDULES FOR YEAR 2022 WILTON, CT

CODE	DESCRIPTION	UNIT TYPE	AVG SIZE	AVG RENT	MAX SIZE	MIN RENT	MIN SIZE	MAX RENT	VAC %	EXP %	CURVE
43	3 BR APT	APT	1.00	30,000.00	1.00	30,000.00	1.00	30,000.00	0.05	0.38	0001
44	MULTI EFF APT	APT	1.00	14,400.00	1.00	14,400.00	1.00	14,400.00	0.05	0.39	0001
45	MULTI 1 BR APT	APT	1.00	16,800.00	1.00	16,800.00	1.00	16,800.00	0.05	0.39	0001
46	MULTI 2 BR APT	APT	1.00	21,600.00	1.00	21,600.00	1.00	21,600.00	0.05	0.39	0001
47	MULTI 3 BR APT	APT	1.00	25,800.00	1.00	25,800.00	1.00	25,800.00	0.05	0.39	0001
48	ROOM HOUSE	ROOM	1.00	12,000.00	1.00	12,000.00	1.00	12,000.00	0.10	0.45	0001
49	HOTEL	ROOM	1.00	43,800.00	1.00	43,800.00	1.00	43,800.00	0.25	0.65	0001
50	OFFICE	SQFT	2,500.00	20.00	20,000.00	17.00	500.00	27.00	0.10	0.30	0001
51	BANK	SQFT	1.00	36.00	1.00	36.00	1.00	36.00	0.03	0.10	0001
52	RES STYLE OFF	SQFT	2,500.00	22.00	4,500.00	17.00	1.00	27.00	0.10	0.20	0001
53	MOTEL	ROOM	1.00	28,835.00	1.00	28,835.00	1.00	28,835.00	0.25	0.55	0001
54	CLASS A OFFICE	SQFT	3,500.00	28.00	10,000.00	24.00	1,500.00	32.00	0.20	0.30	0001
55	CLASS B OFF	SF	3,000.00	27.00	10,000.00	23.00	1,000.00	30.00	0.20	0.30	0001
56	PROF OFF	SQFT	2,000.00	24.00	5,000.00	21.25	1,000.00	29.00	0.15	0.30	0001
59	GAS MART	SQFT	1.00	160,000.00	1.00	160,000.00	1.00	160,000.00	0.05	0.10	0001
60	GAS STATN	UNIT	1.00	90,000.00	1.00	90,000.00	1.00	90,000.00	0.05	0.15	0001
61	SVC GARAGE	SQFT	3,200.00	14.50	9,000.00	10.50	1,000.00	18.50	0.05	0.15	0001
62	AUTO DEAL	SQFT	15,000.00	29.00	20,000.00	25.00	5,000.00	34.00	0.05	0.15	0001
63	CAR WASH	SQFT	1.00	20.00	1.00	20.00	1.00	20.00	0.05	0.10	0001
66	DAYCARE	SQFT	1.00	26.00	1.00	26.00	1.00	26.00	0.05	0.10	0001
67	CELL SITE	UNIT	1.00	50,000.00	1.00	60,000.00	1.00	60,000.00	0.05	0.20	0001
88	CLB/LOUNGE	SQFT	1.00	22.00	1.00	22.00	1.00	22.00	0.05	0.10	0001
89	HLTH CLUB	SQFT	10,000.00	16.00	20,000.00	13.00	6,500.00	22.00	0.05	0.10	0001
90	MISC	SQFT	1.00	5.00	1.00	5.00	1.00	5.00	0.10	0.20	0001
91	SELF STGE	SQFT	1.00	20.00	1.00	20.00	1.00	20.00	0.08	0.35	0001
91A	MINI STGE UNIT	UNIT	1.00	3,125.00	1.00	3,125.00	1.00	3,125.00	0.08	0.35	0001

