

Key: 1772

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 1.928

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
WINSLOW JAMES A & STRANO DEBORAH 23 VILLAGE LN CANTON, CT 06019-3419				13F-46-TH14				138 HERITAGE LN			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
WINSLOW JAMES A & STRANO				04/26/2017	B	1	30444-209				
TURTLELOVE LLC				05/09/2012	A	1	26317-123				
WINSLOW JAMES A				10/20/1997	99	120,000	11012-346				

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	%
00-021	04/18/2007	50	Meas & List			RRC	100	100
1997215	01/01/2000	4	Outbuildings	1,900			100	100
	09/11/1997	99	n/a				100	100

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	12,054	MC	1.00	1.00	366,500	2.73	1.00	R03	1.00		276,830

TOTAL	12,054 SF	ZONING	R20	FRNT	75	ASSESSED	CURRENT	PREVIOUS
Nbhd	MID CHATHAM	NOTE			LAND	276,800	230,700	
Inf1	100		BUILDING	244,400	225,600			
Inf2	100		DETACHED	1,100	1,100			
			OTHER	0	0			
				TOTAL	522,300	457,400		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	20 0.80 7X14	2000	98	14.16	1,100



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	11/18/2021	NF
MODEL	1		RESIDENTIAL	LIST	11/18/2021	EST
STYLE	1	0.85	RANCH [100%]	REVIEW	12/15/2021	MR
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1970	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	
NET AREA	960	DETAIL ADJ	0.850	FOUNDATION	4	FLR & WALL	1.00	A	WDK	N	WOOD DECK	160		58.40	9,344	
\$NLA(RCN)	\$364	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	B	LLF	N	LOWER LEVEL FIN	384		154.13	59,187	
CAPACITY			UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BAS AREA	960	1970	209.44	201,062
STORIES	1	1.00	ROOF COVER	1	ASPH/CMP SHIN	1.00	C	LLU	N	LOWER LEVEL UN	576		118.01	67,972		
ROOMS	5	1.00	FLOOR COVER	1	HARDWOOD	1.00	F11	O	FPL 1S 10P		1		7,477.00	7,477		
BEDROOMS	2	1.00	INT. FINISH	2	DRYWALL	1.00										
FULL BATHS	2	1.00	HEATING/COOL	1	FORCED AIR	1.00										
1/2 BATHS	0	1.00	FUEL SOURCE	2	GAS	1.00										
FIXTURES	6	\$4,080														
UNITS	1	1.00														

TOTAL RCN	349,122
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	G
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A
EFF.YR/AGE	1973 / 49
COND	30 30 %
FUNC	0
ECON	0
DEPR	30 % GD 70
RCNLD	\$244,400

