

Key: 5067

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 5.510

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
HEUER WILLIAM M 8 THE COURTYARDS WILLIAMSVILLE, NY 14221				4D-27-X3				96 BEACH PLUM RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
HEUER WILLIAM M				12/15/2000	QS	161,000	13432-302				
GORMAN CHERYL				12/18/1998	QS	95,500	11924-197				
BERNARD JEFFREY				02/28/1997	QS	87,000	10631-145				

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1020	100	CONDOMINIUM				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
06-128	01/18/2007	50	Meas & List			RRC	100	100
05-207	03/07/2006	2	Additions	4,200	01/18/2007		100	100
1996127	05/18/2005	99	n/a	8,000	01/18/2007		100	100
	05/17/1996	99	n/a				100	100

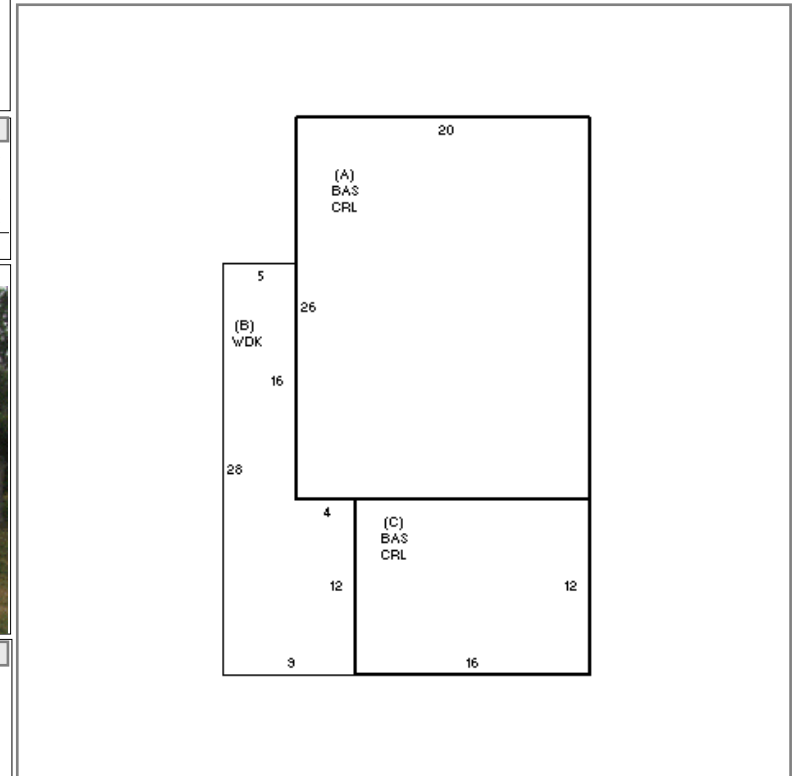
TOTAL	SF	ZONING	R20	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd		NOTE DISTANT PONDVIEW				LAND	0	0
Inf1			LAND	406,900	363,700			
Inf2			DETACHED	600	600			
			OTHER	0	0			
						TOTAL	407,500	364,300

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	20 0.80 8X6		48	16.25	600



BUILDING	CD	ADJ	DESC	MEASURE	6/29/2016	WFF
MODEL	10		CONDO	LIST	6/29/2016	WFF
STYLE	2	1.00	FREE STANDING [100%]	REVIEW	7/26/2016	TD
QUALITY	-	0.90	MINUS AVE [100%]			
FRAME	99	1.00	N/A [100%]			

BLDG COMMENTS



YEAR BLT	1956	SIZE ADJ	1.000
NET AREA	712	DETAIL ADJ	2.090
\$NLA(RCN)	\$665	OVERALL	1.000
CAPACITY		UNITS	ADJ
ROOMS	5	1.00	
BEDROOMS	2	1.00	
FULL BATHS	1	1.00	
1/2 BATHS	0	1.00	
FIXTURES	3	\$4,514	

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
COMPLEX	51	EEL POND COLONY	1.90	+	CRL	N	CRAWL SPACE	712		0.00	
UNIT MODEL	99	N/A	1.00	A	BAS	L	BAS AREA	520	1956	651.81	338,939
VIEW/LOC	3	PARTIAL WV	1.10	B	WDK	N	ATT WOOD DECK	188		19.00	3,572
HVAC	5	ELECTRIC BB	1.00	C	BAS	L	BAS AREA	192	2006	651.81	125,147
FUEL SOURCE	3	ELECTRIC	1.00		ODS	O	OUT DOOR SHWR-A	1		1,022.00	1,022
FLOOR LEVEL	99	N/A	1.00								
NEIGHBORHOOD	4	SOUTH	1.00								

TOTAL RCN	473,194
CONDITION ELEM	CD
INTERIOR	A
KITCHEN	A
BATHS	A
EXTERIOR	A
EFF.YR/AGE	1977 / 45
COND	14 14 %
FUNC	0
ECON	0
DEPR	14 % GD 86
RCNLD	\$406,900