



MUNICIPAL
Valuation Services, LLC

Revaluation Manual
Town of Trumbull, Connecticut

Date of Valuation:

October 1, 2021

Prepared For:

Town of Trumbull
5866 Main Street
Trumbull, CT, 06611

Prepared By:

Christopher Kerin, MAI
Michael Fazio, MAI



March 1, 2022

Town of Trumbull
5866 Main Street
Trumbull, CT, 06611

RE: Trumbull Real Estate Reappraisal and Revaluation

Town of Trumbull,

At your request and authorization, Municipal Valuation Services, LLC has prepared a revaluation manual containing supporting documentation for the revaluation of all commercial and residential properties in Trumbull as of October 1, 2021. The interest appraised is the fee simple estate of the subject properties.

In estimating the market value of the properties, all three approaches to value were considered. The Cost Approach was developed for all residential improved properties and all commercial properties in Trumbull. The Sales Comparison and Land Extraction methodologies were utilized to arrive at land values for the Cost Approach, and to value improved residential and commercial properties. The Income Approach was applied to all income-producing commercial properties. The final value conclusions can be found in the Vision CAMA system in the Trumbull Assessor's Office, attached herein, and are presented in the October 1, 2021 Trumbull Grand List. The Grand List is hereby made a part of this report by reference.

Please refer to the attached report, plus addenda, for documentation in support of the market value conclusions. Valuation tables are also contained in the Vision CAMA system. It has been a pleasure to assist you in this assignment. If you have any questions concerning the analysis, or if Municipal Valuation Services, LLC can be of further service, please contact us. This manual was created prior to the meeting of the Town's BAA, therefore any changes resulting from the meeting of the BAA are not reflected in this report.

Respectfully submitted,

Municipal Valuation Services, LLC

Christopher Kerin, MAI

Michael Fazio, MAI

**Municipal Valuation
Services, LLC**
Complete Tax Assessment Solutions

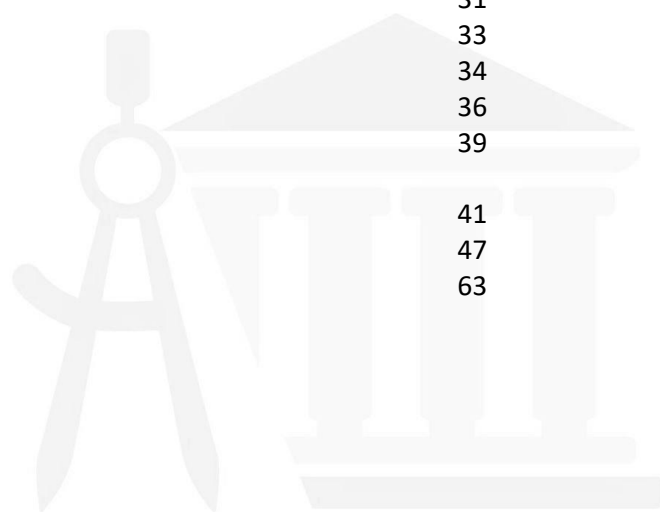
23 Sherman Street
Fairfield, CT 06824

Tel: 203.292.5500
Fax: 203.259.9501
www.munival.com



Table of Contents

1. Introduction	
1.1 Date of Inspection	4
1.2 Date of Value and Interest Appraised	4
1.3 Purpose of Revaluation	4
1.4 Scope of Appraisal	5
1.5 Competency of Appraisers	6
1.6 Exterior Field Review	6
1.7 Interest Appraised	6
1.8 Highest and Best Use	7
2. Local Area Analysis	
2.1 Location and Linkages	8
2.2 Transportation and Access	8
2.3 Population and Growth	9
2.4 Household Income	10
2.5 Household Income by County	10
2.6 Commuting Patterns	11
2.7 Identifying Areas of Basic Employment – Location Quotient	11
2.8 Unemployment Rate Trend	12
3. Residential Market Analysis	
3.1 Housing Stock	13
3.2 Occupancy Type	13
3.3 Single Family Housing Sales Trend	14
3.4 Condominium/Co-op Housing Sales Trend	15
3.5 Closing Price Trends	16
4. Commercial Market Analysis	
4.1 Summary of Commercial Inventory	18
4.2 Map of Commercial Properties	19
4.3 Development History	20
4.4 Overview of Vacancy and Rental Rate Trends	22
4.5 Trumbull Office Market Analysis	23
4.6 Trumbull Retail Market Analysis	24
4.7 Trumbull Flex/Industrial Market Analysis	25
4.8 COVID-19 Overview of Impact on the State Economy	26
5. Description and Analysis of Taxable Real Property	29
6. Appraisal Methodology	30
6.1 Cost Approach	31
6.2 Sales Comparison Approach	33
6.3 Income Capitalization Approach	34
7. Overall Capitalization Rate Analysis	36
8. Certification and Limiting Conditions	39
9. Addenda	
9.1 Qualifications of Appraisers	41
9.2 Sales Report	47
9.3 CAMA Valuation Tables	63



Date of Inspection

The residential and commercial properties in Trumbull were inspected on various dates from July 2020 through October 2020.

Date of Value and Interest Appraised

The date of value and interest appraised are summarized in the following table:

Interest Appraised	Valuation Date
Fee Simple Estate	October 1, 2021

Purpose of Revaluation

The purpose of the revaluation is to estimate the fee simple market value of all properties in Trumbull as of the effective date of appraisal. Market value is defined by USPAP, as stated in *The Dictionary of Real Estate Appraisal, Fifth Edition*, published by the Appraisal Institute, as follows:

“The most probable price that a property should bring in a competitive and open market under all conditions requisite to a fair sale, the buyer and seller each acting prudently and knowledgeably, and assuming the price is not affected by undue stimulus. Implicit in this definition is the consummation of a sale as of a specified date and the passing of title from seller to buyer under conditions whereby:

- 1. Buyer and seller are typically motivated;*
- 2. Both parties are well informed or well advised, and acting in what they consider their own best interests;*
- 3. A reasonable time is allowed for exposure in the open market;*
- 4. Payment is made in terms of cash in U.S. dollars or in terms of financial arrangements comparable thereto; and*
- 5. 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.”*

Scope of Appraisal

The scope of this appraisal assignment involves the completion of several steps performed within the guidelines of commonly accepted appraisal procedures. The scope of the assignment relates to the extent and manner in which research is conducted, data is gathered and analysis is applied, all based upon the purpose of the appraisal and its intended use, as previously outlined. Municipal Valuation Services, LLC completed the following steps for this assignment:

- ❖ Field reviewed all residential and commercial properties by neighborhood, verifying property characteristics, neighborhood delineations, and property values.
- ❖ Conducted local and regional research with respect to applicable tax data, zoning requirements, flood zone status, demographics, income and expense data, and comparable listing, sale and rental information.
- ❖ Analyzed all residential and commercial sales in Trumbull for the past two years, qualifying all valid sales for use in the appraisal analysis. A complete review was performed on all sale properties to determine the correctness of the current physical listing.
- ❖ Reviewed all income and expense information provided by commercial property owners for use in determining market rents, expenses and capitalization rates.
- ❖ Analyzed the data gathered through the use of appropriate and accepted appraisal methodology to arrive at value indications via each applicable approach to value.
- ❖ Correlated and reconciled the results into a reasonable and defensible value conclusion, as defined herein.
- ❖ Conducted a review of all parcels after the values have been set to review the value estimates and verify that the application of the valuation methodology employed has resulted in the uniform and consistent valuation of comparable properties.
- ❖ Data mailers sent to all property owners.
- ❖ Inspections were completed upon information from Data Mailers.
- ❖ Inspections of Building Permits supplied by the town.
- ❖ Building permits inputted into the CAMA.

To develop the value conclusions, Municipal Valuation Services, LLC utilized the Sales Comparison Approach, Cost Approach, and Income Approach to value. The value conclusions reflect all information about the subject properties, market conditions, and available data.



Competency of Appraisers

The qualifications of the appraisers are included in the Addenda of this report. These qualifications serve as evidence of their competence for the completion of this appraisal assignment in compliance with the competency provision contained within the Uniform Standards of Professional Appraisal Practice as promulgated by the Appraisal Standards Board of the Appraisal Foundation. The appraisers' knowledge and experience, combined with their professional qualifications, are commensurate with the complexity of this assignment based on the following:

- ❖ Professional experience
- ❖ Educational background and training
- ❖ Business, professional, academic affiliations and activities

The appraisers have previously provided consultation and value estimates for all types of residential and commercial properties in Connecticut.

Exterior Field Review

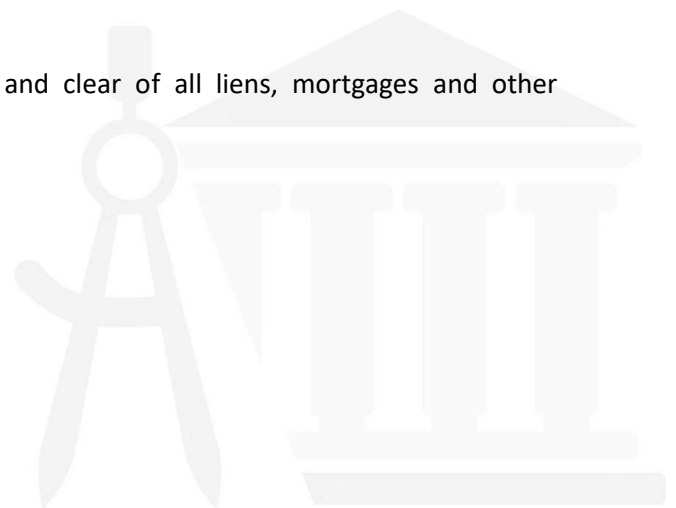
All properties were reviewed in the field by Munival's personnel qualified as reviewers. The properties were reviewed for classification, final value, and to assure that they were correlated to comparable properties. The Assessor was notified of the dates of the review and was entitled to accompany the reviewers during this phase of the revaluation.

Interest Appraised

Fee simple interest, subject to and/or together with such easements or other non-possessing interests as of record which may appear. Fee simple estate is defined in *The Dictionary of Real Estate Appraisal, Fifth Edition*, published by the Appraisal Institute, as follows:

"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"

The above assumes that title is good and marketable, free and clear of all liens, mortgages and other indebtedness.



Highest and Best Use

Highest and best use is defined in the *Dictionary of Real Estate Appraisal, Fifth Edition*, as:

“The reasonably probable and legal use of vacant land or an improved property, that 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 productivity. Alternatively, the probable use of land or improved property-specific with respect to the user and timing of the use-that is adequately supported and results in the highest present value”

In appraisal practice, the concept of highest and best use represents the premise upon which value is based. The four criteria that the highest and best use must meet are:

- ❖ legal permissibility
- ❖ physical possibility
- ❖ financial feasibility
- ❖ maximum profitability

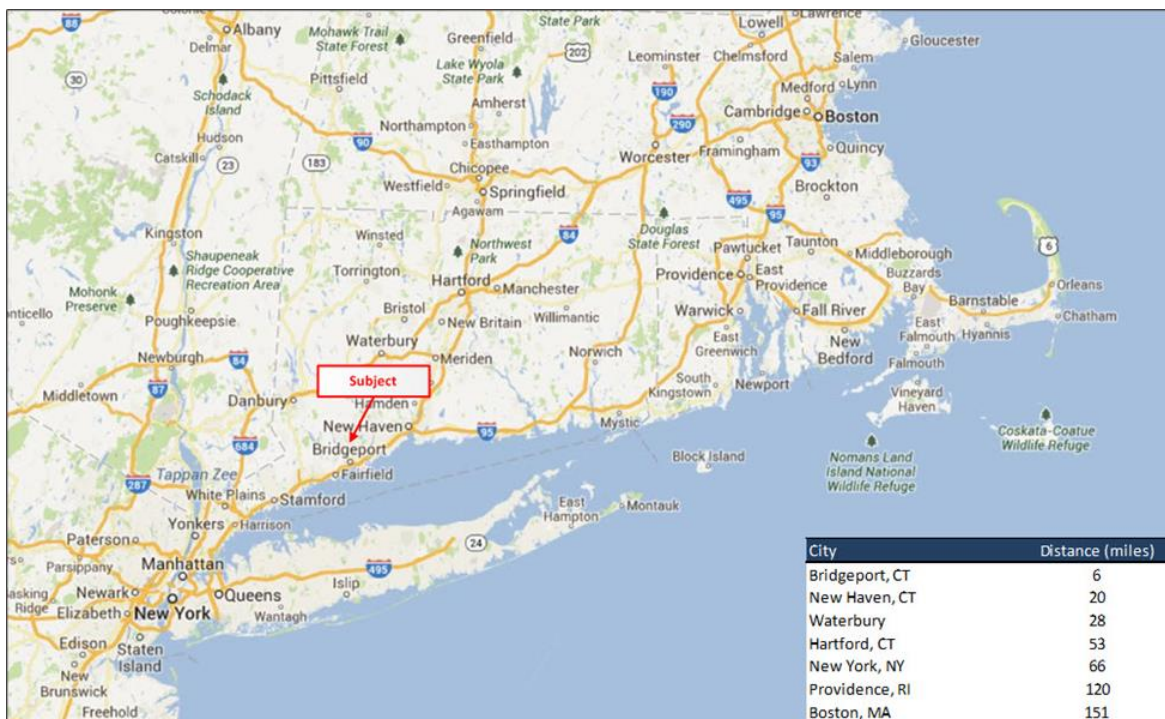
Highest and best use is applied specifically to the use of a site as if vacant and as improved.



Local Area Analysis

Location and Linkages

Trumbull is located in Fairfield County in the southwestern section of the State of Connecticut. This region falls within the Metropolitan Planning Area, which also includes the city of Bridgeport, and the towns of Easton, Monroe, Fairfield, and Stratford. Trumbull benefits from its proximity to major commercial centers in the Northeastern United States.



Transportation and Access

In terms of linkage and access, several modes of transportation are readily available to Trumbull.

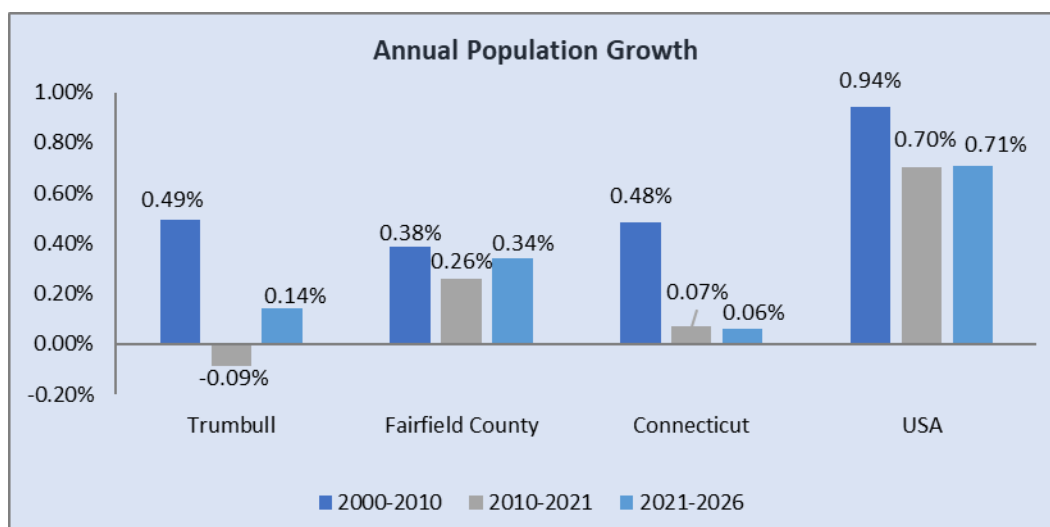
- **Interstate #95 (I-95):** A major, limited-access highway running through Connecticut from Greenwich, northeast through New Haven, and on to Rhode Island.
- **Connecticut Route #15:** A major, limited-access highway running north/south through the central section of Connecticut. This highway extends north from the Hutchinson River Parkway in New York, connecting with Interstate #91 north of New Haven.

Trumbull is on the New Haven Line of MTA Metro-North Railroad, which provides frequent commuter service to Grand Central Station in New York City as well as local service. Amtrak is available for travel to Boston, Washington DC and beyond. CT Transit provides fixed route bus transportation to the Bridgeport metro area.

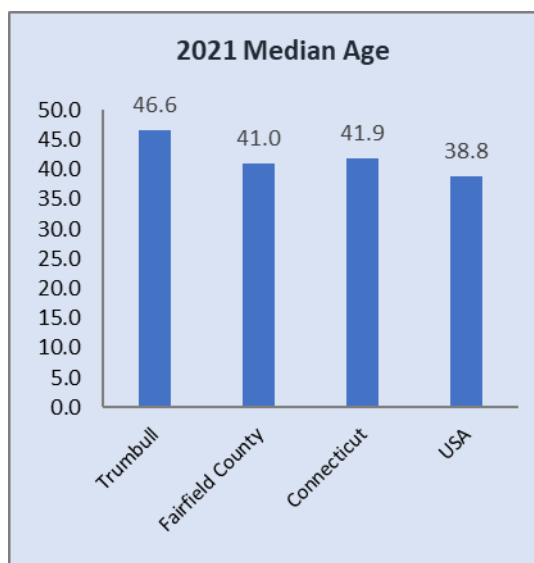
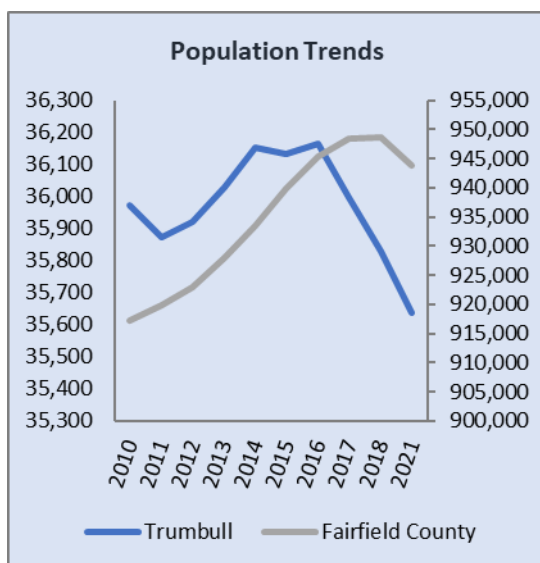
Airports providing national service are located in Bridgeport (Sikorsky Memorial Airport), White Plains (Westchester Airport) and New York (LaGuardia Airport) while both national and international flights are available from Bradley International Airport in Windsor Locks, Connecticut, John F. Kennedy International Airport in New York, and Newark International Airport in New Jersey.

Population and Growth

As of 2021, the total population in Trumbull is 35,635. Annual population growth was 0.49% between 2000 and 2010 and declined 0.09% between 2010 and 2021. Annual population growth in Trumbull is projected to increase 0.14% annually through 2026, compared to a projected 0.34% annual increase in Fairfield County.



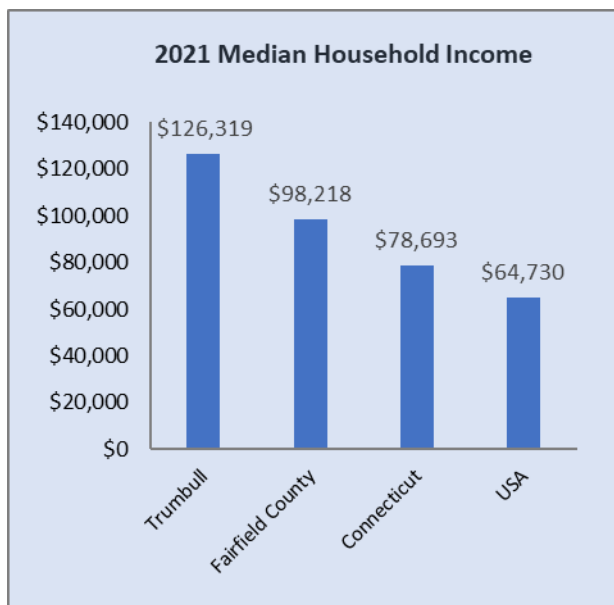
Source: STDB



Source: STDB

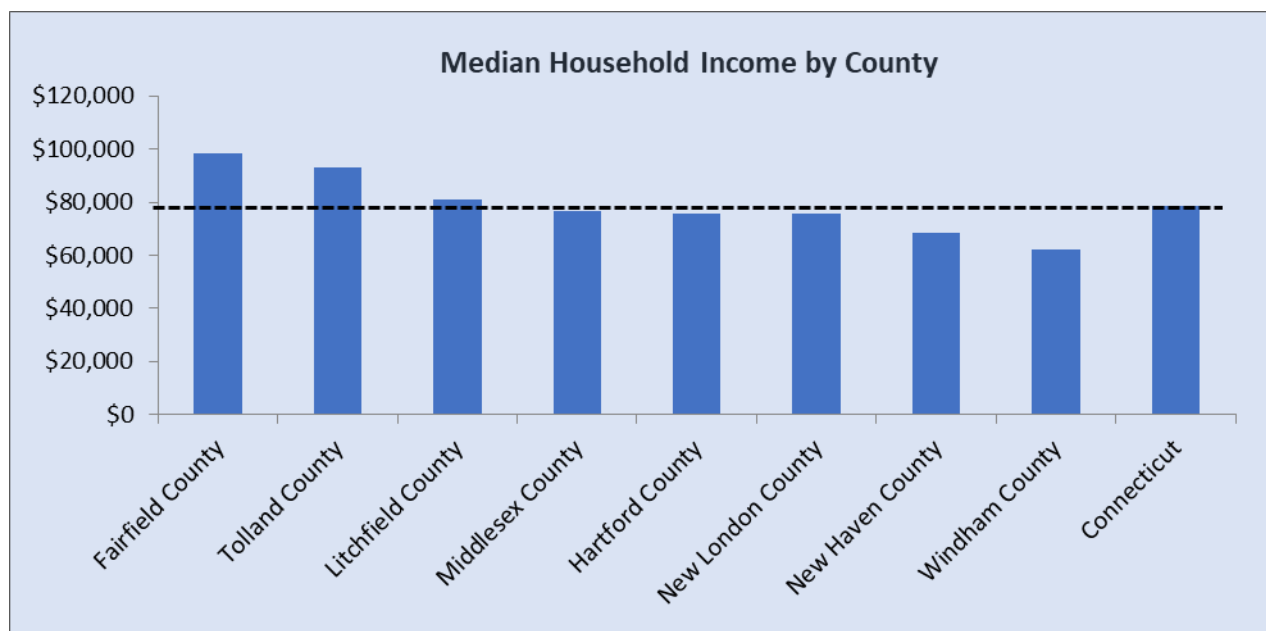
Household Income

As of 2021, the median household income in Trumbull is \$126,319, which is 28.6% higher than Fairfield County, and 60.5% higher than Connecticut.



Household Income by County

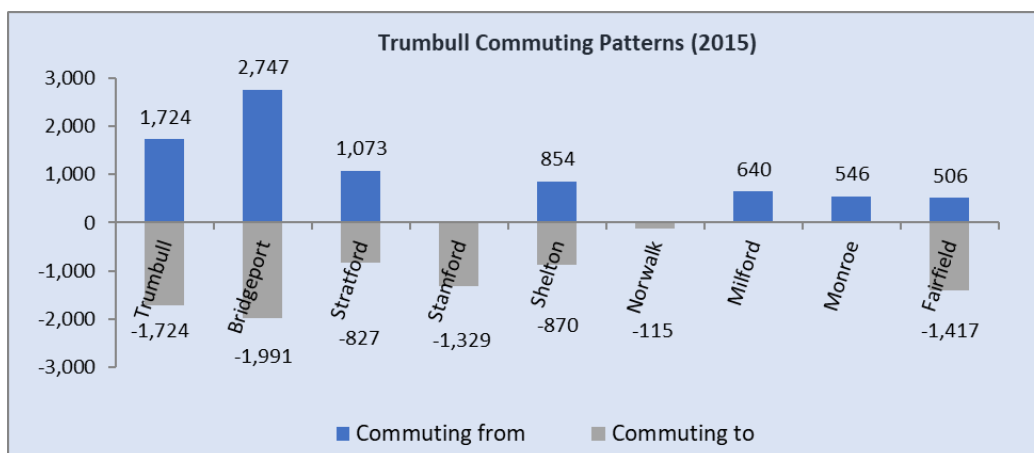
In comparison to all other counties within the state of Connecticut, Fairfield County has a median household income at the upper end of the range.



Source: STDB

Commuting Patterns

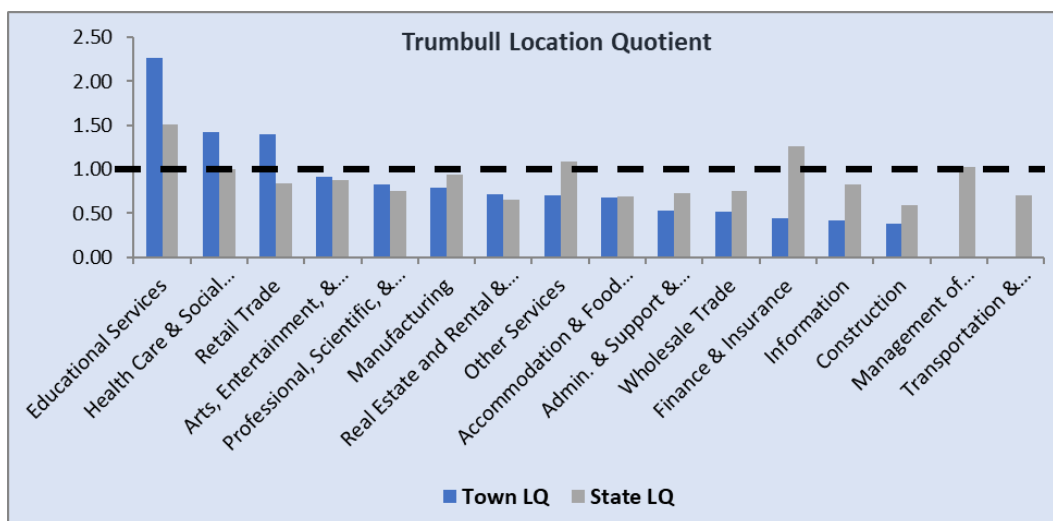
The majority of Trumbull residents are employed inside the town and in the surrounding lower Fairfield County communities. Major commuter locations for Trumbull residents within Connecticut include Bridgeport, Fairfield, and Stamford. In addition to local residents, the labor force within the town is largely supplied by Bridgeport, Stratford, and Shelton. The following table highlights the commuting patterns in Trumbull.



Source: Connecticut Economic Resource Center

Identifying Areas of Basic Employment – Location Quotient

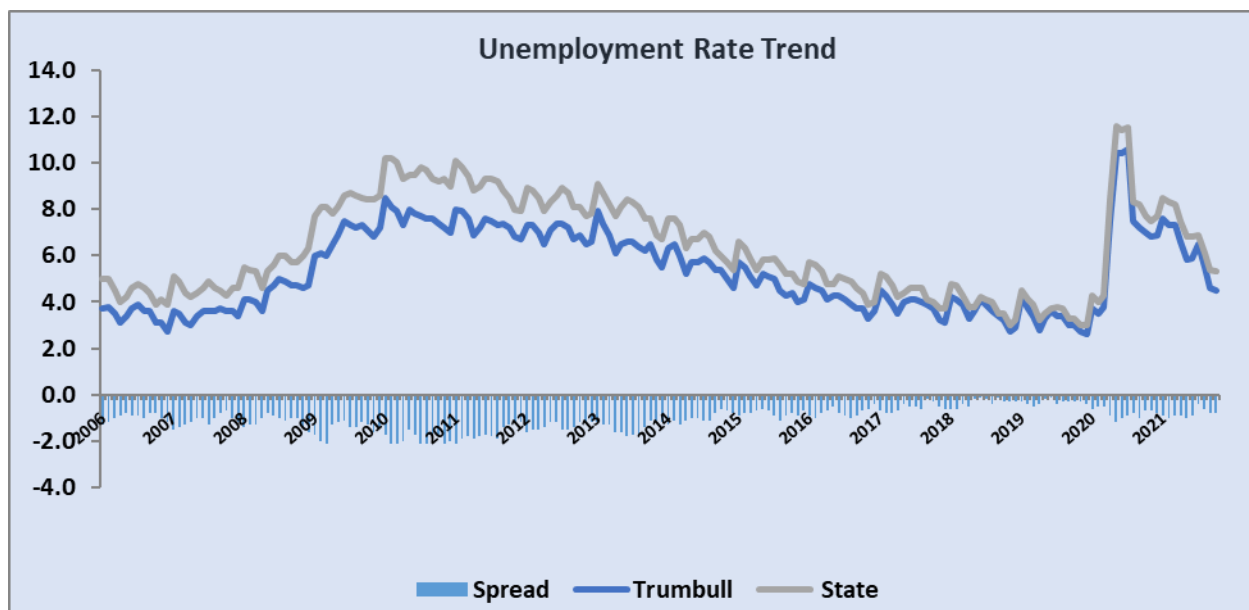
The location quotient is a measure to identify sectors of basic employment. Basic goods and services are exported to areas outside the local community, providing the primary sources of economic activity. A location quotient greater than 1.0 indicates basic employment, a higher ratio of employment within the sector relative to the nation as a whole. Trumbull has a high density of employment in educational services, healthcare and social assistance, and retail trade.



Source: Connecticut Department of Labor

Unemployment Rate Trend

As of October 2021, the Trumbull Unemployment Rate is 4.5% compared to the statewide rate of 5.3%. The recent spike in the unemployment rate is due to the temporary closure of economic sectors in response to the COVID-19 pandemic.



Source: Connecticut Department of Labor

The unemployment rate has fluctuated since January 2006, coinciding with the recent economic recession and COVID-19 pandemic. For Trumbull, the unemployment rate significantly increased beginning in 2008-2009 to a high of 8.5% in January 2010. Since the 2010 peak, the rate steadily declined on pace with the state. The unemployment rate in Trumbull had declined to a ten-year low in November 2019, and remained low prior to the COVID-19 pandemic. The unemployment rate in Trumbull has declined significantly since peaking at 10.6% in July 2020.

Unemployment Data Since January 2006		
	Min	Occurrence
Trumbull	2.6%	Nov-19
State	3.0%	Nov-18, Nov-19, Dec-19

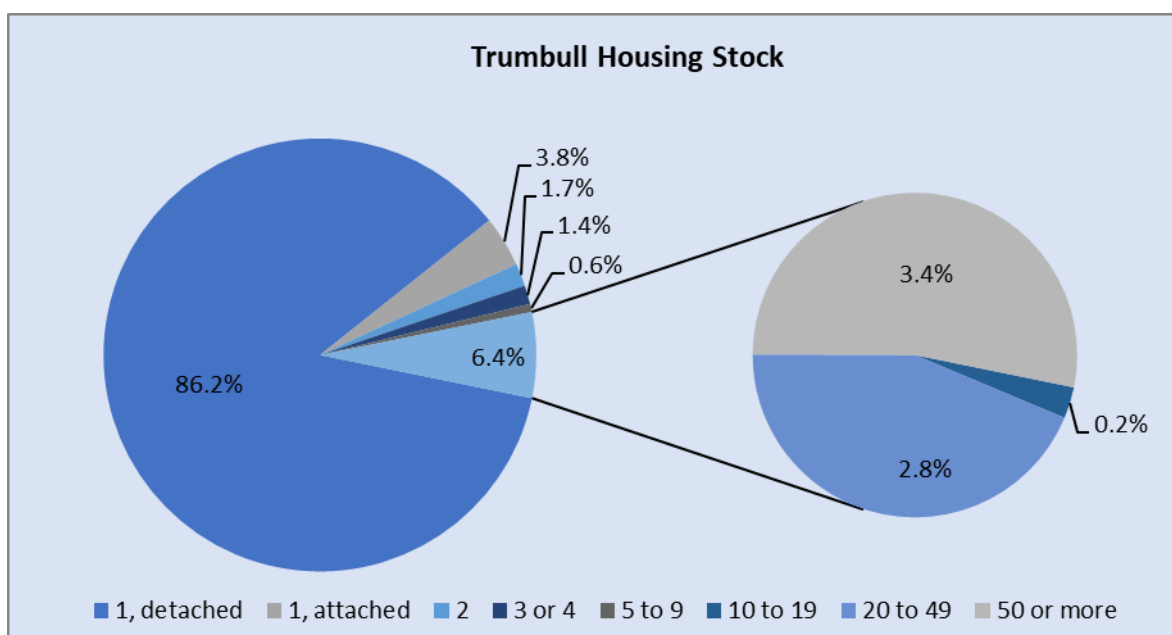
	Max	Occurrence
Trumbull	10.6%	Jul-20
State	11.6%	May-20

Source: Connecticut Department of Labor

Residential Market Analysis

Housing Stock

Trumbull has a predominantly single-family housing stock. Attached/detached single family residences comprise approximately 90.0% of stock, and housing within buildings of 10 or more units is 6.4%. The following chart summarizes the Trumbull housing stock.



Occupancy Type

According to the most recent data from the Connecticut Economic Resource Center compiled from 2015-2019, the housing units in Trumbull are approximately 86% owner occupied. The following chart illustrates the percentage of owner occupied housing units in Trumbull compared to Connecticut.

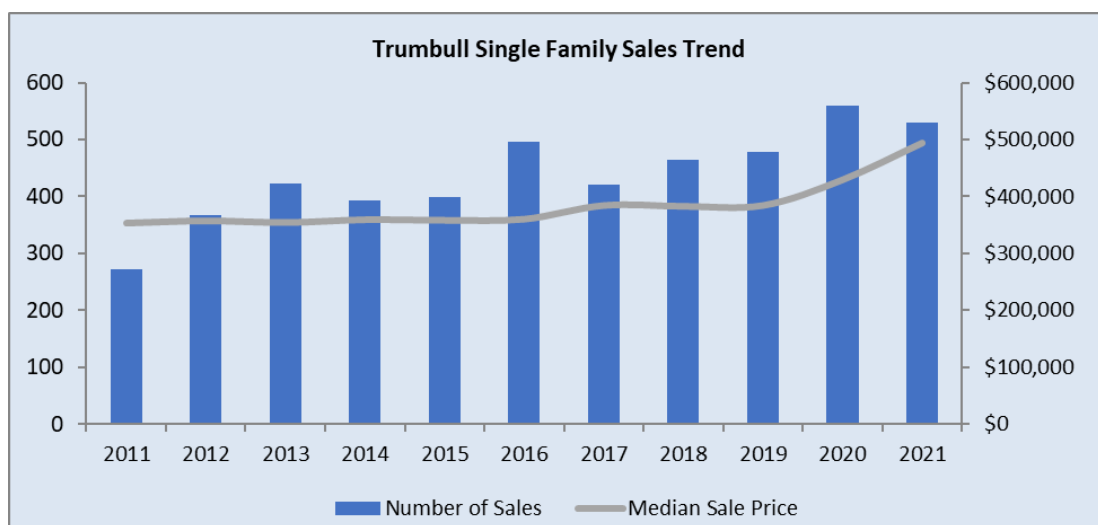
	Town of Trumbull	State of Connecticut
Existing Housing Units	12,631	1,516,629
% Owner Occupied	86%	66%

Source: Connecticut Economic Resource Center

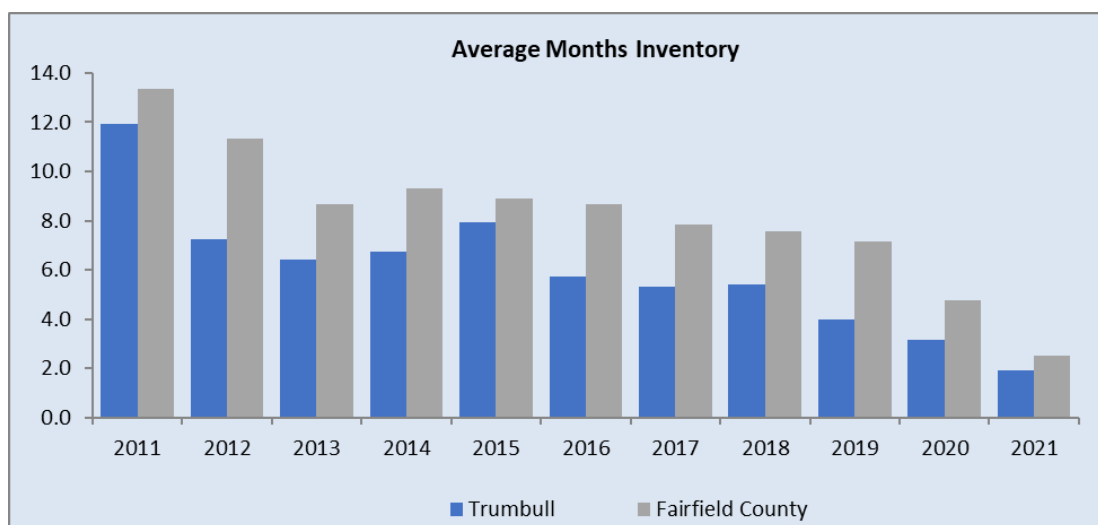
Single Family Housing Sales Trend

Following the national trend, median home prices increased steadily through 2007, and fell sharply in 2008 and 2009. The median sale price was stable from 2011 to 2016. The median sale price then surged in 2017, increasing 6.7% year-over-year. Since 2020 the Trumbull median sale price has significantly increased, rising 11.7% year-over-year in 2020 and 15.0% in 2021. The 2021 median sale price is at a ten-year peak, similar to Fairfield County. Sales volume also remained high in 2021 after a surge in 2020. Average months inventory has stabilized since 2015.

The recent spike in the median single family sale price is largely due to an increase in demand for suburban dwellings from urban residents during the COVID-19 pandemic. It is unknown if the trend is a short-term or long-term trend.



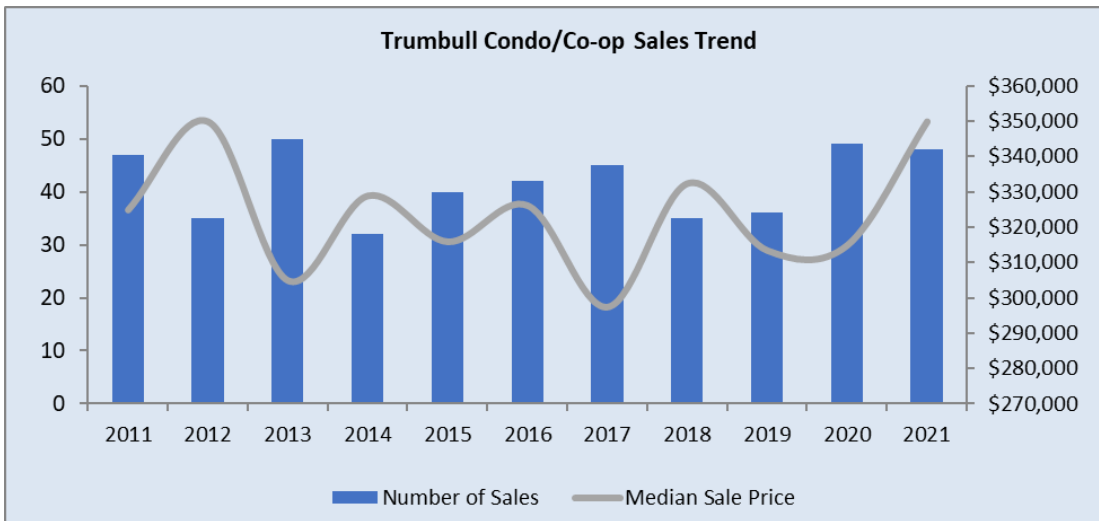
Source: CMLS



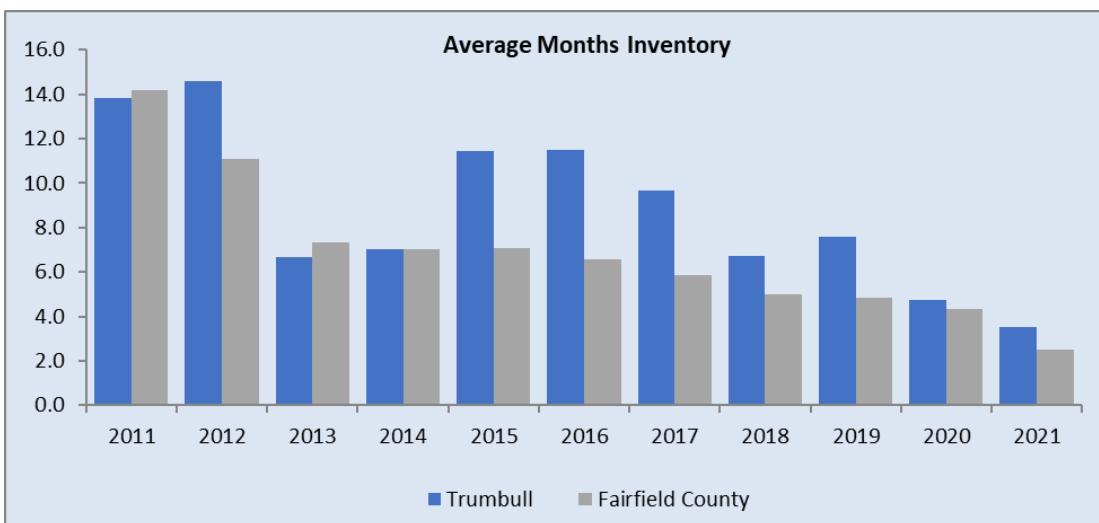
Source: CMLS

Condominium/Co-op Housing Sales Trend

The median sale prices for condo/co-op properties has fluctuated since 2011. The market fell to a trough in 2017, followed by an 11.8% increase in 2018. The 2021 median sale price is at a ten-year peak, similar to a ten-year peak throughout all of Fairfield County. Sales volume significantly increased over the past two years and average months inventory has declined since 2019.