MARKET RENT SCHEDULES FOR YEAR 2022 WILTON, CT

CODE	DESCRIPTION	UNIT TYPE	AVG SIZE	AVG RENT	MAX SIZE	MIN RENT	MIN SIZE	MAX RENT	VAC %	EXP %	CURVE
92	BOWLING	LANE	1.00	12,000.00	1.00	12,000.00	1.00	12,000.00	0.10	0.10	0001
93	THEATER	SQFT	1.00	30.00	1.00	30.00	1.00	30.00	0.05	0.10	0001
94	NURS HOME	BED	1.00	104,500.00	1.00	104,500.00	1.00	104,500.00	0.12	0.95	0001
95	ASST LIVING	UNIT	1.00	110,000.00	1.00	110,000.00	1.00	110,000.00	0.15	0.81	0001
96	DEAD STGE	SQFT	1.00	5.00	1.00	5.00	1.00	5.00	0.10	0.15	0001
99	OWNER OCC.	EA	1.00	0.00	1.00	0.00	1.00	1.00	0.00	0.00	0001
10	RETAIL	SQFT	3,500.00	23.00	15,000.00	17.00	800.00	28.00	0.05	0.23	0001
11	DEPT STORE	SQFT	1.00	15.00	1.00	15.00	1.00	15.00	0.05	0.15	0001
12	CONV STORE	SQFT	1.00	40.00	1.00	40.00	1.00	40.00	0.05	0.10	0001
13	DISC/SPMKT	SQFT	30,000.00	22.00	50,000.00	18.00	10,000.00	26.00	0.05	0.15	0001
14	RET/OFF/MI	SQFT	1,500.00	26.00	5,000.00	21.00	500.00	30.00	0.10	0.27	0001
141	TOT INC/SF	SF	1.00	0.00	1.00	0.00	1.00	0.00	0.00	0.00	0001
15	RET STRIP	SQFT	2,500.00	22.50	6,000.00	20.00	800.00	28.00	0.05	0.17	0001
16	PLZA W/ANC	SQFT	2,500.00	18.00	22,000.00	16.00	1,000.00	20.00	0.05	0.20	0001
18	OFC/MHSE	SQFT	3,500.00	12.00	10,000.00	8.00	500.00	16.00	0.05	0.15	0001
19	IND OLD	SQFT	50,000.00	5.00	100,000.00	4.00	6,250.00	6.00	0.10	0.15	0001
20	IND MODERN	SQFT	25,000.00	6.50	200,000.00	5.50	5,000.00	7.50	0.05	0.10	0001
21	R/D	SQFT	1.00	15.00	1.00	15.00	1.00	15.00	0.05	0.15	0001
22	WAREHOUSE	SQFT	15,000.00	6.00	50,000.00	5.00	5,000.00	6.75	0.05	0.15	0001
23	MILL BLDG	SQFT	10,000.00	4.00	50,000.00	3.00	5,000.00	5.00	0.15	0.35	0001
24	JOB SHOP	SQFT	3,000.00	14.00	5,000.00	11.50	500.00	17.00	0.05	0.15	0001
25	CLASS A OFF	SQFT	3,500.00	28.00	10,000.00	24.00	1,500.00	32.00	0.20	0.30	0001
30	RESTAURANT	SQFT	3,200.00	28.00	8,000.00	22.00	1,500.00	33.00	0.10	0.17	0001
31	FAST FOOD	SQFT	3,000.00	35.00	4,100.00	33.00	1,720.00	42.00	0.05	0.10	0001
35	LUX APT EFF	APT	1.00	30,600.00	1.00	30,600.00	1.00	30,600.00	0.05	0.38	0001
36	LUX 1 BR APT	APT	1.00	36,000.00	1.00	36,000.00	1.00	36,000.00	0.05	0.38	0001

MARKET RENT SCHEDULES FOR YEAR 2022 WILTON, CT

CODE	DESCRIPTION	UNIT TYPE	AVG SIZE	AVG RENT	MAX SIZE	MIN RENT	MIN SIZE	MAX RENT	VAC %	EXP %	CURVE
37	LUX 2 BR APT	APT	1.00	49,800.00	1.00	49,800.00	1.00	49,800.00	0.05	0.38	0001
38	LUX 3 BR APT	APT	1.00	58,200.00	1.00	58,200.00	1.00	58,200.00	0.05	0.38	0001
39	4 BR APT	APT	1.00	36,000.00	1.00	36,000.00	1.00	36,000.00	0.05	0.38	0001
40	STUDIO APT	APT	1.00	14,400.00	1.00	14,400.00	1.00	14,400.00	0.05	0.38	0001
41	1 BR APT	APT	1.00	19,200.00	1.00	19,200.00	1.00	19,200.00	0.05	0.38	0001
42	2 BR APT	APT	1.00	25,200.00	1.00	25,200.00	1.00	25,200.00	0.05	0.38	0001
43	3 BR APT	APT	1.00	30,000.00	1.00	30,000.00	1.00	30,000.00	0.05	0.38	0001
44	MULTI EFF APT	APT	1.00	14,400.00	1.00	14,400.00	1.00	14,400.00	0.05	0.39	0001
45	MULTI 1 BR APT	APT	1.00	16,800.00	1.00	16,800.00	1.00	16,800.00	0.05	0.39	0001
46	MULTI 2 BR APT	APT	1.00	21,600.00	1.00	21,600.00	1.00	21,600.00	0.05	0.39	0001
47	MULTI 3 BR APT	APT	1.00	25,800.00	1.00	25,800.00	1.00	25,800.00	0.05	0.39	0001
48	ROOM HOUSE	ROOM	1.00	12,000.00	1.00	12,000.00	1.00	12,000.00	0.10	0.45	0001
49	HOTEL	ROOM	1.00	43,800.00	1.00	43,800.00	1.00	43,800.00	0.25	0.65	0001
50	OFFICE	SQFT	2,500.00	20.00	20,000.00	17.00	500.00	27.00	0.10	0.30	0001
51	BANK	SQFT	1.00	36.00	1.00	36.00	1.00	36.00	0.03	0.10	0001
52	RES STYLE OFF	SQFT	2,500.00	22.00	4,500.00	17.00	1.00	27.00	0.10	0.20	0001
53	MOTEL	ROOM	1.00	28,835.00	1.00	28,835.00	1.00	28,835.00	0.25	0.55	0001
54	CLASS A OFFICE	SQFT	3,500.00	28.00	10,000.00	24.00	1,500.00	32.00	0.20	0.30	0001
55	CLASS B OFF	SF	3,000.00	27.00	10,000.00	23.00	1,000.00	30.00	0.20	0.30	0001
56	PROF OFF	SQFT	2,000.00	24.00	5,000.00	21.25	1,000.00	29.00	0.15	0.30	0001
59	GAS MART	SQFT	1.00	160,000.00	1.00	160,000.00	1.00	160,000.00	0.05	0.10	0001
60	GAS STATN	UNIT	1.00	90,000.00	1.00	90,000.00	1.00	90,000.00	0.05	0.15	0001
61	SVC GARAGE	SQFT	3,200.00	14.50	9,000.00	10.50	1,000.00	18.50	0.05	0.15	0001
62	AUTO DEAL	SQFT	15,000.00	29.00	20,000.00	25.00	5,000.00	34.00	0.05	0.15	0001
63	CAR WASH	SQFT	1.00	20.00	1.00	20.00	1.00	20.00	0.05	0.10	0001
66	DAYCARE	SQFT	1.00	26.00	1.00	26.00	1.00	26.00	0.05	0.10	0001

