

Key: 2285

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 2.485

LEGALS

LAND

DETACHED

BUILDING

| CURRENT OWNER  |  |  |  | PARCEL ID  |    |            |              | LOCATION            |  |  |  |
|--|--|--|--|------------|----|------------|--------------|---------------------|--|--|--|
| ANSELMO RAYCE<br>c/o NORTHWAY MGMT PATRICK COSTELLO<br>35 MASON ST SUITE 4A<br>GREENWICH, CT 06830 |  |  |  | 14D-1-B1   |    |            |              | 168 STAGE HARBOR RD |  |  |  |
| TRANSFER HISTORY   |  |  |  | DOS        | T  | SALE PRICE | BK-PG (Cert) |                     |  |  |  |
| ANSELMO RAYCE  |  |  |  | 05/14/2014 | A  | 1          | (203348)     |                     |  |  |  |
| ANSELMO MARY TRUSTEE   |  |  |  | 03/25/2004 | A  | 1          | (172464)     |                     |  |  |  |
| ANSELMO MARY   |  |  |  | 09/01/2000 | QS | 3,300,000  | (158908)     |                     |  |  |  |

| CLASS  | CLASS%     | DESCRIPTION   |             |        | BN ID      | BN  | CARD   |     |
|--------|------------|---------------|-------------|--------|------------|-----|--------|-----|
| 1010   | 100        | SINGLE FAMILY |             |        |            | 1   | 1 of 2 |     |
| PMT NO | PMT DT     | TY            | DESC        | AMOUNT | INSP       | BY  | 1st    | %   |
|        | 01/25/2011 | 51            | Meas        |        |            | CE  | 100    | 100 |
|        | 03/16/2010 | 50            | Meas & List |        |            | CE  | 100    | 100 |
|        | 02/11/2009 | 50            | Meas & List |        |            | RRC | 100    | 100 |
| 09-034 | 01/30/2009 | 3             | Renovations | 25,000 | 03/16/2010 |     | 100    | 100 |
| 08-525 | 12/02/2008 | 6             | Pools etc   | 45,000 | 03/16/2010 |     | 100    | 100 |

| CD  | T | AC/SF/UN | Nbhd | Inf1 | Inf2 | ADJ BASE  | SAF  | Inf3 | Lpi  | VC  | CREDIT AMT | ADJ VALUE |
|-----|---|----------|------|------|------|-----------|------|------|------|-----|------------|-----------|
| 100 | S | 30,454   | CH   | 1.00 | 1.00 | 3,481,750 | 1.25 | 1.00 | 1.00 | PF2 | 9.50       | 3,042,730 |

| TOTAL        | 30,454 SF | ZONING | R40          | FRNT             | 0                | ASSESSED | CURRENT | PREVIOUS |
|--------------|-----------|--------|--------------|------------------|------------------|----------|---------|----------|
| Nbhd         | CHATHAM   | NOTE   | LAND         | 3,042,700        | 2,668,900        |          |         |          |
| Inf1         | 100       |        | BUILDING     | 1,747,200        | 1,556,000        |          |         |          |
| Inf2         | 100       |        | DETACHED     | 163,500          | 160,500          |          |         |          |
|              |           |        | OTHER        | 0                | 0                |          |         |          |
| <b>TOTAL</b> |           |        | <b>TOTAL</b> | <b>4,953,400</b> | <b>4,385,400</b> |          |         |          |

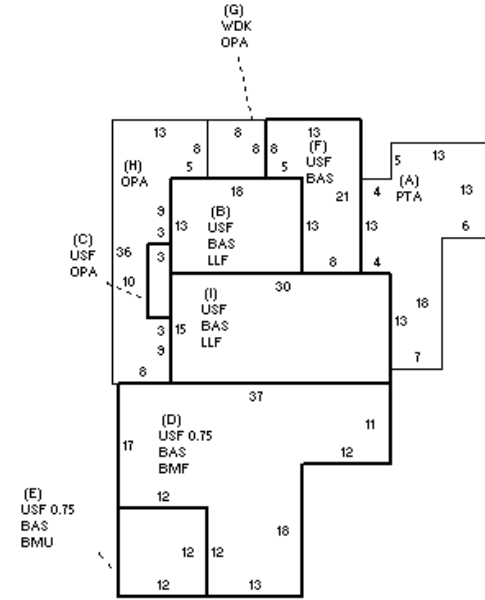
| TY  | QUAL | COND | DIM/NOTE | YB   | UNITS | ADJ PRICE | RCNLD   |
|-----|------|------|----------|------|-------|-----------|---------|
| PTD | G    | 1.20 | 10 0.90  | 2000 | 3,000 | 13.56     | 36,600  |
| IPG | A    | 1.00 | 10 0.90  | 2009 | 722   | 38.40     | 25,000  |
| STR | V    | 1.50 | 50 0.50  | 2000 | 81    | 45.00     | 1,800   |
| DCK | A    | 1.00 | 20 0.80  | 1997 | 144   | 869.33    | 100,100 |