Source: CMLS



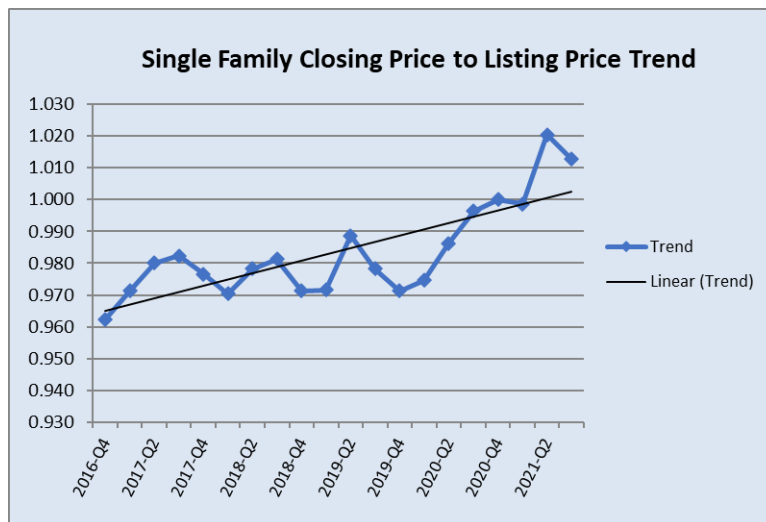
Source: CMLS

Closing Price Trends

The historical closing price to list price ratio for a given property type can provide insight into the overall trends taking place within that market. An upward trend in this ratio could indicate a strengthening market with multiple buyers and fair pricing. The ratio is derived through a comparison of the closing price for a property to its listing price throughout its marketing period.

Single Family Closing Price Trends

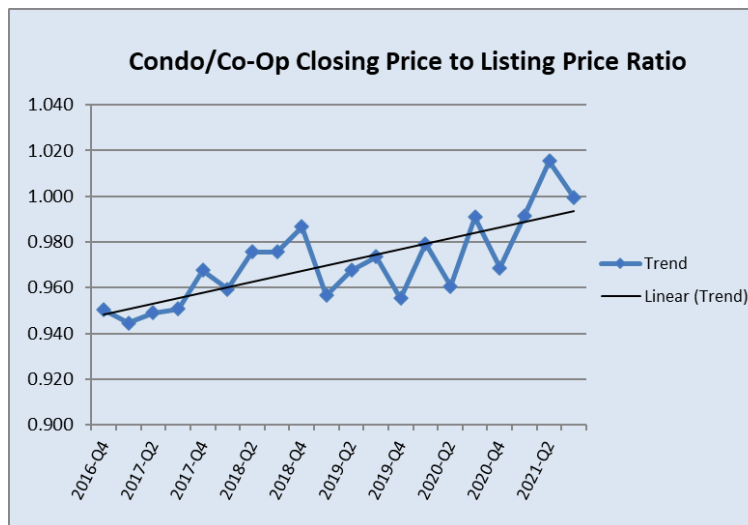
The following chart represents the ratio of the closing price for single family dwellings to their listing price. The data is derived through a survey of 2,444 single family dwelling listings within Trumbull obtained through the Connecticut Multiple Listing Service. The sale ratio has generally trended upwards over the last five years.



Quarter	Trend	Ratio
2016-Q4	0.962	1.04
2017-Q1	0.971	1.03
2017-Q2	0.980	1.02
2017-Q3	0.982	1.02
2017-Q4	0.977	1.02
2018-Q1	0.970	1.03
2018-Q2	0.978	1.02
2018-Q3	0.981	1.02
2018-Q4	0.971	1.03
2019-Q1	0.972	1.03
2019-Q2	0.989	1.01
2019-Q3	0.978	1.02
2019-Q4	0.971	1.03
2020-Q1	0.975	1.03
2020-Q2	0.986	1.01
2020-Q3	0.996	1.00
2020-Q4	1.000	1.00
2021-Q1	0.999	1.00
2021-Q2	1.020	0.98
2021-Q3	1.013	0.99

Condominium/Co-Op Closing Price Trends

For condominium/co-op properties within Trumbull, the sale ratio has also generally trended upward. The following chart represents the ratio of the closing price for condominium/co-op properties to their listing price. The data is derived through a survey of 214 listings within Trumbull obtained through the Connecticut Multiple Listing Service.

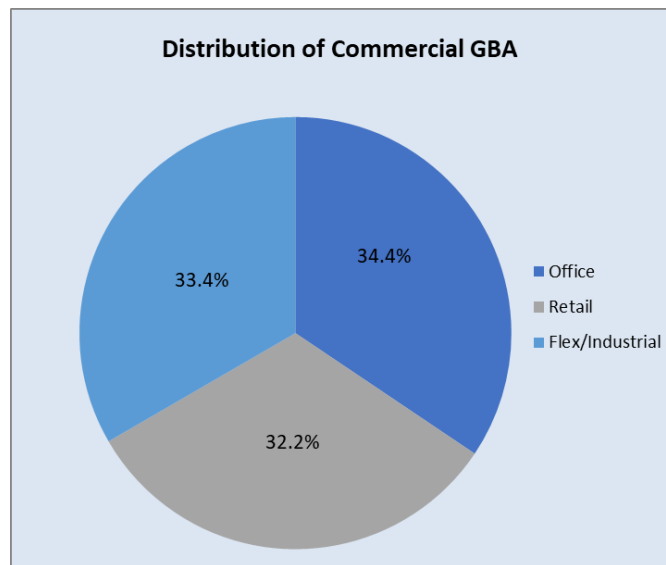
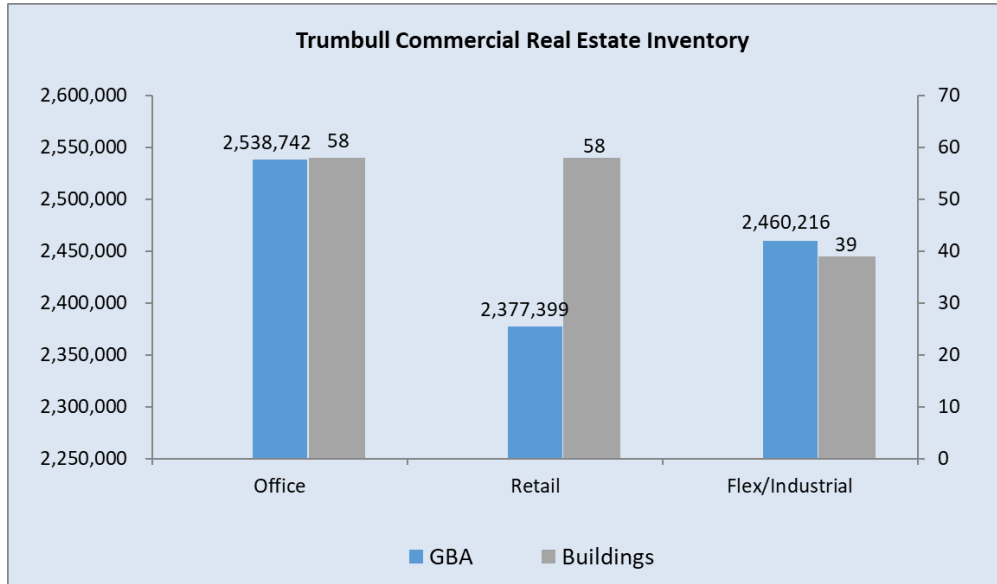


Quarter	Trend	Ratio
2016-Q4	0.950	1.05
2017-Q1	0.945	1.06
2017-Q2	0.949	1.05
2017-Q3	0.951	1.05
2017-Q4	0.968	1.03
2018-Q1	0.960	1.04
2018-Q2	0.976	1.02
2018-Q3	0.976	1.02
2018-Q4	0.987	1.01
2019-Q1	0.957	1.05
2019-Q2	0.968	1.03
2019-Q3	0.974	1.03
2019-Q4	0.955	1.05
2020-Q1	0.979	1.02
2020-Q2	0.961	1.04
2020-Q3	0.991	1.01
2020-Q4	0.969	1.03
2021-Q1	0.991	1.01
2021-Q2	1.015	0.98
2021-Q3	0.999	1.00

Commercial Market Analysis

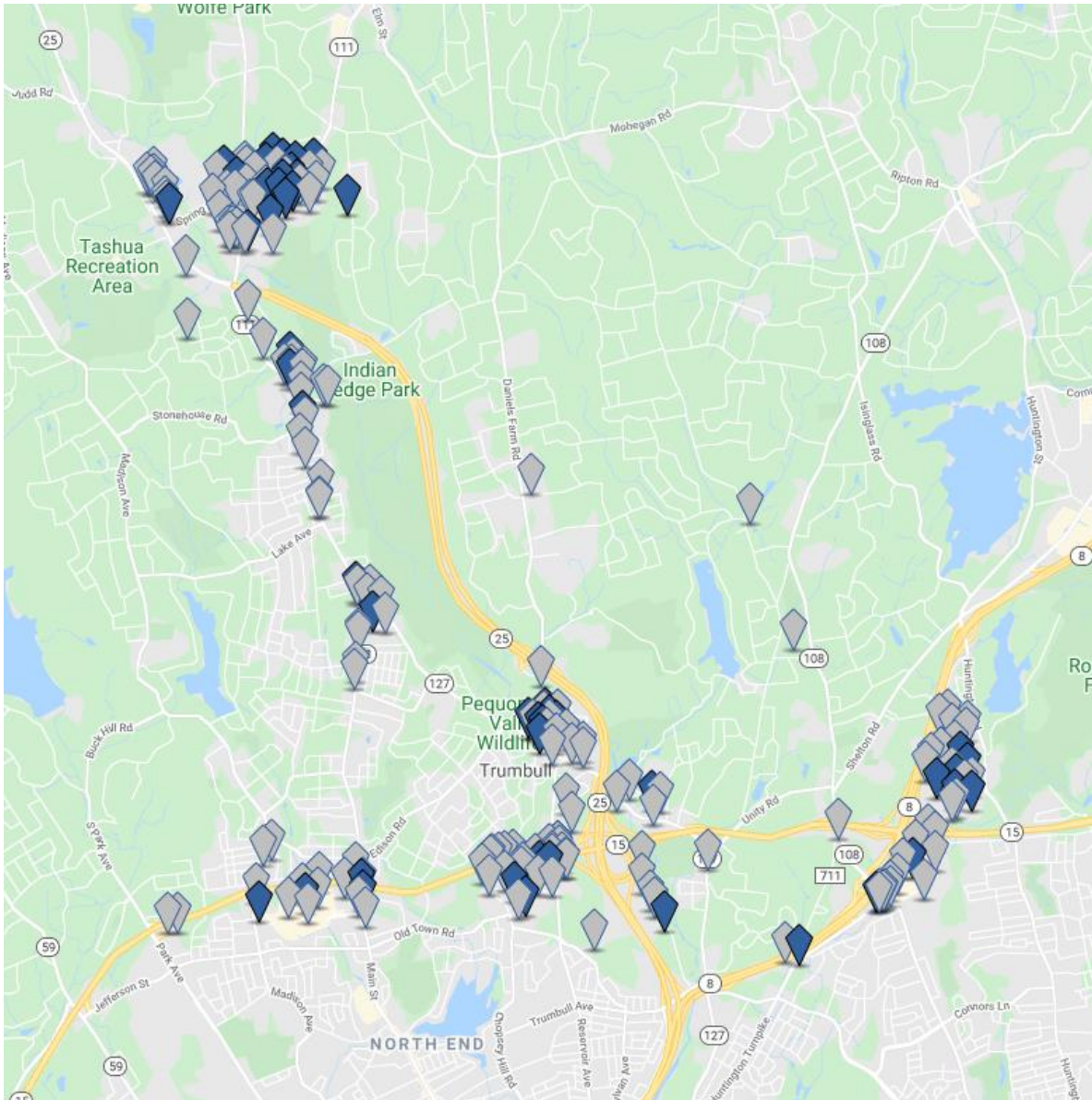
Commercial Real Estate Inventory

Featured below are two charts summarizing the inventory of commercial buildings and space in Trumbull, provided through the commercial real estate information and analytics service CoStar. According to CoStar, the office sector has the highest volume of space and both the retail and office sectors have the highest volume of buildings within the town.



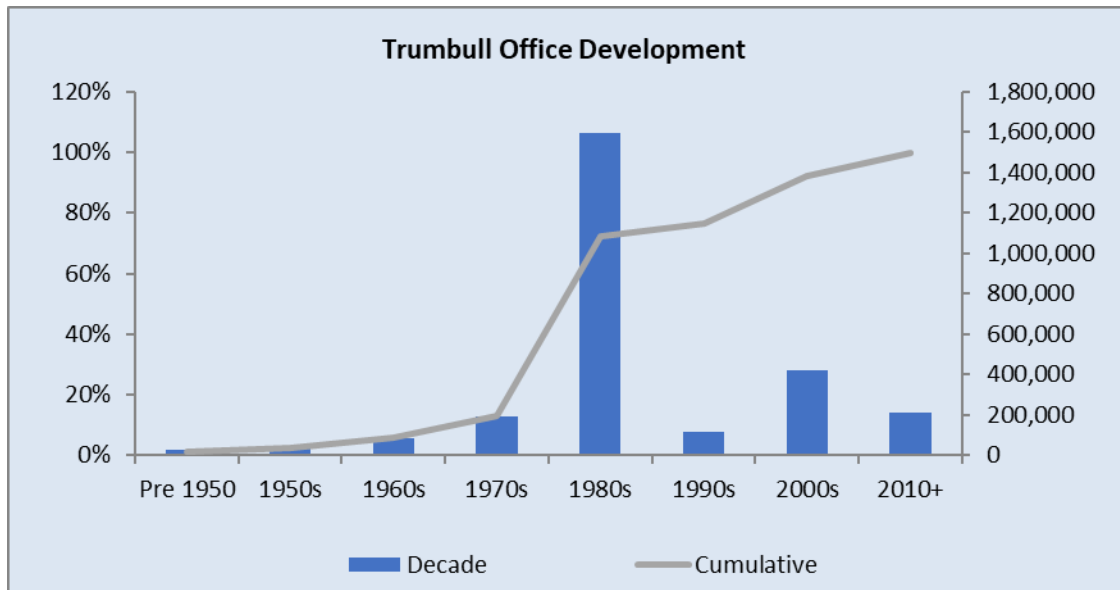
Map of Commercial Properties

The map below displays the commercial properties for Trumbull listed through CoStar. Commercial properties within Trumbull are typically concentrated along CT Route 111 and in close proximity to CT Route 25 and CT Route 8. Larger office park developments are located north off of CT Route 111.

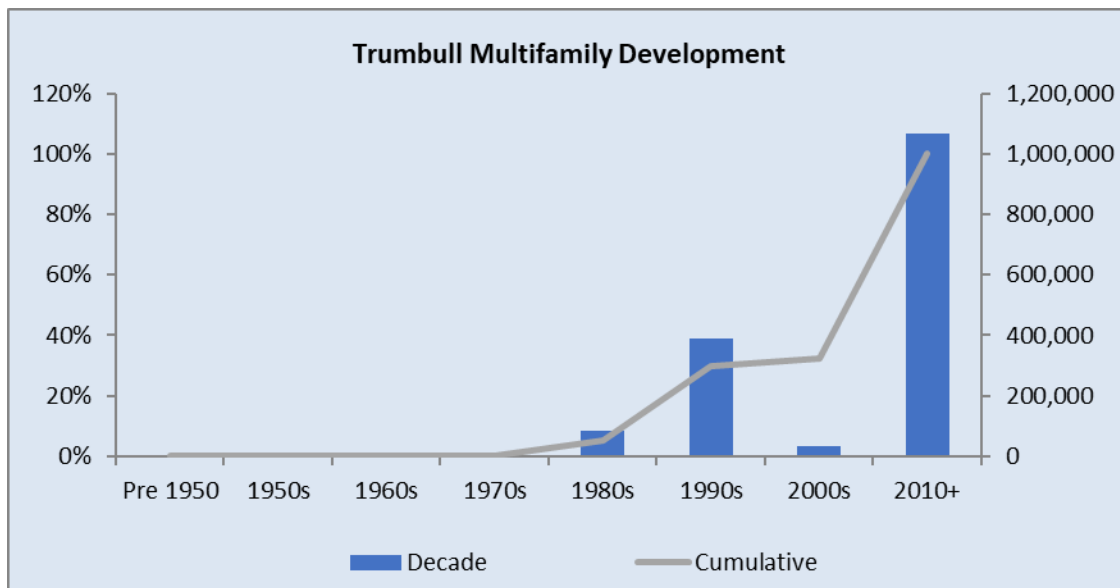


Development History – Office and Multifamily

The majority of office inventory was developed in the 1980's, with over 1,500,000 square feet developed. Since 2000, office development has slowed down. Apartment development has surged in Trumbull since the turn of the century, with over 1,000,000 square feet developed, proposed, or under construction.



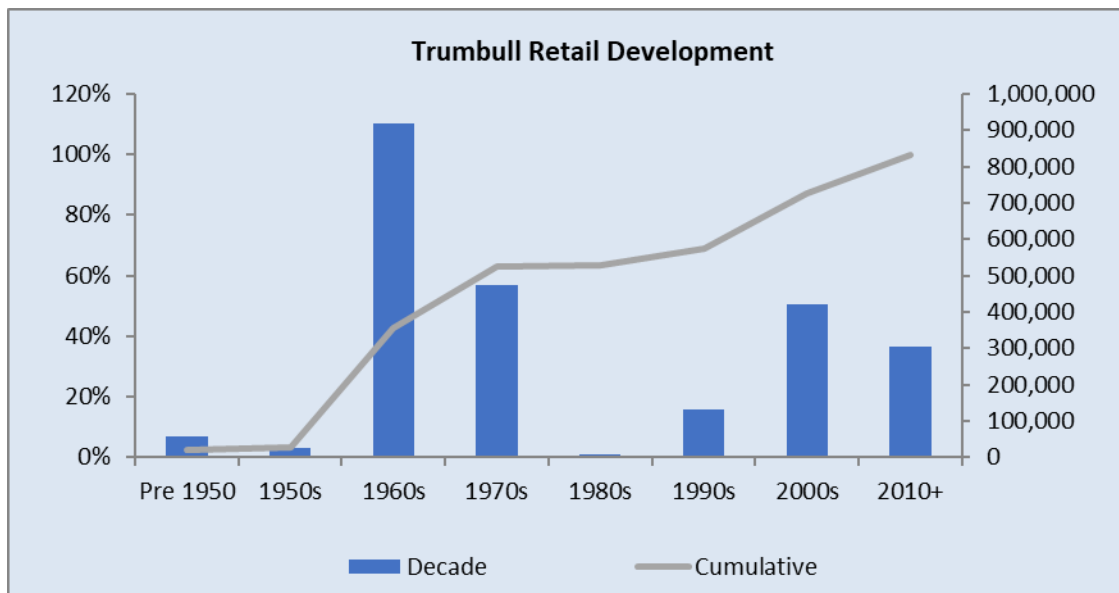
Source: CoStar



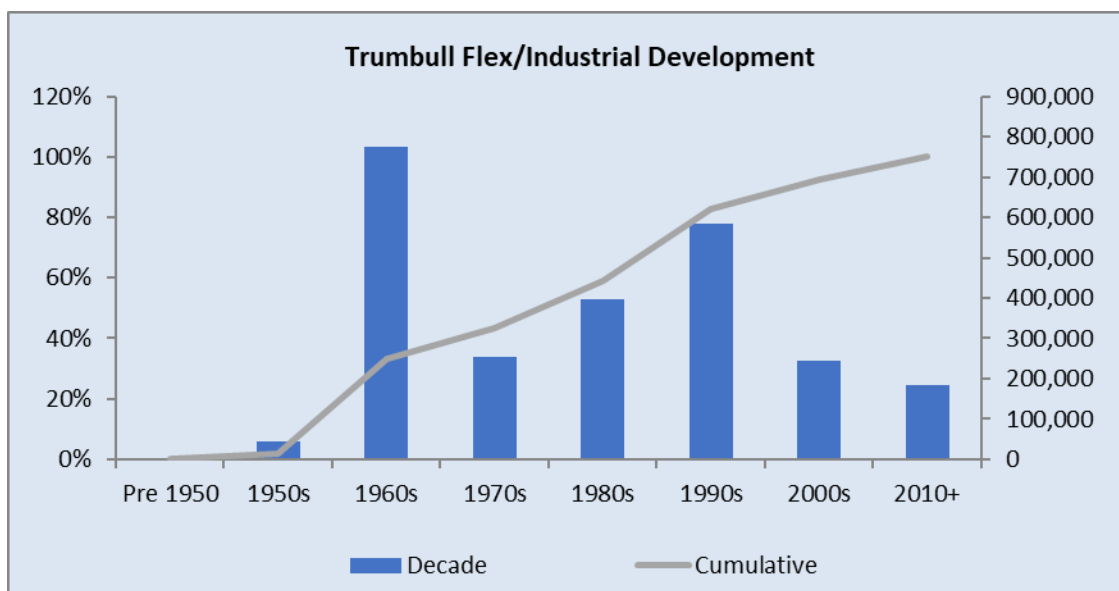
Source: CoStar

Development History – Retail and Flex/Industrial

Retail development in Trumbull was strongest in the 1960's, with over 910,000 square feet of space developed. Since 1990, there has been moderate retail development. Flex/industrial development was also strongest in the 1960's, accounting for 31% of the current inventory. Since 1990, flex/industrial development has gradually declined.



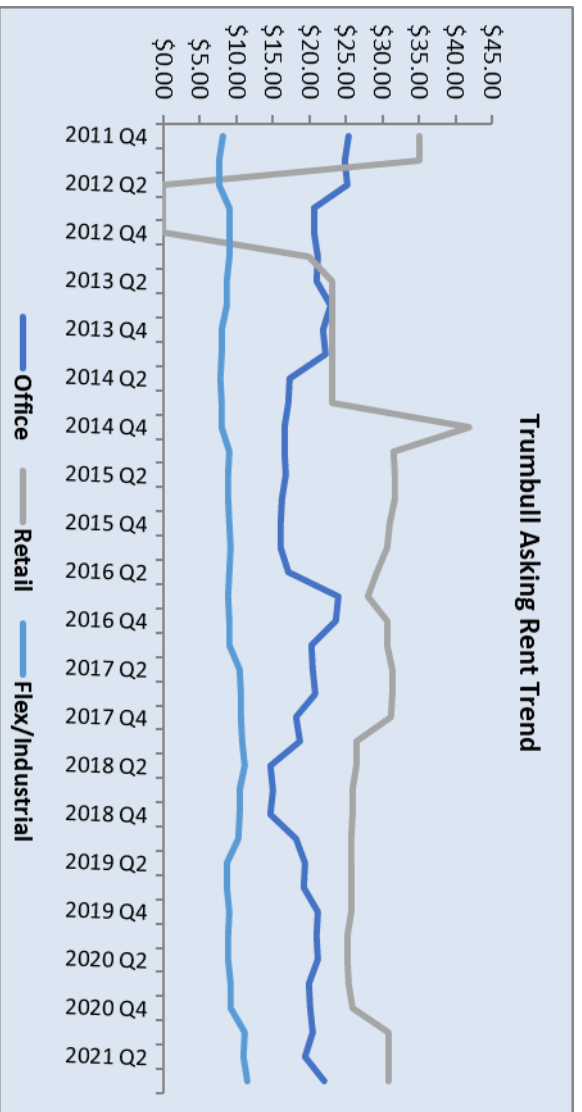
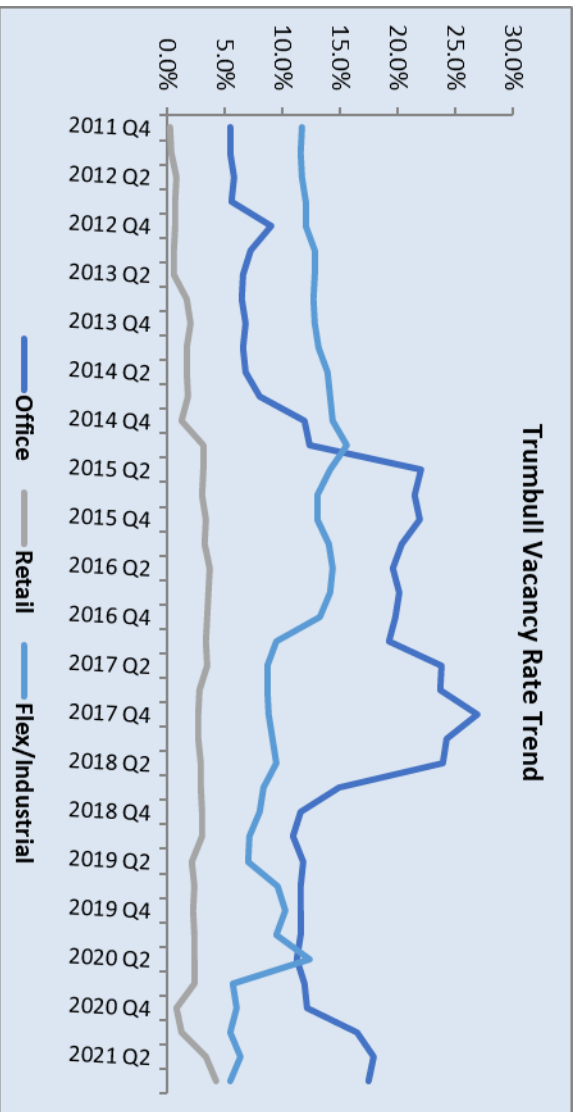
Source: CoStar



Source: CoStar

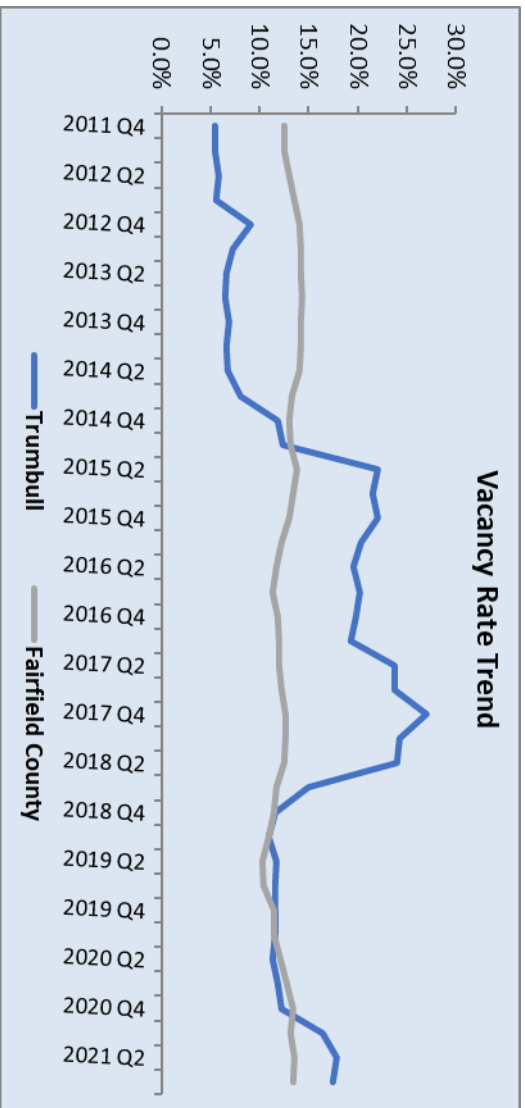
Overview of Vacancy and Rental Rate Trends

The Trumbull Commercial Real Estate Markets have generally followed the regional trend. In 2017, office vacancy rate climbed significantly to 27.0%, mostly due to the vacancy at 48 Monroe Turnpike (former United Healthcare building) totaling 252,948 square feet. The vacant building was subsequently approved for conversion to senior housing. The office vacancy rate recently spiked upward in January 2021 primarily due to 100,000 square feet of office space at the building now being listed for lease. Vacancy rates in the retail market are the lowest of any sector at 4.3%, although retail asking rents are 26.5% below their peak. The flex/industrial vacancy rate is currently 5.5%.

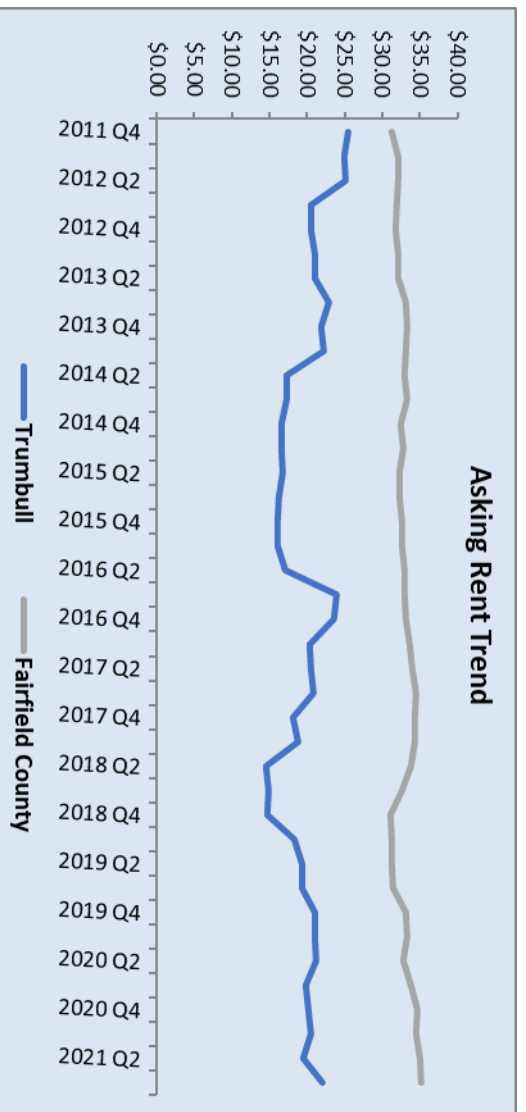


Trumbull Office Market Analysis

According to CoStar, the Trumbull Office Market is comprised of 2,500,000 square feet of inventory, within the 68,900,000 square foot Fairfield County market. As of the 3rd Quarter 2021, the vacancy rate in Trumbull is 17.5%, 410 basis points higher than the Fairfield County market. The current Trumbull vacancy rate is 341 basis points higher than the ten-year average. The availability rate, which includes space being marketed that is not yet vacant, is 19.3% in Trumbull and 18.9% in Fairfield County.

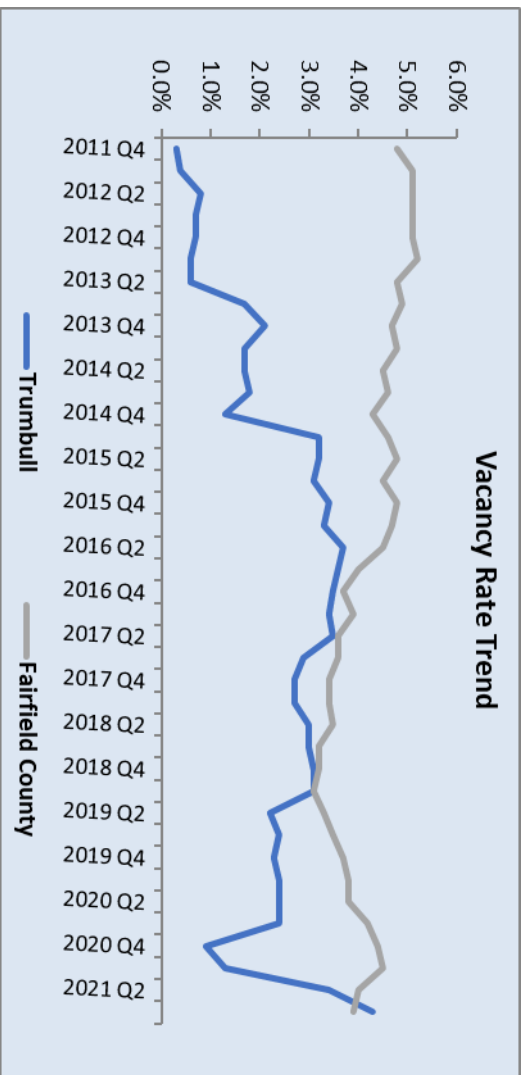


The average office asking rent in Trumbull is \$22.03 per square foot gross, 37.6% lower than the entire Fairfield County office market. Over the last five years, the average asking rent has declined 1.7% annually in Trumbull and increased 1.4% annually for Fairfield County.

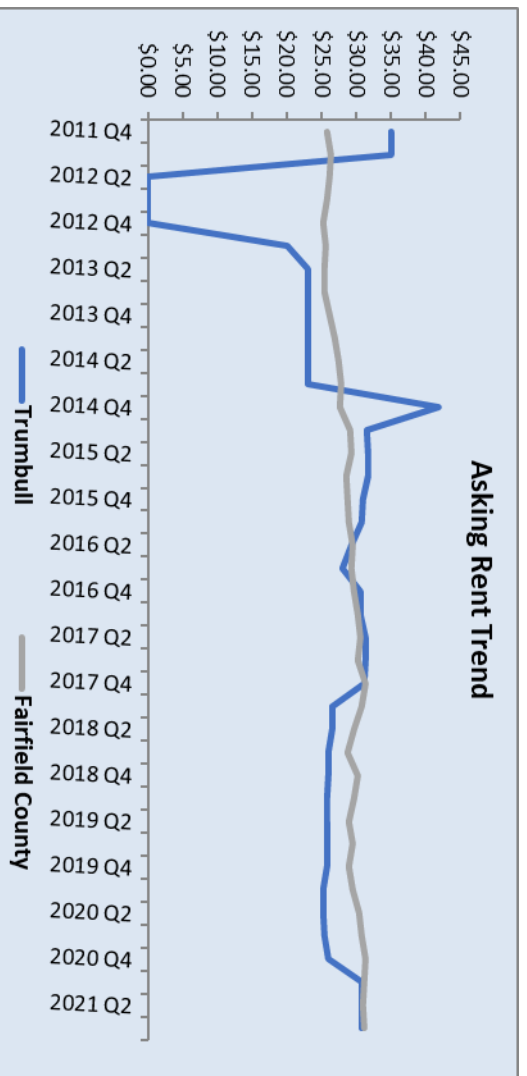


Trumbull Retail Market Analysis

According to CoStar, the Trumbull Retail Market is comprised of 2,400,000 square feet of inventory, within the 52,700,000 square foot Fairfield County market. As of the 3rd Quarter 2021, the vacancy rate in Trumbull is 4.3%, 40 basis points higher than the Fairfield County market. The Trumbull vacancy rate is 198 basis points higher than the ten-year average. The availability rate, which includes space being marketed that is not yet vacant, is 7.2% in Trumbull and 6.4% in Fairfield County.

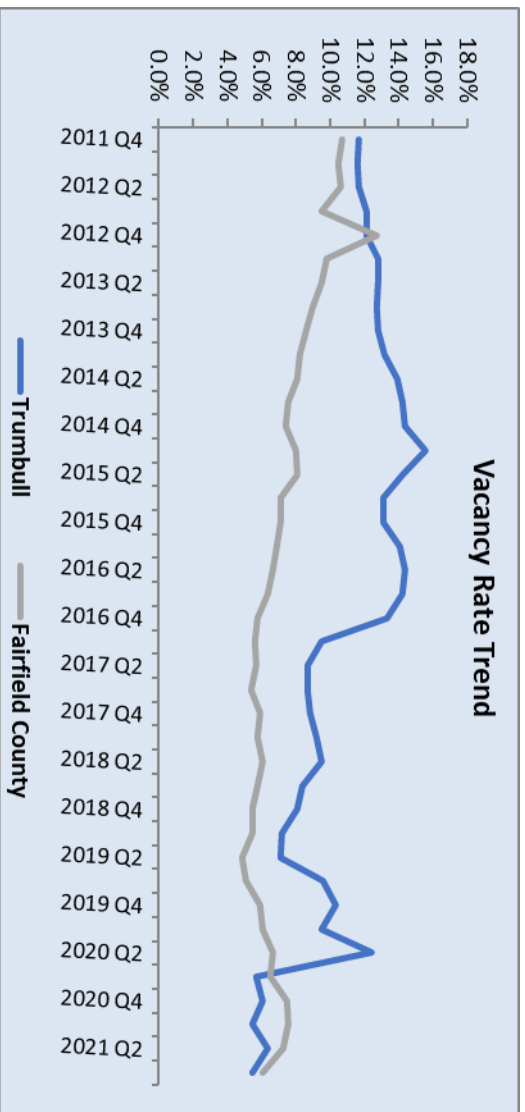


The average retail asking rent in Trumbull is \$30.83 per square foot triple net, 1.2% lower than the entire Fairfield County retail market. Over the last five years, the average asking rent has increased 1.9% annually in Trumbull and 1.3% annually in Fairfield County.

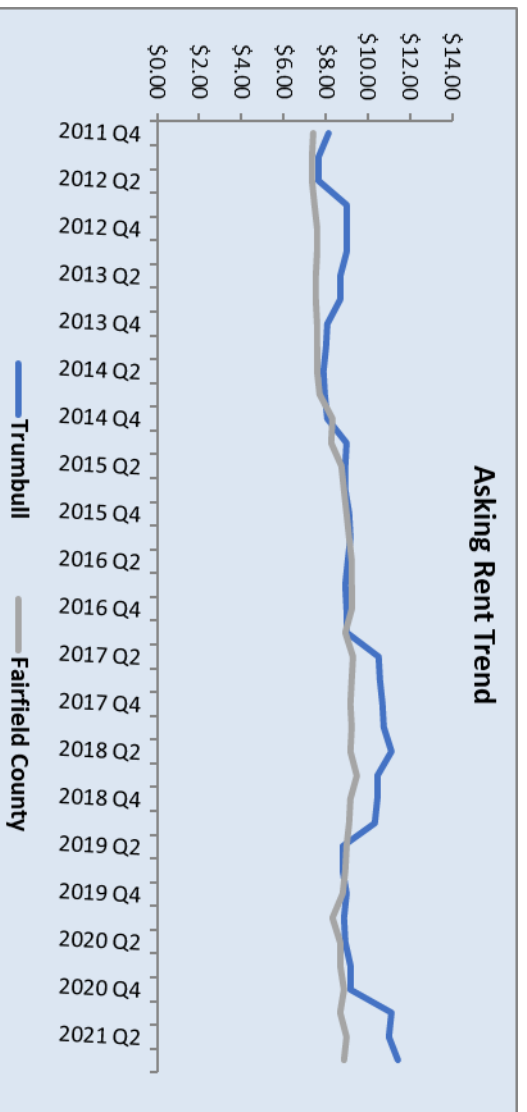


Trumbull Flex/Industrial Market Analysis

According to CoStar, the Trumbull Flex/Industrial Market is comprised of 2,460,000 square feet of inventory, within the 62,600,000 square foot Fairfield County market. As of the 3rd Quarter 2021, the vacancy rate in Trumbull is 5.5%, 60 basis points lower than the Fairfield County market. The current Trumbull vacancy rate is 536 basis points lower than the ten-year average. The availability rate, which includes space being marketed that is not yet vacant, is 9.7% in Trumbull and 7.4% in Fairfield County.



The average flex/industrial asking rent in Trumbull is \$11.45 per square foot triple net, 28.8% higher than the entire Fairfield County flex/industrial market. Over the last five years, the average asking rent has increased 5.0% annually in Trumbull and declined 0.7% annually in Fairfield County.