MARKET RENT SCHEDULES FOR YEAR 2022 WILTON, CT

CODE	DESCRIPTION	UNIT TYPE	AVG SIZE	AVG RENT	MAX SIZE	MIN RENT	MIN SIZE	MAX RENT	VAC %	EXP %	CURVE
67	CELL SITE	UNIT	1.00	50,000.00	1.00	60,000.00	1.00	60,000.00	0.05	0.20	0001
88	CLB/LOUNGE	SQFT	1.00	22.00	1.00	22.00	1.00	22.00	0.05	0.10	0001
89	HLTH CLUB	SQFT	10,000.00	16.00	20,000.00	13.00	6,500.00	22.00	0.05	0.10	0001
90	MISC	SQFT	1.00	5.00	1.00	5.00	1.00	5.00	0.10	0.20	0001
91	SELF STGE	SQFT	1.00	20.00	1.00	20.00	1.00	20.00	0.08	0.35	0001
91A	MINI STGE UNIT	UNIT	1.00	3,125.00	1.00	3,125.00	1.00	3,125.00	0.08	0.35	0001
92	BOWLING	LANE	1.00	12,000.00	1.00	12,000.00	1.00	12,000.00	0.10	0.10	0001
93	THEATER	SQFT	1.00	30.00	1.00	30.00	1.00	30.00	0.05	0.10	0001
94	NJRS HOME	BED	1.00	104,500.00	1.00	104,500.00	1.00	104,500.00	0.12	0.95	0001
95	ASST LIVING	UNIT	1.00	110,000.00	1.00	110,000.00	1.00	110,000.00	0.15	0.81	0001
96	DEAD STGE	SQFT	1.00	5.00	1.00	5.00	1.00	5.00	0.10	0.15	0001
99	OWNER OCC.	EA	1.00	0.00	1.00	0.00	1.00	1.00	0.00	0.00	0001

CAP RATE REPORT FOR YEAR 2022 WILTON, CT

CODES

CODE	DESC	RATE
ALF	ASSISTED LIVING	0.09
APT	APARTMENT SM	0.07
APTA	APTS CLASS A	0.07
APTC	APARTMENT LG	0.08
BANK	BANK	0.077
CARS	REPAIR/DEALER	0.09
CCRC	CONTINUG CARE	0.123
DAY	DAYCARE	0.1
FF	FAST FOOD	0.095
GSMT	GAS MART	0.082
IND	INDUSTRIAL/WHS	0.082
MILL	MILL BLDG	0.11
MIX	MIXED USE	0.095
MOFF	MED OFFICE	0.097
NH	NURSING HOME	0.125
OFF	OFFICE	0.102
PLAZ	PLAZA RET ANCH	0.095
R+D	RES+DEV	0.097
REST	RESTAURANT	0.104
RET	RETAIL	0.095
SML	MARG SZ PROP	0.065
SSTA	SERVICE STA	0.082
SSTG	SELF STORAGE	0.095
STRP	RETAIL STRIP	0.095
THET	CINEMA	0.1

ADJUSTMENTS

RATING	DESC	ADJUSTMENT
A	Average	1
E	Excellent	0.81
F	Fair	1.1
G	Good	0.92
P	Poor	1.2
S	Superior	0.71
VG	V Good	0.87

WILTON, CT
VALUATION PARAMETERS
Valuation Date: October 1, 2023

SECTION I
INCOME/COST REPORTS:

