Key: 6711 **Town of CHATHAM - Fiscal Year 2024** 9/7/2023 9:38 am SEQ #: 7,187

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
GOOD TIMOTHY A & ELIAS MADIAS **3437 ADINA DR** **LOS ANGELES, CA 90068**	**8B-76-S21**	**93 PINE RIDGE RD**

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
GOOD TIMOTHY A & ELIAS MA	09/16/2014	O	635,417	(55097)
MCCULLOUGH JOSEPH A	06/15/1972	N	40,000	(55097)

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	%
15-746	11/17/2015	3	Renovations	20,200	05/02/2017	NF	100	100
14-634	10/23/2014	10	Reroof	8,000	04/15/2015	MW	100	100
	02/10/2009	50	Meas & List			RRC	100	100
1990182	11/16/1990	99	n/a				100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	12,000	WC 1.00	100 1.00	100 1.00	916,250	2.74	100 1.00	R08 2.50			691,630

TOTAL	12,000 SF	ZONING	R20	FRNT	80

Nbhd	WEST CHATHAM
Infl1	100
Infl2	100

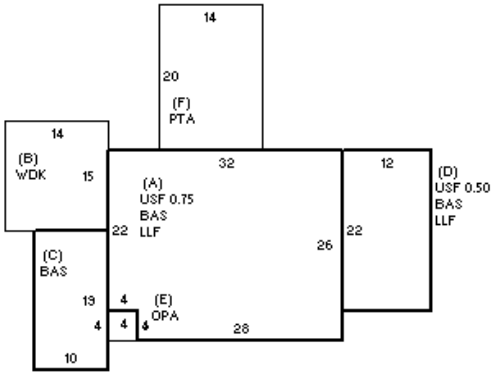
NOTE

ASSESSED	CURRENT	PREVIOUS
LAND	691,600	576,300
BUILDING	629,000	579,000
DETACHED	1,300	1,200
OTHER	0	0
TOTAL	**1,321,900**	**1,156,500**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	20 0.80		1981	120	13.29	1,300

PHOTO 05/02/2017



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	4	1.00	CAPE [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE		
LIST		
REVIEW	1/26/2018	APK

YEAR BLT	1990	SIZE ADJ	1.000
NET AREA	2,014	DETAIL ADJ	1.030
$NLA(RCN)	$343	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	0	1.00
BEDROOMS	3	1.00
FULL BATHS	3	1.00
1/2 BATHS	1	1.00
FIXTURES	12	$9,888
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	2	SOFTWOOD	1.00
INT. FINISH	2	DRYWALL	1.00
HEATING/COOL	9	WARM/COOL AIR	1.03
FUEL SOURCE	2	GAS	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	LLF	N	LOWER LEVEL FIN	1,080		173.96	187,880
+	USF	L	UP-STRY FIN	744	1990	200.58	149,233
B	WDK	N	WOOD DECK	210		58.40	12,264
+	BAS	L	BAS AREA	1,270	1990	236.39	300,212
E	OPA	N	OPEN PORCH	16		76.13	1,218
F	PTA	N	PATIO/STOOP	280		17.90	5,012
	F11	O	FPL 1S 1OP	1		7,477.00	7,477
	F21	O	FPL 2S 1OP	1		10,376.00	10,376
	GFP	O	GAS LOG/FP/E FP	1		6,222.00	6,222
	ODS	O	OUT DOOR SHWR-A	1		1,477.00	1,477

TOTAL RCN	691,259

CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	V
KITCHEN	V
BATHS	G
HEAT	A
ELECT	U

EFF.YR/AGE	2013 / 9		
COND	9	9 %	
FUNC	0		
ECON	0		
DEPR	9	% GD	91
RCNLD			$629,000