| BLDG COMMENTS | BMF=4RMS,1BDRM,1FBTH,EX.FIX |
|---------------|-----------------------------|
|---------------|-----------------------------|

| BUILDING | CD | ADJ  | DESC                  | MEASURE       |
|----------|----|------|-----------------------|---------------|
| MODEL    | 1  |      | RESIDENTIAL           |               |
| STYLE    | 18 | 1.30 | RENO'D ANTIQUE [100%] | LIST          |
| QUALITY  | G  | 1.55 | GOOD [100%]           | REVIEW        |
| FRAME    | 1  | 1.00 | WOOD FRAME [100%]     | 4/11/2022 APK |

\* -- Partial Listing. See Next Page.



| YEAR BLT   | 1720  | SIZE ADJ   | 1.000        | ELEMENT    | CD            | DESCRIPTION  | ADJ   | S    | BAT | T               | DESCRIPTION *   | UNITS    | YB        | ADJ PRICE | RCN                  | TOTAL RCN         | 1,985,442 |  |
|------------|-------|------------|--------------|------------|---------------|--------------|-------|------|-----|-----------------|-----------------|----------|-----------|-----------|----------------------|-------------------|-----------|--|
| NET AREA   | 3,314 | DETAIL ADJ | 1.352        | FOUNDATION | 4             | FLR & WALL   | 1.00  | A    | PTA | N               | PATIO/STOOP     | 347      |           | 27.74     | 9,627                | CONDITION ELEM CD |           |  |
| \$NLA(RCN) | \$599 | OVERALL    | 1.000        | EXT. COVER | 1             | WOOD SHINGLE | 1.00  | +    | LLF | N               | LOWER LEVEL FIN | 684      |           | 344.22    | 235,444              | EXTERIOR          |           |  |
| CAPACITY   |       |            | UNITS        | ADJ        | ROOF SHAPE    | 1            | GABLE | 1.00 | B   | BAS             | L               | BAS AREA | 234       | 1978      | 467.73               | 109,449           | INTERIOR  |  |
| STORIES    | 2     | 1.00       | ROOF COVER   | 2          | WOOD SHIN     | 1.01         | B     | USF  | L   | UP-STRY FIN     | 234             | 1978     | 396.89    | 92,871    | KITCHEN              |                   |           |  |
| ROOMS      | 7     | 1.00       | FLOOR COVER  | 16         | HARDWD/OTHER  | 1.00         | +     | OPA  | N   | OPEN PORCH      | 392             |          | 117.95    | 46,238    | BATHS                |                   |           |  |
| BEDROOMS   | 3     | 1.00       | INT. FINISH  | 2          | DRYWALL       | 1.00         | +     | USF  | L   | UP-STRY FIN     | 565             | 1720     | 396.89    | 224,240   | HEAT                 |                   |           |  |
| FULL BATHS | 5     | 1.00       | HEATING/COOL | 9          | WARM/COOL AIR | 1.03         | D     | BMF  | N   | BSMT FINISH-SEP | 713             |          | 168.33    | 120,020   | ELECT                |                   |           |  |
| 1/2 BATHS  | 1     | 1.00       | FUEL SOURCE  | 2          | GAS           | 1.00         | D     | BAS  | L   | BAS AREA        | 713             | 1720     | 467.73    | 333,493   |                      |                   |           |  |
| FIXTURES   | 22    | \$36,882   |              |            |               |              | E     | BMU  | N   | BSMT UNFINISHED | 144             |          | 140.24    | 20,195    | EFF.YR/AGE 2010 / 12 |                   |           |  |
| UNITS      | 1     | 1.00       |              |            |               |              | +     | USF  | L   | UP-STRY FIN     | 316             | 2009     | 396.88    | 125,415   | COND 12 12 %         |                   |           |  |
|            |       |            |              |            |               |              | +     | BAS  | L   | BAS AREA        | 352             | 2009     | 467.73    | 164,641   | FUNC 0               |                   |           |  |
|            |       |            |              |            |               |              | G     | WDK  | N   | WOOD DECK       | 64              |          | 90.53     | 5,794     | ECON 0               |                   |           |  |
|            |       |            |              |            |               |              | I     | BAS  | L   | BAS AREA        | 450             | 1970     | 467.73    | 210,479   | DEPR 12 % GD 88      |                   |           |  |
|            |       |            |              |            |               |              | I     | USF  | L   | UP-STRY FIN     | 450             | 1970     | 396.89    | 178,599   | RCNLD \$1,747,200    |                   |           |  |
|            |       |            |              |            |               |              |       | PTA  | N   | PATIO/STOOP     | 375             |          | 27.75     | 10,405    |                      |                   |           |  |
|            |       |            |              |            |               |              |       | F21  | O   | FPL 2S 10P      | 3               |          | 16,082.80 | 48,248    |                      |                   |           |  |

