

Key: 2281

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 2.479

LEGAL

LAND

DETACHED


BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
ANSELMO RAYCE c/o NORTHWAY MGMT PATRICK COSTELLO 35 MASON ST SUITE 4A GREENWICH, CT 06830				14C-8-3				180 STAGE HARBOR RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
ANSELMO RAYCE				05/14/2014	A		1 (203347)				
MARY ANSELMO REVOCABLE TR				07/06/2009	A		1 23863-76				
ANSELMO MARY				03/06/2006	QS	1,550,000	20797-4				

CLASS	CLASS%	DESCRIPTION		BN ID	BN	CARD	
1090	100	MULTIPLE HSES			1	1 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st %
09-082	03/16/2010	50	Meas & List			CE	100 100
09-081	03/25/2009	50	Meas & List			CE	100 100
09-007	03/17/2009	1	New Construc	75,000	04/13/2012	MR	100 100
	03/17/2009	5	Demolitions	5,000	03/16/2010		100 100
	01/06/2009	3	Renovations	25,000	03/16/2010		100 100

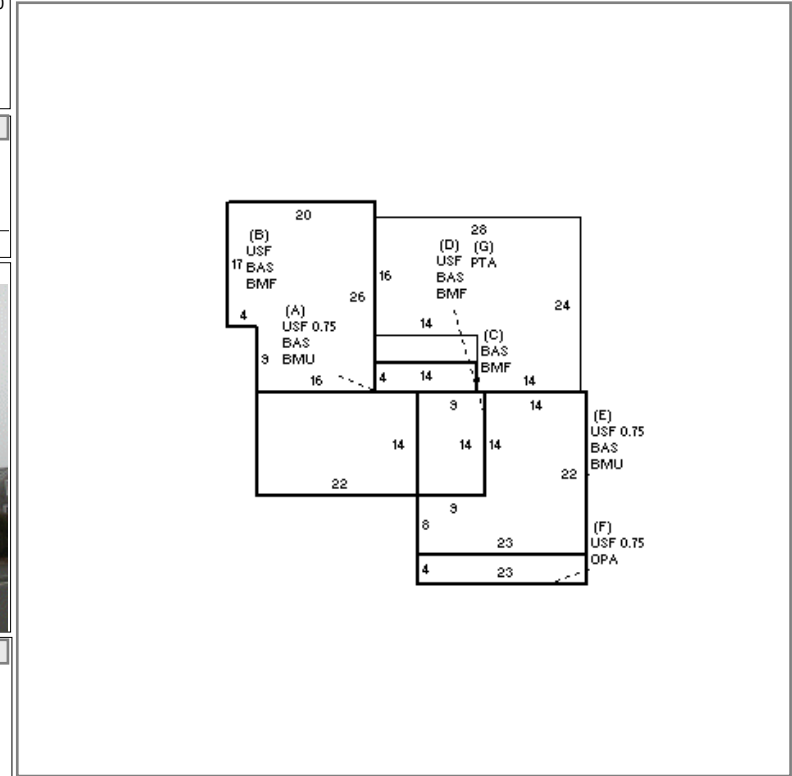
CD	T	AC/SF/UN	Nbhd	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,000	CH	1.00	100	1,935,120	1.00	MDW	1.10	PV1	4.80	1,776,970
300	A	0.291	CH	1.00	100	92,160	1.00	100	1.00	PV1	4.80	26,820

TOTAL	1.209 Acres		ZONING	R40	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	CHATHAM		N O T E	+25 Vw			LAND	1,803,800	1,503,100
Infl1	100			LAND	1,276,200	1,138,200			
Infl2	100			OTHER	26,200	24,900			
							OTHER	636,200	585,500
							TOTAL	3,742,400	3,251,700

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	11/27/2012
DGF	G	1.20	10 0.90	2009	572	50.88	26,200		

BUILDING	CD	ADJ	DESC	MEASURE		
MODEL	1		RESIDENTIAL	LIST REVIEW	1/24/2013	MR
STYLE	18	1.30	RENO'D ANTIQUE [100%]			
QUALITY	G	1.55	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1851	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	1,450,275			
NET AREA	2,549	DETAIL ADJ	1.352	FOUNDATION	4	FLR & WALL	1.00	+	BMU	N	BSMT UNFINISHED	688		123.95	85,281	CONDITION ELEM CD				
\$NLA(RCN)	\$569	OVERALL	1.000	EXT. COVER	2	CLAPBOARD	1.00	+	BAS	L	BAS AREA	870	1851	493.10	428,997	EXTERIOR	G			
				ROOF SHAPE	1	GABLE	1.00	+	USF	L	UP-STRY FIN	711	1851	418.41	297,490	INTERIOR	G			
				ROOF COVER	2	WOOD SHIN	1.01	+	BMF	N	BSMT FINISH-SEP	666		168.33	112,108	KITCHEN	G			
				FLOOR COVER	26	SOFTWD/OTHER	1.00	B	BAS	L	BAS AREA	484	2008	493.10	238,660	BATHS	G			
				INT. FINISH	13	PLASTR/WD PNL	1.00	B	USF	L	UP-STRY FIN	484	2008	418.41	202,511	HEAT	U			
				HEATING/COOL	9	WARM/COOL AIR	1.03	F	OPA	N	OPEN PORCH	92		117.95	10,852	ELECT	U			
				FUEL SOURCE	2	GAS	1.00	G	PTA	N	PATIO/STOOP	560		27.75	15,537					
													F21	O	FPL 2S 1OP	1	16,082.80	16,083		
													GEN	O	GENERATOR	1	0.00			
													GFP	O	GAS LOG/FP/E FP	2	9,643.35	19,287		