COVID-19 Overview of Impact on the State Economy

As of the report date, the COVID-19 pandemic continues to create significant uncertainty in the general economy, including within the retail real estate market. Initially, the governor of Connecticut issued an Executive Order on March 20, 2020 ordering the closure of all non-essential workplaces, through April 22, 2020, which was subsequently extended through May 20, 2020. As part of this order, named “Stay Safe, Stay Home”, all non-essential businesses were closed, and restrictions were placed on essential operations in order to follow social distancing guidelines.

Vaccination programs for COVID-19 began rolling out at the state level at the beginning of 2021. Most recently on May 19, 2021, the majority of all business restrictions implemented at the beginning of the pandemic were lifted. This latest phase of reopening most notably includes the elimination of capacity requirements, food requirement for serving alcohol, and a change to indoor/outdoor masking guidelines. The former changes have a significant impact on large venues and bars, which have had restrictions since the initial May 20, 2020 economic closure. Masking requirements have been lifted for outdoor spaces, while indoor masking is no longer required for vaccinated persons. Businesses and municipalities, however, can still require masking at their own discretion.

COVID-19 Overview of Impact on the Retail Market

The following table summarizes the essential retail categories, including essential health care uses, that in some cases, occupy retail real estate:

Essential Retail Categories	Essential Health Care Uses
Appliances and electronics	Consumer health products and services
Big-box stores (if they sell groceries or operate a pharmacy)	Doctor and dentist offices
Convenience stores/Gas stations	Medical marijuana dispensaries
Grocery stores (including all food and beverage retailers)	Physical therapy and chiropractic offices
Guns and ammunition	Veterinary and animal health services
Hardware, paint, and building material	Walk-in-care health facilities
Liquor stores	
Pharmacies	
Pet supply stores	
Laundromats/dry cleaning	
Mail and shipping services	
Real estate transactions	
Restaurants (take-out/delivery only)	

Prior to the current crisis, certain segments of the retail real estate market were transforming due to increased on-line competition and changing consumer preferences. As some traditional retailers contracted, vacant spaces have been back-filled in part by restaurants, fitness centers, and experiential retail. These types of uses may be most vulnerable in the short-term due to the difficulty in maintaining social distancing, whether through government regulations, or consumer hesitancy. Other retail uses have been more resilient.

COVID-19 Overview of Impact on the Office Market

The office sector has been uniquely impacted by the current crisis, as employees generally shifted to working remotely. There is mixed belief that the demand for office space may contract as companies assess their need for physical office space. As of the effective date, offices have been permitted to reopen, with working remotely still encouraged wherever possible. Social distancing, staggered shifts, and other health and safety guidelines have been implemented in accordance with Phase I of the state's reopening. Many national companies have continued to keep their physical office spaces closed, with projected reopening dates through the middle of 2022. Conversely, many offices have integrated a permanent or hybrid work-from-home schedule as a response to changing employee preferences.

COVID-19 Overview of Impact on the Flex/Industrial Market

The majority of industrial uses were declared as essential businesses from the onset of the COVID-19 pandemic. Examples of essential industrial sector businesses include the following:

- All manufacturing and corresponding supply chains, including aerospace, agriculture, and related support businesses
- Food manufacturing, processing, storage, and distribution facilities
- Automotive supply, repair, towing and service
- Building cleaning and maintenance
- Storage for essential businesses
- Trash and recycling collection, hauling, and processing
- Warehouse/distribution, shipping, and fulfillment
- All skilled trades such as electricians, HVAC, and plumbers
- General construction, both commercial and residential
- Other related construction firms and professionals for essential infrastructure or for emergency repair and safety purposes
- Fire prevention
- General maintenance
- Landscaping

Most industrial uses were categorized as essential businesses. Due to the necessity of most manufacturing, contracting, and warehousing businesses, the economic impact of the pandemic and resulting closure of non-essential businesses may be less for industrial properties than other real estate sectors. However, it is unclear if a decrease in demand for products/services will impact demand for manufacturing, contracting, and warehousing.

COVID-19 Overview of Impact on the Apartment Market

The COVID-19 pandemic has created significant changes in the local multifamily market. In response to the pandemic and the resulting shutdown of sectors of the economy, the Governor of Connecticut instituted an eviction moratorium. The moratorium protects tenants who were current on their rent as of February 29, 2020 from eviction. The Governor had subsequently extended the moratorium through June 30, 2021, which has expired as of July 1, 2021. Although eviction proceedings haven been allowed to resume, the Governor has extended the appeal period for tenants from 3 to 30 days and is also requiring landlords to file applications for federal relief through Unite CT before evicting tenants for non-payment of rent. Note that the CDC's Federal eviction moratorium ended on August 27, 2021.

Although a moratorium on evictions was imposed, there are other factors which have led to a general improvement in market conditions in the local multifamily market since the onset of the pandemic. Discussions with local real estate agents indicate that there has been a recent surge in buyers from New York due to a similar eviction moratorium in New York State, difficulty in rent collections within the state, and rental rate restrictions. The increase in demand has resulted in improving market conditions within the local multifamily markets. It is not known if the increase in demand will be a long-term or short-term trend.

COVID-19 Impact Conclusion

Overall, there is uncertainty regarding the outlook of the economic recovery following the COVID-19 pandemic. Positive overall signs include significant progress in controlling the COVID-19 pandemic at the state and federal levels. Vaccination programs have initially led to a decline in new cases and hospitalizations, however, the prevalence of variants of the SARS-CoV-2 disease caused a spike in cases throughout mid and late 2021, which has continued through the beginning of 2022. There is some general uncertainty regarding the retail and office sectors, while the flex/industrial and multifamily markets have been more resilient. Survey data indicates that market participants expect a short-term decrease in commercial property values, but most remain hopeful that values will rebound to pre-pandemic levels throughout 2022. Ultimately, the overall impact to the real estate market is unknown.



Description and Analysis of Taxable Real Property

The process of the revaluation of all taxable properties in Trumbull for the 2021 Grand List began in July 2020. All properties were reviewed in the field by Munival's personnel qualified as reviewers. The approximate composition of the property types in the town of Trumbull at the commencement of the revaluation process is delineated in the following table:

Grand List Count by Use	Count
Residential	12,011
Commercial	240
Industrial	29
Public Utility	6
Vacant Land	366
Use Assessment (490)	25
Apartments	5
Tax Exempt	335
Total:	13,017

Included in the above chart are 335 properties which are exempt from taxation. Tax exempt properties can include any of the following, among others:

- Religious Institutions
- Charitable Organizations
- Government Facilities

After consideration of any exemption, abatement, or relief a property or person may qualify for; a property's taxes are calculated by first determining its market value. The assessed value is then calculated by multiplying the market value by a determined assessment ratio, which is 70% as required by the State of Connecticut. If a property receives a market value of \$100,000, then the assessed value will be \$70,000 ($\$100,000 \times .70 = \$70,000$). Finally, the assessed value of the property is multiplied by the mill rate and divided by 1,000.



Appraisal Methodology

In estimating the market value of the subject properties, the three usual approaches to value were considered, i.e., the Cost Approach, the Income Capitalization Approach, and the Sales Comparison Approach. A brief explanation of each approach, as taken from *The Dictionary of Real Estate Appraisal, Fifth Edition*, follows.

Sales Comparison Approach: *The process of deriving a value indication for the subject property by comparing market information for similar properties with the property being appraised, identifying appropriate units of comparison, and making qualitative comparisons with or quantitative adjustments to the sales prices (or unit prices, as appropriate) of the comparable properties based on relevant, market-derived elements of comparison.*

Cost Approach: *A set of procedures through which a value indication is derived for the fee simple interest in a property by estimating the current cost to construct a reproduction of (or replacement for) the existing structure; including an entrepreneurial incentive, deducting depreciation from the total cost, and adding the estimated land value. Adjustments may then be made to the indicated fee simple value of the subject property to reflect the value of the property interest being appraised.*

Income Capitalization Approach: *A set of procedures through which an appraiser derives a value indication for an income-producing property by converting its anticipated benefits (cash flows and reversion) into property value. This conversion can be accomplished in two ways. One year's income expectancy can be capitalized at a market-derived capitalization rate or at a capitalization rate that reflects a specified income pattern, return on investment, and change in the value of the investment. Alternatively, the annual cash flows for the holding period and the reversion can be discounted at a specified yield rate.*

The Cost Approach was developed for all residential improved properties and all commercial properties in Trumbull. The Sales Comparison and land extraction methodologies were utilized to arrive at land values for the Cost Approach, and to value improved residential and commercial properties. In cases where comparable sales data within Trumbull was lacking, sales of properties in comparable municipalities in Connecticut were studied. The Income Approach was applied to all income-producing commercial properties. The final value conclusions can be found in the Vision CAMA system in the Trumbull Assessor's Office, and are presented in the October 1, 2021 Trumbull Grand List.



Cost Approach

In the application of the cost approach, the value of the subject site as if vacant and available for its highest and best use is first estimated. Second, the cost to construct a replacement for the existing structure and site improvements is estimated, including all direct and indirect costs. All accrued depreciation is then deducted from reproduction or replacement cost new, and the value of the site is added in order to estimate the fee simple market value of the property.

Estimate of Site Value

The determination of the value of the land as if vacant and available for its highest and best use is an essential first step in estimating the market value of a property via the cost approach. Several factors can be considered in the valuation of land in Trumbull:

- ❖ The respective neighborhood of the property. Neighborhoods can be defined in terms of:
 - Uniformity of economic amenities
 - Typical land use
 - Zoning
 - Physical boundaries (natural or manmade)
 - Prevailing property characteristics, such as age, quality, and condition
- ❖ Highest and best use of the land
- ❖ Usability of the land in terms of:
 - Topography
 - Wetlands
 - Surplus land

Land values were established, primarily, through the sales comparison approach. If there was an absence of vacant land sales in a particular neighborhood or zone in Trumbull, land values were also arrived at through a technique known as extraction.

Extraction is defined by *The Dictionary of Real Estate Appraisal, Fifth Edition* as follows:

Extraction - A method of estimating land value in which the depreciated cost of the improvements on the improved property is estimated and deducted from the total sale price to arrive at an estimated sale price for the land.

Land values were extracted from improved sales for both residential and commercial property. The resultant land values via sales and extraction served as the basis for establishing land tables in the development of the cost approach to value.

Replacement Cost Estimate

The replacement costs of improvements on a property were developed by studying actual historic construction costs over time in Trumbull, and by reviewing the standards and estimates of Marshall & Swift Valuation Service. National costs are adjusted to the Trumbull market via a local cost multiplier, including a market incentive for developer's profit.

Note that construction cost estimates are broken down by typical groups of occupancy and quality ratings. Adjustments are made to reflect differences in the major components that are considered to have the most significant impact on value. All other components of the building are considered to be equal to the general quality of the building. Refinements to the average costs for type of heating, sprinklers, area/perimeter ratio, and story height are considered.

The Cost Approach was developed for all residential and commercial properties in Trumbull. The Cost Approach provides the most reliable indication of market value for special-purpose properties and small commercial buildings. This approach was utilized as the basis for separating out the land and building components of each property. Income-producing properties valued via the Income Approach were correlated to the Cost Approach as a final test for the reasonableness of the final value conclusion.

Depreciation Tables

The depreciation tables allow for graduated depreciation, accurately reflecting market conditions for both age and maintenance. Depreciation is a function of the actual age of the improvement, effective age considering renovations since initial construction, and its economic life. The building cost tables and depreciation tables can be found in the Vision CAMA system. For depreciation codes, refer to Table Maintenance and Building Codes in the Addenda.



Sales Comparison Approach

The Sales Comparison Approach involves a study of recent transfers of similar properties. This approach is based on the principle of substitution, which states that no commodity has a value greater than a similar commodity offering similar uses, utility, and function that can be purchased within a reasonable time frame. Comparable sales can be analyzed in terms of their units of comparison and elements of comparison.

Units of Comparison

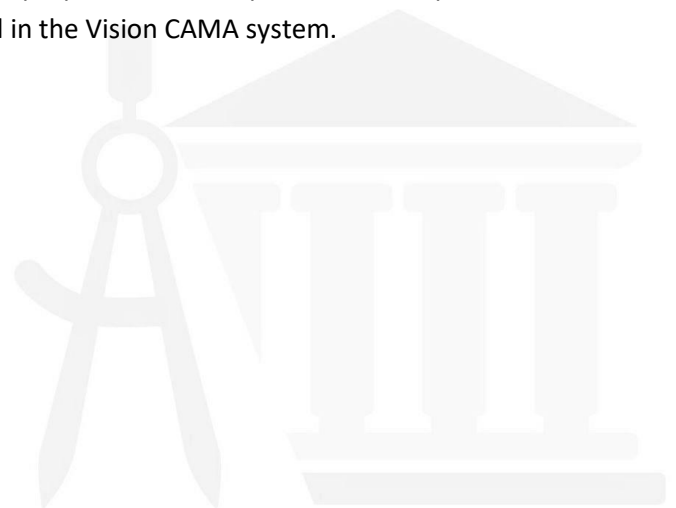
Using a common unit of comparison allows the application of adjustments to comparable sales while controlling for scale or other factors. For example, the predominant unit of comparison for land is sale price per acre or per square foot of land, adjusted on a curve. For commercial properties, the predominant unit of comparison is sale price per square foot of gross building area.

Elements of Comparison

There are 10 major comparison categories considered in the Sales Comparison Approach. These include the following:

- Property rights conveyed
- Financing
- Conditions of Sale
- Expenditures Made Immediately After Purchase
- Market Conditions
- Location
- Physical Characteristics
- Economic Characteristics
- Use/Zoning
- Non-realty Components

The Sales Comparison and land extraction methodologies were utilized to arrive at land values for the Cost Approach, and to arrive at values for improved residential and commercial properties. In cases where comparable sales data within Trumbull was lacking, sales of properties in comparable municipalities in Connecticut were studied. Trumbull property sales are recorded in the Vision CAMA system.



Income Capitalization Approach

The Income Capitalization Approach is reflective of the valuation process a typical buyer utilizes when contemplating the purchase of an income-generating property. The Income Approach was developed for income-generating commercial properties in Trumbull.

The first step in the Income Capitalization Approach is to estimate the net operating income applicable to the subject property. Potential gross income, less an allowance for vacancy and credit loss, less operating expenses, gives an indication of the net operating income. Second, an appropriate capitalization technique is applied to convert net operating income to a present value indication for the property.

In the Trumbull revaluation, market value was estimated utilizing direct capitalization. *The Dictionary of Real Estate Appraisal, Fifth Edition*, defines this method of valuation as follows:

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 capitalization rate or by multiplying the income estimate by an appropriate factor. Direct capitalization employs capitalization rates and multipliers extracted from market data. Only a single year's income is used. Yield and value changes are implied, but not identified.

The formula for estimating value via direct capitalization is **Value = Income ÷ Overall Capitalization Rate**. Market value was estimated via direct capitalization through the application of an overall capitalization rate. *The Dictionary of Real Estate Appraisal, Fifth Edition*, defines an overall capitalization rate as follows:

Overall Capitalization Rate (Ro) - An income rate for a total real property interest that reflects the relationship between a single year's net operating income expectancy and the total property price or value ($R_o = I_o / V_o$).



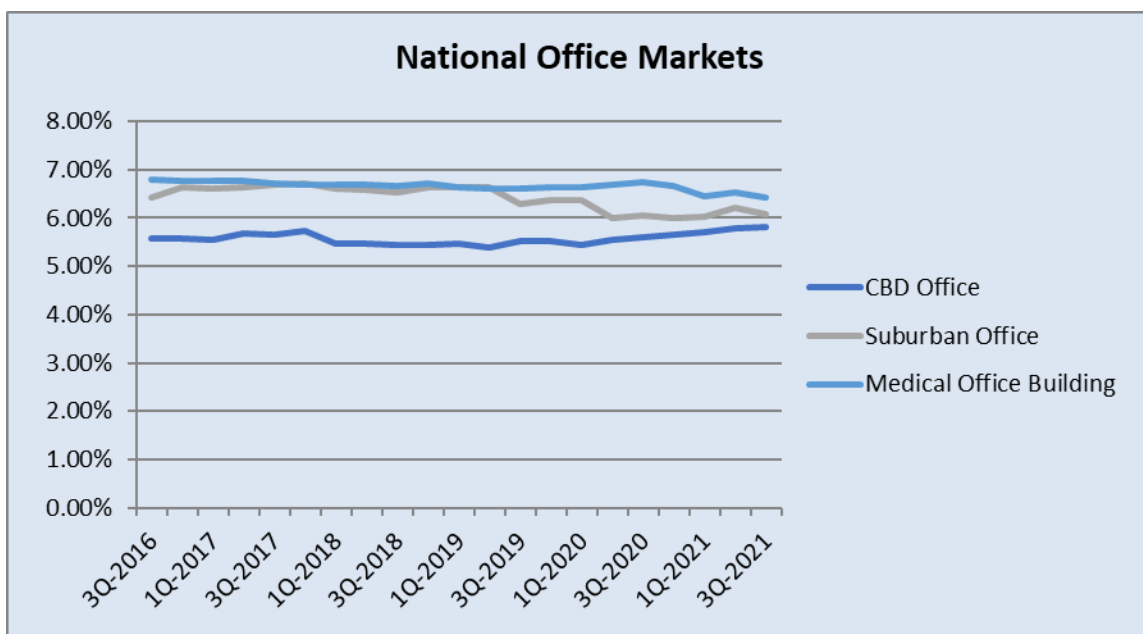
The steps utilized in developing the Income Approach are outlined as follows:

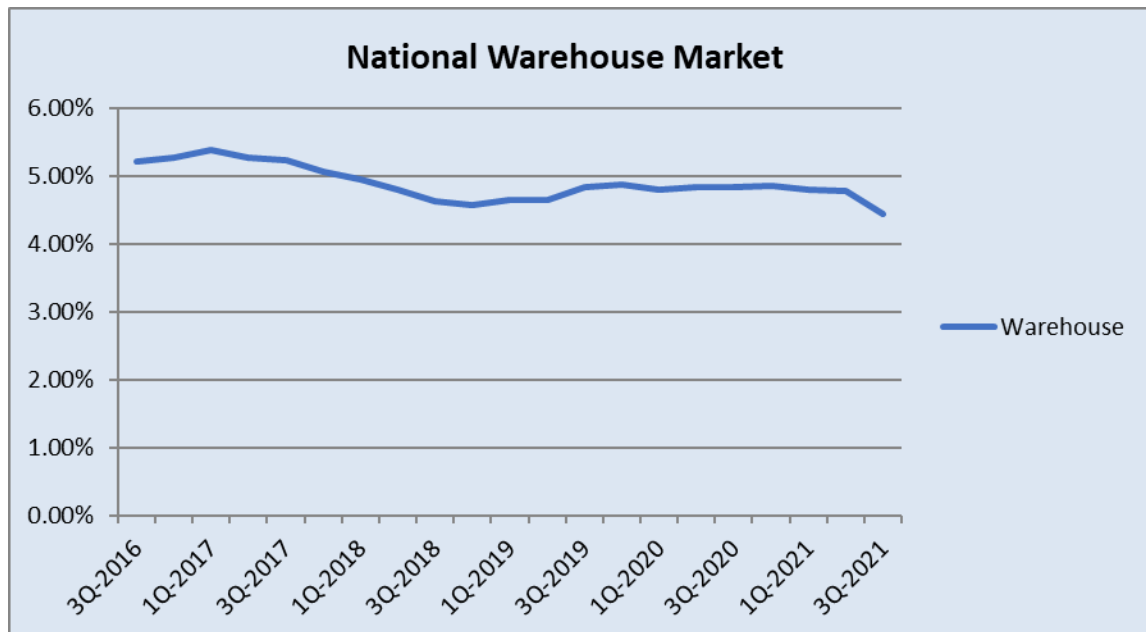
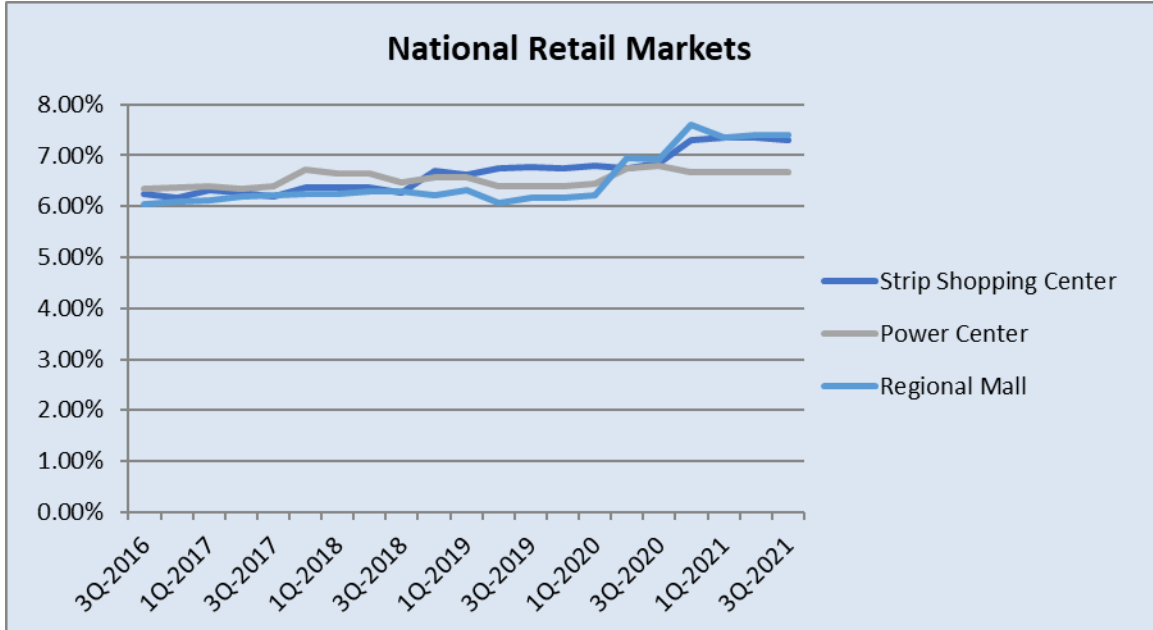
1. Income and Expense forms were mailed to commercial property owners.
2. Completed Income and Expense forms returned to the Trumbull Assessor's office were analyzed in order to arrive at market income and expense tables applicable to the commercial properties in the Town.
3. The exterior of many commercial properties in Trumbull were inspected by an appraiser. Consideration was given to value-influencing variables such as Overall Grade, Condition, Effective Year Built, Occupancy, Property Class, Externalities and Topography.
4. The income and expense tables were inputted into the Vision CAMA system (including market rent, vacancy, expense ratio and overall capitalization rate) and assigned to each individual income-producing commercial property. Consideration was given to the actual income and expenses reported by the property owner (if applicable).
5. The resultant values via the Income Approach were verified for accuracy by:
 - a. comparison to comparable sales in the market;
 - b. correlation to the value conclusion via the Cost Approach;
 - c. statistical analyses reported by the Vision CAMA system;
 - d. final field review.



Overall Capitalization Rate Analysis

In estimating the Overall Capitalization Rate applicable to the income-producing properties, comparable sales in Trumbull were analyzed, together with national survey data compiled by PricewaterhouseCoopers *Korpacz Real Estate Investor Survey*. PricewaterhouseCoopers surveys market participants and publishes a quarterly report containing capitalization rates for all major property types nationwide. The following graphs represent the change in key commercial sectors for the overall capitalization rate over the last five years.





Overall Capitalization Rate Summary

The surveyed overall capitalization rates are summarized in the table below.

National Market	Average Capitalization Rate		
	3rd Qtr 2016	3rd Qtr 2021	Change
Apartment	5.25%	4.59%	-66
CBD Office	5.57%	5.80%	23
Suburban Office	6.43%	6.07%	-36
Secondary Office	7.37%	7.46%	9
Medical Office Building	6.78%	6.41%	-37
Strip Shopping Center	6.24%	7.29%	105
Power Center	6.35%	6.68%	33
Regional Mall	6.05%	7.40%	135
Net Lease	6.85%	6.23%	-62
Warehouse	5.21%	4.43%	-78



Certification and Limiting Conditions

We certify 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 or bias with respect to the properties that are the subject of this report and we have no personal interest in or bias with respect to the parties involved.
- ❖ 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.
- ❖ Our compensation for completing this assignment is not contingent upon the development or 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 this appraisal.
- ❖ Our analyses, opinions, and conclusions were developed, and this report has been prepared, in conformity with the Uniform Standards of Professional Appraisal Practice of The Appraisal Foundation and the requirements of the Code of Professional Ethics and the Standards of Professional Appraisal Practice of the Appraisal Institute, as well as the requirements of the State of Connecticut relating to review by its duly authorized representatives.
- ❖ The use of this report is subject to the requirements of the Appraisal Institute relating to review by its duly authorized representatives.
- ❖ Christopher Kerin, MAI and Michael Fazio, MAI have completed the requirements of the continuing education program of the Appraisal Institute.
- ❖ Christopher Kerin, MAI and Michael Fazio, MAI have made personal inspections of the properties that are the subject of this report.
- ❖ The Trumbull Assessor's Office provided significant mass appraisal assistance to the persons signing this report.
- ❖ Christopher Kerin, MAI and Michael Fazio, MAI are currently certified in the state where the subject is located and have completed the continuing education requirements set forth with the State of Connecticut.



Christopher Kerin, MAI



Michael Fazio, MAI



Addenda



Qualifications of the Appraisers



Outline of Qualifications, Education, and Experience of Christopher K. Kerin

Biographical Data

Chris has an advanced level of expertise in real estate valuation, having earned the elite CCIM and MAI designations. He has over 25 years of experience advising leading state, national and international firms active in the Connecticut commercial real estate market. Chris is a member of the Appraisal Institute, CCIM Institute, and International Council of Shopping Centers. He is licensed in Connecticut as a certified general appraiser, real estate broker, and municipal revaluation supervisor. Graduating from the University of Connecticut with a degree in finance and concentration in real estate and urban economic studies, Chris' post-graduate work includes study in ad valorem taxation, eminent domain, and environmental risk. He has lectured at Yale University, University of Connecticut, Connecticut Bar Association and Connecticut Association of Assessor's Officers.

Professional Affiliations

- Appraisal Institute – MAI Designation, Certificate No. 10693
- Connecticut Certified General Appraiser No. RCG329
- Connecticut Office of Policy and Management – Certified to Perform Revaluation Functions for Land/Residential/Commercial/Industrial/Supervisor – Certificate No. 790
- Member – International Association of Assessing Officers
- Member – Connecticut Association of Assessing Officers
- CCIM Institute – CCIM Designation, Certificate No. 8949
- Member – International Council of Shopping Centers
- Member – National Association of Realtors
- Connecticut Broker License No. 750623

Education and Training

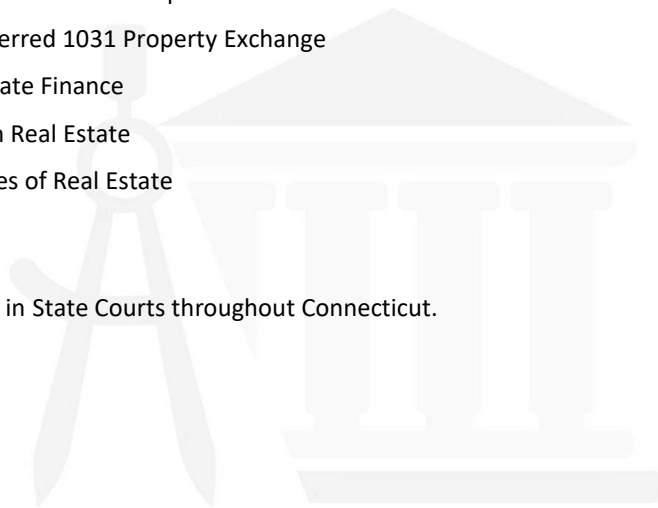
University of Connecticut, B.S. Degree, Business Administration, May 1989, Finance, Real Estate and Urban Economic Studies, Cum Laude

Completed numerous courses and seminars offered by the Wharton School, Appraisal Institute, CCIM Institute, National Association of Realtors, University of Connecticut, as well as other real estate institutions, including the following:

- Case Studies in Real Estate Valuation
- Environmental Risk and Real Estate
- Principals of Income Property Appraisal
- Affordable Housing Valuation
- Pension Fund Investment in Real Estate
- Standards of Professional Practice
- The Appraiser as an Expert Witness
- Valuing Local Retail Properties
- Tax-Deferred 1031 Property Exchange
- Real Estate Finance
- Ethics in Real Estate
- Principles of Real Estate

Expert Witness

Chris has qualified as an expert real estate witness in Federal Court and in State Courts throughout Connecticut.





Outline of Qualifications, Education, and Experience of Michael Fazio

Biographical Data

Mike has over 25 years of experience appraising commercial and residential properties in Connecticut. He is a member of the Appraisal Institute, a licensed certified general appraiser, and municipal revaluation supervisor. Mike has a Master's Degree and a Bachelor's Degree in Finance from Sacred Heart University.

Professional Affiliations

- Appraisal Institute – MAI Designation, Certificate No. 10216
- Connecticut Certified General Appraiser No. CG194
- Certified General Real Estate Appraiser, State of New York No. 46000047826
- Certified General Real Estate Appraiser, State of Rhode Island No. A01305G
- Connecticut Office of Policy and Management – Certified to Perform Revaluation Functions for Land/Residential/Commercial/Industrial/Supervisor – Certificate No. 853
- Member – International Association of Assessing Officers
- Member – Connecticut Association of Assessing Officers

Education and Training

New York University, NYC, Investment Banking Certificate, Graduate Sacred Heart University, Connecticut, MBA, Graduate Sacred Heart University, Connecticut, B.S. Finance

Completed numerous courses and seminars offered by the Appraisal Institute, as well as other real estate institutions, including the following:

- Appraisal of Local Retail Properties
- Online Scope of Work: Expanding Your Services
- Introduction to International Valuation Standards
- Appraising Convenience Stores
- Eminent Domain and Condemnation
- Analyzing Commercial Lease Clauses
- Real Estate Principles and Practices
- Capitalization Theory & Techniques Part A
- Capitalization Theory & Techniques Part B
- Standards and Professional Practices
- Case Studies in Real Estate Valuation
- Significant Cases in CT Assessment Practice
- Valuation of Detrimental Conditions
- Business Practices and Ethics
- Professional's Guide to URAR
- Mass Valuation Income Approach
- Report Writing
- Comprehensive Exam
- Appraisal of Leased Fee Estates
- Demonstration Report Writing Seminar
- Advanced Report Writing Workshop
- Eminent Domain Valuation

Expert Witness

Mike has qualified as an expert real estate witness in Federal Court and in State Courts throughout Connecticut.







STATE OF CONNECTICUT

Certificate No. 97

Expiration Date: March 31, 2023

SECRETARY OF THE OFFICE OF POLICY AND MANAGEMENT
Comprehensive Planning and Intergovernmental Policy Division
be It known that

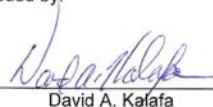
MUNICIPAL VALUATION SERVICES, LLC

having met the necessary requirements and regulations
is hereby designated as a Certified Revaluation Company
To Perform

Real Property Value Estimations

in witness thereof, this certificate is issued by:


Benjamin Barnes
Secretary


David A. Kafafa
Undersecretary



Sales Report


State of Connecticut Office of Policy and Management
Performance Based Revaluation Standards Certification

Name of Town Trumbull	Town Code 144	Telephone 203-452-5016	Fax Number 203-452-5014
Assessor's Name Richard Vitale	CCMA Certificate Number 1617		
Address 5866 Main Street	E-mail Address rvitale@trumbull-ct.gov		
Municipality Trumbull	State CT	Zip Code 06611	
Effective Year of Revaluation 2021	<input type="checkbox"/> Full Physical Revaluation <input type="checkbox"/> Statistical Update Revaluation		
Name of Revaluation Company	Municipal Valuation Services, LLC		
Date Grand List Signed and Filed	2 _____ / 28 _____ / 2022		

Certification Method Used by the Town (Check Only One)

- Ratio Testing Method: Complete and attach Form A and Form U.**
Attachments Required: Real Estate Sales Listing of Properties used for calculations in Excel format (see attached sample)
- Procedural Testing Method: Complete and attach Form B.**
Attachments Required: Revaluation Project Plan, Property Record Card, Real Estate Sales Listing in Excel format (see attached sample)

CERTIFICATION

I hereby certify that all real property located within the municipality has been revalued in compliance with Section 12-62 of the Connecticut General Statutes, and the revaluation complies with the Performance-Based Revaluation Testing Standards, Section 12-62(g) of the Connecticut General Statutes and Section 12-62i of the Regulation of Connecticut State Agencies.

SIGNATURES

Assessor: _____ Printed Name: Richard Vitale	CCMA # 1617 Date: _____
List All Supervisors and Appraisers:	
Revaluation Project Supervisor: _____ Certification # 853	Printed Name: Michael Fazio Date: 3/2/2022
Revaluation Appraiser – Residential: _____ Certification # 853	Printed Name: Michael Fazio Date: 3/2/2022
Revaluation Appraiser -Commercial: _____ Certification # 790	Printed Name: Christopher Kerin Date: 3/2/2022

(Attach additional sheets if necessary)

Copies to be filed with: Town Land Records, Chief Executive Officer, Secretary of the Office of Policy and Management

Form A – Ratio Testing Method

1. Overall Median Ratio for all property	0.65
2. Median Ratio of Class, if Class includes 15 or more sales	
Residential	0.65
Commercial, including apartments, industrial and public utility	N/A
Vacant Land.....	N/A
3. Overall COD for all Properties	0.08
4. COD of Class, if Class includes 15 or more sales	
Residential.....	0.08
Commercial, including apartments, industrial and public utility ...	N/A
Vacant Land	N/A
5. Overall PRD for all Properties.....	1.00
6. PRD of Class, if Class includes 15 or more sales	
Residential.....	1.01
Commercial, including apartments, industrial and public utility ...	N/A
Vacant Land	N/A
7. Unsold Property Test	0.99
(Complete and attach worksheet – Unsold Property Test, Form U)	
8. Attach Excel listing for real estate sales used to complete above calculations using the following parameters:	✓

The following data **must** be included in the listing of real estate sales with a **separate** report for Residential Sales, Commercial Sales and Vacant Land sales.

Parcel ID	Sale Date
House #	Sale Price
Street Name	Validity Code (With Legend)
Land Use Code	Prior Appraised Value
Property Class	Current Appraised Value
Grantor	Current Assessed Value
Grantee	Assessment Sale Ratio (ASR)
	Comments/Notes

(See attached Microsoft Excel© Sample – please submit in Excel in the same format as attached)

Form U - Unsold Property Test Worksheet

Formula:

ST (Ratio of Market Value of Sold Properties) divided by **UT** (Ratio of Market Value of Unsold Properties) = **Factor**.

Use Market Values not Assessed Values in this Calculation.

Sold Properties

S1	Total Market Value of Sold Properties After Revaluation	\$24,615,200
S2	Total Market Value of Sold Properties Before Revaluation	\$22,345,900
ST	S1 Divided by S2 Equals	1.10

Unsold Properties

U1	Total Market Value of Unsold Properties After Revaluation	\$6,084,094,000
U2	Total Market Value of Unsold Properties Before Revaluation	\$5,487,457,000
UT	U1 Divided by U2 Equals	1.11

ST Divided by UT Equals Factor (Enter on Line 7 of Form A)	0.99
--	------

Please Note:

The following properties should not be included for the calculation of the Unsold Property Test.

