

Key: 5771

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 6.236

LEGAL
LAND

CURRENT OWNER		PARCEL ID				LOCATION						
NATALIE B TOPPI REVOCABLE TRUST TOPPI NATALIE B & MICHAEL A TRSTES 38 BALSOM LANDING GLASTONBURY, CT 06033-3379		6C-20-5				20 WOODS END DR						
		TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)			
		NATALIE B TOPPI REVOCABLE TOPPI MICHAEL A & NATALIE HANRAHAN FAMILY REALTY TR				04/09/2019	A	1 31941-206				
				09/28/2016	QS	815,000	29964-334					
				02/14/2013	A	1 27130-165						
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	12,954	SC	1.00	1.00	1,099,500	2.57	1.00	VW3	3.00		839,240

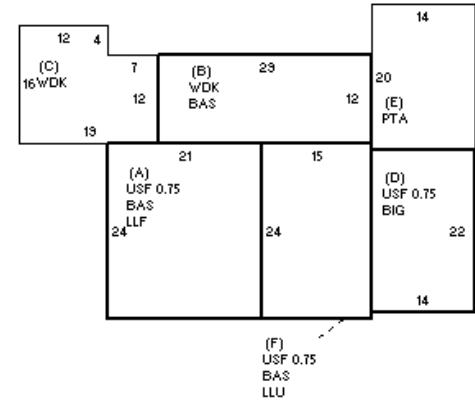
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
22-079	01/25/2022	3	Renovations	119,000	03/27/2023	NF	100	100
17-057	01/30/2017	3	Renovations	24,000	07/18/2018	WFF	100	100
	01/30/2017	98	SALES QUESTI				0	0
	01/28/2010	50	Meas & List				100	100
09-165	05/04/2009	2	Additions	7,500	01/28/2010	RRC	100	100

LAND

TOTAL	12,954 SF	ZONING	R20	FRNT	94	ASSESSED	CURRENT	PREVIOUS
Nbhd	SOUTH CHATHAM	N O T E	MARSH VIEW/DISTANT WATER			LAND	839,200	699,300
Inf1	100		BUILDING	820,200	685,800			
Inf2	100		DETACHED	0	0			
			OTHER	0	0			
TOTAL						1,659,400	1,385,100	

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	2/22/2022	TCK
MODEL	1		RESIDENTIAL	LIST	7/18/2018	WFF
STYLE	4	1.00	CAPE [100%]	REVIEW	4/14/2023	EMZ
QUALITY	+	1.20	PLUS AVE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS
1EX.FIX IN KITCHEN, BMF=1RM

LAND

YEAR BLT	1992	SIZE ADJ	1.000
NET AREA	2,091	DETAIL ADJ	1.050
\$NLA(RCN)	\$404	OVERALL	1.000
CAPACITY		UNITS	ADJ
STORIES		1.75	1.00
ROOMS		6	1.00
BEDROOMS		3	1.00
FULL BATHS		2	1.00
1/2 BATHS		0	1.00
FIXTURES		7	\$7,056
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	1	ASPH/CMP SHIN	1.00
FLOOR COVER	14	HARDWD/ASPH TL	1.00
INT. FINISH	2	DRYWALL	1.00
HEATING/COOL	11	HT-WT/COOL AIR	1.05
FUEL SOURCE	2	GAS	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	LLF	N	LOWER LEVEL FIN	504		213.98	107,845
+	BAS	L	BAS AREA	864	1992	290.76	251,218
+	USF	L	UP-STRY FIN	648	1992	246.72	159,875
B	BAS	L	BAS AREA	348	2003	290.76	101,185
+	WDK	N	WOOD DECK	624		70.08	43,730
D	BIG	N	BUILT-IN GARAGE	308		100.43	30,934
D	USF	L	UP-STRY FIN	231	2003	246.72	56,993
E	PTA	N	PATIO/STOOP	280		21.48	6,014
F	LLU	N	LOWER LEVEL UN	360		163.83	58,978
	F21	O	FPL 2S 1OP	1		12,451.20	12,451
	GFP	O	GAS LOG/FP/E FP	1		7,466.40	7,466
	ODS	O	OUT DOOR SHWR-A	1		1,772.40	1,772

TOTAL RCN	845,518	
CONDITION ELEM	CD	
EXTERIOR	G	
INTERIOR	G	
KITCHEN	V	
BATHS	V	
HEAT	U	
ELECT	U	
EFF.YR/AGE	2019 / 3	
COND	3	3 %
FUNC	0	
ECON	0	
DEPR	3	% GD 97
RCNLD	\$820,200	