

Key: 3269

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 3.550

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
ALJIAN RICHARD T & AVA C 414 INVERARAY RD VILLANOVA, PA 19085				15F-54-S9				83 OCEAN VIEW TER			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
ALJIAN RICHARD T & AVA C				03/30/2015	QS	1,140,000	(205873)				
KARP MARLENE F				10/05/1999	A	1	12586-145				
KARP BARRY S & MARLENE F				07/09/1997	A	1	(145121)				


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	%
20-128	10/23/2020	3	Renovations	100,242	04/01/2021	NF	100	100
21-292	05/01/2020	10	Reroof	7,882	04/01/2021	NF	100	100
19-348	05/20/2019	3	Renovations	8,500	02/03/2020	TCK	100	100
	02/15/2008	50	Meas & List			RRC	100	100
1997100	05/13/1997	99	n/a				100	100

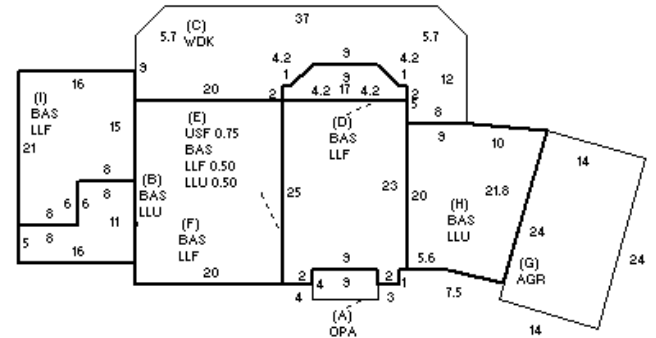
LAND

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,000	CH	1.00	100	1,282,750	1.00	100	1.00	PF1	3.50	1,177,920
300	A	0.181	CH	1.00	100	67,200	1.00	100	1.00	PF1	3.50	12,160

DETACHED

TOTAL	1.099 Acres		ZONING	R20	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	CHATHAM		N O T E	Pond Frontage Black Pond			LAND	1,190,100	991,700
Inf1	100			LAND	1,098,300	999,900			
Inf2	100			DETACHED	2,000	1,900			
							OTHER	0	0
							TOTAL	2,290,400	1,993,500

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	04/01/2020
PDK	A	1.00	10 0.90 3X28		1	2,227.10	2,000		



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	LIST	REVIEW	6/9/2021	EMZ
MODEL	1		RESIDENTIAL					
STYLE	4	1.00	CAPE [100%]					
QUALITY	G	1.55	GOOD [100%]					
FRAME	1	1.00	WOOD FRAME [100%]					

BLDG COMMENTS
LLF=FAM RM/BEDRM/BATH (PER PLANS 7/1/2021)

G

YEAR BLT	1997	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	1,248,080
NET AREA	2,025	DETAIL ADJ	1.030	FOUNDATION	4	FLR & WALL	1.00	A	OPA	N	OPEN PORCH	36		117.97	4,247		
\$NLA(RCN)	\$616	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	+	LLU	N	LOWER LEVEL UN	661		202.14	133,612		
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BAS AREA	1,721	1997	358.75	617,408		
				ROOF COVER	1	ASPH/CMP SHIN	1.00	C	WDK	N	WOOD DECK	523		90.52	47,342		
				FLOOR COVER	1	HARDWOOD	1.00	+	LLF	N	LOWER LEVEL FIN	1,061		264.01	280,118		
				INT. FINISH	2	DRYWALL	1.00	E	USF	L	UP-STRY FIN	304	1997	304.41	92,541		
				HEATING/COOL	9	WARM/COOL AIR	1.03	G	AGR	N	ATTACHED GARAGE	336		127.97	42,999		
				FUEL SOURCE	2	GAS	1.00	GFP	O		GAS LOG/FP/E FP	1		9,644.10	9,644		
								ODS	O		OUT DOOR SHWR-A	1		2,289.40	2,289		

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

EFF. YR/AGE	2010 / 12	
COND	12	12 %
FUNC	0	
ECON	0	
DEPR	12	% GD 88

RCNLD	\$1,098,300
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