- **ECONOMIC INCOME SPREADSHEET**

ECONOMIC INCOME SPREADSHEET FOR YEAR 2022 WILTON, CT

Prop Type	Nbhd	MBLU	Location	Rent Curve	Gross Area	Gross Rent	Total Vac	Total Exp	Net Income	Cap Rate	Income Value	Val / Unit
ALF	0001	47//14/1/	435 DANBURY RD	0001	112	14,168,000	2,125,200	9,754,668	2,288,132	0.090	25,423,700	226997.32
ALF	0001	69//56//	96 DANBURY RD	0001	64	7,040,000	2,112,000	3,991,680	936,320	0.090	10,403,600	162556.25
ALF	0001	71//43//	211 DANBURY RD	0001	90	11,385,000	1,707,750	7,838,573	1,838,677	0.090	20,429,800	226997.78
APT	0001	75//9//	24 RICHDALE DR	0001	5	126,800	6,340	37,225	83,235	0.061	1,366,700	333340.00
APTA	0001	55//5//	116 DANBURY RD	0001	100	4,110,600	308,295	939,169	2,863,136	0.070	40,901,900	409019.00
APTA	0001	70//2//	141 DANBURY RD	0001	173	7,356,825	275,881	2,018,069	5,062,875	0.077	65,751,600	380067.05
APTA	0001	73//25/3/	25 RIVER RD	0001	102	5,776,272	288,814	1,563,926	3,923,532	0.070	56,050,500	549514.71
APTC	0001	68//30//	2 HOLLYHOCK RD	0001	18	427,440	21,372	77,153	328,915	0.074	4,469,000	248277.78
APTC	0001	71//12//	100 RIVER RD	0001	85	1,794,960	89,748	809,976	895,236	0.080	11,190,500	131652.94
APTC	0001	73//40/2/	3 HUBBARD RD	0001	25	477,627	23,883	151,730	302,014	0.074	4,103,500	164140.00
APTC	0001	74//24/1/	21 STATION RD	0001	51	685,440	34,272	277,137	374,031	0.080	4,675,400	91674.51
APTC	0001	74//24/2/	21 STATION RD	0001	23	309,120	15,456	111,592	182,072	0.080	2,275,900	98952.17
APTC	0001	74//25//	31 OLD DANBURY RD	0001	30	806,400	40,320	250,122	515,958	0.070	7,413,200	247106.67
BANK	0001	73//23/1/	OLD RIDGEFIELD RD	0001	8389	330,631	16,811	49,105	264,715	0.077	3,437,800	409.80
BANK	0001	73//36//	11/ ULLU RIDGEFIELD RD	0001	3990	193,914	5,817	18,810	169,287	0.077	2,198,500	551.00
BANK	0001	73//41//	RIDGEFIELD RD	0001	7674	224,722	21,761	36,426	166,535	0.077	2,162,800	281.83
BANK	0001	84//31//	31 DANBURY RD	0001	3317	193,447	5,803	18,764	168,880	0.077	2,193,200	661.20
BANK	0001	84//41//	34 DANBURY RD	0001	1585	111,267	3,338	10,793	97,136	0.062	1,556,700	1607.38
CARS	0002	12//80//	978 DANBURY RD	0001	16329	348,298	17,415	55,588	275,295	0.090	3,058,800	187.32
CARS	0002	12//83//	962 DANBURY RD	0001	14211	476,211	23,811	33,930	418,470	0.090	4,649,700	327.19
CARS	0002	13//8//	1039 DANBURY RD	0001	11608	241,562	12,078	51,634	177,850	0.090	1,976,100	170.24
CARS	0002	23//9//	681 DANBURY RD	0001	14103	232,128	23,213	39,172	169,743	0.099	1,714,600	121.58
CARS	0002	23//10//	658 DANBURY RD	0001	8096	175,116	8,756	24,954	141,406	0.090	1,571,200	217.61

ECONOMIC INCOME SPREADSHEET FOR YEAR 2022 WILTON, CT

Prop Type	Nbhd	MBLU	Location	Rent Curve	Gross Area	Gross Rent	Total Vac	Total Exp	Net Income	Cap Rate	Income Value	Val / Unit
CARS	0001	46//7//	386 DANBURY RD	0001	6400	252,632	13,217	28,312	211,103	0.090	2,345,600	366.50
CARS	0001	46//8//	382 DANBURY RD	0001	8606	247,423	12,371	23,505	211,547	0.090	2,350,500	273.12
CARS	0001	56//15//	190 DANBURY RD	0001	15912	575,537	28,777	72,172	474,588	0.090	5,273,200	331.40
DAY	0002	35//38//	463 DANBURY RD	0001	3983	129,448	6,472	12,298	110,678	0.092	1,203,000	302.03
DAY	0001	59//5//	385 DANBURY RD	0001	8468	341,853	17,093	32,476	292,284	0.100	2,922,800	430.42
DAY	0001	71//44//	213 DANBURY RD	0001	11168	544,440	27,222	51,722	465,496	0.100	4,665,000	416.82
DAY	0001	73//29//	7 GODFREY PL	0001	8828	371,835	18,592	26,493	326,750	0.100	3,267,500	370.13
GSMT	0002	12//86//	932 DANBURY RD	0001	1575	172,800	8,640	16,416	147,744	0.082	1,801,800	1144.00
GSMT	0001	57//65//	210 DANBURY RD	0001	1680	112,500	5,625	12,023	94,852	0.071	1,330,300	791.85
GSMT	0001	73//82//	287 DANBURY RD	0001	1142	216,000	10,800	20,520	184,680	0.082	2,252,200	1972.15
IND	0001	46//4//	390 DANBURY RD	0001	10375	212,169	10,608	30,234	171,327	0.082	2,089,300	201.38
IND	0001	46//6//	388 DANBURY RD	0001	8265	153,015	7,651	14,779	130,585	0.082	1,592,500	192.68
IND	0001	46//10//	378 DANBURY RD	0001	9988	103,406	6,242	14,575	82,589	0.082	1,007,200	100.84
IND	0001	56//1//	149 DANBURY RD	0001	12896	250,311	8,135	23,612	218,564	0.082	2,665,400	206.68
MIX	0002	22//5//	539 DANBURY RD	0001	9931	314,188	39,044	74,496	200,648	0.095	2,112,100	212.68
MIX	0002	23//3//	589 DANBURY RD	0001	79875	955,305	47,765	124,333	783,207	0.105	7,494,800	93.83
MIX	0002	24//11//	759 DANBURY RD	0001	1226	79,282	2,577	14,297	62,408	0.087	714,100	582.46
MIX	0002	24//14//	783 DANBURY RD	0001	3353	122,932	9,593	32,415	80,924	0.095	851,800	254.04
MIX	0001	33//2//	333 HURLBUTT ST	0001	60830	1,812,476	90,624	207,665	1,514,187	0.095	15,938,800	262.02
MIX	0001	34//4//	414 OLMSSTEAD HILL RD	0001	3574	66,719	3,336	17,446	45,937	0.095	483,500	135.28
MIX	0001	34//11//	24 CANNON RD	0001	9191	167,375	15,524	46,173	105,678	0.095	1,112,400	121.03
MIX	0002	35//39//	465 DANBURY RD	0001	2576	85,052	6,105	20,841	58,106	0.068	860,800	334.16
MIX	0002	35//50//	490 DANBURY RD	0001	1197	153,450	14,389	37,483	101,578	0.095	1,069,200	893.23
MIX	0002	35//53//	462 DANBURY RD	0001	5434	167,408	14,048	33,921	119,439	0.087	1,366,600	256.46
MIX	0001	47//1/2//	436 DANBURY RD	0001	7649	225,941	17,616	38,147	170,178	0.087	1,947,100	254.56
MIX	0001	47//1/3//	426 DANBURY RD	0001	8090	254,026	17,141	68,468	168,417	0.087	1,927,000	238.20