- Farm, Forest, Open Space Land - Abstract Code 600 (Public Act 490)
- Land Splits
- Assemblages
- Properties with New Construction since prior Grand List
- Properties with Buildings Damaged since prior Grand List
- Properties with a prior Grand List valuation of \$0
- Properties with a prior Grand List Assessment that is in Litigation
- Other – Include a Listing and Explanation for any other Properties Excluded

PID	House Number	Street Name	Property Class	Grantee	Sale Date	Sale Price	Validity Code
49	21	BRITTANY AVENUE	R	BASILE ISABELLA &	1/13/2021	\$515,000	Q
69	177	MAYFIELD DRIVE	R	CIAMBRIELLO LORI	3/9/2021	\$314,500	Q
94	129	MERRIMAC DRIVE	R	BAPTISTE MARGARETH	7/6/2021	\$525,000	Q
110	21	SWEETBRIAR ROAD	R	ROBLEDO IOANNIDIS PARESA	12/31/2020	\$499,000	Q
114	1224	DANIELS FARM ROAD	R	METSKER JENNIFER N	7/28/2021	\$894,000	Q
168	15	GARLAND CIRCLE	R	CHOCKEY NICOLE M	11/30/2020	\$290,000	Q
188	25	HILLDALE TERRACE	R	PHILOPOSE SIMON &	8/18/2021	\$530,000	Q
197	7	FAIRCHILD CIRCLE	R	JUDGE MEGAN ELIZABETH	12/14/2020	\$525,000	Q
213	60	PALISADE AVENUE	R	NEAL ROBERT &	8/18/2021	\$475,000	Q
214	26	PRISCILLA PLACE	R	CARLIN GRETCHEN	3/24/2021	\$490,000	Q
218	4340	MADISON AVENUE	R	MELENDEZ JULIAN	12/7/2020	\$492,000	Q
233	7	BRIDLE TRAIL	R	MATTHEWS ROBERT	7/23/2021	\$460,000	Q
235	2575	RESERVOIR AVENUE	R	SOTO ANGEL E &	8/24/2021	\$310,000	Q
236	552	WHITE PLAINS ROAD	R	TECZA MARIA M	9/13/2021	\$670,000	Q
237	17	ABRIC DRIVE	R	LEDERMAN JAY &	3/1/2021	\$385,000	Q
257	1923	HUNTINGTON TPKE	R	JORDAN ARMOND RESHORD SR	11/12/2020	\$359,900	Q
274	17	LANTERN HILL ROAD	R	MEDVEDIEV SERGII &	12/22/2020	\$385,000	Q
352	131	BEARDSLEY PKWY	R	SAWYER JACQUELYN	11/16/2020	\$370,000	Q
377	26	MOOSE HILL ROAD	R	ZHENG HAO &	11/4/2020	\$545,000	Q
382	17	ROCKY HILL TERRACE	R	LAVALLEE REBECCA	6/4/2021	\$380,000	Q
406	900	OLD TOWN ROAD	C	ROYCE AT TRUMBULL LLC &	3/1/2021	\$82,000,000	Q
422	53	SHAWNEE ROAD	R	DEAZEVEDODOSREIS JAQUELINE CRISTINA	4/8/2021	\$300,000	Q
440	670	BOOTH HILL ROAD	R	DREAM HOMES SOLUTIONS LLC	7/2/2021	\$340,000	Q
473	122	INWOOD ROAD	R	LOSHUK NANCY	5/26/2021	\$330,000	Q
476	20	DOE HOLLOW DRIVE	R	GRENCI PAUL & ELLEN	10/5/2020	\$583,000	Q
480	11	CHANNING ROAD	R	POMA DORIS N	1/4/2021	\$540,000	Q
489	71	CRAIG LANE	R	ABOUKOWAYA MOHAMED E	11/23/2020	\$290,090	Q
501	80	MARINER CIRCLE	R	HOWELL GREGORY &	6/16/2021	\$640,000	Q
531	9	CORNWALL LANE	R	GORDON VICTORIA	10/7/2020	\$425,000	Q
541	6103	MAIN STREET	R	SINKEVITCH IOURI	11/10/2020	\$95,000	Q
611	23	ROSEBUD DRIVE	R	BHATTACHARYYA SUBHAMAY &	7/13/2021	\$375,000	Q
644	701	ORCHARD STREET	R	HOPE LIEN &	1/13/2021	\$445,000	Q
759	2	KOGER ROAD	R	MCCUBBIN MANDY P &	12/8/2020	\$370,000	Q
762	139	WHITE PLAINS ROAD	R	PIMENTA SEBASTINO M &	7/6/2021	\$400,000	Q
777	46	FIELDCREST DRIVE	R	FARIA MATTHEW &	12/7/2020	\$295,000	Q
778	24	PARLOR ROCK ROAD	R	JAMES SCOTT	5/13/2021	\$425,000	Q
820	36	FARMSTEAD LANE	R	WHIPPLE SHANNON M &	5/4/2021	\$720,000	Q
869	13	MOOSE HILL ROAD	R	BARADA HUNT & JESSICA	10/5/2020	\$500,500	Q
903	339	STONEBRIDGE LANE	R	ZAMMARIEH RENU &	3/23/2021	\$345,000	Q
916	244	STROBEL ROAD	R	SHAH PARAG R &	2/4/2021	\$580,000	Q
928	203	SHELTON ROAD	R	HELINSKI HUBERT	12/23/2020	\$335,000	Q
943	15	STONEWALL LANE	R	CULVER RONALD &	6/3/2021	\$370,000	Q
1026	27	CROWN STREET	R	ABEDI MIR SIAMUDDIN	7/28/2021	\$520,000	Q
1049	247	PARK LANE	R	MACHADOS CARPENTRY LLC	7/26/2021	\$315,000	Q

1073	104	SHELTER ROCK ROAD	R	LADEN LEAH S &	6/15/2021	\$570,000	Q
1158	32	DOE HOLLOW DRIVE	R	GOODMAN ALEXANDER MICHAEL &	11/9/2020	\$605,000	Q
1160	40	GRISWOLD AVENUE	R	PERKINS KATRINA & SEAN	10/22/2020	\$580,629	Q
1210	19	WEST MISCHA ROAD	R	BRADLEY EOIN MICHAEL	10/28/2020	\$600,000	Q
1243	8	BUTTERNUT LANE	R	ISAACS DAVID PAUL &	11/5/2020	\$478,700	Q
1259	9	OLD TELLER ROAD	R	RYAN VICTORIA &	1/12/2021	\$550,000	Q
1302	51	JACKSON DRIVE	R	CZARNECKI STEVE &	5/14/2021	\$551,000	Q
1353	34	LAUREL STREET	R	LANDAU CANDICE HELENA	3/8/2021	\$335,000	Q
1412	21	HAYLOT ROAD	R	SHIMONOV ARIEL	3/3/2021	\$560,000	Q
1414	12	SHADY LANE	R	DASILVA DILAMAR JR &	8/24/2021	\$495,000	Q
1429	43	POPLAR STREET	R	WILLIS GEORGE B &	1/19/2021	\$450,000	Q
1431	50	WILLIAMS ROAD	R	REGNERY WILLIAM S &	12/30/2020	\$415,000	Q
1445	14	BEARDSLEY PKWY	R	DIAZ IRIS E	5/27/2021	\$415,000	Q
1466	290	BOOTH HILL ROAD	R	MCALCER GREGORY B	2/2/2021	\$525,000	Q
1479	15	TURNER AVENUE	R	MORRISON DONELLA	10/13/2020	\$391,000	Q
1571	14	LANTERN HILL ROAD	R	KOLIOPOULOS CHRISTOPHER &	8/16/2021	\$699,000	Q
1632	70	CRANBURY DRIVE	R	DORIN SCOTT & DEBRA	10/8/2020	\$576,000	Q
1661	5	SHERMAN AVENUE	R	ESPINAL PATRICIA &	12/28/2020	\$375,000	Q
1690	30	SAYBROOK ROAD	R	GLEASON ROBERT J &	11/9/2020	\$380,000	Q
1735	57	SHERMAN AVENUE	R	NOVAK FRANK & AMY	9/28/2021	\$357,500	Q
1737	44	ARDEN ROAD	R	MAGILL THOMAS K & JOAN TORGERSEN	10/1/2021	\$452,000	Q
1755	449	BOOTH HILL ROAD	R	KAMPLER STEVEN P	3/22/2021	\$549,900	Q
1799	465	SHELTON ROAD	R	CHAN YUK Y &	11/18/2020	\$530,000	Q
1809	1847	HUNTINGTON TPKE	R	MAINIERO VINCENT	10/1/2021	\$450,000	Q
1821	172	TELLER ROAD	R	PASUMARTY SURESH &	2/25/2021	\$584,000	Q
1836	29	WALKER ROAD	R	SHAH JAYMIN &	12/1/2020	\$441,000	Q
1860	16	RUSS ROAD	R	GONZALEZ MICHAEL	5/5/2021	\$455,000	Q
1862	177	FERNWOOD ROAD	R	SANTANA ALLEN & SHIRLEY	10/5/2020	\$325,000	Q
1894	21	STELLA STREET	R	KULKARNI ABHIJIT &	6/14/2021	\$590,000	Q
1956	15	BUTTERNUT LANE	R	KRUEGER GARRIE R JR &	8/31/2021	\$650,000	Q
1990	107	PAUGUSETT CIRCLE	R	DELISE JOHN C	8/10/2021	\$370,000	Q
2023	141	FRESH MEADOW DRIVE	R	WAGNER JEFFREY &	9/29/2021	\$650,000	Q
2035	59	ASPEN LANE	R	GOLNIK ARTHUR &	4/5/2021	\$835,000	Q
2043	193	FERNWOOD ROAD	R	SUMNER KAITLIN &	12/7/2020	\$480,000	Q
2090	63	NORMANDY ROAD	R	WELLS AMANDA GRACE &	4/8/2021	\$430,000	Q
2101	8	ELAINE STREET	R	KOCHIY NAZAR &	7/16/2021	\$325,000	Q
2118	46	FREDERICK STREET	R	MELVILLE JENNIFER & KEIVON	10/26/2020	\$475,000	Q
2144	104	BEECHWOOD AVENUE	R	LARACUENTE RIC &	11/23/2020	\$495,000	Q
2162	6	MEADOW ROAD	R	HAGENOW DWAYNE &	3/15/2021	\$465,000	Q
2180	50	SIR THOMAS WAY	R	LOPEZ PILAR &	6/1/2021	\$430,000	Q
2236	32	ENDEAVOR STREET	R	BM PRO BUILDERS LLC	8/4/2021	\$145,000	Q
2247	155	STONEHOUSE ROAD	R	GORIS BERLYS E	6/8/2021	\$470,000	Q
2283	128	PAUGUSETT CIRCLE	R	PINVESTMENTS LLC	7/29/2021	\$347,500	Q
2292	110	FLINT STREET	R	ALEGI CAROL	12/30/2020	\$350,000	Q
2326	6	PACHAUG ROAD	R	GREAVES LUKE &	1/25/2021	\$555,000	Q
2329	43	HICKORY STREET	R	LOWE RUDILANE	2/8/2021	\$335,000	Q
2437	25	DALECOT DRIVE	R	NUNYAH PIUS	3/8/2021	\$400,000	Q
2449	95	JERUSALEM HILL ROAD	R	SAHA NILANJANA &	2/17/2021	\$455,000	Q

2453		TWISTED OAK CIRCLE	R	LOT 29 TWISTED OAK CIRCLE LLC	6/16/2021	\$250,000	Q
2455	49	YORKTOWN CIRCLE	R	SCOTT MICHAEL ANTHONY &	10/14/2020	\$390,000	Q
2457	64	SHAWNEE ROAD	R	PANETO RAFAEL	10/1/2021	\$435,000	Q
2492	11	GARLAND CIRCLE	R	ANDERSON HOPTON &	9/20/2021	\$425,000	Q
2509	19	GREAT BROOK ROAD	R	CHOUINARD JACOB &	6/21/2021	\$615,000	Q
2511	77	WEDGEWOOD ROAD	R	RENSTROM SARA &	6/29/2021	\$680,000	Q
2621	10	MAPLE RIDGE ROAD	R	TOBIN PAMELA &	10/1/2020	\$455,000	Q
2672	193	PUTTING GREEN ROAD	R	HUNT CHRISTOPHER MICHAEL &	7/2/2021	\$630,000	Q
2678	25	STAG LANE	R	SMITH KATHERINE &	9/16/2021	\$485,000	Q
2701	14	CAPTAINS WALK	R	PATTERSON URIAH CHRISTOPHER &	12/30/2020	\$498,529	Q
2723	47	GOLDEN HILL	R	FACCENTO JONATHAN ANGELO &	4/19/2021	\$505,000	Q
2731	40	OLD SAWMILL ROAD	R	MOLA ROBYN &	6/9/2021	\$379,900	Q
2732	159	GOVERNOR TRUMBULL WAY	R	PARSON ALBERTA	2/16/2021	\$350,000	Q
2745	664	BOOTH HILL ROAD	R	TEICHMAN ERIC	11/16/2020	\$439,000	Q
2780	11	WESTWOOD ROAD	R	COLLIER KYLIE	10/27/2020	\$360,000	Q
2820	16	ELAINE PLACE	R	TARNIOVI VICTOR &	8/27/2021	\$489,500	Q
2838	163	PINEWOOD TRAIL	R	LEWIS GEORGE K &	1/12/2021	\$1,175,000	Q
2840	73	SALEM ROAD	R	LEA MICHELLE ANN &	7/6/2021	\$650,000	Q
2850	41	WISTERIA DRIVE	R	VISHAL AMISH & TANUPRIYA	10/6/2020	\$399,500	Q
2871	550	STONEHOUSE ROAD	R	JOSEPHSON LISA &	8/27/2021	\$713,000	Q
2918	1418	HUNTINGTON TPKE	R	KOROMVOKIS COBI	4/7/2021	\$345,000	Q
2929	46	COPPER KETTLE ROAD	R	WILLIAMS SARAH A &	5/24/2021	\$675,000	Q
2930	48	CIDER MILL LANE	R	SWANSON IRENE C	3/22/2021	\$312,000	Q
2933	43	PARTRIDGE LANE	R	PIERRE LOUIS COURTNE OCTAVIA &	3/1/2021	\$565,000	Q
3076	17	FROST HILL ROAD	R	CASTRO LUIS GONZALEZ BRAVO &	9/3/2021	\$500,000	Q
3105	5	OLD HOLLOW ROAD	R	IVERSON EMILY L &	4/28/2021	\$580,000	Q
3120	221	LAWRENCE ROAD	R	TAYLOR NANCY &	9/14/2021	\$375,000	Q
3133	2	PEPPERIDGE ROAD	R	FOUNTAIN MATTHEW FRANCIS &	3/8/2021	\$420,000	Q
3135	45	GATEHOUSE ROAD	R	HARVEY APRIL E &	8/11/2021	\$749,000	Q
3149	295	STONEHOUSE ROAD	R	CASTILLO MARVIN E &	8/2/2021	\$684,500	Q
3174	40	HICKORY STREET	R	BILSON ARETHA	10/7/2020	\$397,000	Q
3198	47	LONG HILL PLACE	R	KRASCO MARGARET	6/14/2021	\$375,000	Q
3229	16	SAMUEL STREET	R	TORBAY MARINA	2/23/2021	\$410,000	Q
3282	4226	MADISON AVENUE	R	PAJARES JOSE L	3/22/2021	\$340,000	Q
3288	25	ELBERTA AVENUE	R	BROWN KEVIN	11/12/2020	\$205,000	Q
3318	95	MEADOW ROAD WEST	R	BARBER CRAIG &	8/3/2021	\$749,000	Q
3330	14	LINCOLN STREET	R	VARANDAS, ALAN &	1/12/2021	\$290,000	Q
3339	103	PAUGUSETT CIRCLE	R	DRISCOLL RYAN & MCGINNIS BRENNNA	9/21/2021	\$335,000	Q
3376	68	ARDEN ROAD	R	CZERNIAWSKI KEVIN &	7/15/2021	\$500,000	Q
3379	212	STONEHOUSE ROAD	R	WILLIAMS ANDRE M &	10/5/2020	\$399,000	Q
3390	121	PINEWOOD TRAIL	R	SWIFT RODRICK &	11/23/2020	\$670,000	Q
3419	44	HIGHGATE ROAD	R	PAGNOZZI STEPHEN	9/13/2021	\$585,000	Q
3424	32	EDINBURG LANE	R	WREN PHILLIP	7/29/2021	\$1,000,000	Q
3483	421	PITKIN HOLLOW	R	KING BARBARA J	3/22/2021	\$289,900	Q
3496	91	WEDGEWOOD ROAD	R	FONTE LUIS C &	12/2/2020	\$480,000	Q
3497	141	MAYFIELD DRIVE	R	EGGLER GEORGE A &	8/2/2021	\$376,000	Q
3515	45	HORSESHOE DRIVE	R	PALUMBO ANTHONY &	2/8/2021	\$370,000	Q
3528	269	BOOTH HILL ROAD	R	ZHOU YUHENG	8/16/2021	\$375,000	Q

3564	12	BAILEY STREET	R	THOMAS ZACHARY A &	7/27/2021	\$400,000	Q
3570	126	MAYFIELD DRIVE	R	RACKLIFFE JOHN	5/4/2021	\$245,000	Q
3590	67	BARNSWALLOW DRIVE	R	VALDEZ RUFINO SOTERO &	9/3/2021	\$639,000	Q
3610	38	SHERMAN AVENUE	R	GHOSH SRIKANTA	1/12/2021	\$469,900	Q
3737	12	GREEN RIDGE ROAD	R	DUNN JAMES A &	3/24/2021	\$715,000	Q
3758	30	OLD GREEN ROAD	R	VERONESI JESSE J	11/16/2020	\$305,000	Q
3814	97	OLD HOLLOW ROAD	R	KEATING OLIVER D &	6/22/2021	\$565,000	Q
3816	43	JOG HILL ROAD	R	HEDRICK KRISTINA &	11/3/2020	\$435,000	Q
3826	126	GREENFIELD DRIVE	R	SEDAM BENJAMIN J &	7/29/2021	\$500,000	Q
3833	37	BEARDSLEY PKWY	R	RAMOS JOAO A &	7/13/2021	\$410,000	Q
3864	81	CHESTNUT HILL ROAD	R	DEMELO FELIPE &	11/16/2020	\$384,000	Q
3866	61	MIDDLEBROOKS AVENUE	R	FAUGHNAN JOSEPH &	11/17/2020	\$342,500	Q
3880	13	WOODCREST AVENUE	R	ROSS JOSHUA	10/5/2020	\$410,000	Q
3887	27	PERT STREET	R	WU SIOAWI &	12/3/2020	\$390,000	Q
3898	58	HAVILAND DRIVE	R	RUSSOMANO BRIAN P &	8/16/2021	\$495,000	Q
3915	19	WOODFIELD DRIVE	R	LAURO WAYNE & SUSAN &	11/10/2020	\$390,000	Q
3917	92	CROWN STREET	R	KONDA NIRANJAN REDDY	7/2/2021	\$451,000	Q
3931	76	PUTTING GREEN ROAD NORTH	R	JACOB STANLEY &	8/13/2021	\$1,040,000	Q
3951	11	ELAINE STREET	R	BARTLETT HEATHER A	7/15/2021	\$414,611	Q
3987	84	OAKRIDGE ROAD	R	ROE MICHELLE	12/23/2020	\$479,900	Q
3991	20	SMITH DRIVE	R	BECK PATRICK	10/27/2020	\$385,000	Q
4010	180	EDISON ROAD	R	WALKER CHRISTENA	11/4/2020	\$454,000	Q
4019	28	PERT STREET	R	JOHN H WETZEL TRUST	10/7/2020	\$459,000	Q
4020	38	COPPER KETTLE ROAD	R	ZHANG RUOJIN	4/1/2021	\$650,000	Q
4031	11	PETTICOAT LANE	R	CARLUCCI JAY &	11/10/2020	\$649,900	Q
4054	66	OCTOBER LANE	R	TURIAN SCOTT	11/9/2020	\$485,000	Q
4136	25	WHITE OAK ROAD	R	KATYAL VIVEK	12/7/2020	\$470,000	Q
4171	10	HIGHWOOD PLACE	R	VIGLIONE STEVEN &	11/9/2020	\$610,000	Q
4180	139	WOOLSLEY AVENUE	R	GARRITY MICHAEL SR	3/1/2021	\$325,000	Q
4188	23	SMITH DRIVE	R	HILINSKI RANA	9/30/2021	\$420,000	Q
4201	4	WOODMERE DRIVE	R	L&R DESIGN LLC	9/1/2021	\$335,000	Q
4209	531	BOOTH HILL ROAD	R	MERINA JEAN R & CEDAN MERINA MARIE R	10/1/2021	\$480,000	Q
4226	11	FAWN MEADOW DRIVE	R	COLACO EUGENE HAROLD &	3/1/2021	\$640,000	Q
4238	53	ELBERTA AVENUE	R	DOSANI FARZANA KARIM	5/18/2021	\$460,000	Q
4241	285	MAYFIELD DRIVE	R	ZUCKERMAN MARK	11/16/2020	\$267,500	Q
4245	480	SHELTON ROAD	R	LAWSON RICHARD A &	6/2/2021	\$410,000	Q
4251	54	TEETER ROCK ROAD	R	YOUNG JOSHUA W	8/10/2021	\$622,000	Q
4377	8	PLACID STREET	R	SCOTT ALEX &	9/13/2021	\$475,500	Q
4400	60	SEELEY ROAD	R	CAMPBELL KARA H &	6/7/2021	\$650,000	Q
4439	26	LINCOLN STREET	R	YU XIANGLAN &	7/26/2021	\$400,500	Q
4448	4146	MADISON AVENUE	R	BARNETT LESLEY	9/22/2021	\$415,000	Q
4453	63	ROLLING WOOD DRIVE	R	THOMPSON ROHAN &	8/17/2021	\$500,000	Q
4472	111	CRABAPPLE ROAD	R	DEROSA GREGORY C	6/25/2021	\$582,500	Q
4474	95	ASPEN LANE	R	VOCCOLA DAVID &	4/28/2021	\$864,500	Q
4506	37	ROUND HILL ROAD	R	GERARD NOLENS &	3/8/2021	\$475,000	Q
4556	38	JAMESTOWN ROAD	R	SEWELL MEAGHAN &	3/4/2021	\$425,000	Q
4583	442	ERWIN STREET	R	KATZ FRANK &	4/30/2021	\$460,000	Q
4590	11	MORRIS AVENUE	R	KORMAN MATTHEW J	7/6/2021	\$385,000	Q

4622	127	KILLIAN AVENUE	R	SOLOMONOV OLGA &	6/8/2021	\$575,000	Q
4662	5	WOODFIELD DRIVE	R	WONG DANNY W & MAYA T	10/5/2020	\$515,000	Q
4682	114	BASSICK ROAD	R	MEDINA GUSTAVO H &	7/29/2021	\$350,000	Q
4693	137	GOVERNOR TRUMBULL WAY	R	JONES ROBERT J TR & JONES DANA M TR	3/9/2021	\$325,000	Q
4698	23	MORRIS AVENUE	R	FILUSH COLLEEN	12/31/2020	\$342,000	Q
4705	1930	HUNTINGTON TPKE	R	KNAPP SHANE G & ALLISON H	10/19/2020	\$362,000	Q
4737	100	WILLIAMS ROAD	R	LEWIS ALLISON A & LANE T	10/5/2020	\$427,900	Q
4795	6	INCA DRIVE	R	ZEROM PETROS &	1/25/2021	\$430,000	Q
4826	22	CHANNING ROAD	R	DSJ CHANNING ROAD LLC	5/14/2021	\$335,000	Q
4827	49	TASHUA LANE	R	ZOCICALI DOMENICO &	8/18/2021	\$500,000	Q
4850	86	CANOE BROOK ROAD	R	PUCHALSKI ELZBIETA	8/17/2021	\$360,000	Q
4863	719	PLATTSVILLE ROAD	R	POPOVICH PETER A &	8/19/2021	\$530,000	Q
4873	25	RUTLEE DRIVE	R	TAVAREZ ARLENE &	4/13/2021	\$460,000	Q
4936	1919	HUNTINGTON TPKE	R	GRAY RODNEY W JR & TARICE	8/30/2021	\$370,000	Q
4948	191	WHITE PLAINS ROAD	R	SENAT WILLIAM W &	12/10/2020	\$395,000	Q
4972	4	BAILEY STREET	R	SERRANO NORMA IRENE &	7/2/2021	\$510,000	Q
4984	31	OVERLOOK PLACE	R	FOGLE JAMES E &	7/28/2021	\$425,000	Q
5022	124	MAYFIELD DRIVE	R	MARTINI MARK M & ANNE MARIE L	9/30/2021	\$360,000	Q
5029	59	CHATFIELD DRIVE	R	WILLIAMS ELIZABETH A &	4/29/2021	\$575,000	Q
5040	19	HILLCREST ROAD	R	AMSO RACHEL CATEHERINE &	12/28/2020	\$339,000	Q
5064	18	INVERNESS ROAD	R	GIUNTA MICHAEL &	8/23/2021	\$600,000	Q
5118	128	CRANBURY DRIVE	R	SALGADO-RAMOS MIGUEL ANGEL	7/16/2021	\$448,000	Q
5128	120	LEWIS ROAD	R	DOWNS JUDITH C	2/3/2021	\$586,000	Q
5155	12	VAIL COURT	R	PATIL VIKAS &	8/12/2021	\$795,000	Q
5167	19	JEROME AVENUE	R	ROWE MELISSA &	12/30/2020	\$485,000	Q
5173	78	STERLING ROAD	R	FLUSKEY BRIAN M	10/26/2020	\$360,000	Q
5213	43	TWITCHGRASS ROAD	R	HASANI EDUARD &	6/30/2021	\$310,000	Q
5237	42	COBBLERS HILL ROAD	R	OBUCHOWSKI MICHELLE &	8/27/2021	\$555,000	Q
5240	344	BOOTH HILL ROAD	R	LOPEZ JEANETTE MORALES &	8/2/2021	\$450,000	Q
5241	10	HYDE TERRACE	R	ROBERTTI BLAZ &	8/26/2021	\$345,000	Q
5242	23	OLD ORCHARD LANE	R	MUNOZ RAMIRO & MUNOZ PEREZ FABIOLA &	12/21/2020	\$410,000	Q
5250	185	DEERFIELD DRIVE	R	LALLKISSOON RYAN &	12/1/2020	\$352,000	Q
5259	66	NORTH STREET	R	LA MADRID JUAN PABLO	7/21/2021	\$485,000	Q
5260	38	CLOVER HILL ROAD	R	TYLER SUZANNE	3/22/2021	\$500,000	Q
5269	1821	HUNTINGTON TPKE	R	GRIFFITHS TERENCE &	1/4/2021	\$408,500	Q
5281	11	GREEN ACRES LANE	R	LEGAGNEUR KENDY &	7/19/2021	\$535,000	Q
5286	12	INDIAN LEDGE DRIVE	R	YALLALY WILLIAM &	8/24/2021	\$650,000	Q
5310	310	TASHUA ROAD	R	GRANT NAOMI BOWERS &	12/7/2020	\$535,000	Q
5346	76	MOOSE HILL ROAD	R	DE OLIVEIRA CLEDSON SILVA	7/26/2021	\$371,000	Q
5372	16	MAYFLOWER DRIVE	R	VENTRELLA NICHOLAS &	3/22/2021	\$472,000	Q
5375	11	VISTA PLACE	R	MATHIEU JOSEPH &	9/15/2021	\$615,000	Q
5394	66	KENT LANE	R	AMIOTT TRISTAN A &	4/1/2021	\$535,000	Q
5413	30	LAUREL STREET	R	MARION VIRGO RAQUEL	6/1/2021	\$337,500	Q
5414	111	ARDEN ROAD	R	SEN PRADIPTA K	11/9/2020	\$520,000	Q
5456	25	BEECH STREET	R	BELTRAN OSCAR ORLANDO &	11/3/2020	\$280,000	Q
5458	67	OAKLAND DRIVE	R	GAVERN ELIZABETH J	1/14/2021	\$375,000	Q
5465	77	PLUMTREE LANE	R	MONCRIEFFE MARTHA	11/24/2020	\$349,900	Q
5466	239	PLATTSVILLE ROAD	R	LEWIS SENIOR DORETTE	4/27/2021	\$530,000	Q

5477	223	FERNWOOD ROAD	R	RODRIGUEZ RYAN L &	12/14/2020	\$695,000	Q
5480	34	TURKEY MEADOW ROAD	R	LING YAO &	9/2/2021	\$695,000	Q
5509	25	CAPTAINS WALK	R	ZOTTARELLI CHRISTOPHER &	12/21/2020	\$609,000	Q
5545	227	FERNWOOD ROAD	R	KENDALL MICHAEL &	7/28/2021	\$505,000	Q
5598	71	COLONIAL DRIVE	R	RAMANAUSKAS CARRIE	4/19/2021	\$443,000	Q
5601	18	ROSEBUD DRIVE	R	SINGH CHATTARBIR &	5/24/2021	\$375,000	Q
5613	21	WESTFIELD DRIVE	R	BOUFFARD ALLISON	12/1/2020	\$525,000	Q
5640	267	LAWRENCE ROAD	R	ZARATE LUIS C &	11/23/2020	\$435,000	Q
5645	15	TURKEY MEADOW ROAD	R	RAUCCI GREGORY JOHN &	1/6/2021	\$560,000	Q
5652	76	TEETER ROCK ROAD	R	REMLIN JOHN & CAROLYN	10/5/2020	\$630,000	Q
5704	11	SHELBOURNE ROAD	R	DA SILVA CASTRO IVAN &	11/25/2020	\$500,000	Q
5714	54	FROST HILL ROAD	R	CRESPO JUSTIN A &	7/14/2021	\$650,000	Q
5739	176	GOVERNOR TRUMBULL WAY	R	JEANNIS HERVENS &	2/23/2021	\$355,000	Q
5744	16	DEEPDENE ROAD	R	BARTON DARWIN K &	8/31/2021	\$535,000	Q
5776	13	RAYNOR AVENUE	R	GAMEZ LUIS	11/12/2020	\$390,000	Q
5795	7	BEARDSLEY PKWY	R	KINZLER RACHEL &	1/27/2021	\$240,000	Q
5803	9	RIVER BEND ROAD	R	HOPKINS DENISE	11/9/2020	\$400,000	Q
5812	11	SHERMAN AVENUE	R	DEPTULA EDWARD M JR &	8/30/2021	\$297,000	Q
5836	50	NORTH STREET	R	NORTH HOLDINGS LLC	4/27/2021	\$455,000	Q
5895	22	ROSEBUD DRIVE	R	MENEZES RODRIGO &	5/25/2021	\$380,000	Q
5984	8	DUNELLEN ROAD	R	QUICENO LUIS	5/18/2021	\$455,000	Q
6035	524	BOOTH HILL ROAD	R	CREO ROSSANA	12/28/2020	\$490,000	Q
6037	93	PORTERS HILL ROAD	R	MOREIRA RUI &	11/9/2020	\$480,000	Q
6052	8	TURNER AVENUE	R	RAMANAN PADMAWATIE	12/31/2020	\$365,000	Q
6059	29	GWENDOLYN DRIVE	R	DAWSON LEONIE	10/19/2020	\$430,000	Q
6070	2	CLASSIC DRIVE	R	DJONBALIC ARBRESHA &	1/11/2021	\$575,000	Q
6073	1698	HUNTINGTON TPKE	R	RIVIECCIO LUCIA A	11/24/2020	\$459,000	Q
6083	583	CHURCH HILL ROAD	R	CORTES YALIBETTE	11/30/2020	\$379,900	Q
6092	22	WESLEY DRIVE	R	RIVERA JOSE BENJAMIN & BIANCA	9/30/2021	\$330,000	Q
6111	113	ELLIOTT ROAD	R	BALOGH PHILLIP &	11/18/2020	\$500,000	Q
6122	21	GREEN STREET	R	BERARDI RAYMOND	11/23/2020	\$285,000	Q
6123	15	LINCOLN STREET	R	FERREIRA DANIEL	12/16/2020	\$327,000	Q
6133	71	FLINT STREET	R	STEVENS ADAM	2/22/2021	\$390,000	Q
6230	20	CRANBURY DRIVE	R	PERRINI CHRISTOPHER G & PERRINI ANGELA C	6/8/2021	\$580,000	Q
6271	42	FIREHOUSE ROAD	R	GRASSIA RICHARD P &	5/17/2021	\$650,000	Q
6292	45	OLD GREEN ROAD	R	SCHOCK JESSE J &	6/16/2021	\$368,000	Q
6316	37	STAG LANE	R	CARAMELO MARCO &	4/20/2021	\$596,000	Q
6363	46	CALHOUN AVENUE	R	ILAGAN GENESIS S &	2/9/2021	\$370,000	Q
6368	33	ZEPHYR ROAD	R	ROSEN STEVEN &	8/25/2021	\$480,000	Q
6417	15	BARRY PLACE	R	HO KAU KIT &	10/1/2020	\$380,000	Q
6447	51	RUSS ROAD	R	RAWLS JAMES &	5/17/2021	\$435,000	Q
6470	56	GOLDEN HILL	R	SACOTO ALFONSO &	2/24/2021	\$520,000	Q
6473	7	MCGUIRE ROAD	R	COCHRAN JADE AI WAH &	7/12/2021	\$525,000	Q
6489	23	CLARK ROAD	R	LALANNE PIERRE EVEINS &	7/7/2021	\$558,000	Q
6492	5758	MAIN STREET	R	RUMBLE LOLETA	8/3/2021	\$408,000	Q
6523	8	WALKER ROAD	R	GEORGE BINDU &	6/30/2021	\$560,000	Q
6533	21	BAYBERRY LANE	R	ADAMS ERIC JAMES &	6/29/2021	\$360,000	Q
6534	237	TELLER ROAD	R	BEESON KEITH G &	5/4/2021	\$549,900	Q

6546	59	CLOVER HILL ROAD	R	HARRIS RYAN M & GEORGIANA	8/19/2021	\$600,000	Q
6552	147	GOVERNOR TRUMBULL WAY	R	PILIERO PAUL FRANCIS &	4/30/2021	\$367,000	Q
6570	500	PLATTSVILLE ROAD	R	TRIGAUX KENNETH D	5/7/2021	\$665,000	Q
6607	45	MOHAWK DRIVE	R	RHODEN CHARLES &	9/7/2021	\$1,060,000	Q
6618	127	BOOTH HILL ROAD	R	DELCO LISA &	9/16/2021	\$500,000	Q
6626	555	WHITNEY AVENUE	R	QUARANTA FRANK A &	3/31/2021	\$489,900	Q
6627	25	GARLAND CIRCLE	R	DEASSIS ALEXANDRE	8/16/2021	\$385,000	Q
6682	55	PURITAN ROAD	R	COHEN MICHAEL &	1/19/2021	\$495,000	Q
6695	40	COTTAGE STREET	R	GLEASON JOHN JOSEPH JR &	10/20/2020	\$360,000	Q
6701	198	TANGLEWOOD ROAD	R	PAUDEL PRASHANT	7/1/2021	\$800,000	Q
6774	34	ARGUS LANE	R	MASSELLA RICHARD V &	12/15/2020	\$550,000	Q
6800	4394	MADISON AVENUE	R	AZEVEDO LUISA C	1/11/2021	\$625,000	Q
6810	357	HADLEY DRIVE	R	SIDELEAU BRIAN D	12/15/2020	\$300,000	Q
6824	8	SPINNING WHEEL ROAD	R	PANICCIA MICHAEL, PANICCIA CHARLENE &	2/22/2021	\$585,000	Q
6868	4397	MADISON AVENUE	R	MARCZYK ANNA & STANISLAW	10/1/2020	\$430,000	Q
6882	42	MULBERRY STREET	R	VINCENT ASHKENAZ & ASHKENAZ REBECCA	9/30/2021	\$650,000	Q
6918	4223	MADISON AVENUE	R	SANTOS MIGUEL ANGELO L	6/25/2021	\$404,000	Q
6933	25	SUNNY RIDGE PKWY	R	SALMON ROMARO &	9/3/2021	\$440,000	Q
6942	44	CHESTNUT HILL ROAD	R	ONAYIGA RICHARD O &	8/18/2021	\$514,500	Q
6944	20	MAPLE RIDGE ROAD	R	PERINOTO LUCIANO B	8/2/2021	\$599,000	Q
6959	191	TELLER ROAD	R	OEI ELIZABETH &	8/9/2021	\$485,000	Q
6979	103	CIDER MILL LANE	R	POLZELLO RICHARD &	10/26/2020	\$425,000	Q
6989	5109	MADISON AVENUE	R	SQUICCIMARRO ALISON L &	8/27/2021	\$709,900	Q
7015	51	CROCUS LANE	R	MARTINEZ CARLOS &	8/5/2021	\$515,000	Q
7036	254	STROBEL ROAD	R	SAROJINI JIJU RAMACHANDRAN &	8/16/2021	\$435,000	Q
7050	8	ARDEN ROAD	R	CAROSI MICHAEL J &	12/16/2020	\$365,000	Q
7052	7	RIDGEBURY DRIVE	R	CONWAY JOHN &	4/5/2021	\$455,000	Q
7063	845	DANIELS FARM ROAD	R	ALI SHAHAZAN &	5/3/2021	\$595,000	Q
7076	94	NORTH STOWE PLACE	R	DIECIDUE ANGELA &	3/8/2021	\$451,000	Q
7100	92	JERUSALEM HILL ROAD	R	VINDAS RYAN	3/22/2021	\$425,000	Q
7103	48	LONG HILL PLACE	R	MOLGARD GENEVIEVE A TR	3/8/2021	\$342,000	Q
7194	60	HAVERRHILL ROAD	R	CABREJA ELVY SEGUNDO	11/9/2020	\$520,000	Q
7240	75	JOHNSON STREET	R	LULLEN JOHN &	3/8/2021	\$461,000	Q
7341	45	SUNNYCREST ROAD	R	AUTZ WILL CHARLES &	12/2/2020	\$445,000	Q
7349	22	BUTTONWOOD DRIVE	R	TEIXEIRA SANDRA & SILVA SAMPAIO WESLEY	9/24/2021	\$469,000	Q
7408	2010	HUNTINGTON TPKE	R	WEISS JOANNA	10/20/2020	\$495,000	Q
7423	3	JUNIPER CIRCLE	R	GARCIA MATHEW N &	2/11/2021	\$280,000	Q
7478	7050	MAIN STREET	R	JIMENEZ PAUL	4/13/2021	\$301,000	Q
7538	49	LORMA AVENUE	R	HEENAN BRIGIT &	5/4/2021	\$391,000	Q
7542	6	VINTAGE ROAD	R	FRIED MATTHEW	10/1/2020	\$586,000	Q
7604	51	KOGER ROAD	R	LEDONE ROBERT JOSEPH III &	7/30/2021	\$480,000	Q
7620	252	TELLER ROAD	R	MARINI ALFREDO JR &	12/1/2020	\$175,000	Q
7621	256	TELLER ROAD	R	TOLENTINO CYNTHIA &	1/19/2021	\$750,000	Q
7650	64	IRONWOOD ROAD	R	BACAKOGLU HAKAN &	8/9/2021	\$887,500	Q
7653	201	MAYFIELD DRIVE	R	MUKHTAR PARVEEN &	7/23/2021	\$300,000	Q
7673	211	PUTTING GREEN ROAD	R	LIU HEWEI	11/2/2020	\$575,000	Q
7701	6	FULLER ROAD	R	GYAMFI EMMANUEL &	10/22/2020	\$685,000	Q
7710	5	ARDEN ROAD	R	ALAAKOORI SHEFA A &	11/5/2020	\$375,000	Q

7758	4280	MADISON AVENUE	R	BRITO VIVIANE	11/9/2020	\$380,000	Q
7769	91	JERUSALEM HILL ROAD	R	FLORIN BRITTANY A &	6/24/2021	\$494,000	Q
7824	57	LAUDERDALE DRIVE	R	RAMALHO AINSLEY	1/20/2021	\$440,000	Q
7825	21	ELAINE STREET	R	HEEBNER JOHN &	7/13/2021	\$425,000	Q
7861	15	NORMANDY ROAD	R	PRIFTI IRINI	3/1/2021	\$465,000	Q
7914	6088	MAIN STREET	R	215 CHARLES STREET BPT LLC	5/17/2021	\$380,000	Q
7973	249	BOOTH HILL ROAD	R	PEREIRA LEONLIDE & PEREIRA NANCY &	6/23/2021	\$450,000	Q
7989	29	CHESTNUT STREET	R	GORDON CASSANDRA	8/16/2021	\$431,000	Q
8028	24	TWITCHGRASS ROAD	R	SCALORA NICOLE V &	4/30/2021	\$354,500	Q
8080	115	JERUSALEM HILL ROAD	R	GOMEZ RINGO	4/1/2021	\$470,000	Q
8107	72	GERALDINE CIRCLE	R	SPECIALE GABRIEL MICHAEL &	8/3/2021	\$600,000	Q
8127	23	CEDAR STREET	R	OSEI GERTRUDE	3/11/2021	\$549,000	Q
8161	20	PUMPKIN HILL ROAD	R	SHEEHAN STEPHEN JAMES &	10/20/2020	\$500,000	Q
8196	86	NORTH STOWE PLACE	R	FONTALVO ALEXANDER ROJANO	5/18/2021	\$500,000	Q
8199	100	NORTH STOWE PLACE	R	SADLER RAYMOND &	12/3/2020	\$415,000	Q
8224	420	SHELTON ROAD	R	LYONS BRITTANY &	8/12/2021	\$325,000	Q
8227	166	OLDFIELD ROAD	R	DOSSANTOS EMERSON	10/6/2020	\$310,000	Q
8262	281	LAWRENCE ROAD	R	CHEN XINYI &	11/24/2020	\$415,000	Q
8284	16	CAMELOT DRIVE	R	PEREIRA LIMA MARCELO	7/1/2021	\$490,000	Q
8303	40	GLENBROOK ROAD	R	TUTTLE JUSTIN &	1/13/2021	\$465,900	Q
8322	12	PAM BAR ROAD	R	MEJIA HECTOR	8/3/2021	\$515,000	Q
8329	24	HIDDEN POND LANE	R	FRAGNITO MARCO &	4/5/2021	\$1,150,000	Q
8336	50	HARVESTER ROAD	R	GOURLEY GARY &	11/16/2020	\$340,000	Q
8353	29	CALHOUN AVENUE	R	ROCHE GLEN ANTHONY &	12/22/2020	\$410,000	Q
8358	30	GOLDEN HILL	R	FORBATH ELMER L &	11/24/2020	\$435,000	Q
8361	16	FAWN MEADOW DRIVE	R	CORICA ROBERT &	7/12/2021	\$700,000	Q
8363	50	CROCUS LANE	R	LOPEZ LISETTE	3/30/2021	\$520,000	Q
8365	109	COTTAGE STREET	R	JANAKIRAMAN MANICKAM &	11/19/2020	\$400,000	Q
8446	220	ALGONQUIN TRAIL	R	DARNAL RANJU	9/9/2021	\$299,000	Q
8462	46	BLACKHOUSE ROAD	R	CESAIRE CHRISTOPHE &	8/30/2021	\$475,000	Q
8484	243	PINEWOOD TRAIL	R	PARADOWSKI CHRISTIN &	8/2/2021	\$535,000	Q
8541	55	ROUND HILL ROAD	R	PINNOCK RANDY &	8/6/2021	\$477,000	Q
8570	142	RIDGEVIEW AVENUE	R	DONOVAN MELISSA	9/3/2021	\$500,000	Q
8594	58	OAKLAND DRIVE	R	SHAY NATHANIEL & JENNIFER	10/20/2020	\$555,000	Q
8610	1	WOODFIELD DRIVE	R	DELUCA ALEXANDER R	7/27/2021	\$440,000	Q
8635	46	TURNER AVENUE	R	PIERRE JASON &	8/9/2021	\$490,000	Q
8636	12	BRIARCROFT AVENUE	R	HILLMER ANSEL &	7/13/2021	\$495,000	Q
8649	30	MERRILL ROAD	R	GENTILE FRANK PETER	6/24/2021	\$385,000	Q
8651	132	TELLER ROAD	R	SOBELEWSKI STEPHEN &	7/14/2021	\$500,000	Q
8701	22	KNECHT FARM ROAD	R	RUSSELL JAMES A &	6/10/2021	\$980,000	Q
8702	2136	HUNTINGTON TPKE	R	ENGBORG AMANDA LYNN	10/1/2021	\$450,000	Q
8703	31	LORMA AVENUE	R	HIGBIE MOLLY E	6/29/2021	\$320,000	Q
8763	36	HICKORY STREET	R	GRULLION ROSA A	10/19/2020	\$395,000	Q
8807	65	MOUNT PLEASANT DRIVE	R	MARTINEZ JOSE	8/24/2021	\$430,750	Q
8848	38	BONNIE VIEW DRIVE	R	CANDREA EDWARD JOSEPH	12/10/2020	\$530,000	Q
8849	17	BLACKHAWK ROAD	R	KIAMANESH PARNIAN &	11/9/2020	\$975,000	Q
8853	94	ELLIOTT ROAD	R	OLIVEIRA RICARDO	6/9/2021	\$405,000	Q
8859	64	DEER RUN DRIVE	R	CHRISTOFFERSEN MATTHEW JOHN	4/30/2021	\$740,000	Q