BLDG COMMENTS
1GFP OUTSIDE

EFF.YR/AGE	2010 / 12	
COND	12	12 %
FUNC	0	
ECON	0	
DEPR	12	% GD 88
RCNLD	\$1,276,200	

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LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER		PARCEL ID		LOCATION	
ANSELMO RAYCE		14C-8-3		180 STAGE HARBOR RD	
c/o NORTHWAY MGMT PATRICK COSTELLO		TRANSFER HISTORY		DOS	T
35 MASON ST SUITE 4A				SALE PRICE	BK-PG (Cert)
GREENWICH, CT 06830					

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1090	100	MULTIPLE HSES				2	2 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%

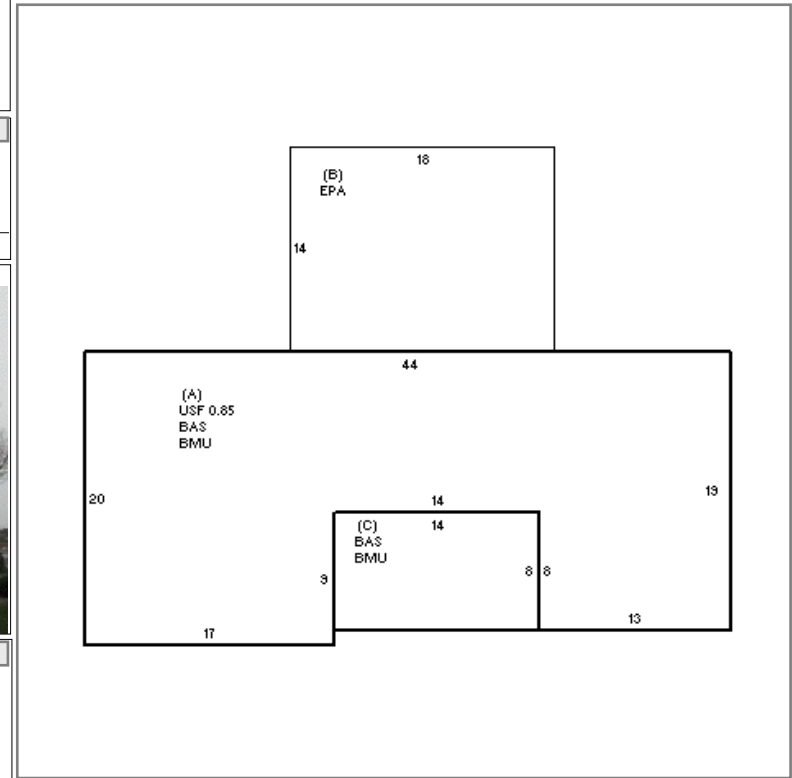
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE

TOTAL	ZONING	FRNT	ASSESSED	CURRENT	PREVIOUS
Nbhd	NOTE		LAND	636,200	
Inf1			BUILDING		
Inf2			DETACHED		
			OTHER		
			TOTAL		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS
#182



BUILDING	CD	ADJ	DESC	MEASURE		
MODEL	1		RESIDENTIAL	LIST		
STYLE	7	1.00	OLD STYLE [100%]	REVIEW	1/24/2013	MR
QUALITY	G	1.55	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1851	SIZE ADJ	1.000
NET AREA	1,483	DETAIL ADJ	1.010
\$NLA(RCN)	\$487	OVERALL	1.000
CAPACITY		UNITS	ADJ
STORIES		0.85	1.00
ROOMS		0	1.00
BEDROOMS		2	1.00
FULL BATHS		2	1.00
1/2 BATHS		0	1.00
FIXTURES		6	\$7,514
UNITS		1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	99	N/A	1.00
EXT. COVER	1	WOOD SHINGLE	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	2	WOOD SHIN	1.01
FLOOR COVER	2	SOFTWOOD	1.00
INT. FINISH	1	PLASTER	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	853		116.62	99,476
A	BAS	L	BAS AREA	741	1851	406.27	301,046
A	USF	L	UP-STRY FIN	630	1851	344.73	217,181
B	EPA	N	ENCL PORCH	252		207.23	52,223
C	BAS	L	BAS AREA	112	1851	406.27	45,502

TOTAL RCN	722,942
CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	
EFF.YR/AGE	2010 / 12
COND	12 12 %
FUNC	0
ECON	0
DEPR	12 % GD 88
RCNLD	\$636,200