Key: **184**

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 188

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
AGOSTINE JAMES C & LISA P **54 SKY MEADOW RD** **BETHLEHEM, CT 06751**	**10D-74-19A**	**70 POND VIEW AVE**

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
AGOSTINE JAMES C & LISA P	06/26/2009	QS	260,000	23840-83
NICKERSON MARIE F	07/22/1997	A	1	10862-63
NICKERSON HENRY W & MARIE	05/31/1957	N	1	975-35

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	%
	01/28/2010	51	Meas			CE	100	100
09-400	10/30/2009	3	Renovations	4,000	01/28/2010		100	100
09-266	07/28/2009	2	Additions	10,000	01/28/2010		100	100

LAND

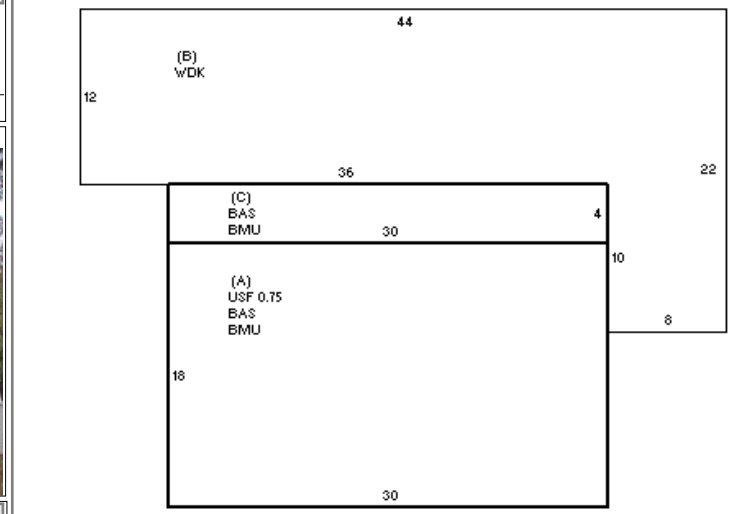
CD	T	AC/SF/UN	Nbhd	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	23,920	WC 1.00	100 1.00	100 1.00	513,100	1.53	100 1.00	R04 1.40			430,530

TOTAL	23,920 SF	ZONING	R20	FRNT	0

Nbhd	WEST CHATHAM
Infl1	100
Infl2	100

NOTE

ASSESSED	CURRENT	PREVIOUS
LAND	430,500	358,800
BUILDING	271,700	247,200
DETACHED	0	0
OTHER	0	0
TOTAL	**702,200**	**606,000**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 11/13/2012

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	4	1.00	CAPE [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE		
LIST		
REVIEW	10/10/2018	APK

YEAR BLT	1956	SIZE ADJ	1.000
NET AREA	1,065	DETAIL ADJ	1.000
$NLA(RCN)	$364	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	0	1.00
BEDROOMS	3	1.00
FULL BATHS	1	1.00
1/2 BATHS	1	1.00
FIXTURES	5	$4,000
UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	FLR & WALL	1.00
EXT. COVER	1	WOOD SHINGLE	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/CMP SHIN	1.00
FLOOR COVER	1	HARDWOOD	1.00
INT. FINISH	2	DRYWALL	1.00
HEATING/COOL	1	FORCED AIR	1.00
FUEL SOURCE	2	GAS	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	660		81.02	53,470
+	BAS	L	BAS AREA	660	1956	282.21	186,260
A	USF	L	UP-STRY FIN	405	1956	239.47	96,984
B	WDK	N	WOOD DECK	608		58.40	35,507
	F21	O	FPL 2S 1OP	1		10,376.00	10,376
	ODS	O	OUT DOOR SHWR-A	1		1,477.00	1,477

TOTAL RCN	388,074

CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	G
KITCHEN	G
BATHS	A
HEAT	A
ELECT	A

EFF.YR/AGE	1973 / 49	
COND	30	30 %
FUNC	0	
ECON	0	
DEPR	30	% GD 70
RCNLD		$271,700