8860	80	HIGH RIDGE ROAD	R	THOMAS CARLY	10/27/2020	\$545,000	Q
8878	32	KOGER ROAD	R	COPPOLA CARLO &	2/22/2021	\$400,000	Q
8918	214	EDISON ROAD	R	SEYMOUR JEFFREY C	7/9/2021	\$585,000	Q
8942	19	SOLAR RIDGE	R	CORDOVA SOLIMAR &	11/16/2020	\$505,000	Q
9013	141	OLDFIELD ROAD	R	MATT PETER ANTHONY &	6/30/2021	\$480,000	Q
9035	24	SALEM ROAD	R	HOWARD ROSS JESSICA &	10/7/2020	\$450,000	Q
9065	408	PITKIN HOLLOW	R	EDELEN PAUL V &	8/10/2021	\$550,000	Q
9090	92	MEADOW ROAD WEST	R	TSANG WAILOK &	7/19/2021	\$830,000	Q
9137	121	TANGLEWOOD ROAD	R	LOPEZ HUBER ROBLES &	8/24/2021	\$425,000	Q
9157	44	HAVERHILL ROAD	R	LUJAN ALVARO &	8/2/2021	\$490,000	Q
9160	49	FIELDCREST DRIVE	R	RICKER JILL	3/30/2021	\$425,000	Q
9161	38	SPINNING WHEEL ROAD	R	ALESSIO ERIC &	4/23/2021	\$665,000	Q
9172	64	WEDGEWOOD ROAD	R	SHRIVASTAV PIYUSH ASHWINIKUMAR &	12/21/2020	\$620,000	Q
9207	4450	MADISON AVENUE	R	RUBANO STEFANIE L	5/5/2021	\$420,000	Q
9217	30	SHELTON ROAD	R	YACOVIELLO BRETT &	9/17/2021	\$735,000	Q
9224	15	BEVERLY ROAD	R	OMERAGIC EDIN &	9/17/2021	\$541,000	Q
9247	12	LANSING AVENUE	R	ALFORD KEVIN C &	4/5/2021	\$485,000	Q
9292	909	PLATTSVILLE ROAD	R	MARIN JORGE E AMARILES	12/28/2020	\$360,000	Q
9334	6	WAREHAM PLACE	R	NOVENSTERN STEPHEN	6/14/2021	\$589,000	Q
9353	55	CRICKET LANE	R	MINCHALA MANUEL C	12/1/2020	\$450,000	Q
9365	2160	HUNTINGTON TPKE	R	WILLIAMS FRANKIE	10/26/2020	\$339,000	Q
9379	163	BLACKHOUSE ROAD	R	MCNICOL ALI J &	11/3/2020	\$300,000	Q
9391	71	PLUMTREE LANE	R	OWENS RATRINA	11/9/2020	\$370,000	Q
9401	5	SPRUCE STREET	R	HORTON TIMOTHY &	6/29/2021	\$435,000	Q
9402	67	LIMERICK ROAD	R	WATANABE MASAHIRO &	8/31/2021	\$865,000	Q
9409	24	INCA DRIVE	R	GEORGIEV IVAN &	12/14/2020	\$423,000	Q
9413	74	HIGH RIDGE ROAD	R	CARRILLO HENRY J	6/28/2021	\$521,000	Q
9419	200	TELLER ROAD	R	SUKHRAM PARASHURAM &	1/13/2021	\$602,500	Q
9428	4680	MADISON AVENUE	R	PAZMINO CINDY	12/31/2020	\$641,000	Q
9451	62	ROLLING WOOD DRIVE	R	EANG SARON &	8/11/2021	\$390,000	Q
9479	16	RUTH STREET	R	KATZ COLLEEN F TR &	7/28/2021	\$450,000	Q
9482	5	SPRINGWOOD DRIVE	R	PATEL MIHIR &	4/22/2021	\$590,000	Q
9528	110	MOOSE HILL ROAD	R	DERONVIL NICK JUSTIN &	7/26/2021	\$580,000	Q
9657	40	MARINER CIRCLE	R	PEREZ JASON	10/1/2020	\$430,000	Q
9708	23	OLD COACH LANE	R	ARDUINI PATRICIA	8/27/2021	\$507,500	Q
9780	20	MARINER CIRCLE	R	TOMLIN MICHELLE &	4/22/2021	\$700,000	Q
9802	40	CALHOUN AVENUE	R	MCDOOM GERALD &	1/26/2021	\$349,000	Q
9803	50	BEARDSLEY PKWY	R	GIOTIS SHARON D	11/12/2020	\$386,000	Q
9847	17	INDIAN LEDGE DRIVE	R	FERGUSON CHAD M &	7/19/2021	\$630,000	Q
9854	4469	MADISON AVENUE	R	BERMUDEZ HECTOR A &	12/28/2020	\$415,000	Q
9869	86	SHELTER ROCK ROAD	R	REILLY CHRISTOPHER &	7/26/2021	\$732,500	Q
9925	66	WILSON AVENUE	R	NECATERA ELIZABETH	7/7/2021	\$300,000	Q
9955	110	FERNWOOD ROAD	R	HEAGNEY JOHN THOMAS III &	11/9/2020	\$665,000	Q
9958	28	PRIMROSE DRIVE	R	MADONNA PHILIP &	12/29/2020	\$586,000	Q
9967	173	PALOMINO PASS	R	GUPTA VIKAS	12/14/2020	\$392,500	Q
9983	4363	MADISON AVENUE	R	HAUSMANN VICTORIA ANNE	8/31/2021	\$402,000	Q
9994	273	UNITY ROAD	R	AKOSA RITA	3/9/2021	\$485,000	Q
10009	200	EDISON ROAD	R	MORAN ALBERTO	7/29/2021	\$572,000	Q

10042	9	LAWN CIRCLE	R	DOWNING KEVIN D	8/20/2021	\$425,000	Q
10048	27	LEIGHTON ROAD	R	RENGIFO ARBEY VARGAS	3/10/2021	\$365,000	Q
10071	15	CAROLINE STREET	R	WARREN JOANNA G	3/9/2021	\$431,700	Q
10096	31	NORTH GREEN ACRES LANE	R	CREASER JARED &	6/30/2021	\$1,212,500	Q
10100	34	BULLFROG LANE	R	ZETLIN ADRIENNE &	8/31/2021	\$685,000	Q
10125	32	ROBINWOOD ROAD	R	SWITZER CHRISTIAN C &	8/2/2021	\$420,000	Q
10192	12	TUDOR LANE	R	MASSIMO JASON LOUIS & VANESSA COSTA	9/24/2021	\$553,000	Q
10267	11	PUMPKIN HILL ROAD	R	OLSEN ERIK J &	11/9/2020	\$615,000	Q
10296	24	LONG MEADOW ROAD	R	DIFABIO CARMEN &	12/1/2020	\$452,000	Q
10304	667	GARDEN STREET	R	BERTINI MILLO N	3/15/2021	\$355,000	Q
10310	47	GROVE STREET	R	NOVOA NANCY	2/2/2021	\$439,000	Q
10355	30	ROUND RIDGE TRAIL	R	VOGELAAR XELA TR	10/22/2020	\$649,000	Q
10377	351	EDISON ROAD	R	SMITH JULIETTE L	8/4/2021	\$480,000	Q
10387	41	WOODLAWN DRIVE	R	DUNN CANDASE C	7/13/2021	\$255,000	Q
10420	39	KINGSBURY DRIVE	R	LYONS JOHN &	6/15/2021	\$718,000	Q
10443	9	TUCKAHOE ROAD	R	PATEL NILESHKUMAR NATAVARLAL &	6/25/2021	\$949,900	Q
10456	219	FERNWOOD ROAD	R	CARDILLO SEBASTIANO &	9/7/2021	\$310,000	Q
10463	4871	MADISON AVENUE	R	KHAIR ABUL	12/1/2020	\$610,800	Q
10472	20	SIR THOMAS WAY	R	BENNETT LISAKAY A	6/8/2021	\$450,000	Q
10510	110	FRESH MEADOW DRIVE	R	ENNIS BRUCE	11/30/2020	\$410,000	Q
10527	40	KOGER ROAD	R	FEDOROVA NATALY &	11/9/2020	\$450,000	Q
10657	6	MACARTHUR ROAD	R	LOUISSEIZE JESSICA	12/28/2020	\$422,500	Q
10664	50	OLD DIKE ROAD	R	GOLDMAN ZVI &	4/6/2021	\$650,000	Q
10685	10	MULBERRY STREET	R	ROSIN ROJAY JESUS B &	10/20/2020	\$411,000	Q
10690	90	WOODHAVEN DRIVE	R	PAULOS SUZANA A	12/3/2020	\$450,000	Q
10715	30	ROSEBUD DRIVE	R	CHAUDHARY ABHISHEK & TARA	10/15/2020	\$355,000	Q
10751	45	FROST HILL ROAD	R	COOPER JENNINE	1/19/2021	\$515,000	Q
10820	6	NATALIE ROAD	R	KYM JUNGHYUN &	5/17/2021	\$541,000	Q
10960	150	SUNNYDALE ROAD	R	HEINS CAROLYN	2/8/2021	\$351,500	Q
10979	6451	MAIN STREET	R	DUFFICY KAYLA	11/18/2020	\$207,000	Q
10988	111	MERRIMAC DRIVE	R	STOLBIN VIKTOR	8/2/2021	\$620,000	Q
11005	183	LAWRENCE ROAD	R	BENDER SEAN &	6/18/2021	\$450,000	Q
11020	80	DRIFTWOOD LANE	R	BOUJARWAH ABDULAZEEZ S	10/20/2020	\$907,000	Q
11038	168	LAKE AVENUE	R	RAHMAN MOHAMMED A &	8/30/2021	\$385,000	Q
11049	59	MCGUIRE ROAD	R	GARCIA HEYDER &	10/26/2020	\$450,000	Q
11129	1220	OLD TOWN ROAD	R	HERNANDEZ EDITH	2/22/2021	\$345,000	Q
11134	70	VIXEN ROAD	R	ZDRALEA GEORGE &	6/16/2021	\$550,000	Q
11138	42	PLACID STREET	R	WOOD WILLIAM S & AURELIA	10/13/2020	\$725,000	Q
11172	84	RANDALL DRIVE	R	GODINEZ PEDRO &	1/6/2021	\$435,000	Q
11189	11	SENECA DRIVE	R	DICANIO NICHOLAS &	9/3/2021	\$480,000	Q
11192	153	ROOSEVELT DRIVE	R	GIOIA DEAN ERIK &	1/5/2021	\$825,000	Q
11230	55	MOORLAND ROAD	R	DEVITO ROBERT	5/5/2021	\$377,500	Q
11256	44	SHELTER ROCK ROAD	R	TSIKARIDIS GISELLE &	7/16/2021	\$578,000	Q
11263	24	CHERRYGATE LANE	R	CASCIO MELISSA A &	1/5/2021	\$980,000	Q
11269	135	MERRIMAC DRIVE	R	MATOLCSY ALEXANDRA	9/22/2021	\$725,000	Q
11275	6	NORWOOD TERRACE	R	MONES RYAN &	12/7/2020	\$489,900	Q
11318	5	MOORLAND ROAD	R	HART RYAN &	5/14/2021	\$485,000	Q
11330	9	REGENCY CIRCLE	R	WEST FREDERIC &	7/21/2021	\$479,000	Q

11356	46	REGENCY CIRCLE	R	MIRANTI CATHERINE M	9/2/2021	\$550,000	Q
11373	84	PARK LANE	R	ZIADEH ANAS	7/29/2021	\$390,000	Q
11374	142	FERNWOOD ROAD	R	WROBLEWSKI ALEXANDER D	3/17/2021	\$282,500	Q
11383	79	STONEHOUSE ROAD	R	HUANG KAI YUAN & HUANG YUAN K AKA &	7/8/2021	\$364,500	Q
11398	11	JADE TREE LANE	R	POMPÉE GAËLE & MAXI STANLEY	7/29/2021	\$660,000	Q
11404	189	MAYFIELD DRIVE	R	KATIC LUKA	9/24/2021	\$260,000	Q
11444	113	PAUGUSETT CIRCLE	R	GRABINSKI JAMES	4/30/2021	\$275,000	Q
11473	1113	ARGANESE PLACE	R	HENEGHAN JANET K	1/11/2021	\$200,000	Q
11475	1215	ARGANESE PLACE	R	FLOWERS ANN S &	6/1/2021	\$245,000	Q
11479	11209	ARGANESE PLACE	R	CHARNEY ROBERT M	7/14/2021	\$219,000	Q
11480	11210	ARGANESE PLACE	R	OLSON ROBERT & PATRICIA	10/5/2020	\$215,000	Q
11484	12214	ARGANESE PLACE	R	TAHER MOHAMMED A &	1/12/2021	\$215,000	Q
11485	12215	ARGANESE PLACE	R	GULDEN HEDWIG	8/2/2021	\$235,000	Q
11493	22122	ARGANESE PLACE	R	BULTMAN JOYCE M	4/30/2021	\$225,000	Q
11517	60	CRAIG LANE	R	MAHONEY MICHAEL &	4/13/2021	\$365,000	Q
11528	131	CANOE BROOK ROAD	R	JARBOE JAMES M &	3/29/2021	\$1,000,015	Q
11554	10	ELLIOTT ROAD	R	BAZIL DANIEL	9/10/2021	\$370,000	Q
11611	35	PACHAUG ROAD	R	MORLEY JEREME	12/7/2020	\$500,000	Q
11623	11	BLACKHAWK ROAD	R	OBRIEN JAMES M	10/6/2020	\$715,000	Q
11640	104	SALEM ROAD	R	BAJOR CSOKNYAI &	6/17/2021	\$730,000	Q
11681	20	CORNFIELD ROAD	R	PANNESE JAMIE ALYSE	10/27/2020	\$680,000	Q
11733	11	CENTURY DRIVE	R	DAMATO ALBERT &	9/7/2021	\$479,900	Q
11734	3	CENTURY DRIVE	R	GREEN JOHN COLIN	11/25/2020	\$430,000	Q
11740	70	MOUNT PLEASANT DRIVE	R	AUGUSTINE TARA E	10/5/2020	\$435,000	Q
11758	115	LEWIS ROAD	R	MCINTOSH DONNALEE &	3/8/2021	\$731,000	Q
11775	39	TOWERVIEW DRIVE	R	CUCCIA JULIE ANN &	5/3/2021	\$460,000	Q
11777	84	DEERFIELD DRIVE	R	PARRAGA PAMELA	8/4/2021	\$595,000	Q
11796	34	LANSING AVENUE	R	STEWART ROCKEYA	9/13/2021	\$413,000	Q
11809	16	COPPER KETTLE ROAD	R	ALCUTT MICHAEL &	11/16/2020	\$575,000	Q
11817	24	CROCUS LANE	R	FEDA MATTHEW &	11/16/2020	\$456,816	Q
11823	133	NORTH STOWE PLACE	R	BEAUCLAIR TREVOR &	2/2/2021	\$825,000	Q
11865	10	TUNGSTEN CIRCLE	R	ANSANI GUILHERME BORGES &	10/21/2020	\$300,000	Q
11868	9	HILL CIRCLE	R	CHEN JING	4/7/2021	\$688,000	Q
11884	45	PEACEFUL VALLEY ROAD	R	MACKLIN TODD &	2/25/2021	\$535,000	Q
11885	37	SKYVIEW DRIVE	R	CASAMAJOR KETTLY	4/12/2021	\$500,000	Q
11908	139	PLYMOUTH AVENUE	R	HEASLIP KYLE &	5/7/2021	\$512,000	Q
11909	50	CRAIG LANE	R	VARA MICHAEL &	6/21/2021	\$339,000	Q
11991	29	WALNUT AVENUE	R	GOMEZ ANTHONY &	7/2/2021	\$420,000	Q
12022	527	DANIELS FARM ROAD	R	FIGUEROA NOEL	2/16/2021	\$551,000	Q
12064	12	ROSEVIEW COURT	R	FRISBIE JOHN T &	7/20/2021	\$905,000	Q
12075	80	CRANBURY DRIVE	R	UNGER DARYL &	4/15/2021	\$689,000	Q
12104	7	DEVELLIS DRIVE	R	PHANORD RUBENS &	9/24/2021	\$488,000	Q
12122	24	CROWN STREET	R	DURAFOUR CEDRIC &	3/9/2021	\$340,000	Q
12155	22	HEAVENLY LANE	R	VASQUEZ TAWANA	3/15/2021	\$689,000	Q
12180	3	SUNSET AVENUE	R	DIAZ SARA &	10/7/2020	\$320,000	Q
12225	47	CHATFIELD DRIVE	R	GONZALEZ LUIS E	4/29/2021	\$375,000	Q
12233	20	ROBINWOOD ROAD	R	SANTACROCE MICHAEL CARBERRY &	10/22/2020	\$330,000	Q
12257	111	OLD TREE FARM LANE	R	KUHANECK SHAYNE B &	3/15/2021	\$1,175,000	Q

12264	21	WHITE TAIL LANE	R	FORMAN CANDICE &	1/4/2021	\$542,000	Q
12265	46	LINCOLN STREET	R	MOGENSEN LUCAS M &	5/3/2021	\$375,000	Q
12284	15	TWELVE OCLOCK CIRCLE	R	TERRY MICHAEL H	11/2/2020	\$452,500	Q
12289	2891	HUNTINGTON ROAD	R	1043 LLC	8/12/2021	\$389,900	Q
12316	60	TELLER ROAD	R	ALLEN JOSHUA &	1/25/2021	\$549,900	Q
12337	113	CAMPBELL ROAD	R	POLANCO EDISNEL	6/28/2021	\$385,000	Q
12338	63	OAKLAND DRIVE	R	UDAL STEVEN	9/20/2021	\$330,000	Q
12363	24	WAUNETA ROAD	R	HOLLIS WILLIAM &	2/23/2021	\$417,500	Q
12369	23	VINTAGE ROAD	R	DAVIS RICHARD &	5/13/2021	\$490,000	Q
12372	121	BEARDSLEY PKWY	R	HART TANISHA B	3/31/2021	\$579,900	Q
12384	134	KILLIAN AVENUE	R	LEITER MATTHEW &	12/3/2020	\$436,100	Q
12415	5	APPLEGATE LANE	R	IAQUINTO JOSEPH &	11/25/2020	\$775,000	Q
12439	30	WINSLOW ROAD	R	ESTRADA DANIEL &	2/11/2021	\$400,000	Q
12456	3	DEERFIELD DRIVE	R	MOLINA JUAN C &	9/1/2021	\$339,000	Q
100141	131	ASPEN LANE	R	KAMATH AMIT VASANT &	10/13/2020	\$984,000	Q
100170	23	SETTLERS RIDGE DRIVE	R	WENG XIAO JUN &	5/13/2021	\$845,000	Q
100174	16	SETTLERS RIDGE DRIVE	R	FACEY SCOTT &	4/8/2021	\$975,000	Q
100181	1	REGENCY CIRCLE	R	TINNANUR MOHANDORAI C &	1/4/2021	\$480,000	Q
100355	2	WINDING WAY	R	LORENZO FRANK &	1/25/2021	\$635,000	Q
100773	100	CORPORATE DRIVE	C	REZA PROPERTIES LLC	3/11/2021	\$238,000	Q
101165	110	COLONIAL VILLAGE CIRCLE	R	MCCANN PETER J	3/8/2021	\$418,000	Q
101173	102	COLONIAL VILLAGE CIRCLE	R	BOZZUTI JONES MARK	12/7/2020	\$400,000	Q
101178	601	WOODLAND HILLS DRIVE	R	SINISE MARK C &	4/21/2021	\$350,000	Q
101192	903	WOODLAND HILLS DRIVE	R	BOGGS LAUREN	8/12/2021	\$350,000	Q
101193	902	WOODLAND HILLS DRIVE	R	KESSLER MICHAEL	5/21/2021	\$350,000	Q
101212	1106	WOODLAND HILLS DRIVE	R	LIU GUIHUI	9/13/2021	\$380,000	Q
101218	1103	WOODLAND HILLS DRIVE	R	HUMPHRIES JOSEPH E &	9/29/2021	\$375,000	Q

CAMA Valuation Tables

Land Tables

**ACRE LAND CURVE PARAMETERS
TRUMBULL, CT**

Curve ID	Class	Area in Acres	Price
1	C	0.01	136,500.00
1	C	0.05	147,000.00
1	C	0.10	152,250.00
1	C	0.25	162,750.00
1	C	0.33	168,000.00
1	C	0.40	173,250.00
1	C	0.50	183,750.00
1	C	0.75	189,000.00
1	C	1.00	199,500.00
1	C	2.00	399,000.00
1	C	3.00	609,000.00
1	C	10.00	2,016,000.00
1	C	100.00	20,160,000.00
<hr/>			
1	E	0.01	126,000.00
1	E	0.05	131,250.00
1	E	0.10	141,750.00
1	E	0.25	152,250.00
1	E	0.33	155,400.00
1	E	0.40	159,600.00
1	E	0.50	168,000.00
1	E	0.75	175,350.00
1	E	1.00	183,750.00
1	E	2.00	367,500.00
1	E	3.00	556,500.00
1	E	10.00	1,848,000.00
1	E	100.00	18,501,000.00
<hr/>			
1	I	0.01	136,500.00
1	I	0.05	147,000.00
1	I	0.10	152,250.00
1	I	0.25	162,750.00
1	I	0.33	168,000.00
1	I	0.40	173,250.00
1	I	0.50	183,750.00
1	I	0.75	189,000.00
1	I	1.00	199,500.00
1	I	2.00	399,000.00
1	I	3.00	609,000.00
1	I	10.00	2,016,000.00
1	I	100.00	20,160,000.00
<hr/>			
1	O	0.01	122,400.00
1	O	0.05	132,000.00
1	O	0.10	142,400.00
1	O	0.25	152,000.00
1	O	0.33	156,000.00
1	O	0.40	160,000.00
1	O	0.50	168,000.00
1	O	0.75	172,000.00
1	O	1.00	184,000.00
<hr/>			
1	R	0.01	134,640.00
1	R	0.05	145,200.00
1	R	0.10	156,640.00

**ACRE LAND CURVE PARAMETERS
TRUMBULL, CT**

Curve ID	Class	Area in Acres	Price
1	R	0.25	167,200.00
1	R	0.33	171,600.00
1	R	0.40	176,000.00
1	R	0.50	184,800.00
1	R	0.75	189,200.00
1	R	1.00	202,400.00
<hr/>			
1	S	0.01	122,400.00
1	S	0.05	132,000.00
1	S	0.10	142,400.00
1	S	0.25	152,000.00
1	S	0.33	156,000.00
1	S	0.40	160,000.00
1	S	0.50	168,000.00
1	S	0.75	172,000.00
1	S	1.00	184,000.00
<hr/>			
2	C	0.01	160,650.00
2	C	0.05	173,250.00
2	C	0.10	186,900.00
2	C	0.25	199,500.00
2	C	0.33	204,750.00
2	C	0.40	210,000.00
2	C	0.50	220,500.00
2	C	0.75	225,750.00
2	C	1.00	241,500.00
2	C	2.00	483,000.00
2	C	3.00	729,750.00
2	C	10.00	2,434,688.00
2	C	100.00	24,346,875.00
<hr/>			
2	E	0.01	160,650.00
2	E	0.05	173,250.00
2	E	0.10	186,900.00
2	E	0.25	199,500.00
2	E	0.33	204,750.00
2	E	0.40	210,000.00
2	E	0.50	220,500.00
2	E	0.75	225,750.00
2	E	1.00	241,500.00
2	E	2.00	483,000.00
2	E	3.00	729,750.00
2	E	10.00	2,434,688.00
2	E	100.00	24,346,875.00
<hr/>			
2	I	0.01	160,650.00
2	I	0.05	173,250.00
2	I	0.10	186,900.00
2	I	0.25	199,500.00
2	I	0.33	204,750.00
2	I	0.40	210,000.00
2	I	0.50	220,500.00
2	I	0.75	225,750.00
2	I	1.00	241,500.00
2	I	2.00	483,000.00
2	I	3.00	729,750.00

**ACRE LAND CURVE PARAMETERS
TRUMBULL, CT**

Curve ID	Class	Area in Acres	Price
2	I	10.00	2,434,688.00
2	I	100.00	24,346,875.00
<hr/>			
2	O	0.01	153,000.00
2	O	0.05	165,000.00
2	O	0.10	178,000.00
2	O	0.25	190,000.00
2	O	0.33	195,000.00
2	O	0.40	200,000.00
2	O	0.50	210,000.00
2	O	0.75	215,000.00
2	O	1.00	230,000.00
<hr/>			
2	R	0.01	153,000.00
2	R	0.05	165,000.00
2	R	0.10	178,000.00
2	R	0.25	190,000.00
2	R	0.33	195,000.00
2	R	0.40	200,000.00
2	R	0.50	210,000.00
2	R	0.75	215,000.00
2	R	1.00	230,000.00

Land Street Index Descriptions and Adjustments
TRUMBULL, CT

Code	Description	Adjustment
0		1.00
0001		1.00
1		0.65
10		1.75
100		1.20
105		1.00
110		1.20
115		1.00
120		1.20
121		1.20
122		2.30
125		1.25
130		1.30
135		1.35
140		1.40
145		1.45
150		1.50
155		1.55
160		1.60
165		1.65
170		1.70
175		1.75
180		1.80
185		1.85
190		2.85
191		2.95
195		1.95
2		0.65
200		1.10
205		1.05
210		1.20
215		1.15
220		1.20
225		1.15
230		1.20
235		1.15
240		1.40
245		1.30
246		1.35
250		1.50
255		1.55
260		1.60
265		1.65
270		1.70
275		1.75
280		1.55
285		1.85
290		1.90
295		1.95
3		0.80
300		1.03
305		1.30
310		1.12
315		1.15
320		1.10
325		1.25
330		1.30
335		1.35
340		1.30
345		1.35

Land Street Index Descriptions and Adjustments
TRUMBULL, CT

Code	Description	Adjustment
350		1.50
355		1.35
360		1.45
365		1.65
370		1.70
375		1.75
380		1.80
385		1.65
390		1.90
395		1.95
4		0.85
400		1.00
405		1.05
410		1.25
415		1.15
420		1.17
425		1.20
430		1.30
435		1.35
440		1.40
445		1.45
450		1.50
455		1.55
460		1.60
465		1.65
470		1.70
475		1.75
480		1.80
485		1.85
490		1.90
495		4.95
5		1.00
500		1.20
505		1.05
510		1.15
515		1.15
520		1.15
525		1.25
530		1.30
535		1.20
540		1.40
545		1.45
550		1.50
555		1.55
560		1.60
565		1.65
570		1.70
575		1.75
580		1.80
585		1.85
590		1.90
595		1.95
6		1.12
600		1.00
605		0.80
610		0.90
615		0.90
620		0.90
625		1.15
630		1.05

Land Street Index Descriptions and Adjustments
TRUMBULL, CT

Code	Description	Adjustment
635		1.30
640		1.15
645		1.20
650		1.25
655		1.30
660		1.35
665		1.40
670		1.45
675		1.50
680		1.55
685		1.60
690		1.65
695		1.70
7		1.25
8		1.35
9		1.50
A		0.70
B		0.80
C		1.00
D		1.20
E		1.00

Land Use Code Cost Settings

TRUMBULL, CT

Land Use Class	Code	Description	Bldg Model	Bldg Use	Cost Group	Cost Adjustment	Size Adj Table	Standard Size	Max Size Adj	Standard Wall Hght	Wall Hght Adjustment	Run Cost?
C	111	5-8 Apt Units	01	111	SIN	1.00	S25	4,300	2.50			Yes
C	112	Apartments	94	112	COM	1.00	S20	5,000	1.35	12	0.01	Yes
C	112R	Apartments Res	01	112R	SIN	1.00	S25	4,300	2.50			Yes
C	121	Rooming Hse	01	121	SIN	1.00	S30	2,000	2.50			Yes
C	122	Group Home	01	122	SIN	1.00	S30	2,000	2.50			Yes
C	123	Group Home Mdl 94	94	123	COM	1.00	S25	3,000	2.50	8	0.01	Yes
C	300	Hotel	94	300	COM	1.00	S15	10,000	1.35	12	0.01	Yes
C	301	Motel	94	301	COM	1.00	S15	10,000	1.35	12	0.01	Yes
C	302	Inn	01	302	SIN	1.00	S25	3,200	2.50			Yes
C	303	Res/Retail	01	303	SIN	1.00	S30	2,000	2.50			Yes
C	304	Retail/Res	94	304	COM	1.00	S20	5,000	1.35	10	0.01	Yes
C	305	Res/Office	01	305	SIN	1.00	S30	2,000	2.50			Yes
C	306	Office/Res	94	306	COM	1.00	S20	5,000	1.35	12	0.01	Yes
C	307	Res/Garage	01	307	SIN	1.00	S30	2,000	2.50			Yes
C	308	Garage/Res	96	308	COM	1.00	S20	5,000	1.35	14	0.01	Yes
C	309	Office/Ret	94	309	COM	1.00	S20	5,000	1.35	12	0.01	Yes
C	310	Rtl Oil St	96	310	COM	1.00	S20	5,000	1.35	14	0.01	Yes
C	311	Rtl Gas St	95	311	COM	1.00	S20	2,000	1.35	12	0.01	Yes
C	312	Gas/Mart	95	312	COM	1.00	S20	2,000	1.35	10	0.01	Yes
C	313	Lumber Yrd	96	313	COM	1.00	S15	10,000	1.35	18	0.01	Yes
C	314	Trk Termin	96	314	COM	1.00	S15	10,000	1.35	18	0.01	Yes
C	315	Job Shop	96	315	COM	1.00	S20	2,500	1.35	16	0.01	Yes
C	316	Comm Whse	96	316	COM	1.00	S15	10,000	1.35	18	0.01	Yes
C	317	Farm Bldgs	96	317	COM	1.00	S15	10,000	1.35	14	0.01	Yes
C	318	Com Grn Hs	96	318	COM	1.00	S20	5,000	1.35	14	0.01	Yes
C	319	Rest Home	94	319	COM	1.00	S20	5,000	1.35	12	0.01	Yes
C	320	Retail	96	320	COM	1.00	S20	5,000	1.35	12	0.01	Yes
C	321	Ret Condo	06	321	CND	1.00	S30	2,000	4.00			Yes
C	322	Gar/Off	96	322	COM	1.00	S20	5,000	1.35	16	0.01	Yes
C	323	Nbhd Ctr	96	323	COM	1.00	S15	10,000	1.35	16	0.01	Yes
C	324	Supermkt	96	324	COM	1.00	S15	10,000	1.35	16	0.01	Yes
C	325	Conv Store	96	325	COM	1.00	S20	5,000	1.35	12	0.01	Yes
C	326	Rest/Club	94	326	COM	1.00	S20	5,000	1.35	12	0.01	Yes
C	327	Reg Mall	94	327	COM	1.00	S20	5,000	1.35	17	0.01	Yes
C	328		96	328	COM	1.00	S20	5,000	1.35	14	0.01	Yes
C	329	Auditorium	96	329	COM	1.00	S15	10,000	1.35	18	0.01	Yes
C	330	Auto V S&S	96	330	COM	1.00	S15	10,000	1.35	14	0.01	Yes
C	331	Auto S S&S	96	331	COM	1.00	S20	5,000	1.35	14	0.01	Yes
C	332	Auto Repr	96	332	COM	1.00	S20	5,000	1.35	14	0.01	Yes
C	333	Rtl Propan	96	333	COM	1.00	S20	5,000	1.35	12	0.01	Yes
C	334	Gas St Ser	95	334	COM	1.00	S20	2,000	1.35	14	0.01	Yes
C	335	Car Wash	96	335	COM	1.00	S20	5,000	1.35	12	0.01	Yes
C	336	Park Gar	96	336	COM	1.00	S15	10,000	1.35	12	0.01	Yes
C	337	Parking Lot	00	337		1.00	NSZ	0	0.00			Yes

Land Use Code Cost Settings

TRUMBULL, CT

Land Use Class	Code	Description	Bldg Model	Bldg Use	Cost Group	Cost Adjustment	Size Adj Table	Standard Size	Max Size Adj	Standard Wall Hght	Wall Hght Adjustment	Run Cost?
C	338	Oth Mtr SS	96	338	COM	1.00	S20	5,000	1.35	12	0.01	Yes
C	339	Assisted Liv	94	339	COM	1.00	S20	10,000	1.35	10	0.01	Yes
C	340	Office	94	340	COM	1.00	S20	5,000	1.35	12	0.01	Yes
C	340R	Office	01	340R	SIN	1.00	S30	2,000	2.50			Yes
C	341	Off Condo	06	341	CND	1.00	CND	2,000	1.35			Yes
C	342	Bank	94	342	COM	1.00	S20	5,000	1.35	12	0.01	Yes
C	343	Prof Office	94	343	COM	1.00	S20	5,000	1.35	12	0.01	Yes
C	344	Prof Condo	06	344	CND	1.00	S30	2,000	1.35			Yes
C	345	Nursing Hm	94	345	COM	1.00	S20	5,000	1.35	10	0.01	Yes
C	346	Parking Space		346	COM	1.00	NSZ	0	0.00	0	0.00	Yes
C	347	Vet Hospital	94	347	COM	1.00	S20	5,000	1.35	10	0.01	Yes
C	348	Fast Food	94	348	COM	1.00	S20	3,000	1.35	10	0.01	Yes
C	349	Comm Condo	96	349	COM	1.00	S15	5,000	1.35	12	0.01	Yes
C	350	Post Off	96	350	COM	1.00	S15	10,000	1.35	12	0.01	Yes
C	351	Educ Bldg	94	351	COM	1.00	S20	5,000	1.35	12	0.01	Yes
C	352	Day Care	94	352	COM	1.00	S20	5,000	1.35	10	0.01	Yes
C	353	Fratnl Org	94	353	COM	1.00	S20	5,000	1.35	12	0.01	Yes
C	354	Transport	96	354	COM	1.00	S15	5,000	1.35	12	0.01	Yes
C	355	Funeral Hm	94	355	COM	1.00	S20	5,000	1.35	10	0.01	Yes
C	356	Prof Assoc	94	356	COM	1.00	S20	5,000	1.35	12	0.01	Yes
C	357	Trailer Pr	94	357	COM	1.00	S20	5,000	1.35	12	0.01	Yes
C	358		96	358	COM	1.00	S20	5,000	1.35	12	0.01	Yes
C	359	Retail/Warehouse	96	359	COM	1.00	S15	10,000	1.35	16	0.01	Yes
C	360	Movie Thtr	96	360	COM	1.00	S15	10,000	1.35	20	0.01	Yes
C	361	Theater	96	361	COM	1.00	S15	5,000	1.35	12	0.01	Yes
C	362	Bowling	96	362	COM	1.00	S15	5,000	1.35	12	0.01	Yes
C	363	Hospital	94	363	COM	1.00	S20	5,000	1.35	12	0.01	Yes
C	364	Tennis Clb	96	364	COM	1.00	S15	5,000	1.35	12	0.01	Yes
C	365	Gyms	96	365	COM	1.00	S15	5,000	1.35	12	0.01	Yes
C	366	Arenas	96	366	COM	1.00	S15	10,000	1.35	18	0.01	Yes
C	367	Race Track	96	367	COM	1.00	S15	5,000	1.35	12	0.01	Yes
C	368	Amuse Park	96	368	COM	1.00	S15	5,000	1.35	12	0.01	Yes
C	369	Other Cultural	94	369	COM	1.00	S20	5,000	1.35	12	0.01	Yes
C	370	Country Club	94	370	COM	1.00	S20	5,000	1.35	12	0.01	Yes
C	371	Clubs/Lodges	94	371	COM	1.00	S20	5,000	1.35	12	0.01	Yes
C	372	Plane Hanger	96	372	COM	1.00	S15	10,000	1.35	14	0.01	Yes
C	373	Swim Pool	96	373	COM	1.00	S15	5,000	1.35	12	0.01	Yes
C	374	Health Spa	94	374	COM	1.00	S20	5,000	1.35	12	0.01	Yes
C	375	Tennis Club	96	375	COM	1.00	S15	5,000	1.35	12	0.01	Yes
C	376	Gyms	96	376	COM	1.00	S20	5,000	1.35	18	0.01	Yes
C	377	Self Strg	96	377	COM	1.00	S15	5,000	1.35	10	0.01	Yes
C	380	GolfCourse	94	380	COM	1.00	S20	5,000	1.35	12	0.01	Yes
C	381	Tennis Odr	96	381	COM	1.00	S20	5,000	1.35	12	0.01	Yes
C	382	Riding Stb	96	382	COM	1.00	S15	5,000	1.35	12	0.01	Yes
C	383	Beaches	96	383	COM	1.00	S20	5,000	1.35	12	0.01	Yes

Land Use Code Cost Settings

TRUMBULL, CT

Land Use Class	Code	Description	Bldg Model	Bldg Use	Cost Group	Cost Adjustment	Size Adj Table	Standard Size	Max Size Adj	Standard Wall Hght	Wall Hght Adjustment	Run Cost?
C	384	Marinas	96	384	COM	1.00	S20	5,000	1.35	12	0.01	Yes
C	385	Fish & Gam	96	385	COM	1.00	S20	5,000	1.35	12	0.01	Yes
C	386	MH Park	94	386	COM	1.00	S20	5,000	1.35	12	0.01	Yes
C	388	Othr Outdr	96	388	COM	1.00	S20	5,000	1.35	12	0.01	Yes
C	390	Com Ld Dv	00	390		1.00	NSZ	0	0.00			Yes
C	391	Com ld w\ ob		391	COM	1.00	NSZ	0	0.00			Yes
C	392	Comm Condo	06	392	CND	1.00	S20	10,000	1.35	12	0.01	Yes
C	393	Comm Condo EXPT		393	CND	1.00	S20	10,000	1.35	12	0.01	Yes
C	423V	Elec Trsmn	00	423V		1.00	NSZ	0	0.00			Yes
<hr/>												
E	900	US Gov Com Bldg		900	COM	1.00	S20	5,000	1.35	12	0.01	Yes
E	901	US Gov Res Bldg	01	901	SIN	1.00	S30	2,000	2.50	8	0.00	Yes
E	902	US Gov Lnd Com	00	902	COM	1.00	NSZ	0	0.00	0	0.00	Yes
E	903	US Gov Lnd Res	00	903		1.00	NSZ	0	0.00			Yes
E	904	US Post Office	96	904	COM	1.00	S15	10,000	1.35	12	0.01	Yes
E	905	Nat Guard	96	905	COM	1.00	S15	10,000	1.35	12	0.01	Yes
E	906	US Park Land	00	906		0.00	NSZ	0	0.00	0	0.00	Yes
E	907	US Park Bldg		907	COM	1.00	S20	5,000	1.35	12	0.01	Yes
E	910	State Bldg Com		910	COM	1.00	S20	5,000	1.35	12	0.01	Yes
E	911	State Bldg Res	01	911	SIN	1.00	S30	2,000	2.50	8	0.00	Yes
E	912	State Land Com	00	912		1.00	NSZ	0	0.00			Yes
E	913	State Land Res	00	913		1.00	NSZ	0	0.00			Yes
E	914	State Park Bldg		914	COM	1.00	S15	10,000	1.35	12	0.01	Yes
E	915	State Park Lnd	00	915		1.00	NSZ	0	0.00	0	0.00	Yes
E	916	State DOT Bldg		916	COM	1.00	S15	10,000	1.35	12	0.01	Yes
E	917	State DOT Lnd	00	917		1.00	NSZ	0	0.00	0	0.00	Yes
E	918	Sewage Pump 94	94	918	COM	1.00	S15	10,000	1.35	12	0.01	Yes
E	919	Sewerage Pump St	00	919		1.00	NSZ	0	0.00			Yes
E	920	Mun Land Com	00	920		1.00	NSZ	0	0.00	0	0.00	Yes
E	921	Mun Lnd Res	00	921		1.00	NSZ	0	0.00	0	0.00	Yes
E	922	Mun Bldg Com		922	COM	1.00	S20	5,000	1.35	12	0.01	Yes
E	923	Mun Bldg Res	01	923	SIN	1.00	S30	2,000	2.50	8	0.00	Yes
E	924	Wtr Treatmnt	96	924	COM	1.00	S15	10,000	1.35	12	0.01	Yes
E	925	Mun Water Bldg	96	925	COM	1.00	S15	2,000	1.35	12	0.01	Yes
E	926	Mun Water Lnd	00	926		1.00	NSZ	0	0.00	0	0.00	Yes
E	927	Vol Fire Dept	96	927	COM	1.00	S15	5,000	1.35	12	0.01	Yes
E	928	Vol Fire Dept Res	01	928	SIN	1.00	S30	2,000	2.50	8	0.00	Yes
E	929	Police Dept	94	929	COM	1.00	S20	5,000	1.35	12	0.01	Yes
E	930	Town Hall	94	930	COM	1.00	S15	10,000	1.35	12	0.01	Yes
E	931	Mun Garage	96	931	COM	1.00	S15	10,000	1.35	12	0.01	Yes
E	932	Pub School Lnd	00	932		1.00	NSZ	0	0.00	0	0.00	Yes
E	933	Pub School	94	933	COM	1.00	S15	10,000	1.35	12	0.01	Yes
E	934	Mun Library	94	934	COM	1.00	S15	10,000	1.35	12	0.01	Yes
E	935	Mun Library Lnd	00	935		1.00	NSZ	0	0.00			Yes