ECONOMIC INCOME SPREADSHEET FOR YEAR 2022 WILTON, CT

Prop Type	Nbhd	MBLU	Location	Rent Curve	Gross Area	Gross Rent	Total Vac	Total Exp	Net Income	Cap Rate	Income Value	Val / Unit
MIX	0001	56//10//	200 DANBURY RD	0001	15713	1,496,965	76,678	490,091	930,196	0.087	10,643,000	677.34
MIX	0001	56//146//	150 DANBURY RD	0001	12453	292,143	25,307	61,975	204,861	0.095	2,156,400	173.16
MIX	0001	58//36//	300 DANBURY RD	0001	27717	834,469	71,267	239,759	523,443	0.095	5,509,900	216.61
MIX	0001	59//4//	379 DANBURY RD	0001	6168	198,558	19,136	50,086	129,336	0.095	1,361,400	220.72
MIX	0001	60//1//	387 DANBURY RD	0001	13706	327,169	25,934	53,804	247,431	0.087	2,831,000	206.55
MIX	0001	68//21//	11 GRUMMAN HILL RD	0001	9280	201,410	19,258	51,839	130,313	0.095	1,371,700	147.81
MIX	0001	68//26//	7 HOLLYHOCK RD	0001	4978	111,216	9,442	19,815	81,959	0.087	937,700	188.37
MIX	0001	71//45//	215 DANBURY RD	0001	3862	185,360	25,044	37,644	122,672	0.083	1,483,300	384.08
MIX	0001	73//20//	142 ULU RIDGEFIELD RD	0001	15904	520,697	52,070	94,897	373,730	0.087	4,276,100	268.87
MIX	0001	73//32// B/	23 HUBBARD RD	0001	3620	132,450	12,165	37,932	82,353	0.087	942,200	260.28
MIX	0001	73//38//	ULU RIDGEFIELD RD	0001	24529	774,735	77,474	188,261	509,000	0.087	5,823,800	237.43
MIX	0001	84//33//	39 DANBURY RD	0001	66069	1,209,831	64,153	270,803	874,875	0.095	9,209,200	139.39
MOFF	0001	46//12//	372 DANBURY RD	0001	80980	2,660,256	798,077	558,654	1,303,525	0.097	13,438,400	165.95
MOFF	0001	68//33// 60/	60 DANBURY RD	0001	77212	3,252,169	325,217	570,756	2,356,196	0.097	24,290,700	314.60
MOFF	0001	72//5//	249 DANBURY RD	0001	49692	1,595,345	211,161	271,685	1,112,499	0.084	13,181,300	265.26
MOFF	0001	73//10//	20 ULU RIDGEFIELD RD	0001	3265	122,438	11,938	21,547	88,953	0.097	917,000	280.86
MOFF	0001	83//18//	22 DANBURY RD	0001	6928	287,096	21,532	59,752	205,812	0.084	2,438,500	351.98
MOFF	0001	84//37//	51 DANBURY RD	0001	6730	278,891	20,917	27,889	230,085	0.084	2,726,100	405.07
MOFF	0001	84//40//	55 DANBURY RD	0001	5094	158,474	15,451	27,890	115,133	0.079	1,464,800	287.55
NH	0001	47//14//	439 DANBURY RD	0001	148	19,332,500	1,739,925	16,712,946	879,629	0.125	7,037,000	47547.30
OFF	0002	12//9//	941 DANBURY RD	0001	13920	365,584	52,908	73,472	239,204	0.094	2,550,100	183.20
OFF	0002	12//19//	969 DANBURY RD	0001	2726	73,984	7,398	9,988	56,598	0.102	554,900	203.56
OFF	0001	12//79//	992 DANBURY RD	0001	7180	166,361	16,636	44,917	104,808	0.102	1,027,500	143.11
OFF	0002	12//85//	940 DANBURY RD	0001	2953	81,208	8,121	10,963	62,124	0.094	662,300	224.28
OFF	0002	13//9//	1047 DANBURY RD	0001	4290	77,341	7,734	20,882	48,725	0.083	589,900	140.07

