

Key: 642

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 730

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
HANES HOLLY B 30 FLAX RD FAIRFIELD, CT 06824				11E-30K-X12A				1237 MAIN ST			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
HANES HOLLY B				09/02/2020	QS	438,300		33226-47			
LAFRONZ LESLIE S				06/22/2012	QS	260,000		26436-340			
MITCHELL MARY JANE & STEP				07/31/2001	A	14097-59					


CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1020	100	CONDOMINIUM				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
	01/11/2021	98	SALES QUESTI				100	100

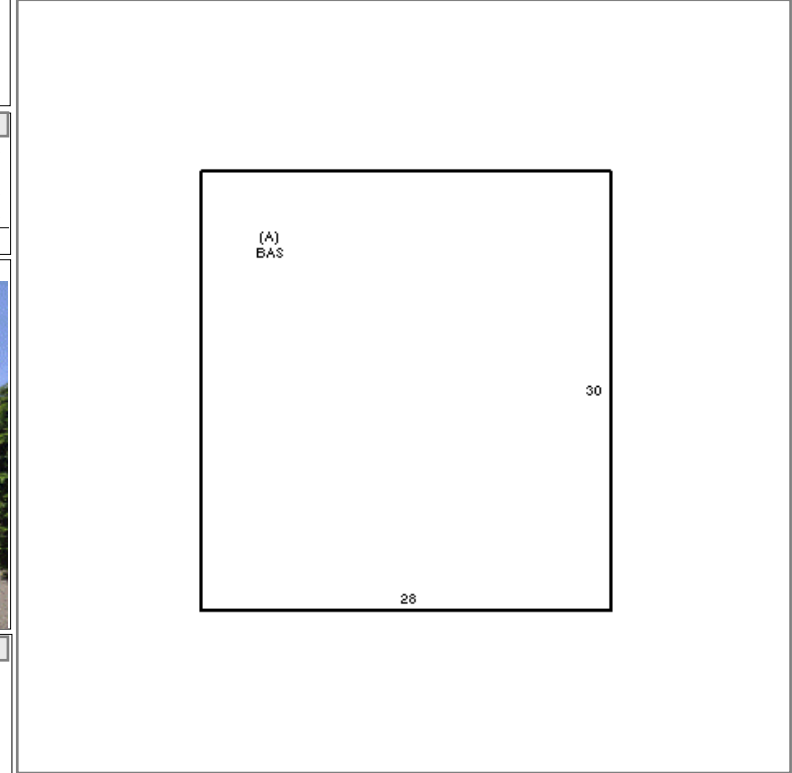
LAND

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE

TOTAL	SF	ZONING	R20	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd		NOTE DISTANT PONDVIEW				LAND	0	0
Inf1			BUILDING	553,900	495,100			
Inf2			DETACHED	0	0			
			OTHER	0	0			
			<b>TOTAL</b>	<b>553,900</b>	<b>495,100</b>			

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	06/13/2019
									



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE		
MODEL	10		CONDO	LIST REVIEW	10/22/2020	APK
STYLE	4	1.00	TOWN HSE MID [100%]			
QUALITY	+	1.05	PLUS AVE [100%]			
FRAME	99	1.00	N/A [100%]			

BLDG COMMENTS

BUILDING

YEAR BLT	1984	SIZE ADJ	1.000
NET AREA	840	DETAIL ADJ	1.932
\$NLA(RCN)	\$659	OVERALL	1.000
CAPACITY		UNITS	ADJ
ROOMS	3	1.00	
BEDROOMS	1	1.00	
FULL BATHS	1	1.00	
1/2 BATHS	0	1.00	
FIXTURES	3	\$4,870	

ELEMENT	CD	DESCRIPTION	ADJ
COMPLEX	6	OYSTER POND	2.10
UNIT MODEL	2	OYST PND 1 BED	0.80
VIEW/LOC	4	GOOD WV	1.15
HVAC	5	ELECTRIC BB	1.00
FUEL SOURCE	3	ELECTRIC	1.00
FLOOR LEVEL	2	FIRST FLOOR	1.00
NEIGHBORHOOD	5	WEST	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BAS	L	BAS AREA	840	1984	648.83	545,017
	PTA	N	PATIO	208		5.70	1,186
	GFP	O	GAS LOG/FP/E FP	1		2,846.00	2,846

TOTAL RCN	553,919
CONDITION ELEM	CD
INTERIOR	V
KITCHEN	V
BATHS	V
EXTERIOR	G
EFF.YR/AGE	2020 / 2
COND	0 0 %
FUNC	0
ECON	0
DEPR	0 % GD 100
RCNLD	\$553,900