

Key: 161

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 165

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
BLANCHARD ROBERT P & TERRY M 39 CURTIS AVE WALLINGFORD, CT 06492				10D-46-D96				5 SMITH ST			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
BLANCHARD ROBERT P & TERRY				06/05/2009	QS	305,000		23776-129			
VREELAND M KENT				06/16/1975	N	8,000		2196-171			

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
13-285	05/23/2013	4	Outbuildings	3,500	04/16/2014	MR	100	100
	10/16/2007	50	Meas & List			RRC	100	100
	12/27/1994	50	Meas & List			RRC	100	100

LAND

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	14,791	WC	1.00	100	1.00	100	1.00	R04	1.40		399,410

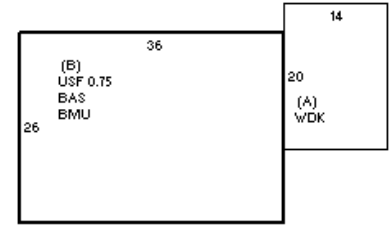
DETAILED

TOTAL	14,791 SF	ZONING	R20	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	WEST CHATHAM	NOTE	LAND		399,400	332,800		
Inf1	100		BUILDING		365,500	332,600		
Inf2	100		DETACHED		1,200	1,200		
			OTHER		0	0		
			TOTAL		766,100	666,600		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	10 0.90 8X12	2013	96	14.26	1,200



PHOTO	03/26/2020
BLDG COMMENTS	



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	REVIEW
MODEL	1		RESIDENTIAL		
STYLE	4	1.00	CAPE [100%]	LIST	
QUALITY	A	1.00	AVERAGE [100%]	REVIEW	5/12/2014 MR
FRAME	1	1.00	WOOD FRAME [100%]		

YEAR BLT	1972	SIZE ADJ	1.000
NET AREA	1,638	DETAIL ADJ	1.000
\$NLA(RCN)	\$302	OVERALL	1.000
CAPACITY		UNITS	ADJ
STORIES		1.75	1.00
ROOMS		0	1.00
BEDROOMS		4	1.00
FULL BATHS		2	1.00
1/2 BATHS		0	1.00
FIXTURES		6	\$4,800
UNITS		1	1.00

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	FLR & WALL	1.00	A	WDK	N	WOOD DECK	280		58.40	16,352
EXT. COVER	1	WOOD SHINGLE	1.00	B	BMU	N	BSMT UNFINISHED	936		73.50	68,794
ROOF SHAPE	1	GABLE	1.00	B	BAS	L	BAS AREA	936	1972	254.22	237,948
ROOF COVER	1	ASPH/CMP SHIN	1.00	B	USF	L	UP-STRY FIN	702	1972	215.71	151,430
FLOOR COVER	3	W/W CARPET	1.00		BMG	O	BSMT GARAGE	1		2,770.00	2,770
INT. FINISH	2	DRYWALL	1.00		F21	O	FPL 2S 1OP	1		10,376.00	10,376
HEATING/COOL	1	FORCED AIR	1.00		ODS	O	OUT DOOR SHWR-A	1		1,477.00	1,477
FUEL SOURCE	2	GAS	1.00								

TOTAL RCN	493,947
CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	
EFF.YR/AGE	1984 / 38
COND	26 26 %
FUNC	0
ECON	0
DEPR	26 % GD 74
RCNLD	\$365,500