ECONOMIC INCOME SPREADSHEET FOR YEAR 2022 WILTON, CT

Prop Type	Nbhd	MBLU	Location	Rent Curve	Gross Area	Gross Rent	Total Vac	Total Exp	Net Income	Cap Rate	Income Value	Val / Unit
OFF	0002	22//3//1/	523 DANBURY RD	0001	4717	109,057	10,906	29,445	68,706	0.102	673,600	199.13
OFF	0002	22//3//2/	529 DANBURY RD	0001	5326	164,893	41,223	37,101	86,569	0.102	848,700	159.35
OFF	0002	22//9//1/	557 DANBURY RD	0001	4413	108,604	10,860	14,662	83,082	0.094	885,700	200.70
OFF	0002	22//21//1/	530 DANBURY RD	0001	3674	101,035	20,207	20,207	60,621	0.094	646,300	175.91
OFF	0002	23//11//1/	644 DANBURY RD	0001	24998	347,842	68,078	72,842	206,922	0.102	2,028,600	81.15
OFF	0001	34//1//1/	27 CANNON RD	0001	6035	213,096	31,964	40,755	140,377	0.094	1,496,600	255.58
OFF	0001	34//6//1/	444 DANBURY RD	0001	6188	195,726	29,359	29,281	137,086	0.094	1,461,500	239.74
OFF	0001	46//2//A/	396 DANBURY RD #A	0001	3638	77,198	7,720	20,844	48,634	0.102	476,800	131.06
OFF	0001	46//2//B/	396 DANBURY RD	0001	3093	98,419	19,684	23,621	55,114	0.102	540,300	174.68
OFF	0001	56//12//1/	196 DANBURY RD	0001	16765	390,719	39,072	100,701	250,946	0.102	2,460,200	146.75
OFF	0001	56//43//1/	20 WESTPORT RD	0001	317442	10,285,121	3,085,536	2,159,875	5,039,710	0.102	49,408,900	155.65
OFF	0001	56//43//1/	10 WESTPORT RD	0001	191736	5,840,109	862,332	1,482,249	3,495,528	0.102	34,269,900	178.73
OFF	0001	57//26//1/	232 DANBURY RD	0001	3768	133,802	5,352	10,276	118,174	0.083	1,430,700	379.70
OFF	0001	57//65//1/	206 DANBURY RD	0001	23208	751,939	150,388	135,349	466,202	0.094	4,970,200	231.39
OFF	0001	68//22//1/	1 GUMMAN HILL RD	0001	6264	172,260	17,226	31,007	124,027	0.102	1,216,000	194.13
OFF	0001	68//23//1/	70 DANBURY RD	0001	2386	82,627	7,271	19,894	55,462	0.083	671,500	281.43
OFF	0001	68//24//1/	3 HOLLYHOCK RD	0001	2972	81,492	8,149	22,003	51,340	0.089	578,800	194.75
OFF	0001	68//29//1/	6 HOLLYHOCK RD	0001	2524	78,799	7,880	21,276	49,643	0.094	529,300	209.71
OFF	0001	68//33//50/	50 DANBURY RD	0001	206490	6,382,606	1,914,782	1,340,347	3,127,477	0.102	30,661,500	150.52
OFF	0001	68//33//64/	64 DANBURY RD	0001	43400	1,360,156	408,047	285,633	666,476	0.102	6,534,100	150.56
OFF	0001	68//33//1/	40 DANBURY RD	0001	177724	4,265,376	1,279,613	895,729	2,090,034	0.102	20,490,500	115.93
OFF	0001	68//35//1/	57 DANBURY RD	0001	14809	394,496	55,137	104,461	234,898	0.102	2,302,900	155.51
OFF	0001	68//36//B/	59 DANBURY RD	0001	35270	772,413	115,862	147,724	508,827	0.102	4,988,500	141.44
OFF	0001	69//58//1/	88 DANBURY RD	0001	41813	1,409,934	281,987	338,384	789,563	0.102	7,740,800	185.13