Key: 2285

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 2.486

LEGA L

|  |  |  |  |           |   |            |              |                     |  |  |  |
|--|--|--|--|-----------|---|------------|--------------|---------------------|--|--|--|
| CURRENT OWNER  |  |  |  | PARCEL ID |   |            |              | LOCATION            |  |  |  |
| ANSELMO RAYCE<br>c/o NORTHWAY MGMT PATRICK COSTELLO<br>35 MASON ST SUITE 4A<br>GREENWICH, CT 06830 |  |  |  | 14D-1-B1  |   |            |              | 168 STAGE HARBOR RD |  |  |  |
| TRANSFER HISTORY   |  |  |  | DOS       | T | SALE PRICE | BK-PG (Cert) |                     |  |  |  |

|        |        |               |      |        |      |       |     |        |  |
|--------|--------|---------------|------|--------|------|-------|-----|--------|--|
| CLASS  | CLASS% | DESCRIPTION   |      |        |      | BN ID | BN  | CARD   |  |
| 1010   | 100    | SINGLE FAMILY |      |        |      |       | 1   | 2 of 2 |  |
| PMT NO | PMT DT | TY            | DESC | AMOUNT | INSP | BY    | 1st | %      |  |

L A N D

|    |   |          |      |       |       |          |     |       |     |    |            |           |
|----|---|----------|------|-------|-------|----------|-----|-------|-----|----|------------|-----------|
| CD | T | AC/SF/UN | Nbhd | Infl1 | Infl2 | ADJ BASE | SAF | Infl3 | Lpi | VC | CREDIT AMT | ADJ VALUE |
|----|---|----------|------|-------|-------|----------|-----|-------|-----|----|------------|-----------|

\* -- Partial Listing. See Previous Page.

D E T A C H E D

|       |        |  |  |          |  |  |          |         |          |
|-------|--------|--|--|----------|--|--|----------|---------|----------|
| TOTAL | ZONING |  |  | FRNT     |  |  | ASSESSED | CURRENT | PREVIOUS |
| Nbhd  | NOTE   |  |  | LAND     |  |  |          |         |          |
| Infl1 |        |  |  | BUILDING |  |  |          |         |          |
| Infl2 |        |  |  | DETACHED |  |  |          |         |          |
|       |        |  |  | OTHER    |  |  |          |         |          |
|       |        |  |  | TOTAL    |  |  |          |         |          |

|    |      |      |          |    |       |           |       |       |
|----|------|------|----------|----|-------|-----------|-------|-------|
| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD | PHOTO |
|----|------|------|----------|----|-------|-----------|-------|-------|

B U I L D I N G

|          |    |     |      |         |
|----------|----|-----|------|---------|
| BUILDING | CD | ADJ | DESC | MEASURE |
| MODEL    |    |     |      | LIST    |
| STYLE    |    |     |      | REVIEW  |
| QUALITY  |    |     |      |         |
| FRAME    |    |     |      |         |

|            |  |            |     |         |    |             |     |   |     |   |               |       |    |           |        |                |
|------------|--|------------|-----|---------|----|-------------|-----|---|-----|---|---------------|-------|----|-----------|--------|----------------|
| YEAR BLT   |  | SIZE ADJ   |     | ELEMENT | CD | DESCRIPTION | ADJ | S | BAT | T | DESCRIPTION * | UNITS | YB | ADJ PRICE | RCN    | TOTAL RCN      |
| NET AREA   |  | DETAIL ADJ |     |         |    |             |     |   | HTB | O | HOT TUB-ADD   | 1     |    | 10,874.80 | 10,875 | CONDITION ELEM |
| \$NLA(RCN) |  | OVERALL    |     |         |    |             |     |   | KIT | O | EXTRA KITCHEN | 1     |    | 2,526.50  | 2,527  | CD             |
| CAPACITY   |  | UNITS      | ADJ |         |    |             |     |   |     |   |               |       |    |           |        |                |

|            |      |
|------------|------|
| TOTAL RCN  |      |
| EFF.YR/AGE |      |
| COND       |      |
| FUNC       |      |
| ECON       |      |
| DEPR       | % GD |
| RCNLD      |      |