Key: 3329

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 3,615

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
DANIELS DANIEL L & JENNIFER M **64 W BROTHER DR** **GREENWICH, CT 06830**	**15G-47-P25B**	**36 MANAMOCK RD**

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
DANIELS DANIEL L & JENNIF	01/10/2020	QS	1,125,000	32614-288
HIRAM HARDING HOUSE LLC	10/26/2006	A	1	21467-185
MEYER, JAMES M & JILL E	06/15/2006	QS	1,000,000	21103-254

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	%
15-150	04/02/2015	12	INSULATION	1,800			100	100
14-814	12/29/2014	3	Renovations	125,000	06/07/2016	WFF	100	100
	04/01/2008	50	Meas & List		04/22/2015	MW	100	100
07-475	10/05/2007	3	Renovations	18,430	04/01/2008		100	100
	04/03/2003	50	Meas & List			JB	100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	14,660	CH 1.00	100 1.00	100 1.00	916,250	2.31	100 1.00	R06 2.50			712,280

TOTAL	14,660 SF	ZONING	R40	FRNT	88

Nbhd	CHATHAM
Infl1	100
Infl2	100

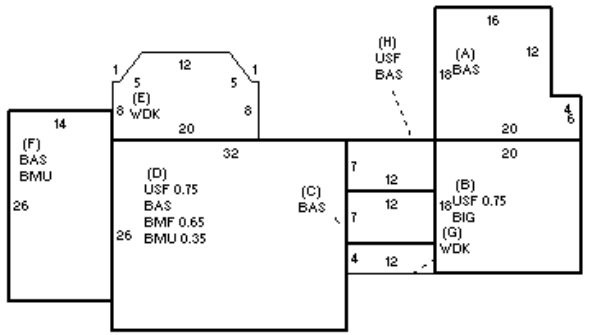
NOTE

ASSESSED	CURRENT	PREVIOUS
LAND	712,300	593,500
BUILDING	904,100	831,700
DETACHED	20,200	19,100
OTHER	0	0
TOTAL	**1,636,600**	**1,444,300**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
IPG	A 1.00	10 0.90	BP02-207 ING	2002	512	41.35	19,100
SHF	A 1.00	10 0.90		2003	80	15.24	1,100

PHOTO 06/07/2016



BLDG COMMENTS

BMF=HALF BATH/REC ROOM

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	4	1.00	CAPE [100%]
QUALITY	+	1.20	PLUS AVE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	6/7/2016	WFF
LIST	4/30/2015	MW
REVIEW	6/21/2016	TD

YEAR BLT	2002	SIZE ADJ	1.000
NET AREA	2,654	DETAIL ADJ	1.040
$NLA(RCN)	$355	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	8	1.00
BEDROOMS	4	1.00
FULL BATHS	3	1.00
1/2 BATHS	2	1.00
FIXTURES	14	$13,978
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	2	WOOD SHIN	1.01
FLOOR COVER	1	HARDWOOD	1.00
INT. FINISH	2	DRYWALL	1.00
HEATING/COOL	9	WARM/COOL AIR	1.03
FUEL SOURCE	2	GAS	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BAS	L	BAS AREA	1,592	2002	292.08	464,998
B	BIG	N	BUILT-IN GARAGE	360		98.03	35,291
B	USF	L	UP-STRY FIN	270	2014	247.84	66,918
+	BMU	N	BSMT UNFINISHED	655		97.39	63,787
D	BMF	N	BSMT FINISH-SEP	541		130.32	70,504
+	USF	L	UP-STRY FIN	708	2002	247.84	175,472
+	WDK	N	WOOD DECK	268		70.08	18,781
H	BAS	L	BAS AREA	84	2014	292.09	24,535
	GFP	O	GAS LOG/FP/E FP	1		7,466.40	7,466

TOTAL RCN	941,730

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

EFF.YR/AGE	2018 / 4
COND	4 4 %
FUNC	0
ECON	0
DEPR	4 % GD 96
RCNLD	$904,100