**ECONOMIC INCOME SPREADSHEET FOR YEAR 2022
WILTON, CT**

Prop Type	Nbhd	MBLU	Location	Rent Curve	Gross Area	Gross Rent	Total Vac	Total Exp	Net Income	Cap Rate	Income Value	Val / Unit
OFF	0001	69//59//	84 DANBURY RD	0001	10276	374,046	37,405	100,993	235,648	0.102	2,310,300	224.82
OFF	0001	70//11//	131 DANBURY RD	0001	50953	1,169,371	87,703	324,501	757,167	0.094	8,072,200	158.42
OFF	0001	71//28//	187 DANBURY RD	0001	131479	3,898,381	1,132,014	815,660	1,950,707	0.102	19,124,600	145.46
OFF	0001	71//29//	195 DANBURY RD	0001	50755	1,614,313	242,147	411,650	960,516	0.094	10,240,000	201.75
OFF	0001	71//46//	221 DANBURY RD	0001	9878	373,903	56,085	95,345	222,473	0.094	2,371,800	240.11
OFF	0001	73//11//	34 ULL RIDGEFIELD RD	0001	9876	321,227	64,245	77,095	179,887	0.102	1,763,600	178.57
OFF	0001	73//12//	RIDGEFIELD RD	0001	31073	895,524	89,552	217,612	588,360	0.102	5,768,200	185.63
OFF	0001	73//18//	RIDGEFIELD RD	0001	5773	224,570	25,264	59,792	139,514	0.094	1,487,400	257.65
OFF	0001	73//19//	RIDGEFIELD RD	0001	8642	254,313	25,431	68,664	160,218	0.102	1,570,800	181.76
OFF	0001	73//23//2//	OLD RIDGEFIELD RD	0001	4533	131,457	19,719	33,522	78,216	0.094	833,900	183.96
OFF	0001	73//24//	ZUZ ULL RIDGEFIELD RD	0001	3269	103,431	7,757	14,351	81,323	0.102	797,300	243.90
OFF	0001	73//25//1//	15 RIVER RD	0001	117971	3,769,173	1,507,669	678,451	1,583,053	0.094	16,876,900	143.06
OFF	0001	73//32//1// A	23 HUBBARD RD	0001	6330	161,070	14,847	44,729	101,494	0.089	1,144,200	180.76
OFF	0001	73//33//	12 GODFREY PL	0001	11162	282,175	56,435	67,722	158,018	0.102	1,549,200	138.79
OFF	0001	73//37//3//	15 HUBBARD RD	0001	11309	591,800	59,180	79,893	452,727	0.094	4,826,500	426.78
OFF	0001	73//40//	4//ULL RIDGEFIELD RD	0001	9988	397,922	59,688	76,103	262,131	0.102	2,569,900	257.30
OFF	0001	74//22//	OLD DANBURY RD	0001	81699	2,254,892	338,234	431,248	1,485,410	0.102	14,562,800	178.25
OFF	0001	83//26//	1 CANONDALE WAY	0001	368695	11,368,460	1,525,227	2,630,397	7,212,836	0.094	76,895,900	59.30
OFF	0001	84//35//	43 DANBURY RD	0001	20856	654,461	130,892	157,071	366,498	0.102	3,593,100	172.28
OFF	0001	84//36//	45 DANBURY RD	0001	45946	1,488,650	297,730	357,276	833,644	0.102	8,173,000	177.88
PLAZ	0001	12//98//	920 DANBURY RD	0001	36260	832,482	41,624	91,240	699,618	0.087	8,004,800	232.34
PLAZ	0001	73//25//	5 RIVER RD	0001	87527	2,456,139	251,879	367,617	1,836,643	0.068	27,209,500	310.87
PLAZ	0001	83//20//	14 DANBURY RD	0001	78023	1,684,684	84,234	154,653	1,445,797	0.077	18,776,600	240.65
R+D	0001	69//18//	77 DANBURY RD	0001	387848	9,032,980	451,649	836,680	7,744,651	0.084	91,761,300	236.59