Land Use Code Cost Settings

TRUMBULL, CT

Land Use Class	Code	Description	Bldg Model	Bldg Use	Cost Group	Cost Adjustment	Size Adj Table	Standard Size	Max Size Adj	Standard Wall Hght	Wall Hght Adjustment	Run Cost?
E	936	Transfer Station Lnd	00	936		1.00	NSZ	0	0.00			Yes
E	937	Transfer Station Bldg	96	937	COM	1.00	S20	5,000	1.35	12	0.01	Yes
E	938	Mun Park Lnd	00	938		1.00	NSZ	0	0.00			Yes
E	939	Mun Park Bldg	96	939	COM	1.00	S20	5,000	1.35	12	0.01	Yes
E	941	Hsng Auth MDL 01	01	941	SIN	1.00	S30	2,000	2.50			Yes
E	942	Hsng Auth MDL 94	94	942	COM	1.00	S20	5,000	1.35	12	0.01	Yes
E	943	Hsng Auth MDL 96	96	943	COM	1.00	S15	10,000	1.35	12	0.01	Yes
E	944	Hsng Auth Lnd	00	944		1.00	NSZ	0	0.00			Yes
E	945	Pvt School Lnd	00	945		1.00	NSZ	0	0.00			Yes
E	946	Pvt School Res	01	946	SIN	1.00	S30	2,000	2.50			Yes
E	947	Pvt School Com	94	947	COM	1.00	S20	5,000	1.35	12	0.01	Yes
E	948	Pvt College	94	948	COM	1.00	S20	5,000	1.35	12	0.01	Yes
E	949			949	COM	1.00	S20	5,000	1.35	12	0.01	Yes
E	950	Hospital	94	950	COM	1.00	S15	10,000	1.35	12	0.01	Yes
E	951	Hospital Land	00	951		1.00	NSZ	0	0.00	0	0.00	Yes
E	952			952		1.00						Yes
E	953			953		1.00						Yes
E	954			954		1.00						Yes
E	955	Religious	96	955	COM	1.00	S15	10,000	1.35	12	0.01	Yes
E	956	Religious Lnd	00	956		1.00	NSZ	0	0.00			Yes
E	957	Clergy Hse	01	957	SIN	1.00	S30	2,000	2.50			Yes
E	958	Parish Hse	01	958	SIN	1.00	S30	2,000	2.50			Yes
E	959			959		1.00						Yes
E	960	Church	96	960	COM	1.00	S15	10,000	1.35	12	0.01	Yes
E	961	Church Sch	94	961	COM	1.00	S20	5,000	1.35	12	0.01	Yes
E	962	Church Hse	01	962	SIN	1.00	S30	2,000	2.50			Yes
E	963	Convent/Rectory	94	963	COM	1.00	S20	5,000	1.35	10	0.01	Yes
E	964	Church Lnd	00	964		1.00	NSZ	0	0.00			Yes
E	965	Church Condo	05	965	CND	1.00	S25	1,500	2.50			Yes
E	966	Church Hall/Office	94	966	COM	1.00	S20	5,000	1.35	12	0.01	Yes
E	967	Cemetery Lnd	00	967		1.00	NSZ	0	0.00			Yes
E	968	Cemetery Bldg	96	968	COM	1.00	S20	2,000	1.35	8	0.01	Yes
E	969		00	969		1.00	NSZ	0	0.00			Yes
E	970		96	970	COM	1.00	S20	5,000	1.35	12	0.01	Yes
E	971	Vet Org	96	971	COM	1.00	S20	5,000	1.35	12	0.01	Yes
E	972	Am Red Cross	96	972	COM	1.00	S20	5,000	1.35	12	0.01	Yes
E	973			973	COM	1.00	S20	5,000	1.35	12	0.01	Yes
E	974	Historical Lnd	00	974		1.00	NSZ	0	0.00			Yes
E	975	Historical Bldg		975	COM	1.00	S20	5,000	1.35	12	0.01	Yes
E	976	Historical Res	01	976	SIN	1.00	S30	2,000	2.50			Yes
E	977	Charitable Bldg		977	COM	1.00	S20	5,000	1.35	12	0.01	Yes
E	978	Charitable Lnd	00	978		1.00	NSZ	0	0.00			Yes
E	979			979	COM	1.00	S20	5,000	1.35	12	0.01	Yes
E	980	Non-Profit Lnd	00	980		1.00	NSZ	0	0.00			Yes
E	981	Non-Profit Bldg		981	COM	1.00	S20	5,000	1.35	12	0.01	Yes

Land Use Code Cost Settings

TRUMBULL, CT

Land Use Class	Use Code	Description	Bldg Model	Bldg Use	Cost Group	Cost Adjustment	Size Adj Table	Standard Size	Max Size Adj	Standard Wall Hght	Wall Hght Adjustment	Run Cost?
E	982	Non-Profit Res	01	982	SIN	1.00	S30	2,000	2.50			Yes
E	983	Non-Profit Camp Lnd	00	983		1.00	NSZ	0	0.00			Yes
E	984	Non-Profit Camp Bldg		984	COM	1.00	S20	5,000	1.35	12	0.01	Yes
E	985	Non-Profit Elderly Hse	01	985	SIN	1.00	S25	2,000	2.50	8	0.01	Yes
E	986	Comm Condo Exempt	06	986	CND	1.00	S20	10,000	1.30	12	0.01	Yes
E	987	Group Home Non Prof		987	COM	1.00	S20	5,000	1.35	12	0.01	Yes
E	988	Group Home State		988	COM	1.00	S20	5,000	1.35	12	0.01	Yes
E	989			989	COM	1.00	S20	5,000	1.35	12	0.01	Yes
E	990	Future Res Condo	05	990	CND	1.00	S25	1,500	2.50			Yes
E	995	Condo Main	04	995	CND	1.00	S30	2,000	1.35			Yes
<hr/>												
I	400	Industrial	96	400	COM	1.00	S15	10,000	1.35	14	0.01	Yes
I	401	Ind Whse	96	401	COM	1.00	S15	10,000	1.35	18	0.01	Yes
I	402	Ind Office	94	402	COM	1.00	S20	5,000	1.35	12	0.01	Yes
I	403	Ind Condo	06	403	CND	1.00	S30	2,000	1.35			Yes
I	404	R&D Facility	94	404	COM	1.00	S15	10,000	1.35	12	0.01	Yes
I	405	Res/Ind	01	405	SIN	1.00	S30	2,000	2.50			Yes
I	406	Ind/Res	96	406	COM	1.00	S15	10,000	1.35	12	0.01	Yes
I	407	Off/Whse	96	407	COM	1.00	S15	10,000	1.35	18	0.01	Yes
I	408	Off/Manu	96	408	COM	1.00	S15	10,000	1.35	16	0.01	Yes
I	409	Ind Job Shop	96	409	COM	1.00	S15	5,000	1.35	14	0.01	Yes
I	410	Sand+Gravl	96	410	COM	1.00	S15	5,000	1.35	12	0.01	Yes
I	411	Quarry	96	411	COM	1.00	S15	5,000	1.35	12	0.01	Yes
I	412	Othr Mines	96	412	COM	1.00	S15	5,000	1.35	12	0.01	Yes
I	413	Retail/Whse	96	413	COM	1.00	S15	10,000	1.35	12	0.01	Yes
I	414	Off/R&D	96	414	COM	1.00	S15	5,000	1.35	12	0.01	Yes
I	415		96	415	COM	1.00	S15	5,000	1.35	12	0.01	Yes
I	420	Pub Tanks	96	420	COM	1.00	S15	1,000	1.35	12	0.01	Yes
I	421	Tanks LNG	96	421	COM	1.00	S15	1,000	1.35	12	0.01	Yes
I	422	Elec Plant	96	422	COM	1.00	S15	10,000	1.35	14	0.01	Yes
I	423	Elec Trsmn	96	423	COM	1.00	S20	1,000	1.35	12	0.01	Yes
I	424	Elec ROW	00	424		1.00	NSZ	0	0.00	0	0.00	Yes
I	425	Elecsubsta	96	425	COM	1.00	S20	5,000	1.35	14	0.01	Yes
I	426	Gas Plant	96	426	COM	1.00	S20	5,000	1.35	14	0.01	Yes
I	427	Gas ROW	00	427		1.00	NSZ	0	0.00	0	0.00	Yes
I	428	Gas Strg	96	428	COM	1.00	S20	5,000	1.35	12	0.01	Yes
I	429	Gas Substa	96	429	COM	1.00	S20	1,000	1.35	12	0.01	Yes
I	430	Tel X Sta	96	430	COM	1.00	S20	1,000	1.35	12	0.01	Yes
I	431	Tel Rel Tw	96	431	COM	1.00	S20	1,000	1.35	12	0.01	Yes
I	432	Cbl-TV Tw	96	432	COM	1.00	S20	1,000	1.35	12	0.01	Yes
I	433	Rad/TV Tw	96	433	COM	1.00	S20	1,000	1.35	12	0.01	Yes
I	434	Cell Site	96	434	COM	1.00	S20	1,000	1.35	12	0.01	Yes
I	435		96	435	COM	1.00	S20	1,000	1.35	12	0.01	Yes
I	436	Pub Utilit	96	436	COM	1.00	S20	1,000	1.35	12	0.01	Yes

Land Use Code Cost Settings

TRUMBULL, CT

Land Use Class	Code	Description	Bldg Model	Bldg Use	Cost Group	Cost Adjustment	Size Adj Table	Standard Size	Max Size Adj	Standard Wall Hght	Wall Hght Adjustment	Run Cost?
I	437	Pipe Lines	96	437	COM	1.00	S20	1,000	1.35	12	0.01	Yes
I	438	Water Comp Lnd	00	438		1.00	NSZ	0	0.00			Yes
I	439	Water Comp Bldg		439	COM	1.00	S20	5,000	1.35	12	0.01	Yes
I	440	Ind Ld Dv	00	440		1.00	NSZ	0	0.00			Yes
I	441	Ind Ln w/OB	00	441		1.00	NSZ	0	0.00			Yes
I	442	Ind Ln Ud	00	442		1.00	NSZ	0	0.00			Yes
<hr/>												
R	100	Res Vacant Lnd	00	100		1.00	NSZ	0	0.00			Yes
R	1001	Res Vac Ld w/OB	00	1001		1.00	NSZ	0	0.00			Yes
R	1002	Res Lnd Unbuildable	00	1002		1.00	NSZ	0	0.00			Yes
R	100W	Res Vac Lnd WF	00	100W		1.00	NSZ	0	0.00			Yes
R	101	Single Family Res	01	101	SIN	1.00	S30	2,000	2.50			Yes
R	101W	Single Family WF	01	101W	SIN	1.00	S30	2,000	2.50			Yes
R	102	2 Family	01	102	SIN	1.00	S30	2,460	2.50			Yes
R	102W	2 Family WF	01	102W	SIN	1.00	S30	2,460	2.50			Yes
R	103	3 Family	01	103	SIN	1.00	S30	3,200	2.50			Yes
R	104	4 Family	01	104	SIN	1.00	S30	4,270	2.50	8	0.00	Yes
R	105	Condominium	05	105	CND	1.00	S25	1,500	2.50	0	0.00	Yes
R	105G	Condo Option Gar	00	105G		1.00	NSZ	0	0.00			Yes
R	105P	Planned Community	05	105P	CND	1.00	S25	1,500	2.50	0	0.00	Yes
R	105V	Res Condo Vac ld		100		1.00	NSZ	0	0.00			Yes
R	106	Mobile Home	02	106	SIN	1.00	S25	800	2.50	8	1.00	Yes
R	107	SFR w/Accessory Apts	01	107	SIN	1.00	S30	2,000	2.50			Yes
R	107W	SFR WF w/Access Apt	01	107W	SIN	1.00	S30	2,000	2.50			Yes
R	108		00	108		1.00	NSZ	0	0.00			Yes
R	109	Half Duplex	01	109	SIN	1.00	S25	2,000	2.50			Yes
R	110		00	110		1.00	NSZ	0	0.00			Yes
R	113		00	113		1.00	NSZ	0	0.00	0	0.00	Yes
R	114		01	114	SIN	1.00	S30	2,000	2.50			Yes
R	115		01	115	SIN	1.00	S30	2,000	2.50			Yes
R	116		01	116	SIN	1.00	S30	2,000	2.50			Yes
R	117		01	117	SIN	1.00	S30	2,000	2.50			Yes
R	118		00	118		1.00	NSZ	0	0.00			Yes
R	119		01	119	SIN	1.00	S30	2,000	2.50			Yes
R	120		01	120	SIN	1.00	S30	2,000	2.50			Yes
<hr/>												
S	610	Forest	00	610		1.00	NSZ	0	0.00			Yes
S	710	Tillable A	00	710		1.00	NSZ	0	0.00			Yes
S	711	Tillable B	00	711		1.00	NSZ	0	0.00			Yes
S	712	Tillable C	00	712		1.00	NSZ	0	0.00			Yes
S	713	Tillable D	00	713		1.00	NSZ	0	0.00			Yes
S	714	Orchards	00	714		1.00	NSZ	0	0.00			Yes
S	715	Pasture	00	715		1.00	NSZ	0	0.00			Yes

Land Use Code Cost Settings

TRUMBULL, CT

Land Use Class	Use Code	Description	Bldg Model	Bldg Use	Cost Group	Cost Adjustment	Size Adj Table	Standard Size	Max Size Adj	Standard Wall Hght	Wall Hght Adjustment	Run Cost?
S	716	Swamp/Ledge	00	716		1.00	NSZ	0	0.00			Yes
S	717	Forest/Woodland	00	717		1.00	NSZ	0	0.00			Yes
S	800	Open Space	00	800		1.00	NSZ	0	0.00			Yes
S	908	State Forest		610		1.00	NSZ	0	0.00			Yes
S	909	State Open Space		800		1.00	NSZ	0	0.00			Yes
S	940	Mun Open Space		939		1.00	NSZ	0	0.00	0	0.00	Yes

**M13 REPORT
TRUMBULL, CT**

CODE	DESCRIPTION	ASSESSED VALUE
1-1	RES LAND	1,702,418,550
1-2	RES EXCES	10,062,390
1-3	DWELLING	1,774,115,330
1-4	RES OUTBL	39,245,790
1-5	RES CONDO	165,285,650
1-7	CONDO OPT	209,790
11	EX RES LN	6,027,910
12	EX R E AC	1,059,100
13	EX RS DWL	7,566,160
14	EX RS OTB	246,330
2-1	COM LAND	101,872,010
2-2	COM BLDG	308,084,910
2-3	COM APTM	99,203,020
2-4	COM CONDO	149,551,220
2-5	COM OUTBL	9,624,230
2-6	COM LAND	16,690,870
21	EX COM LN	71,949,220
22	EX COM BL	211,550,710
23	EX COM AP	7,806,820
25	EX CM OTB	6,295,730
26	EX C LN A	3,200,610
3-1	IND LAND	26,769,050
3-2	IND BLDG	190,957,410
3-3	IND IMPR	2,407,090
4-1	UTL LAND	4,378,220
4-2	UTL BLDG	854,770
4-3	UTL OUTBL	737,170
5-1	VAC RS LN	20,419,220
5-2	VAC CM LN	8,791,300
5-3	VAC IN LN	957,430
5-4	VAC WTLAN	547,680
5-5	VAC OUTBL	291,830
51	EX VC R L	38,236,800
52	EX VC C L	8,406,300
55	EX VC OTB	2,144,100
6-1	FARM LAND	41,900
6-2	FOREST	42,800
6-3	OPN SPACE	4,900
995	CONDOMAIN	0
		4,998,054,320

SITE INDEX TABLE
TRUMBULL, CT

Land Class	Site Index	Description	Influ Factor
C	1	SITE INDEX 1	0.60
C	2	SITE INDEX 2	0.70
C	3	SITE INDEX 3	0.85
C	4	SITE INDEX 4	0.90
C	5	SITE INDEX 5	1.00
C	6	SITE INDEX 6	1.10
C	7	SITE INDEX 7	1.20
C	8	SITE INDEX 8	1.30
C	9	SITE INDEX 9	1.40
<hr/>			
E	1	SITE INDEX 1	0.60
E	2	SITE INDEX 2	0.70
E	3	SITE INDEX 3	0.85
E	4	SITE INDEX 4	0.90
E	5	SITE INDEX 5	1.00
E	6	SITE INDEX 6	1.10
E	7	SITE INDEX 7	1.20
E	8	SITE INDEX 8	1.30
E	9	SITE INDEX 9	1.40
<hr/>			
I	1	SITE INDEX 1	0.60
I	2	SITE INDEX 2	0.70
I	3	SITE INDEX 3	0.85
I	4	SITE INDEX 4	0.90
I	5	SITE INDEX 5	1.00
I	6	SITE INDEX 6	1.10
I	7	SITE INDEX 7	1.20
I	8	SITE INDEX 8	1.30
I	9	SITE INDEX 9	1.40
<hr/>			
O	1	SITE INDEX 1	0.60
O	2	SITE INDEX 2	0.70
O	3	SITE INDEX 3	0.85
O	4	SITE INDEX 4	0.90
O	5	SITE INDEX 5	1.00
O	6	SITE INDEX 6	1.10
O	7	SITE INDEX 7	1.20
O	8	SITE INDEX 8	1.30
O	9	SITE INDEX 9	1.40

SITE INDEX TABLE
TRUMBULL, CT

Land Class	Site Index	Description	Influ Factor
R	1	SITE INDEX 1	0.60
R	2	SITE INDEX 2	0.70
R	3	SITE INDEX 3	0.85
R	4	SITE INDEX 4	0.90
R	5	SITE INDEX 5	1.00
R	6	SITE INDEX 6	1.10
R	7	SITE INDEX 7	1.20
R	8	SITE INDEX 8	1.30
R	9	SITE INDEX 9	1.40

S	1	SITE INDEX 1	0.60
S	2	SITE INDEX 2	0.70
S	3	SITE INDEX 3	0.85
S	4	SITE INDEX 4	0.90
S	5	SITE INDEX 5	1.00
S	6	SITE INDEX 6	1.10
S	7	SITE INDEX 7	1.20
S	8	SITE INDEX 8	1.30
S	9	SITE INDEX 9	1.40

LAND ADJUSTMENT CODES
TRUMBULL, CT

Nbhd	Land	
Code	Description	Adj
0		1.00
0001		1.00
1		0.65
10		1.75
100		1.20
105		1.00
110		1.20
115		1.00
120		1.20
121		1.20
122		2.30
125		1.25
130		1.30
135		1.35
140		1.40
145		1.45
150		1.50
155		1.55
160		1.60
165		1.65
170		1.70
175		1.75
180		1.80
185		1.85
190		2.85
191		2.95
195		1.95
2		0.65
200		1.10
205		1.05
210		1.20
215		1.15
220		1.20
225		1.15
230		1.20
235		1.15
240		1.40
245		1.30
246		1.35
250		1.50
255		1.55
260		1.60
265		1.65
270		1.70
275		1.75
280		1.55
285		1.85
290		1.90
295		1.95
3		0.80
300		1.03
305		1.30
310		1.12
315		1.15
320		1.10
325		1.25
330		1.30
335		1.35
340		1.30
345		1.35

LAND ADJUSTMENT CODES
TRUMBULL, CT

Nbhd	Land	
Code	Description	Adj
350		1.50
355		1.35
360		1.45
365		1.65
370		1.70
375		1.75
380		1.80
385		1.65
390		1.90
395		1.95
4		0.85
400		1.00
405		1.05
410		1.25
415		1.15
420		1.17
425		1.20
430		1.30
435		1.35
440		1.40
445		1.45
450		1.50
455		1.55
460		1.60
465		1.65
470		1.70
475		1.75
480		1.80
485		1.85
490		1.90
495		4.95
5		1.00
500		1.20
505		1.05
510		1.15
515		1.15
520		1.15
525		1.25
530		1.30
535		1.20
540		1.40
545		1.45
550		1.50
555		1.55
560		1.60
565		1.65
570		1.70
575		1.75
580		1.80
585		1.85
590		1.90
595		1.95
6		1.12
600		1.00
605		0.80
610		0.90
615		0.90
620		0.90
625		1.15
630		1.05

LAND ADJUSTMENT CODES
TRUMBULL, CT

Nbhd	Land	
Code	Description	Adj
635		1.30
640		1.15
645		1.20
650		1.25
655		1.30
660		1.35
665		1.40
670		1.45
675		1.50
680		1.55
685		1.60
690		1.65
695		1.70
7		1.25
8		1.35
9		1.50
A		0.70
B		0.80
C		1.00
D		1.20
E		1.00

Building Tables

Complex Codes Report
TRUMBULL, CT

Condo		Num	Num	Pct	Complex
Cmplx	Description	Lvl	Units	Ownshp	Adj
010	Bridle Trail		52		1.10
020	Carriage Hse C		18		1.07
030	Church Hill S		54		1.15
040	Colonial Vill		11		1.06
045	The Elms		21		1.05
050	Governors Ridg		108		1.06
060	Hawthorne Ridg		39		0.99
080	Regency Meadow		37		1.22
090	Rosebud Vill		16		1.03
100	Stonebridge		21		1.05
110	Tashua Terrace		33		0.94
120	Trmbl Twn Hms		43		1.05
130	Trmbl Twn Comn		125		1.15
140	Vill @ Twin Br		18		1.08
150	Hawley Lane		2		1.00
160	5520 Park Aven		7		2.50
170	160 Hawley Lan		15		2.50
180	115 Technology		48		2.70
190	Corporate Dr		21		1.96
200	St Josephs		3		1.20
210	Woodland Hills		6		0.90
220	Colonial 2		12		1.00
230	105 Technology		2		2.10
240	35 NUTMEG DR		2		1.70

**Condo Unit Location Report
TRUMBULL, CT**

Condo Complex	Unit Location	Description	Percent Adjustment
010	E	Entrance	98
010	I	Inner Circle	100
010	O	Outer Circle	100
010	S	Street	98
010	SE	Street/Entr	98
<hr/>			
020	1	First Floor	100
020	2	Second Floor	105
020	E	Entrance	100
020	S	Street	100
<hr/>			
030	E	End Unit	100
030	H	Hwy	95
030	I	Interior Unit	100
030	O	open space	100
030	S	Street	97
030	SE	Strt/Entrance	95
<hr/>			
040	1		100
040	S	Street	100
<hr/>			
045	1	Entrance	98
045	2	ENTR OTR CIR	99
045	3	DWY MAIN ST	98
045	4	ABTS MN OTR CR	100
045	5	OUTER CIR1	101
045	6	OUTER CIR2	102
045	7	ABUTS MAIN	99
<hr/>			
050	1I	1st Flr Inner	100
050	1O	1st Flr Outer	100
050	1OPD	1 Flr Out Pond	100
050	2I	2nd Flr Inner	100
050	2O	2nd Flr Outer	100
050	2OPD	2 Flr Out Pond	100
050	E	Entrance	100
050	I	Inner	100
050	M	On Primary Roa	100
050	O	Outer	100
050	OPD	Outer - Pond	100
050	OPL	Outer - pool	100
050	OPY	Open Private Y	100
050	PY	Private Yard	100
<hr/>			
060	E	Entrance	98
060	I		100
060	R	Rear	100
060	S	Street	100
<hr/>			
080	E	Entrance	95
080	S	Street	95

**Condo Unit Location Report
TRUMBULL, CT**

Condo Complex	Unit Location	Description	Percent Adjustment
090	E	Entrance	100
090	H	Highway	96
090	S	Street	100
<hr/>			
100	E	Entrance	100
100	EP	Entrance/Pond	100
100	P	Pond	100
100	R	Rear	100
<hr/>			
110	1	First Floor	106
110	2	Second Floor	98
<hr/>			
120	C	Abuts com bldg	100
120	E	End Unit	100
120	I	Interior Unit	100
120	R	Rear	100
120	S	Street	100
120	SE	Str/Entrance	100
<hr/>			
130	1	First Floor	100
130	1 E	1st flr entr	100
130	1 O	1st fl open sp	100
130	1 S	1st flr strt	100
130	1 T	1st flr ten ct	100
130	2	Second Floor	100
130	2 E	2nd flr entr	100
130	2 O	2nd fl open sp	100
130	2 S	2nd flr strt	100
130	2 T	2nd flr ten ct	100
130	E	End Unit	100
130	I	Interior Unit	100
<hr/>			
140	E	Entrance	100
140	P	Park	100
140	S	Street	100
<hr/>			
160	1	First Floor	100
160	2	Second Floor	100
160	3	Third Floor	100
<hr/>			
170	1		100
<hr/>			
180	1		100
180	2		100
180	3		100
<hr/>			
200	1	The Lodge	65
200	2	The Manor	88
200	3	Convent	78
200	4	Teresian	115

**Condo Unit Location Report
TRUMBULL, CT**

Condo Complex	Unit Location	Description	Percent Adjustment
210	L1	ENTRANCE BLDG	96
210	L2	BACK BLDG	100
210	L3	INTERIOR BLDG	100
210	L4	REAR BLDG	100
230	LL	LOWER LEVEL	1

**Condo Unit Type Report
TRUMBULL, CT**

Condo Complex	Unit Type	Description	Percent Adjustment	RCN Override
010	A	Ashwood	110	
010	AA	Ashwood Affd	102	
010	C	Chestnut	102	
<hr/>				
020	1	Flat Aff.	87	
020	2	Free Standing	98	
020	2A	Free St. Aff.	90	
<hr/>				
030	A-1	Sunset	114	
030	A-2	Sunrise	114	
030	A-3	Sunset/Balc	120	
030	A-4	Sunrise/Balc	120	
030	B-1	Horizon	120	
<hr/>				
040	1		91	
<hr/>				
045	A	Newport	129	
045	AA	Nantucket AA	133	
045	AAA	Nantucket AAA	129	
045	BB	Southport	129	
045	BB1	Old Saybrook 1	127	
045	BB2	Old Saybrook 2	139	
045	N	Nantucket A	136	
045	O	Old Saybrook	97	
045	S	Southport	97	
045	SH1	S Hampton 19	90	
045	SH2	S Hampton 20	73	
<hr/>				
050	1	1	115	
050	1 OP	1 OPT	109	
050	2 OP	2 OPT	109	
050	3	3	114	
050	3 OP	3 OPT	109	
050	4	4	112	
050	5	5	110	
050	A	Austin	116	
050	AD	Adams	110	
050	B	Brooks	114	
050	C	Chapin	115	
050	D	Danforth	111	
050	ELS	Ellsworth	115	
050	ELS-	ELLSWORTH-	115	
050	ESN	Eisenhower	110	
050	F	Forbes	122	
050	G	Griswold	122	
050	H	Hitchcock	122	
050	J	Jefferson	99	
050	K	Kennedy	99	
050	L	Lincoln	90	
050	R	Roosevelt	94	
050	W	Washington	94	
<hr/>				
060	C	Colonial	90	

Condo Unit Type Report
TRUMBULL, CT

Condo Complex	Unit Type	Description	Percent Adjustment	RCN Override
060	D	Duplex Col	99	
080	A	Annapolis	86	
080	B	Bristol	92	
080	V	Victoria	89	
090	A	A Model	130	
090	AA	A Affordable	123	
090	B	B Model	130	
090	BA	B Affordable	123	
100	CC	Cape Cod	94	
100	CCA	C Cod Aff.	85	
100	RR	Raised Ranch	90	
100	RRA	R Ranch Aff.	81	
100	SL	Split Level	94	
100	SLA	S Level Aff.	85	
110	1	Interior Unit	100	
110	2	End Unit	101	
120	A	Type A, Access	52	
120	B	Type B, Access	52	
120	C	Type C	47	
120	D	Type D	51	
120	E	Type E	51	
120	F	Type F	51	
120	G	Type G	47	
120	H	Type H	61	
120	I	Type I	59	
120	J	Type J	63	
120	K	Type K	64	
120	L	Type L	51	
120	S	Type S	51	
120	SS	Social Center	0	
130	A	Type A	98	
130	ASH	Ashley	98	
130	AUB	Auburn	98	
130	B	Type B	101	
130	BDF	Bedford	101	
130	BER	Berwin	101	
130	BLK	Blake	101	
130	BLR	Blair	101	
130	BRN	Brentwood	101	
130	BTL	Butler	101	
130	C	Type C	102	
130	CNF	Canfield	102	
130	CON	Concord	102	
130	D	Type D	120	
130	DNB	Dunbar	120	
130	DRF	Deerfield	120	
130	DRN	Darren	120	
130	DVR	Dover	120	

**Condo Unit Type Report
TRUMBULL, CT**

Condo Complex	Unit Type	Description	Percent Adjustment	RCN Override
130	DWN	Downes	120	
130	E	Type E	120	
140	CC	Cape Cod	81	
140	CO	Colonial	84	
140	RR	Raised Ranch	80	
140	SL	Split Level	80	
140	T1	Townhouse	90	
140	T2	Townhouse	89	
140	T3	Townhouse	90	
140	T4	Townhouse	90	
150	1		130	
150	2		265	
160	1	Typical Unit	130	
160	2	Large Unit	125	
160	3	Unit 8	155	
170	1	<1200	130	
170	2	1200-1600	150	
170	3	>1600	175	
180	1	LOWER LEVEL	55	
180	2	1400-2749	60	
180	3	2750-6000	64	
180	4	Storage	30	
180	5	FINSTG	50	
180	6	6000+	45	
190	1	UNFSTG	80	
190	2	FINISHED	87	
210	E	END UNIT	100	
210	EW	XTRA WINDOWS	100	
210	I	INTERIOR UNIT	100	
230	1		114	
240	1	UNIT 1	125	
240	2	UNIT 2	110	

**Cost Group Rates
TRUMBULL, CT**

Group	Style	Style Description	Base Rate	Depreciation Table	Bldg Size Adj Pct
CND	100	Comm Condo	97.00	4	100
CND	102	Spcl Med Condo	127.00	4	100
CND	103	Spcl Med Condo II	320.00	4	100
CND	55	Condominium	205.00	4	100
CND	56	Condo Office	83.00	4	100
CND	90	Retail Condo	83.00	4	100
CND	98	Indust Condo	66.00	4	100
<hr/>					
COM	101	Computer Data Center	292.00	4	100
COM	104	Assisted Living II	160.00	4	100
COM	105	Independent Living	120.00	4	100
COM	14	Apartment Bldg	148.00	4	100
COM	20	Pump House Munic	536.00	4	100
COM	22	Supermarket	110.00	4	100
COM	23	Commercial	82.00	4	100
COM	24	Retail Strip Ctr	118.00	4	100
COM	25	Service Shop	53.00	4	100
COM	26	Serv Station	126.00	4	100
COM	27	Auto Sales Rpr	61.00	4	100
COM	28	Funeral Home	143.00	4	100
COM	29	Nursing Home	110.00	4	100
COM	30	Restaurant	135.00	4	100
COM	31	Bank	257.00	4	100
COM	32	Theaters Encl.	114.00	4	100
COM	33	Bar/Tavern	105.00	4	100
COM	34	Arena	47.00	4	100
COM	35	Old Style Off/Ret	72.00	4	100
COM	36	Store	103.00	4	100
COM	37	Office Bldg	100.00	4	100
COM	38	Profess Office	125.00	4	100
COM	39	Motel	93.00	4	100
COM	40	Light Indust	49.00	4	100
COM	41	Research/Devel	77.00	4	100
COM	42	Heavy Indust	111.00	4	100
COM	43	Car Wash	130.00	4	100
COM	44	Country Club	138.00	4	100
COM	45	Pump House	233.00	4	100
COM	46	Fast Food Rest	140.00	4	100
COM	47	Fast Food Loc	120.00	4	100
COM	48	Warehouse	41.00	4	100
COM	49	Gas-Mart	220.00	4	100
COM	50	Convenience St	120.00	4	100
COM	51	Pre-Eng Gar	37.00	4	100

**Cost Group Rates
TRUMBULL, CT**

Group	Style	Style Description	Base Rate	Depreciation Table	Bldg Size Adj Pct
COM	52	Pre-Eng Mfg	38.00	4	100
COM	53	Pre-Eng Warehs	36.00	4	100
COM	54	Health Club	78.00	4	100
COM	57	Library	175.00	4	100
COM	58	Town Hall	175.00	4	100
COM	59	Fire Station	152.00	4	100
COM	60	Post Office	135.00	4	100
COM	61	Dry Cln/Laundry	84.00	4	100
COM	62	Parking Garage	55.00	4	100
COM	63	Vet Hospital	151.00	4	100
COM	64	Tennis Club	50.00	4	100
COM	65	Board Hse	94.00	4	100
COM	66	Hotel	149.00	4	100
COM	67	Coin-op CarWsh	66.00	4	100
COM	68	Food Process	66.00	4	100
COM	69	Truck Terminal	66.00	4	100
COM	70	Dormitory	125.00	4	100
COM	71	Churches	175.00	4	100
COM	72	School	175.00	4	100
COM	73	Modular Class Rm	123.00	4	100
COM	74	Assist Living	130.00	4	100
COM	75	Daycare	93.00	4	100
COM	76	Mortuary/Cemet	108.00	4	100
COM	77	Clubs/Lodges	109.00	4	100
COM	78	Municipal Rest. Room	181.00	4	100
COM	79	Telephone Bldg	172.00	4	100
COM	80	Stores/Apt	100.00	4	100
COM	81	Office/Apt	91.00	4	100
COM	82	Retail/Office	103.00	4	100
COM	83	Mall	326.00	4	100
COM	84	Retail Warehouse	73.00	4	100
COM	85	Hospital	243.00	4	100
COM	86	Comm/Res	74.00	4	100
COM	87	Group Home	123.00	4	100
COM	88	Office/Mfg	80.00	4	100
COM	89	Dept Store	111.00	4	100
COM	902	Data Center II	571.00	4	100
COM	903	Data Center III	1,201.00	4	100
COM	904	Distribution Warehouse	84.00	4	100
COM	91	Police Station	175.00	4	100
COM	92	Off/R&D	100.00	4	100
COM	93	Self/Storage	68.00	4	100
COM	94	Outbuildings	0.00	4	100
COM	95	Garage/Office	43.00	4	100
COM	96	Office/Warehs	70.00	4	100

Cost Group Rates
TRUMBULL, CT

Group	Style	Style Description	Base Rate	Depreciation Table	Bldg Size Adj Pct
COM	97	High Rise Apt	155.00	4	100
COM	99	Vacant Land	0.00	4	100
SIN	01	Ranch	85.00	4	100
SIN	02	Split-Level	88.00	4	100
SIN	03	Colonial	95.00	4	100
SIN	04	Cape Cod	98.00	4	100
SIN	05	Bungalow	84.00	4	100
SIN	06	Conventional	95.00	4	100
SIN	07	Modern/Contemp	88.00	4	100
SIN	08	Raised Ranch	95.00	4	100
SIN	09	Multi Family	88.00	4	100
SIN	10	Family Duplex	94.00	4	100
SIN	11	Family Conver.	94.00	4	100
SIN	12	Victorian	94.00	4	100
SIN	13	Tudor	94.00	4	100
SIN	15	Cottage	84.00	4	100
SIN	16	High Ranch	95.00	4	100
SIN	17	Apt/Res Garage	84.00	4	100
SIN	18	Studio	79.00	4	100
SIN	19	Inn/B&B	101.00	4	100
SIN	21	Half Duplex	140.00	4	100
SIN	59	Fire Station	152.00	4	100
SIN	94	Outbuildings	0.00	4	100
SIN	99	Vacant Land	0.00	4	100

**EXTRA FEATURE CODES
TRUMBULL, CT**

Code	Description	Sub Code	Description	Unit Type	Unit Price	Measure 1 Price	Measure 2 Price
A/C	Air Conditioning			S.F.	3.25	0.00	0.00
ATM1	ATM			Units	50,000.00	0.00	0.00
BGR	Bsmt Garage			Units	10,000.00	0.00	0.00
BGRT	Bsmt Gar TTHms			Units	0.01	0.00	0.00
BOX	Safe Dep Box			Units	96.00	0.00	0.00
CAG	Att Garage - Condo	050	GovrnRidg	S.F.	50.00	0.00	0.00
CAG	Att Garage - Condo	080	Regency	S.F.	50.00	0.00	0.00
CAG	Att Garage - Condo	130	TrumComm	S.F.	50.00	0.00	0.00
CAG	Att Garage - Condo	120	TTHome	S.F.	0.01	0.00	0.00
CAG	Att Garage - Condo	060	HawthRidge	S.F.	50.00	0.00	0.00
CBG	Condo basement garag			Units	7,500.00	0.00	0.00
CLR1	Cooler			S.F.	21.00	0.00	0.00
CLR2	Freezer			S.F.	32.00	0.00	0.00
CNP1	Canopy			S.F.	16.50	0.00	0.00
CNP2	Gas Canopy			S.F.	41.00	0.00	0.00
CNP3	Bank Canopy			S.F.	41.00	0.00	0.00
DUW1	Drive Up Wndow			Units	11,500.00	0.00	0.00
DUW2	Drive Up w/Pneu Tube			Units	24,000.00	0.00	0.00
DUW3	Drive Up w/TV & Tube			Units	58,000.00	0.00	0.00
ELV	Elevator	R	Residential	Units	55,000.00	0.00	0.00
ELV	Elevator	P	Passenger	Units	80,000.00	0.00	0.00
ELV	Elevator	F	Freight	Units	85,000.00	0.00	0.00
ELVR	Elevator	RE	Residential	Units	55,000.00	0.00	0.00
ENC1	Enclosure Unf			S.F.	31.00	0.00	0.00
ENC2	Enclosure Fin			S.F.	42.00	0.00	0.00
ENC3	Enclosure w Partit			S.F.	52.00	0.00	0.00
FBM	Finished Bsmt			S.F.	30.00	0.00	0.00
FPL	Fireplace			Units	5,000.00	0.00	0.00
FPO	Fireplace x Opening			Units	2,500.00	0.00	0.00
LDL1	Load Leveler			Units	4,400.00	0.00	0.00
LDL2	Load Lvr Man.			Units	1,499.00	0.00	0.00
LFT1	Lift Light			Units	3,800.00	0.00	0.00
LFT2	Lift Heavy			Units	4,700.00	0.00	0.00
MEZ1	Mezzanine Unf.			S.F.	19.00	0.00	0.00
MEZ2	Mezzanine Fin.			S.F.	28.00	0.00	0.00
MEZ3	Mezz. w Partit			S.F.	42.00	0.00	0.00
NDP	Night Dep Box			Units	16,000.00	0.00	0.00
PCT	Paddleball Ct			Units	50,000.00	0.00	0.00
RQT	Racquetball Ct			Units	44,000.00	0.00	0.00
SAU	Sauna			S.F.	175.00	0.00	0.00
SPL	Indoor Pool			S.F.	75.00	0.00	0.00
SPR	Sprinklers	CS	Concealed	S.F.	3.40	0.00	0.00
SPR	Sprinklers	RS	Residential	S.F.	3.20	0.00	0.00
SPR	Sprinklers	DR	Dry	S.F.	4.20	0.00	0.00
SPR	Sprinklers	WT	Wet	S.F.	3.40	0.00	0.00
TUB	Whirlpool Tub			Units	2,000.00	0.00	0.00
VL1	Vault			S.F.	120.00	0.00	0.00
WHL	Hot Tub/Spa			Units	5,000.00	0.00	0.00

