

Key: 6196

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 6.652

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LAND

CURRENT OWNER				PARCEL ID				LOCATION				
MARREN DAVID S & CAROLINE D 7 NOLEN LN DARIEN, CT 06820				7B-30-S38				40 CABOT LN				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
MARREN DAVID S & CAROLINE				09/20/1999	99	525,000	12550-256					
OSIEKI, THEODORE				01/23/1991	A		1 7419-293					
OSIECKI				04/01/1981	QS	120,000	3261-305					
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	9,800	WC	1.00	100	2,015,750	3.26	100	1.00	VW8	5.50	1,478,130

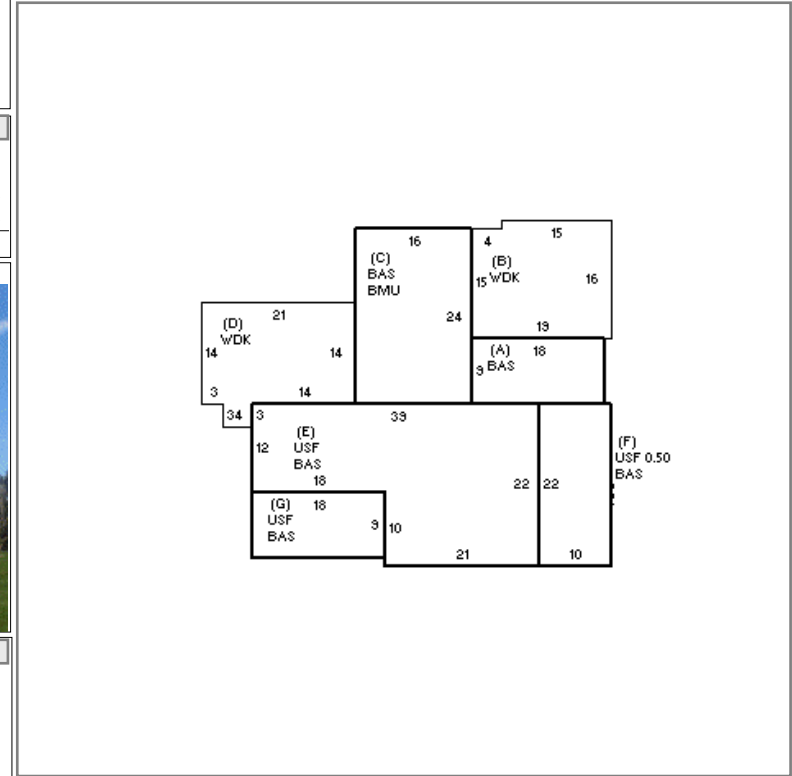
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
21-186	03/04/2020	11	Window Rplc	26,000	04/23/2021	NF	100	100
	02/18/2009	50	Meas & List			RRC	100	100
01-201	04/12/2001	99	n/a	1,800			100	100
00-141	03/01/2000	2	Additions	300,000			100	100
96-214	06/01/1996	2	Additions	13,500			100	100

LAND

TOTAL	9,800 SF	ZONING	R20	FRNT	100	ASSESSED	CURRENT	PREVIOUS
Nbhd	WEST CHATHAM	N O T E	Ocn Wv			LAND	1,478,100	1,231,700
Inf1	100		BUILDING	717,800	653,500			
Inf2	100		DETACHED	1,100	1,000			
			OTHER	0	0			
TOTAL						2,197,000	1,886,200	

DET
ACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	10 0.90 80	2001	80	15.24	1,100



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BUILDING	CD	ADJ	DESC	MEASURE		
MODEL	1		RESIDENTIAL	LIST		
STYLE	4	1.00	CAPE [100%]	REVIEW	5/27/2021	EMZ
QUALITY	+	1.20	PLUS AVE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS	

YEAR BLT	1963	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	834,598
NET AREA	2,556	DETAIL ADJ	1.050	FOUNDATION	3	FOUND WALL	1.00	A	BAS	L	BAS AREA	162	2000	296.48	48,030	CONDITION ELEM	CD
\$NLA(RCN)	\$327	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	+	WDK	N	WOOD DECK	606		70.08	42,468	EXTERIOR	A
				ROOF SHAPE	1	GABLE	1.00	C	BMU	N	BSMT UNFINISHED	384		108.58	41,693	INTERIOR	G
				ROOF COVER	1	ASPH/CMP SHIN	1.00	C	BAS	L	BAS AREA	384	1974	296.48	113,849	KITCHEN	G
				FLOOR COVER	1	HARDWOOD	1.00	+	BAS	L	BAS AREA	898	1963	296.48	266,240	BATHS	G
				INT. FINISH	2	DRYWALL	1.00	+	USF	L	UP-STRY FIN	840	2000	251.57	211,322	HEAT	U
				HEATING/COOL	11	HT-WT/COOL AIR	1.05	F	USF	L	UP-STRY FIN	110	1963	251.57	27,673	ELECT	U
				FUEL SOURCE	1	OIL	1.00	G	BAS	L	BAS AREA	162	1996	296.48	48,030		
									F11	O	FPL 1S 1OP	1		8,972.40	8,972		
									F21	O	FPL 2S 1OP	1		12,451.20	12,451		
									ODS	O	OUT DOOR SHWR-A	1		1,772.40	1,772		
																EFF.YR/AGE	2008 / 14
																COND	14 14 %
																FUNC	0
																ECON	0
																DEPR	14 % GD 86
																RCNLD	\$717,800