



## Property Information

## Request Information

## Update Information

File#:	BS-X01693-6972164365	Requested Date:	07/17/2024	Update Requested:
Owner:	ARKADIY KAZANTSEV	Branch:		Requested By:
Address 1:	201 FLETCHER AVENUE	Date Completed:		Update Completed:
Address 2:		# of Jurisdiction(s):		
City, State Zip:	SYRACUSE, NY	# of Parcel(s):	1	

## Notes

**CODE VIOLATIONS** Per City of Syracuse Department of Zoning there are no Code Violation cases on this property.

Collector: City of Syracuse  
Payable Address: 233 East Washington Street Syracuse, NY 13202  
Business# (315) 448-8005

UNABLE TO PROVIDE DOCUMENTATION TO THIRD PARTIES. VERBAL INFO ACQUIRED.

**PERMITS** Per City of Syracuse Building Department there are no Open/Pending/ Expired Permit on this property.

Collector: City of Syracuse  
Payable Address: 233 East Washington Street Syracuse, NY 13202  
Business# (315) 448-8005

UNABLE TO PROVIDE DOCUMENTATION TO THIRD PARTIES. VERBAL INFO ACQUIRED.

**SPECIAL ASSESSMENTS** Per City of Syracuse Department of Finance there are no Special Assessments/liens on the property.

Collector: City of Syracuse  
Payable Address: 233 East Washington Street Syracuse, NY 13202  
Business# (315) 448-8005

UNABLE TO PROVIDE DOCUMENTATION TO THIRD PARTIES. VERBAL INFO ACQUIRED.

**DEMOLITION** NO

**UTILITIES** Water & Sewer  
Account #: N/A  
Payment Status: N/A  
Status: Pvt & Lienable  
Amount: N/A  
Good Thru: N/A  
Account Active: Yes  
Collector: City of Syracuse Department of Water  
Payable: P.O. BOX 5268, BINGHAMTON, NY 13902  
Business # 315-448-8310

UNABLE TO PROVIDE INFORMATION TO THIRD PARTIES. HOMEOWNERS AUTHORIZATION REQUIRED.

Garbage:  
Garbage bills are included in the Real Estate Property taxes.



## Property Description Report For: 201 Fletcher Ave & Hutchinson, Municipality of City of Syracuse

*No Photo Available*

<b>Status:</b>	Active
<b>Roll Section:</b>	Taxable
<b>Swis:</b>	311500
<b>Tax Map ID #:</b>	074.-05-01.0
<b>Property #:</b>	1329000101
<b>Property Class:</b>	210 - 1 Family Res
<b>Site:</b>	RES 1
<b>In Ag. District:</b>	No
<b>Site Property Class:</b>	210 - 1 Family Res
<b>Zoning Code:</b>	001
<b>Neighborhood Code:</b>	15440
<b>School District:</b>	Syracuse
<b>Total Assessment:</b>	2024 - \$44,000
<b>Property Desc:</b>	Lot1bl11tr Elm Pk Ext 132x44 Whxgar
<b>Deed Book:</b>	5181
<b>Deed Page:</b>	741
<b>Grid East:</b>	611398
<b>Grid North:</b>	1099038

### Area

<b>Living Area:</b>	1,988 sq. ft.	<b>First Story Area:</b>	1,008 sq. ft.
<b>Second Story Area:</b>	980 sq. ft.	<b>Half Story Area:</b>	0 sq. ft.
<b>Additional Story Area:</b>	0 sq. ft.	<b>3/4 Story Area:</b>	0 sq. ft.
<b>Finished Basement:</b>	0 sq. ft.	<b>Number of Stories:</b>	2
<b>Finished Rec Room:</b>	0 sq. ft.	<b>Finished Area Over Garage:</b>	0 sq. ft.

### Structure

<b>Building Style:</b>	Old style	<b>Bathrooms (Full - Half):</b>	2 - 0
<b>Bedrooms:</b>	4	<b>Kitchens:</b>	1
<b>Fireplaces:</b>	1	<b>Basement Type:</b>	Full
<b>Porch Type:</b>	Porch-enclsd	<b>Porch Area:</b>	28.00
<b>Basement Garage Cap:</b>	0	<b>Attached Garage Cap:</b>	0.00 sq. ft.
<b>Overall Condition:</b>	Normal	<b>Overall Grade:</b>	Average
<b>Year Built:</b>	1930	<b>Eff Year Built:</b>	

### Owners

Scott Sharp  
P.O. Box 222  
Liverpool NY 13088

### Sales

Sale Date	Price	Property Class	Sale Type	Prior Owner	Value Usable	Arms Length	Addl. Parcels	Deed Book and Page
10/26/2011	\$1	210 - 1 Family Res	Land & Building	Kazantsev, Arkadey	No	No	No	5181/741
11/7/2005	\$66,000	210 - 1 Family Res	Land & Building	Sanford, Darryl W II	No	No	No	4914/309
12/17/2004	\$44,000	210 - 1 Family Res	Land & Building	Home, Solutions	No	No	No	4865/279
12/16/2004	\$7,500	210 - 1 Family Res	Land & Building	Papworth, Joshua	No	Yes	No	4865/277
9/7/1997	\$43,675	210 - 1 Family Res	Land & Building	Kaiser, Rebecca K	No	No	No	4232/142

### Utilities

<b>Sewer Type:</b>	Comm/public	<b>Water Supply:</b>	Comm/public
<b>Utilities:</b>	Gas & elec	<b>Heat Type:</b>	Hot air
<b>Fuel Type:</b>	Natural Gas	<b>Central Air:</b>	Yes

### Improvements

Structure	Size	Grade	Condition	Year
Porch-enclsd	4 × 7	Average	Normal	1930
Gar-1.0 det	20 × 20	Average	Fair	1930
Porch-enclsd	4 × 8	Average	Normal	1930
Porch-enclsd	180.00 sq ft	Average	Normal	1930

### Special Districts for 2024

Description	Units	Percent	Type	Value
OL001-Oiling Dist(no \$)	132	0%		0
CWR40-County water	0	0%		0
CSW15-Onon Co Single Fam	1	0%		0
SKR04-Res SW Sidewalk	1	0%		0

### Exemptions

Year	Description	Amount	Exempt %	Start Yr	End Yr	V Flag	H Code	Own %
------	-------------	--------	----------	----------	--------	--------	--------	-------

### Taxes

Year	Description	Amount
------	-------------	--------

**\* Taxes reflect exemptions, but may not include recent changes in assessment.**