**OUTBUILDING CODES
TRUMBULL, CT**

Code	Description	Sub Code	Description	Unit Type	Unit Price	Measure 1 Price	Measure 2 Price
ANTG	Guyed Tower			L.F.	310.00	0.00	0.00
ANTR	Radio Antenna			L.F.	155.00	0.00	0.00
ANTS	Self Sup Tower			L.F.	1,100.00	0.00	0.00
ATMB	ATM Enclosure			Units	48,000.00	0.00	0.00
ATMD	ATM Drv/Walk Up			Units	33,000.00	0.00	0.00
BHS1	Comm Bth Hse	BR	Brick/Frame	S.F.	62.00	0.00	0.00
BHS1	Comm Bth Hse	CB	CindBk/Frame	S.F.	27.00	0.00	0.00
BHS1	Comm Bth Hse	FR	Frame	S.F.	34.00	0.00	0.00
BOAT	Boat Hse	FR	Frame	S.F.	32.00	0.00	0.00
BOAT	Boat Hse	BR	Brick/Frame	S.F.	31.00	0.00	0.00
BOAT	Boat Hse	SN	Stone/Frame	S.F.	55.00	0.00	0.00
BOAT	Boat Hse	CB	CindBk/Frame	S.F.	26.00	0.00	0.00
BRN1	Barn 1 Story	FR	Frame	S.F.	23.00	0.00	0.00
BRN1	Barn 1 Story	SN	Stone/Frame	S.F.	39.00	0.00	0.00
BRN1	Barn 1 Story	CB	CindBk/Frame	S.F.	27.00	0.00	0.00
BRN2	Barn w Bsmt	FR	Frame	S.F.	34.00	0.00	0.00
BRN2	Barn w Bsmt	SN	Stone/Frame	S.F.	58.00	0.00	0.00
BRN2	Barn w Bsmt	CB	CindBk/Frame	S.F.	40.00	0.00	0.00
BRN3	Barn w Loft	SN	Stone/Frame	S.F.	46.00	0.00	0.00
BRN3	Barn w Loft	CB	CindBk/Frame	S.F.	31.00	0.00	0.00
BRN3	Barn w Loft	FR	Frame	S.F.	26.00	0.00	0.00
BRN4	Barn w Lft Bsmt	SN	Stone/Frame	S.F.	65.00	0.00	0.00
BRN4	Barn w Lft Bsmt	FR	Frame	S.F.	38.00	0.00	0.00
BRN4	Barn w Lft Bsmt	CB	CindBk/Frame	S.F.	40.00	0.00	0.00
BRN5	Barn 2 St.	FR	Frame	S.F.	45.00	0.00	0.00
BRN5	Barn 2 St.	CB	CindBk/Frame	S.F.	46.00	0.00	0.00
BRN5	Barn 2 St.	SN	Stone/Frame	S.F.	78.00	0.00	0.00
BRN6	Barn 2 St w Bs	FR	Frame	S.F.	55.00	0.00	0.00
BRN6	Barn 2 St w Bs	CB	CindrBlk/Fr	S.F.	65.00	0.00	0.00
BRN6	Barn 2 St w Bs	SN	Stone/Frame	S.F.	95.00	0.00	0.00
BRN7	Barn Tobacco	FR	Frame	S.F.	11.00	0.00	0.00
BRN8	Pole Barn	FR	Frame	S.F.	17.00	0.00	0.00
BRN9	Bank Barn	CB	CindBk/Frame	S.F.	40.00	0.00	0.00
BRN9	Bank Barn	FR	Frame	S.F.	35.00	0.00	0.00
BRN9	Bank Barn	SN	Stone/Frame	S.F.	58.00	0.00	0.00
BTH1	Bath House	BR	Brick/Frame	S.F.	85.00	0.00	0.00
BTH1	Bath House	FR	Frame	S.F.	60.00	0.00	0.00
BTH1	Bath House	ST	Stucco	S.F.	60.00	0.00	0.00
BTH1	Bath House	SN	Stone/Frame	S.F.	90.00	0.00	0.00
BTH1	Bath House	CB	CindBk/Frame	S.F.	65.00	0.00	0.00
BTH2	Cabana/Heat/Plb/Dres	FR	Frame	S.F.	120.00	0.00	0.00
BTH2	Cabana/Heat/Plb/Dres	BR	Brick/Frame	S.F.	145.00	0.00	0.00
BTH2	Cabana/Heat/Plb/Dres	SN	Stone/Frame	S.F.	150.00	0.00	0.00
BTH2	Cabana/Heat/Plb/Dres	ST	Stucco	S.F.	120.00	0.00	0.00
BTH3	Cabana/Basic	SN	Stone	S.F.	75.00	0.00	0.00
BTH3	Cabana/Basic	BR	Brick	S.F.	70.00	0.00	0.00
BTH3	Cabana/Basic	ST	Stucco	S.F.	50.00	0.00	0.00
BTH3	Cabana/Basic	FR	Frame	S.F.	50.00	0.00	0.00
CAB1	Cabin			S.F.	52.00	0.00	0.00
CB1	PreCastConcGas			S.F.	360.00	0.00	0.00
CB2	PreCastConcEle			S.F.	360.00	0.00	0.00
CB3	PreCastConcCel			S.F.	360.00	0.00	0.00
CB4	PreCastConcRad			S.F.	360.00	0.00	0.00
CDG	Det Garage - Condo	060	HawthRidge	S.F.	50.00	0.00	0.00
CDG	Det Garage - Condo	050	GovrnRidg	S.F.	50.00	0.00	0.00
CDG	Det Garage - Condo	080	Regency	S.F.	50.00	0.00	0.00
CDG	Det Garage - Condo	110	Tashua Terr	S.F.	50.00	0.00	0.00
CDG	Det Garage - Condo	130	TrumComm	S.F.	50.00	0.00	0.00
CDK	Composite Deck			S.F.	20.00	0.00	0.00
CNP	Canopy			S.F.	8.50	0.00	0.00

**OUTBUILDING CODES
TRUMBULL, CT**

Code	Description	Sub Code	Description	Unit Type	Unit Price	Measure 1 Price	Measure 2 Price
DCK	Dock	FR	Frame	S.F.	50.00	0.00	0.00
DCK	Dock	CN	Concrete	S.F.	50.00	0.00	0.00
DCK	Dock	SN	Stone	S.F.	50.00	0.00	0.00
FCP	Carpport			S.F.	12.00	0.00	0.00
FEP	Enclosed Porch	BR	Brick/Frame	S.F.	50.00	0.00	0.00
FEP	Enclosed Porch	SN	Stone/Frame	S.F.	50.00	0.00	0.00
FEP	Enclosed Porch	ST	Stucco	S.F.	50.00	0.00	0.00
FEP	Enclosed Porch	FR	Frame	S.F.	50.00	0.00	0.00
FEP2	Enclosed Porch 2	BR	Brick	S.F.	60.00	0.00	0.00
FEP2	Enclosed Porch 2	SN	Stone	S.F.	70.00	0.00	0.00
FEP2	Enclosed Porch 2	ST	Stucco	S.F.	70.00	0.00	0.00
FEP2	Enclosed Porch 2	FR	Frame	S.F.	70.00	0.00	0.00
FGR1	Garage	SN	Stone/Frame	S.F.	60.00	0.00	0.00
FGR1	Garage	FR	Frame	S.F.	50.00	0.00	0.00
FGR1	Garage	CB	CindBk/Frame	S.F.	45.00	0.00	0.00
FGR1	Garage	ST	Stucco	S.F.	55.00	0.00	0.00
FGR1	Garage	BR	Brick/Frame	S.F.	60.00	0.00	0.00
FGR2	Garage w Lft	CB	CindBk/Frame	S.F.	45.00	0.00	0.00
FGR2	Garage w Lft	FR	Frame	S.F.	50.00	0.00	0.00
FGR2	Garage w Lft	ST	Stucco	S.F.	55.00	0.00	0.00
FGR2	Garage w Lft	SN	Stone/Frame	S.F.	55.00	0.00	0.00
FGR2	Garage w Lft	BR	Brick/Frame	S.F.	55.00	0.00	0.00
FGR3	Gar. w/Bsmt	FR	Frame	S.F.	70.00	0.00	0.00
FGR3	Gar. w/Bsmt	BR	Brick/Frame	S.F.	80.00	0.00	0.00
FGR3	Gar. w/Bsmt	ST	Stucco	S.F.	80.00	0.00	0.00
FGR3	Gar. w/Bsmt	SN	Stone/Frame	S.F.	95.00	0.00	0.00
FGR3	Gar. w/Bsmt	CB	CindBk/Frame	S.F.	70.00	0.00	0.00
FGR4	Gar w Lft&Bsmt	FR	Frame	S.F.	67.00	0.00	0.00
FGR4	Gar w Lft&Bsmt	BR	Brick/Frame	S.F.	71.75	0.00	0.00
FGR4	Gar w Lft&Bsmt	CB	CindBk/Frame	S.F.	62.50	0.00	0.00
FGR4	Gar w Lft&Bsmt	ST	Stucco	S.F.	67.00	0.00	0.00
FGR4	Gar w Lft&Bsmt	SN	Stone/Frame	S.F.	96.00	0.00	0.00
FGR5	Gar. 2 Story	BR	Brick/Frame	S.F.	69.70	0.00	0.00
FGR5	Gar. 2 Story	SN	Stone/Frame	S.F.	118.00	0.00	0.00
FGR5	Gar. 2 Story	FR	Frame	S.F.	60.00	0.00	0.00
FGR5	Gar. 2 Story	ST	Stucco	S.F.	60.00	0.00	0.00
FGR5	Gar. 2 Story	CB	CindBk/Frame	S.F.	55.00	0.00	0.00
FGR6	Gar. 2 St w/Bsmt	SN	Stone/Frame	S.F.	123.00	0.00	0.00
FGR6	Gar. 2 St w/Bsmt	ST	Stucco	S.F.	64.75	0.00	0.00
FGR6	Gar. 2 St w/Bsmt	BR	Brick/Frame	S.F.	74.70	0.00	0.00
FGR6	Gar. 2 St w/Bsmt	FR	Frame	S.F.	64.75	0.00	0.00
FGR6	Gar. 2 St w/Bsmt	CB	CindBk/Frame	S.F.	57.30	0.00	0.00
FN1	Fence 4'			L.F.	11.00	0.00	0.00
FN2	Fence 5'			L.F.	13.00	0.00	0.00
FN3	Fence 6'			L.F.	15.20	0.00	0.00
FN4	Fence 8'			L.F.	19.40	0.00	0.00
FN5	Fence 10'			L.F.	24.00	0.00	0.00
FOP	Open Porch	BR	Brick/Frame	S.F.	40.00	0.00	0.00
FOP	Open Porch	FR	Frame	S.F.	30.00	0.00	0.00
FOP	Open Porch	SN	Stone/Frame	S.F.	40.00	0.00	0.00
FOP	Open Porch	ST	Stucco	S.F.	35.00	0.00	0.00
FSP	Screen Porch	FR	Frame	S.F.	30.00	0.00	0.00
FUB	Farm Utility Bldg	BR	Brick/Frame	S.F.	23.00	0.00	0.00
FUB	Farm Utility Bldg	CB	CindBk/Frame	S.F.	19.00	0.00	0.00
FUB	Farm Utility Bldg	MT	Metal	S.F.	9.50	0.00	0.00
FUB	Farm Utility Bldg	FR	Frame	S.F.	13.00	0.00	0.00
GAZ1	Gazebo			S.F.	30.50	0.00	0.00
GAZ2	Gazebo Screened			S.F.	31.50	0.00	0.00
GRN1	Res Gren Hse			S.F.	26.25	0.00	0.00
GRN2	Comm Green Hse			S.F.	30.00	0.00	0.00

**OUTBUILDING CODES
TRUMBULL, CT**

Code	Description	Sub Code	Description	Unit Type	Unit Price	Measure 1 Price	Measure 2 Price
GRN3	Green Hse Plst			S.F.	5.25	0.00	0.00
HOLE	Golf Course			Units	165,000.00	0.00	0.00
IMP	Implement Shed			S.F.	8.25	0.00	0.00
KEN1	Kennel			S.F.	16.00	0.00	0.00
KSK1	Kiosk - Retail			S.F.	240.00	0.00	0.00
KSK2	Kiosk - Gas			S.F.	270.00	0.00	0.00
KSK3	Kiosk - Office			S.F.	240.00	0.00	0.00
LNT	Lean-To			S.F.	4.25	0.00	0.00
LT1	Light - 1			Units	2,050.00	0.00	0.00
LT2	Light - 2			Units	3,020.00	0.00	0.00
LT3	Light - 3			Units	4,020.00	0.00	0.00
LT4	Light - 4			Units	5,020.00	0.00	0.00
PARK	Parking Space			Units	11,800.00	0.00	0.00
PAT1	Patio	CR	Concrete	S.F.	10.00	0.00	0.00
PAT1	Patio	BR	Brick	S.F.	10.50	0.00	0.00
PAT1	Patio	ST	Stone	S.F.	15.50	0.00	0.00
PAV1	Paving Asph.			S.F.	3.25	0.00	0.00
PAV2	Paving Concrct			S.F.	4.10	0.00	0.00
PDK	Pool Deck			S.F.	30.00	0.00	0.00
PLT1	Pltry Hse 1 St			S.F.	13.00	0.00	0.00
PLT2	Pltry Hse 2 St			S.F.	19.00	0.00	0.00
PMP1	1 Hse Pmp 1 Sd			Units		0.00	0.00
PMP2	2 Hse Pmp 1 Sd			Units		0.00	0.00
PMP3	3 Hse Pmp 1 Sd			Units		0.00	0.00
PMP4	1 Hse Pmp 2 Sd			Units		0.00	0.00
PMP5	2 Hse Pmp 2 Sd			Units		0.00	0.00
PMP6	3 Hse Pmp 2 Sd			Units		0.00	0.00
PMP7	1 Hose Mech Pmp			Units		0.00	0.00
PMPH	Pump Hse			S.F.	360.00	0.00	0.00
PMPR	Pump Hse Res	CB	CindBk/Frame	S.F.	55.00	0.00	0.00
PMPR	Pump Hse Res	SN	Stone/Frame	S.F.	55.00	0.00	0.00
PMPR	Pump Hse Res	BR	Brick/Frame	S.F.	55.00	0.00	0.00
PMPR	Pump Hse Res	FR	Frame	S.F.	55.00	0.00	0.00
POR	Pergola			S.F.	15.00	0.00	0.00
PRK1	Covered Parking			Units	105,000.00	0.00	0.00
RAR	Riding Arena			S.F.	17.00	0.00	0.00
SHD1	Shed	CB	CindBk/Frame	S.F.	13.00	0.00	0.00
SHD1	Shed	BR	Brick/Frame	S.F.	18.00	0.00	0.00
SHD1	Shed	MT	Metal	S.F.	4.00	0.00	0.00
SHD1	Shed	VN	Vinyl	S.F.	4.00	0.00	0.00
SHD1	Shed	FR	Frame	S.F.	10.00	0.00	0.00
SHD1	Shed	SN	Stone/Frame	S.F.	22.00	0.00	0.00
SHP1	Work Shop	SN	Stone/Frame	S.F.	24.00	0.00	0.00
SHP1	Work Shop	CB	CindBk/Frame	S.F.	15.00	0.00	0.00
SHP1	Work Shop	BR	Brick/Frame	S.F.	20.00	0.00	0.00
SHP1	Work Shop	FR	Frame	S.F.	12.00	0.00	0.00
SLO1	Silo Wood			DIAXHT	16.00	0.00	0.00
SLO2	Silo Porc.			DIAXHT	40.00	0.00	0.00
SLO3	Silo Con Trnch			DIAXHT	6.00	0.00	0.00
SPL1	InGround Pool	FG	Fiberglass	S.F.	75.00	0.00	0.00
SPL1	InGround Pool	GN	Gunite	S.F.	100.00	0.00	0.00
SPL1	InGround Pool	CR	Concrete	S.F.	75.00	0.00	0.00
SPL1	InGround Pool	VN	Vinyl	S.F.	55.00	0.00	0.00
SPL1	InGround Pool	GNH	Heated/Gunite	S.F.	100.00	0.00	0.00
SPL1	InGround Pool	CRH	Heated/Concrct	S.F.	75.00	0.00	0.00
SPL1	InGround Pool	FGH	Heated/Fiberglass	S.F.	75.00	0.00	0.00
SPL1	InGround Pool	VNH	Heated/Vinyl	S.F.	55.00	0.00	0.00
SPL2	Pool AG Rnd			DIAMETER	0.01	0.00	0.00
SPL3	Pool AG Oval			Units	0.01	0.00	0.00
SPL4	Pool AG Rect.			S.F.	0.01	0.00	0.00

**OUTBUILDING CODES
TRUMBULL, CT**

Code	Description	Sub Code	Description	Unit Type	Unit Price	Measure 1 Price	Measure 2 Price
STB1	Stable	SN	Stone/Frame	S.F.	57.00	0.00	0.00
STB1	Stable	BR	Brick/Frame	S.F.	43.50	0.00	0.00
STB1	Stable	FR	Frame	S.F.	24.50	0.00	0.00
STB1	Stable	CB	CindBk/Frame	S.F.	31.00	0.00	0.00
TEN	Tennis Crt	CR	Concrete	Units	40,000.00	0.00	0.00
TEN	Tennis Crt	CL	Clay	Units	34,000.00	0.00	0.00
TEN	Tennis Crt	AS	Asphalt	Units	36,000.00	0.00	0.00
TNK1	Tank Under Grn			GALS	1.35	0.00	0.00
TNK2	Tank 3K-10K			GALS	3.60	0.00	0.00
TNK3	Tank >10K			GALS	2.90	0.00	0.00
TNK4	Tank >200K			GALS	1.60	0.00	0.00
UTF	UTIL FOUND 1			Units	26,000.00	0.00	0.00
UTIL	UTIL BLDG 1			S.F.	55.00	0.00	0.00
WDK	Wood Deck			S.F.	25.00	0.00	0.00

**SUBAREA CODES
TRUMBULL, CT**

Area Type	Description	Model	Living	
			Area Factor	Eff Area %
AOF	Office Area	01	1.00	100
AOF	Office Area	02	1.00	100
AOF	Office Area	03	1.00	100
AOF	Office Area	04	1.00	100
AOF	Office Area	05	1.00	100
AOF	Office Area	06	1.00	135
AOF	Office Area	94	1.00	100
AOF	Office Area	95	1.00	105
AOF	Office Area	96	1.00	135
<hr/>				
APA	Apartment, Attic	01	0.20	20
APA	Apartment, Attic	02	0.00	0
APA	Apartment, Attic	03	0.20	20
APA	Apartment, Attic	04	0.20	30
APA	Apartment, Attic	05	0.20	20
APA	Apartment, Attic	06	0.20	30
APA	Apartment, Attic	94	0.20	20
APA	Apartment, Attic	95	0.20	30
APA	Apartment, Attic	96	0.20	30
<hr/>				
APE	Apartment, Exp Attic	01	0.45	45
APE	Apartment, Exp Attic	02	0.00	0
APE	Apartment, Exp Attic	03	0.35	35
APE	Apartment, Exp Attic	04	0.35	53
APE	Apartment, Exp Attic	05	0.45	45
APE	Apartment, Exp Attic	06	0.35	53
APE	Apartment, Exp Attic	94	0.35	35
APE	Apartment, Exp Attic	95	0.35	53
APE	Apartment, Exp Attic	96	0.35	53
<hr/>				
APH	Apartment, Half Story	01	0.60	60
APH	Apartment, Half Story	02	0.60	60
APH	Apartment, Half Story	03	0.60	60
APH	Apartment, Half Story	04	0.60	75
APH	Apartment, Half Story	05	0.60	60
APH	Apartment, Half Story	06	0.60	75
APH	Apartment, Half Story	94	0.60	60
APH	Apartment, Half Story	95	0.60	75
APH	Apartment, Half Story	96	0.60	75
<hr/>				
APQ	Apartment, 3/4 Story	01	0.80	80
APQ	Apartment, 3/4 Story	02	0.80	80
APQ	Apartment, 3/4 Story	03	0.80	80
APQ	Apartment, 3/4 Story	04	0.80	112
APQ	Apartment, 3/4 Story	05	0.80	80
APQ	Apartment, 3/4 Story	06	0.80	112
APQ	Apartment, 3/4 Story	94	0.80	80
APQ	Apartment, 3/4 Story	95	0.80	112
APQ	Apartment, 3/4 Story	96	0.80	112
<hr/>				
APT	Apartment	01	1.00	100
APT	Apartment	02	1.00	100
APT	Apartment	03	1.00	100
APT	Apartment	04	1.00	100

**SUBAREA CODES
TRUMBULL, CT**

Area Type	Description	Model	Living	
			Area Factor	Eff Area %
APT	Apartment	05	1.00	100
APT	Apartment	06	1.00	115
APT	Apartment	94	1.00	115
APT	Apartment	95	1.00	135
APT	Apartment	96	1.00	135
<hr/>				
BAS	First Floor	01	1.00	100
BAS	First Floor	02	1.00	100
BAS	First Floor	03	1.00	100
BAS	First Floor	04	1.00	100
BAS	First Floor	05	1.00	100
BAS	First Floor	06	1.00	100
BAS	First Floor	94	1.00	100
BAS	First Floor	95	1.00	100
BAS	First Floor	96	1.00	100
<hr/>				
BLC	Balcony	01	0.00	15
BLC	Balcony	02	0.00	15
BLC	Balcony	03	0.00	15
BLC	Balcony	04	0.00	15
BLC	Balcony	05	0.00	15
BLC	Balcony	06	0.00	20
BLC	Balcony	94	0.00	20
BLC	Balcony	95	0.00	20
BLC	Balcony	96	0.00	20
<hr/>				
CAN	Canopy	01	0.00	20
CAN	Canopy	02	0.00	30
CAN	Canopy	03	0.00	30
CAN	Canopy	04	0.00	20
CAN	Canopy	05	0.00	20
CAN	Canopy	06	0.00	20
CAN	Canopy	94	0.00	20
CAN	Canopy	95	0.00	20
CAN	Canopy	96	0.00	20
<hr/>				
CDK	Composite Deck	01	0.00	10
CDK	Composite Deck	02	0.00	10
CDK	Composite Deck	03	0.00	10
CDK	Composite Deck	04	0.00	10
CDK	Composite Deck	05	0.00	10
CDK	Composite Deck	06	0.00	10
CDK	Composite Deck	94	0.00	10
CDK	Composite Deck	95	0.00	10
CDK	Composite Deck	96	0.00	10
<hr/>				
CLP	Covered Loading Platform	01	0.00	0
CLP	Covered Loading Platform	02	0.00	0
CLP	Covered Loading Platform	03	0.00	0
CLP	Covered Loading Platform	04	0.00	30
CLP	Covered Loading Platform	05	0.00	0
CLP	Covered Loading Platform	06	0.00	30
CLP	Covered Loading Platform	94	0.00	30
CLP	Covered Loading Platform	95	0.00	30
CLP	Covered Loading Platform	96	0.00	30

**SUBAREA CODES
TRUMBULL, CT**

Area Type	Description	Model	Living Area Factor	Eff Area %
CPK	Covered Parking	94	0.00	35
CPK	Covered Parking	95	0.00	35
CPK	Covered Parking	96	0.00	35
CRL	Crawl Space	01	0.00	0
CRL	Crawl Space	02	0.00	0
CRL	Crawl Space	03	0.00	0
CRL	Crawl Space	04	0.00	0
CRL	Crawl Space	05	0.00	0
CRL	Crawl Space	06	0.00	0
CRL	Crawl Space	94	0.00	0
CRL	Crawl Space	95	0.00	0
CRL	Crawl Space	96	0.00	0
CTH	Cathedral Ceiling	01	0.00	15
CTH	Cathedral Ceiling	02	0.00	15
CTH	Cathedral Ceiling	03	0.00	15
CTH	Cathedral Ceiling	04	0.00	15
CTH	Cathedral Ceiling	05	0.00	15
CTH	Cathedral Ceiling	06	0.00	15
CTH	Cathedral Ceiling	94	0.00	15
CTH	Cathedral Ceiling	95	0.00	15
CTH	Cathedral Ceiling	96	0.00	15
CTY	Court Yard	01	0.00	0
CTY	Court Yard	02	0.00	0
CTY	Court Yard	03	0.00	0
CTY	Court Yard	04	0.00	0
CTY	Court Yard	05	0.00	0
CTY	Court Yard	06	0.00	0
CTY	Court Yard	94	0.00	0
CTY	Court Yard	95	0.00	0
CTY	Court Yard	96	0.00	0
DFB	Dirt Floor Bsmt	01	0.00	10
DFB	Dirt Floor Bsmt	02	0.00	0
DFB	Dirt Floor Bsmt	03	0.00	10
DFB	Dirt Floor Bsmt	04	0.00	0
DFB	Dirt Floor Bsmt	05	0.00	0
DFB	Dirt Floor Bsmt	06	0.00	0
DFB	Dirt Floor Bsmt	94	0.00	35
DFB	Dirt Floor Bsmt	95	0.00	35
DFB	Dirt Floor Bsmt	96	0.00	35
DSF	Condo Declared SqFt	01	1.00	100
DSF	Condo Declared SqFt	02	1.00	100
DSF	Condo Declared SqFt	03	1.00	100
DSF	Condo Declared SqFt	04	1.00	100
DSF	Condo Declared SqFt	05	1.00	100
DSF	Condo Declared SqFt	06	1.00	100
DSF	Condo Declared SqFt	94	1.00	100
DSF	Condo Declared SqFt	95	1.00	100
DSF	Condo Declared SqFt	96	1.00	100

**SUBAREA CODES
TRUMBULL, CT**

Area Type	Description	Model	Living Area Factor	Eff Area %
EA	Expansion Attic, Finished	01	0.45	45
EA	Expansion Attic, Finished	02	0.00	0
EA	Expansion Attic, Finished	03	0.35	35
EA	Expansion Attic, Finished	04	0.35	35
EA	Expansion Attic, Finished	05	0.45	45
EA	Expansion Attic, Finished	06	0.35	35
EA	Expansion Attic, Finished	94	0.35	35
EA	Expansion Attic, Finished	95	0.35	35
EA	Expansion Attic, Finished	96	0.35	35
EA	Expansion Attic, Unfin	01	0.00	25
EA	Expansion Attic, Unfin	02	0.00	0
EA	Expansion Attic, Unfin	03	0.00	25
EA	Expansion Attic, Unfin	04	0.00	25
EA	Expansion Attic, Unfin	05	0.00	25
EA	Expansion Attic, Unfin	06	0.00	25
EA	Expansion Attic, Unfin	94	0.00	25
EA	Expansion Attic, Unfin	95	0.00	25
EA	Expansion Attic, Unfin	96	0.00	25
FAT	Finished Attic	01	0.20	20
FAT	Finished Attic	02	0.00	0
FAT	Finished Attic	03	0.20	20
FAT	Finished Attic	04	0.20	20
FAT	Finished Attic	05	0.20	20
FAT	Finished Attic	06	0.20	20
FAT	Finished Attic	94	0.20	20
FAT	Finished Attic	95	0.20	20
FAT	Finished Attic	96	0.20	20
FBL	Fin Bsmt Living Area	01	0.00	60
FBL	Fin Bsmt Living Area	02	0.00	0
FBL	Fin Bsmt Living Area	03	0.00	60
FBL	Fin Bsmt Living Area	04	0.00	60
FBL	Fin Bsmt Living Area	05	0.00	60
FBL	Fin Bsmt Living Area	06	0.00	80
FBL	Fin Bsmt Living Area	94	1.00	80
FBL	Fin Bsmt Living Area	95	1.00	85
FBL	Fin Bsmt Living Area	96	1.00	85
FCB	Fin Enclosed Cabana	01	0.00	0
FCB	Fin Enclosed Cabana	02	0.00	90
FCB	Fin Enclosed Cabana	03	0.00	0
FCB	Fin Enclosed Cabana	04	0.00	0
FCB	Fin Enclosed Cabana	05	0.00	0
FCB	Fin Enclosed Cabana	06	0.00	0
FCB	Fin Enclosed Cabana	94	0.00	0
FCB	Fin Enclosed Cabana	95	0.00	0
FCB	Fin Enclosed Cabana	96	0.00	0
FCP	Carport	01	0.00	20
FCP	Carport	02	0.00	20
FCP	Carport	03	0.00	20

**SUBAREA CODES
TRUMBULL, CT**

Area Type	Description	Model	Living	
			Area Factor	Eff Area %
FCP	Carport	04	0.00	25
FCP	Carport	05	0.00	20
FCP	Carport	06	0.00	25
FCP	Carport	94	0.00	25
FCP	Carport	95	0.00	25
FCP	Carport	96	0.00	25
<hr/>				
FE2	Frame Encl porch 2	01	0.00	80
FE2	Frame Encl porch 2	02	0.00	80
FE2	Frame Encl porch 2	03	0.00	80
FE2	Frame Encl porch 2	04	0.00	80
FE2	Frame Encl porch 2	05	0.00	80
FE2	Frame Encl porch 2	06	0.00	80
FE2	Frame Encl porch 2	94	0.00	80
FE2	Frame Encl porch 2	95	0.00	80
FE2	Frame Encl porch 2	96	0.00	80
<hr/>				
FEP	Enclosed Porch	01	0.00	65
FEP	Enclosed Porch	02	0.00	65
FEP	Enclosed Porch	03	0.00	65
FEP	Enclosed Porch	04	0.00	65
FEP	Enclosed Porch	05	0.00	65
FEP	Enclosed Porch	06	0.00	65
FEP	Enclosed Porch	94	0.00	65
FEP	Enclosed Porch	95	0.00	65
FEP	Enclosed Porch	96	0.00	65
<hr/>				
FGR	Attached Garage	01	0.00	40
FGR	Attached Garage	02	0.00	40
FGR	Attached Garage	03	0.00	40
FGR	Attached Garage	04	0.00	40
FGR	Attached Garage	05	0.00	40
FGR	Attached Garage	06	0.00	40
FGR	Attached Garage	94	0.00	40
FGR	Attached Garage	95	0.00	40
FGR	Attached Garage	96	0.00	40
<hr/>				
FHS	Finished Half Story	01	0.60	60
FHS	Finished Half Story	02	0.60	60
FHS	Finished Half Story	03	0.60	60
FHS	Finished Half Story	04	0.60	60
FHS	Finished Half Story	05	0.60	60
FHS	Finished Half Story	06	0.60	60
FHS	Finished Half Story	94	0.60	60
FHS	Finished Half Story	95	0.60	60
FHS	Finished Half Story	96	0.60	60
<hr/>				
FOP	Open Porch	01	0.00	20
FOP	Open Porch	02	0.00	20
FOP	Open Porch	03	0.00	20
FOP	Open Porch	04	0.00	25
FOP	Open Porch	05	0.00	20
FOP	Open Porch	06	0.00	25
FOP	Open Porch	94	0.00	25
FOP	Open Porch	95	0.00	25

**SUBAREA CODES
TRUMBULL, CT**

Area Type	Description	Model	Living	
			Area Factor	Eff Area %
FOP	Open Porch	96	0.00	25
FRB	Finished Raised Bsmt	01	0.00	60
FRB	Finished Raised Bsmt	02	0.00	0
FRB	Finished Raised Bsmt	03	0.00	60
FRB	Finished Raised Bsmt	04	0.00	60
FRB	Finished Raised Bsmt	05	0.00	60
FRB	Finished Raised Bsmt	06	0.00	80
FRB	Finished Raised Bsmt	94	1.00	80
FRB	Finished Raised Bsmt	95	1.00	85
FRB	Finished Raised Bsmt	96	1.00	85
FSP	Screen Porch	01	0.00	25
FSP	Screen Porch	02	0.00	50
FSP	Screen Porch	03	0.00	50
FSP	Screen Porch	04	0.00	35
FSP	Screen Porch	05	0.00	25
FSP	Screen Porch	06	0.00	35
FSP	Screen Porch	94	0.00	35
FSP	Screen Porch	95	0.00	35
FSP	Screen Porch	96	0.00	35
FST	Fin Utility Storage	01	0.00	50
FST	Fin Utility Storage	02	0.00	25
FST	Fin Utility Storage	03	0.00	50
FST	Fin Utility Storage	04	0.00	40
FST	Fin Utility Storage	05	0.00	50
FST	Fin Utility Storage	06	0.40	40
FST	Fin Utility Storage	94	0.00	40
FST	Fin Utility Storage	95	0.40	40
FST	Fin Utility Storage	96	0.40	40
FUS	Finished Upper Story	01	1.00	100
FUS	Finished Upper Story	02	0.00	0
FUS	Finished Upper Story	03	1.00	100
FUS	Finished Upper Story	04	1.00	100
FUS	Finished Upper Story	05	1.00	100
FUS	Finished Upper Story	06	1.00	100
FUS	Finished Upper Story	94	1.00	100
FUS	Finished Upper Story	95	1.00	100
FUS	Finished Upper Story	96	1.00	100
GRN	Greenhouse	01	0.00	60
GRN	Greenhouse	02	0.00	60
GRN	Greenhouse	03	0.00	60
GRN	Greenhouse	04	0.00	60
GRN	Greenhouse	05	0.00	60
GRN	Greenhouse	06	0.00	60
GRN	Greenhouse	94	0.00	60
GRN	Greenhouse	95	0.00	60
GRN	Greenhouse	96	0.00	60
OFA	Office, Attic Area	01	0.20	20
OFA	Office, Attic Area	02	0.00	0

**SUBAREA CODES
TRUMBULL, CT**

Area Type	Description	Model	Living	
			Area Factor	Eff Area %
OFA	Office, Attic Area	03	0.20	20
OFA	Office, Attic Area	04	0.20	33
OFA	Office, Attic Area	05	0.20	20
OFA	Office, Attic Area	06	0.20	33
OFA	Office, Attic Area	94	0.20	20
OFA	Office, Attic Area	95	0.20	23
OFA	Office, Attic Area	96	0.20	33
<hr/>				
OFE	Office, Exp Attic	01	0.45	45
OFE	Office, Exp Attic	02	0.00	0
OFE	Office, Exp Attic	03	0.35	35
OFE	Office, Exp Attic	04	0.35	58
OFE	Office, Exp Attic	05	0.45	45
OFE	Office, Exp Attic	06	0.35	58
OFE	Office, Exp Attic	94	0.35	35
OFE	Office, Exp Attic	95	0.35	40
OFE	Office, Exp Attic	96	0.35	58
<hr/>				
OFH	Office, Half Story	01	0.60	60
OFH	Office, Half Story	02	0.60	60
OFH	Office, Half Story	03	0.60	60
OFH	Office, Half Story	04	0.60	100
OFH	Office, Half Story	05	0.60	60
OFH	Office, Half Story	06	0.60	100
OFH	Office, Half Story	94	0.60	60
OFH	Office, Half Story	95	0.60	70
OFH	Office, Half Story	96	0.60	100
<hr/>				
OFQ	Office, 3/4 Story	01	0.80	80
OFQ	Office, 3/4 Story	02	0.80	80
OFQ	Office, 3/4 Story	03	0.80	80
OFQ	Office, 3/4 Story	04	0.80	132
OFQ	Office, 3/4 Story	05	0.80	80
OFQ	Office, 3/4 Story	06	0.80	132
OFQ	Office, 3/4 Story	94	0.80	80
OFQ	Office, 3/4 Story	95	0.80	92
OFQ	Office, 3/4 Story	96	0.80	132
<hr/>				
OLP	Open Loading Platform	01	0.00	0
OLP	Open Loading Platform	02	0.00	0
OLP	Open Loading Platform	03	0.00	0
OLP	Open Loading Platform	04	0.00	0
OLP	Open Loading Platform	05	0.00	0
OLP	Open Loading Platform	06	0.00	20
OLP	Open Loading Platform	94	0.00	20
OLP	Open Loading Platform	95	0.00	20
OLP	Open Loading Platform	96	0.00	20
<hr/>				
POR	Pergola	01	0.00	10
POR	Pergola	02	0.00	10
POR	Pergola	03	0.00	10
POR	Pergola	04	0.00	10
POR	Pergola	05	0.00	10
POR	Pergola	06	0.00	15
POR	Pergola	94	0.00	15

**SUBAREA CODES
TRUMBULL, CT**

Area Type	Description	Model	Living	
			Area Factor	Eff Area %
POR	Pergola	95	0.00	15
POR	Pergola	96	0.00	15
<hr/>				
PRS	Piers	01	0.00	0
PRS	Piers	02	0.00	0
PRS	Piers	03	0.00	0
PRS	Piers	04	0.00	0
PRS	Piers	05	0.00	0
PRS	Piers	06	0.00	0
PRS	Piers	94	0.00	0
PRS	Piers	95	0.00	0
PRS	Piers	96	0.00	0
<hr/>				
PTB	Brick Patio	01	0.00	10
PTB	Brick Patio	02	0.00	10
PTB	Brick Patio	03	0.00	10
PTB	Brick Patio	04	0.00	10
PTB	Brick Patio	05	0.00	10
PTB	Brick Patio	06	0.00	5
PTB	Brick Patio	94	0.00	5
PTB	Brick Patio	95	0.00	5
PTB	Brick Patio	96	0.00	5
<hr/>				
PTC	Concrete Patio	01	0.00	10
PTC	Concrete Patio	02	0.00	10
PTC	Concrete Patio	03	0.00	10
PTC	Concrete Patio	04	0.00	10
PTC	Concrete Patio	05	0.00	10
PTC	Concrete Patio	06	0.00	5
PTC	Concrete Patio	94	0.00	5
PTC	Concrete Patio	95	0.00	5
PTC	Concrete Patio	96	0.00	5
<hr/>				
PTO	Patio	01	0.00	10
PTO	Patio	02	0.00	10
PTO	Patio	03	0.00	10
PTO	Patio	04	0.00	5
PTO	Patio	05	0.00	10
PTO	Patio	06	0.00	5
PTO	Patio	94	0.00	5
PTO	Patio	95	0.00	5
PTO	Patio	96	0.00	5
<hr/>				
PTS	Stone Patio	01	0.00	10
PTS	Stone Patio	02	0.00	10
PTS	Stone Patio	03	0.00	10
PTS	Stone Patio	04	0.00	10
PTS	Stone Patio	05	0.00	10
PTS	Stone Patio	06	0.00	5
PTS	Stone Patio	94	0.00	5
PTS	Stone Patio	95	0.00	5
PTS	Stone Patio	96	0.00	5
<hr/>				
SDA	Store Display Area	01	0.00	100

**SUBAREA CODES
TRUMBULL, CT**

Area Type	Description	Model	Living	
			Area Factor	Eff Area %
SDA	Store Display Area	02	0.00	100
SDA	Store Display Area	03	0.00	100
SDA	Store Display Area	04	1.00	100
SDA	Store Display Area	05	0.00	100
SDA	Store Display Area	06	1.00	135
SDA	Store Display Area	94	1.00	100
SDA	Store Display Area	95	1.00	100
SDA	Store Display Area	96	1.00	135
<hr/>				
SDK	Steel Deck/Walkway	01	0.00	20
SDK	Steel Deck/Walkway	02	0.00	20
SDK	Steel Deck/Walkway	03	0.00	20
SDK	Steel Deck/Walkway	04	0.00	20
SDK	Steel Deck/Walkway	05	0.00	20
SDK	Steel Deck/Walkway	06	0.00	20
SDK	Steel Deck/Walkway	94	0.00	20
SDK	Steel Deck/Walkway	95	0.00	20
SDK	Steel Deck/Walkway	96	0.00	20
<hr/>				
SHD	Attached Shed	01	0.00	15
SHD	Attached Shed	02	0.00	15
SHD	Attached Shed	03	0.00	15
SHD	Attached Shed	04	0.00	0
SHD	Attached Shed	05	0.00	15
SHD	Attached Shed	06	0.00	15
SHD	Attached Shed	94	0.00	15
SHD	Attached Shed	95	0.00	15
SHD	Attached Shed	96	0.00	15
<hr/>				
SHP	Attached Work Shop	01	0.00	20
SHP	Attached Work Shop	02	0.00	20
SHP	Attached Work Shop	03	0.00	20
SHP	Attached Work Shop	04	0.00	0
SHP	Attached Work Shop	05	0.00	20
SHP	Attached Work Shop	06	0.00	20
SHP	Attached Work Shop	94	0.00	20
SHP	Attached Work Shop	95	0.00	20
SHP	Attached Work Shop	96	0.00	20
<hr/>				
SLB	Slab	01	0.00	0
SLB	Slab	02	0.00	0
SLB	Slab	03	0.00	0
SLB	Slab	04	0.00	0
SLB	Slab	05	0.00	0
SLB	Slab	06	0.00	0
SLB	Slab	94	0.00	0
SLB	Slab	95	0.00	0
SLB	Slab	96	0.00	0
<hr/>				
SPA	Service Production Area	01	0.00	100
SPA	Service Production Area	02	0.00	100
SPA	Service Production Area	03	0.00	100
SPA	Service Production Area	04	1.00	85
SPA	Service Production Area	05	0.00	100
SPA	Service Production Area	06	1.00	100

