

Key: 646

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 734

LEGAL

CURRENT OWNER						PARCEL ID			LOCATION		
RUDNICK SETH & CAROLYN F PO BOX 5341 PINEHURST, NC 28374						11E-30P-X17			1239 MAIN ST		
TRANSFER HISTORY						DOS	T	SALE PRICE	BK-PG (Cert)		
RUDNICK SETH & CAROLYN F						05/17/2021	V	775,000	34120-283		
GRIFFITH ROBERT B & DONNA						03/13/1990	QS	212,745	7089-326		
N/A						01/01/1984	QS	150,000	3989-4		

CLASS	CLASS%	DESCRIPTION				BN ID	BN	CARD	
1020	100	CONDOMINIUM					1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%	

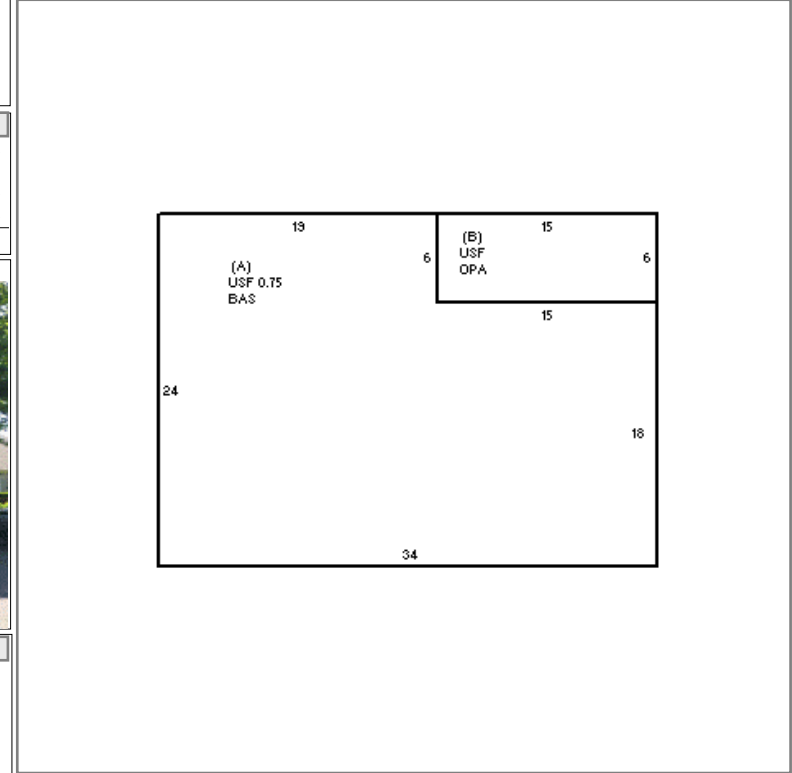
LAND

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				LAND	0	0
		Inf1				BUILDING	840,900	751,900
		Inf2				DETACHED	0	0
						OTHER	0	0
						TOTAL	840,900	751,900

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	REVIEW
MODEL	10		CONDO	LIST	
STYLE	3	1.00	TOWN HSE END [100%]		
QUALITY	+	1.05	PLUS AVE [100%]		
FRAME	99	1.00	N/A [100%]		1/19/2021 APK

BLDG COMMENTS

G

YEAR BLT	1984	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	934,290															
NET AREA	1,361	DETAIL ADJ	2.487	COMPLEX	6	OYSTER POND	2.10	A	BAS	L	BAS AREA	726	1984	685.63	497,769																	
\$NLA(RCN)	\$686	OVERALL	1.000	UNIT MODEL	99	N/A	1.00	+	USF	L	UP-STRY FIN	635	1984	651.41	413,646																	
				VIEW/LOC	4	GOOD WV	1.15	B	OPA	N	OPEN PORCH	90		24.90	2,241																	
				HVAC	9	WARM/COOL AIR	1.03		PTA	N	PATIO	90		5.70	513																	
				FUEL SOURCE	3	ELECTRIC	1.00		F21	O	FPL 2S 1OP	1		4,742.00	4,742																	
				FLOOR LEVEL	99	N/A	1.00		GFP	O	GAS LOG/FP/E FP	1		2,846.00	2,846																	
				NEIGHBORHOOD	5	WEST	1.00																									
				<table border="1"> <tr> <th>CONDITION ELEM</th> <th>CD</th> </tr> <tr> <td>INTERIOR</td> <td>A</td> </tr> <tr> <td>KITCHEN</td> <td>A</td> </tr> <tr> <td>BATHS</td> <td>A</td> </tr> <tr> <td>EXTERIOR</td> <td>G</td> </tr> </table>														CONDITION ELEM	CD	INTERIOR	A	KITCHEN	A	BATHS	A	EXTERIOR	G					
CONDITION ELEM	CD																															
INTERIOR	A																															
KITCHEN	A																															
BATHS	A																															
EXTERIOR	G																															
				<table border="1"> <tr> <th>EFF.YR/AGE</th> <td colspan="2">1989 / 33</td> </tr> <tr> <td>COND</td> <td>10</td> <td>10 %</td> </tr> <tr> <td>FUNC</td> <td>0</td> <td></td> </tr> <tr> <td>ECON</td> <td>0</td> <td></td> </tr> <tr> <td>DEPR</td> <td>10</td> <td>% GD 90</td> </tr> </table>														EFF.YR/AGE	1989 / 33		COND	10	10 %	FUNC	0		ECON	0		DEPR	10	% GD 90
EFF.YR/AGE	1989 / 33																															
COND	10	10 %																														
FUNC	0																															
ECON	0																															
DEPR	10	% GD 90																														
				<table border="1"> <tr> <th>RCNLD</th> <td>\$840,900</td> </tr> </table>														RCNLD	\$840,900													
RCNLD	\$840,900																															