ECONOMIC INCOME SPREADSHEET FOR YEAR 2022 WILTON, CT

Prop Type	Nbhd	MBLU	Location	Rent Curve	Gross Area	Gross Rent	Total Vac	Total Exp	Net Income	Cap Rate	Income Value	Val / Unit
RET	0001	83//21//	4 DANBURY RD	0001	7468	324,485	64,897	44,130	215,458	0.096	2,251,400	301.47
RET	0001	12//66//	991 DANBURY RD	0001	12000	233,400	27,231	43,811	162,358	0.087	1,857,600	154.80
RET	0002	23//61//	655 DANBURY RD	0001	4648	132,189	6,609	21,662	103,918	0.095	1,093,900	235.35
RET	0001	23//26//	631 643 DANBURY RD	0001	12144	253,324	25,332	48,448	179,544	0.087	2,054,300	169.16
RET	0002	24//10//	743 DANBURY RD	0001	3032	94,538	4,727	15,492	74,319	0.095	782,300	258.01
RET	0001	69//41//	129 DANBURY RD	0001	17229	454,673	17,050	88,575	349,048	0.095	3,674,200	213.26
RET	0001	69//60//	78 DANBURY RD	0001	49769	787,127	49,739	168,103	569,285	0.077	7,393,300	148.55
RET	0001	73//13//	CENTER ST	0001	11472	436,753	27,207	69,623	339,923	0.095	3,578,100	311.90
RET	0001	73//14//	OLD RIDGEFIELD RD	0001	17867	530,650	53,065	128,948	348,637	0.095	3,669,900	205.40
RET	0001	73//15//	OLD RIDGEFIELD RD	0001	28582	1,050,008	52,500	116,273	881,235	0.095	9,276,200	324.55
RET	0001	73//25//	21 RIVER RD	0001	74794	1,899,260	564,636	258,210	1,076,414	0.068	15,946,900	213.21
RET	0001	73//28//	3 GODFREY PL	0001	5702	233,326	11,666	33,138	188,522	0.083	2,279,600	399.79
RET	0001	73//37//	101 OLD RIDGEFIELD RD	0001	25193	937,180	187,436	151,823	597,921	0.087	6,841,200	271.55
RET	0001	83//17//	24 DANBURY RD	0001	12207	301,167	50,277	72,913	177,977	0.095	1,873,400	153.47
RET	0001	83//24//	11 DANBURY RD	0001	7686	177,620	23,916	49,852	103,852	0.095	1,093,200	142.23
RET	0001	83//24//	13 DANBURY RD	0001	5487	134,804	13,480	34,880	86,444	0.087	989,100	180.26
RET	0001	83//24//	19 DANBURY RD	0001	6735	144,604	6,256	23,595	114,753	0.083	1,387,600	206.03
RET	0001	83//25//	23 DANBURY RD	0001	6227	189,176	9,459	41,335	138,382	0.083	1,673,300	268.72
RET	0001	84//32//	33 DANBURY RD	0001	15152	351,754	23,500	82,947	245,307	0.095	2,582,200	170.42
SML	0002	12//85//	944 DANBURY RD	0001	1618	55,627	3,616	7,802	44,209	0.065	680,100	420.33
SML	0002	22//81//	555 DANBURY RD	0001	3237	62,927	6,293	11,327	45,307	0.065	697,000	215.32
SML	0002	23//41//	64/ 651 DANBURY RD	0001	4960	84,518	4,350	16,393	63,775	0.065	981,200	259.07
SML	0002	35//41//	475 DANBURY RD	0001	4240	92,135	8,108	14,789	69,238	0.072	968,400	232.64
SML	0002	35//43//	487 DANBURY RD	0001	6087	155,524	11,298	43,394	100,832	0.065	1,551,300	254.85

ECONOMIC INCOME SPREADSHEET FOR YEAR 2022 WILTON, CT

Prop Type	Nbhd	MBLU	Location	Rent Curve	Gross Area	Gross Rent	Total Vac	Total Exp	Net Income	Cap Rate	Income Value	Val / Unit
SML	0002	35 / 44 / 1	489 DANBURY RD	0001	3267	72,723	7,272	13,090	52,361	0.065	805,600	246.59
SML	0001	56 / 51 / 1	167 DANBURY RD	0001	4000	182,000	13,650	28,620	139,730	0.065	2,149,700	537.43
SML	0001	68 / 27 / 1	9 HOLLYHOCK RD	0001	2482	54,604	5,460	7,372	41,772	0.065	642,600	258.90
SML	0001	73 / 17 / 1	118 OLD RIDGEFIELD RD	0001	3738	122,008	12,201	28,989	80,818	0.065	1,243,400	332.64
SML	0001	83 / 14 / 1	30 DANBURY RD	0001	3520	176,352	10,581	19,893	145,878	0.065	2,244,300	637.59
SML	0001	83 / 24 / 3 /	9 DANBURY RD	0001	1638	49,344	3,214	9,672	36,458	0.065	560,900	342.43
SML	0001	83 / 24 / 6 /	17 DANBURY RD	0001	3519	104,972	7,873	25,013	72,086	0.072	1,008,200	286.50
SML	0001	84 / 39 / 1	53 DANBURY RD	0001	2924	89,007	13,351	22,697	52,959	0.065	814,800	278.66
SSTA	0002	12 / 10 / 1	951 DANBURY RD	0001	6857	211,687	11,907	42,804	156,976	0.082	1,914,300	279.17
SSTA	0002	12 / 99 / 1	912 DANBURY RD	0001	1869	139,725	6,986	19,911	112,828	0.071	1,582,400	846.66
SSTA	0001	68 / 34 / 1	46 DANBURY RD	0001	3159	184,015	13,178	28,807	142,030	0.082	1,732,100	548.31
SSTG	0001	68 / 36 / A /	65 DANBURY RD	0001	110844	2,783,273	215,526	1,058,425	1,509,322	0.095	15,887,600	143.33
SSTG	0001	69 / 38 / 1	111 DANBURY RD	0001	126056	2,722,810	217,825	876,745	1,628,240	0.095	17,139,400	135.97
STRP	0001	72 / 3 / 1	237 DANBURY RD	0001	9770	279,265	32,628	55,094	191,543	0.095	2,016,200	206.37
STRP	0001	73 / 26 / 1	151 OLD RIDGEFIELD RD	0001	15639	456,815	22,841	73,776	360,198	0.087	4,121,300	263.53
STRP	0001	83 / 23 / 1	1 DANBURY RD	0001	12014	262,494	15,927	48,474	198,093	0.095	2,085,200	173.56
STRP	0001	83 / 24 / 2 /	5 DANBURY RD	0001	4221	152,927	15,293	37,161	100,473	0.095	1,057,600	250.56
STRP	0001	84 / 30 / 1	27 DANBURY RD	0001	16366	385,508	34,888	85,910	264,710	0.083	3,200,800	195.58
					4,261,702	195,515,394	28,360,778	68,909,112	98,245,504		1,110,011,200	

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