**SUBAREA CODES
TRUMBULL, CT**

Area Type	Description	Model	Living Area Factor	Eff Area %
SPA	Service Production Area	94	1.00	85
SPA	Service Production Area	95	1.00	100
SPA	Service Production Area	96	1.00	100
<hr/>				
STP	Stoop	01	0.00	0
STP	Stoop	02	0.00	0
STP	Stoop	03	0.00	0
STP	Stoop	04	0.00	0
STP	Stoop	05	0.00	0
STP	Stoop	06	0.00	0
STP	Stoop	94	0.00	0
STP	Stoop	95	0.00	0
STP	Stoop	96	0.00	0
<hr/>				
TQS	Three Quarter Story	01	0.80	80
TQS	Three Quarter Story	02	0.80	80
TQS	Three Quarter Story	03	0.80	80
TQS	Three Quarter Story	04	0.80	80
TQS	Three Quarter Story	05	0.80	80
TQS	Three Quarter Story	06	0.80	80
TQS	Three Quarter Story	94	0.80	80
TQS	Three Quarter Story	95	0.80	80
TQS	Three Quarter Story	96	0.80	80
<hr/>				
TRB	Brick Terrace	01	0.00	15
TRB	Brick Terrace	02	0.00	15
TRB	Brick Terrace	03	0.00	15
TRB	Brick Terrace	04	0.00	15
TRB	Brick Terrace	05	0.00	15
TRB	Brick Terrace	06	0.00	10
TRB	Brick Terrace	94	0.00	10
TRB	Brick Terrace	95	0.00	10
TRB	Brick Terrace	96	0.00	10
<hr/>				
TRC	Concrete Terrace	01	0.00	15
TRC	Concrete Terrace	02	0.00	15
TRC	Concrete Terrace	03	0.00	15
TRC	Concrete Terrace	04	0.00	15
TRC	Concrete Terrace	05	0.00	15
TRC	Concrete Terrace	06	0.00	10
TRC	Concrete Terrace	94	0.00	10
TRC	Concrete Terrace	95	0.00	10
TRC	Concrete Terrace	96	0.00	10
<hr/>				
TRS	Stone Terrace	01	0.00	15
TRS	Stone Terrace	02	0.00	15
TRS	Stone Terrace	03	0.00	15
TRS	Stone Terrace	04	0.00	15
TRS	Stone Terrace	05	0.00	15
TRS	Stone Terrace	06	0.00	10
TRS	Stone Terrace	94	0.00	10
TRS	Stone Terrace	95	0.00	10
TRS	Stone Terrace	96	0.00	10

**SUBAREA CODES
TRUMBULL, CT**

Area Type	Description	Model	Living	
			Area Factor	Eff Area %
UAT	Unfinished Attic	01	0.00	10
UAT	Unfinished Attic	02	0.00	10
UAT	Unfinished Attic	03	0.00	10
UAT	Unfinished Attic	04	0.00	10
UAT	Unfinished Attic	05	0.00	10
UAT	Unfinished Attic	06	0.00	10
UAT	Unfinished Attic	94	0.00	10
UAT	Unfinished Attic	95	0.00	10
UAT	Unfinished Attic	96	0.00	10
<hr/>				
UBM	Unfinished Basement	01	0.00	20
UBM	Unfinished Basement	02	0.00	0
UBM	Unfinished Basement	03	0.00	20
UBM	Unfinished Basement	04	0.00	0
UBM	Unfinished Basement	05	0.00	0
UBM	Unfinished Basement	06	0.00	0
UBM	Unfinished Basement	94	0.00	35
UBM	Unfinished Basement	95	0.00	35
UBM	Unfinished Basement	96	0.00	35
<hr/>				
UCB	Encl Cabana, Unfinished	01	0.00	20
UCB	Encl Cabana, Unfinished	02	0.00	20
UCB	Encl Cabana, Unfinished	03	0.00	20
UCB	Encl Cabana, Unfinished	04	0.00	20
UCB	Encl Cabana, Unfinished	05	0.00	20
UCB	Encl Cabana, Unfinished	06	0.00	20
UCB	Encl Cabana, Unfinished	94	0.00	20
UCB	Encl Cabana, Unfinished	95	0.00	20
UCB	Encl Cabana, Unfinished	96	0.00	20
<hr/>				
UCP	Carport	01	0.00	10
UCP	Carport	02	0.00	10
UCP	Carport	03	0.00	10
UCP	Carport	04	0.00	20
UCP	Carport	05	0.00	10
UCP	Carport	06	0.00	20
UCP	Carport	94	0.00	20
UCP	Carport	95	0.00	20
UCP	Carport	96	0.00	20
<hr/>				
UEP	Enclosed Porch, Unfin	01	0.00	50
UEP	Enclosed Porch, Unfin	02	0.00	50
UEP	Enclosed Porch, Unfin	03	0.00	50
UEP	Enclosed Porch, Unfin	04	0.00	50
UEP	Enclosed Porch, Unfin	05	0.00	50
UEP	Enclosed Porch, Unfin	06	0.00	50
UEP	Enclosed Porch, Unfin	94	0.00	50
UEP	Enclosed Porch, Unfin	95	0.00	50
UEP	Enclosed Porch, Unfin	96	0.00	50
<hr/>				
UGR	Garage, Under	01	0.00	30
UGR	Garage, Under	02	0.00	30
UGR	Garage, Under	03	0.00	30
UGR	Garage, Under	04	0.00	30
UGR	Garage, Under	05	0.00	30

**SUBAREA CODES
TRUMBULL, CT**

Area Type	Description	Model	Living Area Factor	Eff Area %
UGR	Garage, Under	06	0.00	30
UGR	Garage, Under	94	0.00	30
UGR	Garage, Under	95	0.00	30
UGR	Garage, Under	96	0.00	30
<hr/>				
UHS	Unfinished Half Story	01	0.00	30
UHS	Unfinished Half Story	02	0.00	30
UHS	Unfinished Half Story	03	0.00	30
UHS	Unfinished Half Story	04	0.00	30
UHS	Unfinished Half Story	05	0.00	30
UHS	Unfinished Half Story	06	0.00	30
UHS	Unfinished Half Story	94	0.00	30
UHS	Unfinished Half Story	95	0.00	30
UHS	Unfinished Half Story	96	0.00	30
<hr/>				
UOP	Open Porch	01	0.00	15
UOP	Open Porch	02	0.00	15
UOP	Open Porch	03	0.00	15
UOP	Open Porch	04	0.00	20
UOP	Open Porch	05	0.00	15
UOP	Open Porch	06	0.00	20
UOP	Open Porch	94	0.00	20
UOP	Open Porch	95	0.00	20
UOP	Open Porch	96	0.00	20
<hr/>				
URB	Unfin Raised Bsmt	01	0.00	30
URB	Unfin Raised Bsmt	02	0.00	0
URB	Unfin Raised Bsmt	03	0.00	30
URB	Unfin Raised Bsmt	04	0.00	30
URB	Unfin Raised Bsmt	05	0.00	30
URB	Unfin Raised Bsmt	06	0.00	35
URB	Unfin Raised Bsmt	94	0.00	35
URB	Unfin Raised Bsmt	95	0.00	35
URB	Unfin Raised Bsmt	96	0.00	35
<hr/>				
USP	Porch, Screen	01	0.00	20
USP	Porch, Screen	02	0.00	30
USP	Porch, Screen	03	0.00	30
USP	Porch, Screen	04	0.00	30
USP	Porch, Screen	05	0.00	20
USP	Porch, Screen	06	0.00	30
USP	Porch, Screen	94	0.00	30
USP	Porch, Screen	95	0.00	30
USP	Porch, Screen	96	0.00	30
<hr/>				
UST	Utility Storage	01	0.00	45
UST	Utility Storage	02	0.00	20
UST	Utility Storage	03	0.00	45
UST	Utility Storage	04	0.00	30
UST	Utility Storage	05	0.00	45
UST	Utility Storage	06	0.00	30
UST	Utility Storage	94	0.00	30
UST	Utility Storage	95	0.00	30
UST	Utility Storage	96	0.00	30

**SUBAREA CODES
TRUMBULL, CT**

Area Type	Description	Model	Living Area Factor	Eff Area %
UTQ	Unfin Three Quarter St	01	0.00	40
UTQ	Unfin Three Quarter St	02	0.00	40
UTQ	Unfin Three Quarter St	03	0.00	40
UTQ	Unfin Three Quarter St	04	0.00	40
UTQ	Unfin Three Quarter St	05	0.00	40
UTQ	Unfin Three Quarter St	06	0.00	40
UTQ	Unfin Three Quarter St	94	0.00	40
UTQ	Unfin Three Quarter St	95	0.00	40
UTQ	Unfin Three Quarter St	96	0.00	40
<hr/>				
UUS	Unfinished Upper Story	01	0.00	50
UUS	Unfinished Upper Story	02	0.00	50
UUS	Unfinished Upper Story	03	0.00	50
UUS	Unfinished Upper Story	04	0.00	50
UUS	Unfinished Upper Story	05	0.00	50
UUS	Unfinished Upper Story	06	0.00	50
UUS	Unfinished Upper Story	94	0.00	50
UUS	Unfinished Upper Story	95	0.00	50
UUS	Unfinished Upper Story	96	0.00	50
<hr/>				
VLT	Vaulted Ceiling	01	0.00	0
VLT	Vaulted Ceiling	02	0.00	0
VLT	Vaulted Ceiling	03	0.00	0
VLT	Vaulted Ceiling	04	0.00	0
VLT	Vaulted Ceiling	05	0.00	0
VLT	Vaulted Ceiling	06	0.00	0
VLT	Vaulted Ceiling	94	0.00	0
VLT	Vaulted Ceiling	95	0.00	0
VLT	Vaulted Ceiling	96	0.00	0
<hr/>				
WDK	Wood Deck	01	0.00	10
WDK	Wood Deck	02	0.00	10
WDK	Wood Deck	03	0.00	10
WDK	Wood Deck	04	0.00	10
WDK	Wood Deck	05	0.00	10
WDK	Wood Deck	06	0.00	10
WDK	Wood Deck	94	0.00	10
WDK	Wood Deck	95	0.00	10
WDK	Wood Deck	96	0.00	10

Income Tables

**CAP RATE REPORT FOR YEAR 2020
TRUMBULL, CT**

CODES			ADJUSTMENTS			
CODE	DESC	RATE		RATING	DESC	ADJUSTMENT
SELF	SELF STORAGE	0.105		E	Excellent	0.80
OFN	OFFICE NET	0.085		VG	Very Good	0.85
ILU	INDEPENDENT LIVING	0.090		G	Good	0.90
RD	OFFICE/R&D NET	0.080		AA	Above Average	0.95
GYM	GYM	0.085		A	Average	1.00
HOTE	HOTEL	0.100		BA	Below Average	1.05
ALF	ASST LIVING	0.105		F	Fair	1.10
COMM	COMMERCIAL	0.100		P	Poor	1.20
CLUB	CLUB/LNGE	0.085				
APT	APARTMENTS	0.085				
THTR	THEATER	0.095				
BANK	BANKS	0.075				
BED	NURSING HOME	0.155				
CARS	AUTO S & S	0.085				
FF	FAST FOOD	0.075				
IND	INDUSTRIAL	0.080				
LAND	LAND LEASE	0.075				
LANE	BOWLING ALLEY	0.085				
MIX	MIXED USE	0.099				
OFF	OFFICE	0.110				
REST	RESTAURANT	0.090				
RET	RETAIL	0.085				
ROOM	ROOM HSE	0.127				
SSTA	SERV STAT	0.080				
GAS	GAS MART	0.075				
FH	FUNERAL HOME	0.080				
DATA	DATA CENTER	0.095				
TENS	TENNIS	0.085				
VET	VETERINARY	0.095				
SPOR	SPORTS ARENA	0.085				
MALL	REGIONAL MALL	0.075				

ECONOMIC INCOME SPREADSHEET FOR YEAR 2020

TRUMBULL, 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	2	D/02 / 00007/ 000/	6949 MAIN STREET	0001	148	11,287,220	2,821,805	5,502,520	2,962,895	0.105	28,218,000	185547.78
ALF	6	G/10 / 00070/ 000/	2415 RESERVOIR AVENU	0001	72	8,208,000	1,436,400	5,031,299	1,740,301	0.105	16,574,300	220657.35
ALF	1	G/10 / 00159/ 000/	2750 RESERVOIR AVENU	0001	114	10,168,800	2,033,760	6,394,141	1,740,899	0.105	16,580,000	136183.96
APT	6	G/10 / 00026/ 000/	2300 RESERVOIR AVENU	0001	199	5,658,552	282,928	1,182,638	4,192,986	0.077	54,810,300	275428.64
APT	6	H/11 / 00166/ 000/	900 OLD TOWN ROAD	0001	340	8,095,560	404,778	1,691,972	5,998,810	0.077	78,415,800	230634.71
APT	6	I/12 / 00036/ 000/	1235 HUNTINGTON TPKE	0001	39	446,607	22,331	159,103	265,173	0.102	2,599,700	66658.97
BANK	1	D/11 / 00246/ 000/	4180 MADISON AVENUE	0001	1,815	68,081	3,404	3,234	61,443	0.075	819,200	451.35
BANK	1	G/09 / 00379/ 000/	926 WHITE PLAINS ROA	0001	2,576	147,528	7,376	7,008	133,144	0.075	1,775,300	689.17
BANK	1	G/09 / 00411/ 000/	955 WHITE PLAINS ROA	0001	9,591	299,239	14,962	14,214	270,063	0.075	3,600,800	375.44
BANK	6	J/11 / 00135/ 000/	60 HAWLEY LANE	0001	3,756	161,395	8,070	7,666	145,659	0.075	1,942,100	517.07
BED	1	E/04 / 00008/ 001/	6448 MAIN STREET	0001	292	33,144,920	7,209,020	24,864,747	1,071,153	0.155	6,910,700	20918.07
BED	1	G/10 / 00158/ 000/	21 MAEFAIR COURT	0001	134	15,941,980	813,041	14,130,429	998,510	0.155	6,442,000	40545.84
CARS	3	D/01 / 00024/ 003/	109 MONROE TURNPIKE	0001	2,345	82,075	4,104	3,899	74,072	0.077	968,300	412.92
FF	2	C/01 / 00025/ 000/	7148 MAIN STREET	0001	1,194	36,596	1,830	1,738	33,028	0.075	440,400	368.84
FF	6	J/11 / 00136/ 000/	80 HAWLEY LANE	0001	2,052	78,530	3,927	3,730	70,873	0.075	945,000	460.53
FH	1	E/11 / 00111/ 000/	4 GORHAM PLACE	0001	6,034	133,170	6,659	6,326	120,185	0.080	1,502,300	248.97
FH	6	I/10 / 00183/ 000/	419 WHITE PLAINS ROA	0001	9,113	246,871	12,344	11,726	222,801	0.080	2,785,000	305.61
FH	6	I/10 / 00190/ 000/	399 WHITE PLAINS ROA	0001	5,997	171,514	8,576	8,147	154,791	0.080	1,934,900	322.64
GYM	3	D/01 / 00038/ 000/	20 TREFOIL DRIVE	0001	27,853	216,418	24,347	15,366	176,705	0.085	2,078,900	74.64
GYM	6	G/11 / 00065/ 000/	25 LINDEMAN DRIVE	0001	51,960	379,308	56,896	25,793	296,619	0.085	3,489,600	67.16
HOTE	6	K/10 / 00005/ 000/	180 HAWLEY LANE	0001	325	22,953,775	9,181,510	12,491,444	1,280,821	0.100	12,808,200	34366.59
ILU	6	G/10 / 00145/ 000/	101 OAKVIEW DRIVE	0001	128	7,829,120	782,912	3,995,200	3,051,008	0.090	33,900,100	254844.53
IND	2	C/01 / 00023/ 000/	7120 MAIN STREET	0001	114,000	1,540,140	77,007	73,157	1,389,976	0.076	18,289,200	160.43
IND	3	D/01 / 00009/ 000/	246 SPRING HILL ROAD	0001	11,984	107,856	5,393	8,197	94,266	0.080	1,178,300	98.32
IND	3	D/01 / 00013/ 000/	205 SPRING HILL ROAD	0001	53,680	293,630	14,682	22,316	256,632	0.084	3,055,100	56.91
IND	3	D/01 / 00015/ 000/	163 SPRING HILL ROAD	0001	5,280	58,080	2,904	4,414	50,762	0.080	634,500	120.17
IND	3	D/01 / 00021/ 000/	171 SPRING HILL ROAD	0001	14,880	87,048	4,352	6,616	76,080	0.080	951,000	63.91
IND	3	D/01 / 00023/ 000/	2 TREFOIL DRIVE	0001	45,359	345,182	17,259	26,234	301,689	0.080	3,771,100	83.14
IND	3	D/01 / 00033/ 000/	62 SPRING HILL ROAD	0001	11,622	119,590	5,980	9,089	104,521	0.080	1,306,500	112.42
IND	3	D/02 / 00102/ 000/	25 TREFOIL DRIVE	0001	89,856	663,137	33,157	50,398	579,582	0.076	7,626,100	84.87
IND	3	E/01 / 00038/ 000/	120 CORPORATE DRIVE	0001	40,412	289,754	14,488	22,021	253,245	0.076	3,332,200	82.46
IND	3	E/01 / 00092/ 000/	50 CORPORATE DRIVE	0001	80,580	772,762	29,331	52,338	691,093	0.076	9,093,300	112.85
IND	3	E/02 / 00071/ 000/	140 CORPORATE DRIVE	0001	17,920	202,854	10,143	15,417	177,294	0.076	2,332,800	130.18
IND	6	G/10 / 00067/ 000/	30 LINDEMAN DRIVE	0001	50,110	367,306	18,365	27,915	321,026	0.080	4,012,800	80.08
IND	6	G/11 / 00088/ 000/	2225 RESERVOIR AVENU	0001	45,764	312,110	15,606	23,720	272,784	0.088	3,099,800	67.73
IND	5	K/09 / 00011/ 000/	30 NUTMEG DRIVE	0001	86,894	484,869	24,243	36,850	423,776	0.080	5,297,200	60.96
IND	5	K/09 / 00012/ 000/	20 NUTMEG DRIVE	0001	55,767	362,486	22,655	30,721	309,110	0.080	3,863,900	69.29
IND	5	K/09 / 00045/ 000/	60 COMMERCE DRIVE	0001	65,591	527,352	26,368	40,079	460,905	0.080	5,761,300	87.84
MIX	3	D/01 / 00028/ 000/	123 MONROE TURNPIKE	0001	10,164	247,341	20,709	48,183	178,449	0.089	2,002,800	197.05
MIX	1	E/04 / 00040/ 000/	10 BROADWAY	0001	12,408	476,386	23,820	68,179	384,387	0.084	4,565,200	367.92
MIX	1	G/09 / 00340/ 000/	921 WHITE PLAINS ROA	0001	44,013	1,029,071	85,020	146,436	797,615	0.099	8,056,700	183.05
MIX	1	G/09 / 00383/ 000/	900 WHITE PLAINS ROA	0001	110,750	1,679,058	112,955	189,479	1,376,624	0.099	13,905,300	132.78
OFF	3	D/02 / 00054/ 000/	9 TREFOIL DRIVE	0001	42,750	820,800	139,536	272,506	408,758	0.110	3,716,000	86.92
OFF	1	D/11 / 00196/ 000/	4154 MADISON AVENUE	0001	18,800	330,880	42,187	101,620	187,073	0.110	1,700,700	90.46
OFF	3	E/01 / 00004/ 000/	15 CORPORATE DRIVE	0001	53,439	1,374,451	147,204	431,991	795,256	0.105	7,610,100	142.41

ECONOMIC INCOME SPREADSHEET FOR YEAR 2020

TRUMBULL, 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	3	E/01 / 00007/ 000/	140 MONROE TURNPIKE	0001	12,396	317,338	25,387	102,183	189,768	0.099	1,916,800	154.63
OFF	3	E/01 / 00009/ 000/	132 MONROE TURNPIKE	0001	14,003	265,497	28,435	94,825	142,237	0.099	1,436,700	102.60
OFF	3	E/01 / 00011/ 000/	126 MONROE TURNPIKE	0001	44,264	648,910	110,315	243,445	295,150	0.110	2,683,200	60.62
OFF	3	E/01 / 00033/ 000/	35 CORPORATE DRIVE	0001	58,817	812,851	138,185	269,866	404,800	0.110	3,680,000	62.57
OFF	3	E/01 / 00034/ 000/	55 CORPORATE DRIVE	0001	48,356	751,683	122,986	238,179	390,518	0.110	3,550,200	73.42
OFF	3	E/01 / 00095/ 000/	100 TECHNOLOGY DRIVE	0001	33,605	626,061	106,430	155,889	363,742	0.110	3,306,700	98.40
OFF	1	E/04 / 00029/ 000/	6515 MAIN STREET	0001	24,567	357,696	60,808	118,755	178,133	0.110	1,619,400	65.92
OFF	1	E/04 / 00033/ 000/	6527 MAIN STREET	0001	11,385	141,311	15,135	37,854	88,322	0.105	845,200	74.24
OFF	1	E/07 / 00323/ 000/	17 CHURCH HILL ROAD	0001	11,663	321,975	25,758	85,522	210,695	0.099	2,128,200	182.47
OFF	1	E/11 / 00116/ 000/	5000 MAIN STREET	0001	13,996	386,290	30,903	62,193	293,194	0.099	2,961,600	211.60
OFF	6	J/11 / 00086/ 000/	799 SILVER LANE	0001	16,580	360,449	28,836	116,065	215,548	0.105	2,062,700	124.41
OFF	6	J/11 / 00098/ 000/	999 SILVER LANE	0001	20,940	644,952	51,596	207,675	385,681	0.099	3,895,800	186.05
OFF	5	K/09 / 00037/ 000/	55 MERRITT BOULEVARD	0001	102,388	1,474,387	250,646	489,496	734,245	0.110	6,675,000	65.19
OFF	5	K/09 / 00039/ 000/	101 MERRITT BOULEVAR	0001	54,657	874,512	148,667	290,338	435,507	0.110	3,959,200	72.44
OFF	5	K/09 / 00040/ 000/	75 MERRITT BOULEVARD	0001	112,544	1,800,704	306,120	597,834	896,750	0.110	8,152,300	72.44
OFN	3	E/01 / 00051/ 000/	2 CORPORATE DRIVE	0001	34,172	395,028	67,155	39,345	288,528	0.085	3,394,400	99.33
OFN	1	G/09 / 00376/ 000/	888 WHITE PLAINS ROA	0001	51,120	999,396	169,897	99,540	729,959	0.085	8,587,800	167.99
OFN	6	G/11 / 00006/ 000/	6 CAMBRIDGE DRIVE	0001	62,464	530,944	90,260	52,882	387,802	0.089	4,342,700	69.52
OFN	6	G/11 / 00008/ 000/	12 CAMBRIDGE DRIVE	0001	43,870	365,876	62,199	36,441	267,236	0.089	2,992,600	68.22
OFN	6	G/11 / 00090/ 000/	7 CAMBRIDGE DRIVE	0001	61,848	746,505	126,906	74,352	545,247	0.094	5,831,500	94.29
OFN	0001	K/09 / 00016/ 001/	35 NUTMEG DRIVE	0001	166,760	1,467,488	249,473	146,162	1,071,853	0.085	12,610,000	75.62
OFN	0001	K/09 / 00016/ 002/	35 NUTMEG DRIVE	0001	63,417	566,314	96,273	56,405	413,636	0.085	4,866,300	76.73
RD	2	C/01 / 00026/ 000/	7176 MAIN STREET	0001	7,789	117,999	5,900	8,968	103,131	0.080	1,289,100	165.50
RD	3	C/11 / 00043/ 001/	5520 PARK AVE #1	0001	21,370	448,770	16,829	30,236	401,705	0.068	5,907,400	276.43
RD	3	C/11 / 00043/ 002/	5520 PARK AVE #2	0001	21,555	452,655	16,975	30,498	405,182	0.068	5,958,600	276.44
RD	3	C/11 / 00043/ 003/	5520 PARK AVE #3	0001	20,750	435,750	16,341	29,359	390,050	0.068	5,736,000	276.43
RD	3	C/11 / 00043/ 004/	5520 PARK AVE #4	0001	3,086	74,218	2,783	5,000	66,435	0.064	1,038,000	336.36
RD	3	C/11 / 00043/ 005/	5520 PARK AVE #5	0001	3,086	74,218	2,783	5,000	66,435	0.064	1,038,000	336.36
RD	3	C/11 / 00043/ 006/	5520 PARK AVE #6	0001	3,340	79,926	2,997	5,385	71,544	0.064	1,117,900	334.70
RD	3	C/11 / 00043/ 007/	5520 PARK AVE #7	0001	3,120	72,602	2,723	4,892	64,987	0.064	1,015,400	325.45
RD	3	C/11 / 00043/ 008/	5520 PARK AVE #8	0001	8,786	317,702	15,885	21,127	280,690	0.068	4,127,800	469.82
RD	3	C/11 / 00043/ 010/	5520 PARK AVE #10	0001	111,525	7,856,000	196,400	268,086	7,391,514	0.064	15,492,400	910.73
RD	3	D/01 / 00040/ 000/	4 TREFOIL DRIVE	0001	28,831	298,401	7,460	11,638	279,303	0.076	3,675,000	127.47
RD	3	D/01 / 00042/ 000/	30 TREFOIL DRIVE	0001	44,722	505,359	25,268	38,407	441,684	0.080	5,521,100	123.45
RD	3	D/01 / 00043/ 000/	204 SPRING HILL ROAD	0001	40,627	410,739	20,537	31,216	358,986	0.080	4,487,300	110.45
RD	3	D/02 / 00074/ 000/	1 TREFOIL DRIVE	0001	29,851	308,361	15,418	23,435	269,508	0.080	3,368,900	112.86
RD	3	E/01 / 00035/ 000/	75 CORPORATE DRIVE	0001	63,784	1,046,695	52,335	79,549	914,811	0.076	12,037,000	188.72
RD	3	E/01 / 00094/ 000/	95 CORPORATE DRIVE	0001	110,520	915,106	34,316	70,463	810,327	0.076	10,662,200	96.47
RD	6	G/10 / 00068/ 000/	2285 RESERVOIR AVENU	0001	24,856	274,907	13,745	20,893	240,269	0.080	3,003,400	120.83
RD	6	G/11 / 00001/ 000/	40 OAKVIEW DRIVE	0001	64,644	764,092	38,205	58,071	667,816	0.080	8,347,700	129.13
RD	6	H/11 / 00164/ 000/	56 QUARRY ROAD	0001	41,760	415,930	20,797	23,708	371,425	0.080	4,642,800	111.18
RD	6	H/11 / 00167/ 000/	116 QUARRY ROAD	0001	167,890	1,678,900	83,945	95,697	1,499,258	0.076	19,727,100	117.50
RD	6	H/11 / 00168/ 000/	100 QUARRY ROAD	0001	151,253	2,186,063	154,249	154,455	1,877,359	0.088	21,333,600	141.05
RD	5	K/09 / 00013/ 000/	20 MERRITT BOULEVARD	0001	101,172	1,396,174	69,809	79,582	1,246,783	0.076	16,405,000	162.15
RD	5	K/09 / 00014/ 000/	40 MERRITT BOULEVARD	0001	65,211	845,135	42,257	48,173	754,705	0.076	9,930,300	152.28

ECONOMIC INCOME SPREADSHEET FOR YEAR 2020

TRUMBULL, CT

Prop Type	Nbhd	MBLU	Location	Rent Curve	Gross Area	Gross Rent	Total Vac	Total Exp	Net Income	Cap Rate	Income Value	Val/Unit
RD	5	K/09 / 00019/ 000/	45 COMMERCE DRIVE	0001	57,210	591,551	29,578	33,718	528,255	0.080	6,603,200	115.42
RD	5	K/09 / 00021/ 000/	50 COMMERCE DRIVE	0001	63,886	606,917	30,346	34,594	541,977	0.080	6,774,700	106.04
RET	2	C/01 / 00029/ 000/	7180 MAIN STREET	0001	9,755	103,208	5,160	7,844	90,204	0.094	964,700	98.89
RET	3	D/02 / 00020/ 000/	41 MONROE TURNPIKE	0001	24,460	491,058	24,553	27,990	438,515	0.077	5,732,200	234.35
RET	3	D/02 / 00079/ 000/	51 MONROE TURNPIKE	0001	16,429	389,216	19,461	22,185	347,570	0.077	4,543,400	276.55
RET	3	D/02 / 00094/ 000/	90 MONROE TURNPIKE	0001	120,832	1,992,809	99,640	106,149	1,787,020	0.081	22,116,600	183.04
RET	1	D/10 / 00341/ 000/	4235 MADISON AVENUE	0001	3,939	59,203	2,960	4,499	51,744	0.085	608,800	154.56
RET	1	D/10 / 00374/ 000/	4244 MADISON AVENUE	0001	15,302	436,260	21,813	33,156	381,291	0.081	4,718,900	308.38
RET	1	E/04 / 00002/ 000/	6540 MAIN STREET	0001	15,362	508,789	25,439	38,668	444,682	0.077	5,812,800	378.39
RET	0	E/04 / 00167/ 000/	6528 MAIN STREET	0001	7,280	244,098	10,740	18,669	214,689	0.081	2,657,000	364.97
RET	1	E/07 / 00168/ 000/	5893 MAIN STREET	0001	8,204	183,295	9,165	14,973	159,157	0.085	1,872,400	228.23
RET	1	E/07 / 00175/ 000/	8 QUALITY STREET	0001	90,040	1,731,977	86,599	131,630	1,513,748	0.077	19,787,600	219.76
RET	1	G/08 / 00054/ 000/	965 WHITE PLAINS ROA	0001	20,102	634,248	31,712	33,502	569,034	0.077	7,438,400	370.03
RET	1	G/09 / 00410/ 000/	945 WHITE PLAINS ROA	0001	9,800	230,006	11,500	17,480	201,026	0.085	2,365,000	241.33
RET	6	K/10 / 00002/ 001/	120 HAWLEY LANE	0001	124,619	1,035,584	51,779	59,028	924,777	0.077	12,088,600	97.00
RET	6	K/10 / 00002/ 002/	100 HAWLEY LANE	0001	214,914	2,262,779	131,659	184,194	1,946,926	0.081	24,095,600	112.12
SELF	3	D/01 / 00011/ 000/	245 SPRING HILL ROAD	0001	55,050	688,125	51,609	190,955	445,561	0.105	4,243,400	77.08
SPOR	3	D/02 / 00091/ 000/	29 TREFOIL DRIVE	0001	107,856	558,694	55,869	25,141	477,684	0.081	5,911,900	54.81
SSTA	3	D/01 / 00024/ 001/	101 MONROE TURNPIKE	0001	10,272	112,992	11,299	5,085	96,608	0.080	1,207,600	117.56
TENS	3	D/02 / 00076/ 000/	61 MONROE TURNPIKE	0001	42,504	245,673	12,284	11,669	221,720	0.085	2,608,500	61.37
TENS	6	G/11 / 00007/ 000/	35 LINDEMAN DRIVE	0001	42,973	205,841	10,292	9,777	185,772	0.085	2,185,600	50.86
VET	3	E/01 / 00002/ 000/	165 MONROE TURNPIKE	0001	9,086	181,720	9,086	43,159	129,475	0.095	1,362,900	150.00
VET	1	E/04 / 00035/ 000/	6537 MAIN STREET	0001	7,641	129,897	6,495	30,851	92,551	0.095	974,200	127.50
					4,488,956	87,703,211	29,953,709	83,104,216	74,645,286		98,737,100	

Record Count: 113

**INCOME ADJUSTMENTS FOR YEAR 2020
TRUMBULL, CT**

Adjust

Table	Rating	Desc	Location	Use	Vacancy	Expenses
1	E	Excellent	1.30	1.40	0.50	0.50
1	VG	Very Good	1.23	1.30	0.63	0.63
1	G	Good	1.15	1.20	0.75	0.75
1	A+	Average +	1.08	1.10	0.88	0.88
1	A	Average	1.00	1.00	1.00	1.00
1	A-	Average -	0.92	0.90	1.25	1.13
1	F	Fair	0.85	0.80	1.50	1.25
1	P	Poor	0.70	0.70	2.00	1.50

Record Count: 8

Record Count: 8

**MARKET RENT SCHEDULES FOR YEAR 2020
TRUMBULL, CT**

CODE	DESCRIPTION	UNIT TYPE	AVG SIZE	AVG RENT	MAX SIZE	MIN RENT	MIN SIZE	MAX RENT	VAC %	EXP %	CURVE
68	CAR WASH	SQFT	2,500	35.00	2,500	35.00	2,500	35.00	0.05	0.05	0001
28	DIST WHSE	SQFT	100,000	13.00	200,000	11.00	50,000	15.00	0.05	0.05	0001
29	OFFICE NET	SQFT	40,000	13.00	100,000	8.00	5,000	17.00	0.17	0.12	0001
85	INDEP LIVING	SQFT	1	61,165.00	1	61,165.00	1	61,165.00	0.10	0.57	0001
18	RETAIL AVG	SQFT	3,000	15.00	8,000	10.00	500	20.00	0.05	0.08	0001
27	GYM	SQFT	20,000	8.00	50,000	6.00	1,000	12.00	0.15	0.08	0001
83	MAEFAIR	ROOM	1	118,970.00	1	118,970.00	1	118,970.00	0.05	0.93	0001
98	CELL SITE	UNIT	1	5,000.00	1	5,000.00	1	5,000.00	0.05	0.05	0001
56	OFFICE CONDO	SQFT	1,400	22.00	4,000	21.00	1,000	24.00	0.05	0.07	0001
55	OFFICE AV	SQFT	3,000	15.00	7,000	10.00	500	20.00	0.17	0.40	0001
54	PROF OFF	SQFT	3,000	28.00	7,000	23.00	500	33.00	0.08	0.35	0001
96	BANQUET FAC	SQFT	6,000	16.00	10,000	12.00	4,000	20.00	0.12	0.30	0001
25	WAREHOUSE GD	SQFT	20,000	8.00	80,000	6.00	3,000	10.00	0.05	0.08	0001
97	ALF	ROOM	1	34,675.00	1	34,675.00	1	34,675.00	0.10	0.60	0001
64	GARDEN CNTR	SQFT	1	31.00	1	31.00	1	31.00	0.10	0.08	0001
16	STRIP MALL	SQFT	3,000	22.00	5,000	18.00	1,000	24.00	0.05	0.08	0001
17	MALL	SQFT	1	40.00	1	40.00	1	40.00	0.05	0.08	0001
10	RETAIL	SQFT	3,000	29.00	8,000	24.00	500	39.00	0.05	0.08	0001
11	DEPT STORE	SQFT	100,000	7.00	300,000	5.00	60,000	9.00	0.05	0.08	0001
12	CONV STORE	SQFT	2,000	17.00	4,000	15.00	500	22.00	0.05	0.08	0001
13	DISC/MKT	SQFT	20,000	11.00	50,000	9.00	10,000	14.00	0.05	0.08	0001
14	RETAIL WHSE	SQFT	100,000	13.00	140,000	11.00	50,000	15.00	0.05	0.05	0001

**MARKET RENT SCHEDULES FOR YEAR 2020
TRUMBULL, CT**

CODE	DESCRIPTION	UNIT TYPE	AVG SIZE	AVG RENT	MAX SIZE	MIN RENT	MIN SIZE	MAX RENT	VAC %	EXP %	CURVE
15	SUPERMARKET	SQFT	80,000	15.00	80,000	15.00	80,000	15.00	0.05	0.08	0001
20	LT INDUSTR	SQFT	40,000	8.00	100,000	6.00	3,000	10.00	0.05	0.08	0001
21	OFFICE/R&D NET	SQFT	40,000	15.00	100,000	10.00	5,000	19.00	0.05	0.08	0001
22	WAREHOUSE AV	SQFT	20,000	3.50	80,000	2.75	3,000	4.00	0.05	0.08	0001
23	MILL BLDG	SQFT	20,000	1.75	100,000	1.25	10,000	2.25	0.30	0.30	0001
24	JOB SHOP	SQFT	1,500	14.50	7,500	10.50	500	16.50	0.15	0.12	0001
30	REST	SQFT	2,500	28.00	7,500	22.00	500	34.00	0.05	0.08	0001
31	FAST FOOD	SQFT	2,500	27.00	6,000	22.00	1,000	32.00	0.05	0.05	0001
32	CLB/LOUNGE	SQFT	3,000	8.00	7,500	6.00	1,000	11.00	0.05	0.05	0001
39	4 BR APT	APT	1	27,600.00	1	27,600.00	1	27,600.00	0.05	0.35	0001
40	STUDIO APT	APT	1	16,800.00	1	16,800.00	1	16,800.00	0.05	0.25	0001
41	1 BR APT	APT	1	18,600.00	1	18,600.00	1	18,600.00	0.05	0.25	0001
42	2 BR APT	APT	1	22,800.00	1	22,800.00	1	22,800.00	0.05	0.25	0001
43	3 BR APT	APT	1	25,200.00	1	25,200.00	1	25,200.00	0.05	0.25	0001
44	MULTI EFF	APT	1	9,600.00	1	9,600.00	1	9,600.00	0.10	0.35	0001
45	MULTI 1 BR	APT	1	12,000.00	1	12,000.00	1	12,000.00	0.10	0.35	0001
46	MULTI 2 BR	APT	1	14,400.00	1	14,400.00	1	14,400.00	0.10	0.35	0001
47	MULTI 3 BR	APT	1	16,800.00	1	16,800.00	1	16,800.00	0.10	0.35	0001
48	ROOM HOUSE	ROOM	1	4,000.00	1	4,000.00	1	4,000.00	0.10	0.35	0001
49	HOTEL	ROOM	1	70,627.00	1	70,627.00	1	70,627.00	0.40	0.91	0001
50	OFFICE GD	SQFT	3,000	21.00	7,000	16.00	500	26.00	0.17	0.40	0001
51	BANK	SQFT	2,500	36.00	8,000	26.00	500	52.00	0.05	0.05	0001
52	MULTI OFF	SQFT	3,000	18.00	7,000	13.00	500	23.00	0.17	0.35	0001

**MARKET RENT SCHEDULES FOR YEAR 2020
TRUMBULL, CT**

CODE	DESCRIPTION	UNIT TYPE	AVG SIZE	AVG RENT	MAX SIZE	MIN RENT	MIN SIZE	MAX RENT	VAC %	EXP %	CURVE
60	SVC STA	SQFT	2,000	24.00	10,000	23.00	500	29.00	0.05	0.05	0001
61	SVC GARAGE	SQFT	2,000	15.00	7,500	11.00	500	17.00	0.10	0.05	0001
62	AUTO DEAL	SQFT	15,000	14.00	25,000	11.00	5,000	16.00	0.10	0.05	0001
90	MISC	SQFT	1,000	1.00	3,000	1.00	500	1.00	0.10	0.20	0001
91	PARKING LO	SPAC	1	1,400.00	1	1,400.00	1	1,400.00	0.30	0.40	0001
92	BOWLING	LANE	1	1,900.00	1	1,900.00	1	1,900.00	0.10	0.10	0001
93	THEATER	SQFT	1	12.00	1	12.00	1	12.00	0.10	0.07	0001
94	NURS HOME	BED	1	113,510.00	1	113,510.00	1	113,510.00	0.22	0.96	0001
99	LAND LEASE	SQFT	43,560	0.40	87,120	0.20	10,000	0.50	0.05	0.05	0001
95	ILF	ROOM	1	34,674.00	1	34,675.00	1	34,675.00	0.10	0.60	0001
63	GAS MART	SQFT	1,000	53.00	3,000	43.00	500	58.00	0.05	0.05	0001
53	HEALTH CLUB	SQFT	5,000	10.00	15,000	7.00	2,000	13.00	0.10	0.10	0001
81	SPRING MEADOWS	ROOM	1	76,265.00	1	76,265.00	1	76,265.00	0.25	0.65	0001
82	MIDDLEBROOK	ROOM	1	89,200.00	1	89,200.00	1	89,200.00	0.20	0.79	0001
57	FUNERAL HOME	SQFT	6,000	26.00	20,000	21.00	2,500	31.00	0.05	0.05	0001
58	DATA CENTER II	SQFT	100,000	88.00	200,000	88.00	10,000	88.00	0.05	0.25	0001
59	TENNIS	SQFT	40,000	5.00	60,000	4.00	20,000	3.00	0.05	0.05	0001
65	VETERINARY	SQFT	8,000	18.00	15,000	16.00	5,000	20.00	0.05	0.25	0001
26	SPORTS ARENA	SQFT	100,000	5.00	200,000	3.00	20,000	8.00	0.10	0.05	0001
84	BRIDGES	ROOM	1	114,000.00	1	114,000.00	1	114,000.00	0.18	0.74	0001
67	SELF STORAGE	SQFT	1	12.50	1	12.50	1	12.50	0.10	0.30	0001
66	DATA CENTER	SQFT	100,000	40.00	200,000	40.00	10,000	40.00	0.05	0.50	0001

MARKET RENT SCHEDULES FOR YEAR 2020
TRUMBULL, CT

CODE	DESCRIPTION	UNIT TYPE	AVG SIZE	AVG RENT	MAX SIZE	MIN RENT	MIN SIZE	MAX RENT	VAC %	EXP %	CURVE
19	PHARMACY	SQFT	15,000	26.00	20,000	21.00	10,000	29.00	0.05	0.05	0001