

Key: 7974

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 8.471

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
MURPHY PHILIP T & LINDA L 4 OVERLOOK LN TOLLAND, CT 06084-2026				14E-24B-E3				753 MAIN ST			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
MURPHY PHILIP T & LINDA L				07/15/2005	QS	569,000		20051-187			
OYSTER PARTNERS LLC				07/11/2003	B	1 17239-119					
POSKANZER STEVEN T & MARK				04/15/2003	N	275,000		16753-146			

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	%
15-267	05/19/2015 02/09/2006	10 50	Reroof Meas & List	4,800	03/02/2022	NF JB	100 100	100 100

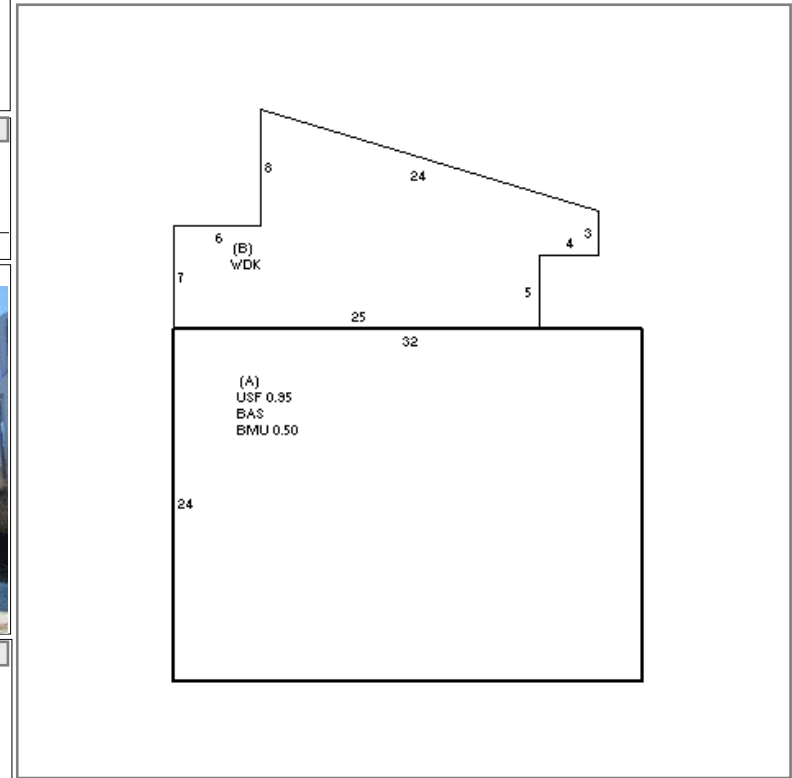
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	3,715	CH	1.00	100	1.00	100	1.00	R02	2.00		471,300

TOTAL	3,715 SF	ZONING	Gb2	FRNT	10	ASSESSED	CURRENT	PREVIOUS
Nbhd	CHATHAM	NOTE Res in commercial zone fy2003 subdiv	LAND	471,300	392,700			
Inf1	100		BUILDING	357,900	325,900			
Inf2	100		DETACHED	500	500			
			OTHER	0	0			
TOTAL			829,700	719,100				

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	30 0.70 8X6		48	16.25	500



BUILDING	CD	ADJ	DESC	MEASURE	3/2/2022	NF
MODEL	1		RESIDENTIAL	LIST	3/2/2022	EST
STYLE	4	1.00	CAPE [100%]	REVIEW	3/10/2022	EMZ
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1910	SIZE ADJ	1.000
NET AREA	1,498	DETAIL ADJ	1.050
\$NLA(RCN)	\$299	OVERALL	1.000
CAPACITY		UNITS	ADJ
STORIES		1.95	1.00
ROOMS		7	1.00
BEDROOMS		3	1.00
FULL BATHS		2	1.00
1/2 BATHS		1	1.00
FIXTURES		8	\$6,720
UNITS		1	1.00

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	FLR & WALL	1.00	A	BMU	N	BSMT UNFINISHED	384		90.48	34,744
EXT. COVER	1	WOOD SHINGLE	1.00	A	BAS	L	BAS AREA	768	1910	271.96	208,865
ROOF SHAPE	1	GABLE	1.00	A	USF	L	UP-STRY FIN	730	1910	230.77	168,460
ROOF COVER	1	ASPH/CMP SHIN	1.00	B	WDK	N	WOOD DECK	287		58.40	16,761
FLOOR COVER	26	SOFTWD/OTHER	1.00	F21	O	O	FPL 2S 1OP	1		10,376.00	10,376
INT. FINISH	2	DRYWALL	1.00	ODS	O	O	OUT DOOR SHWR-A	1		1,477.00	1,477
HEATING/COOL	11	HT-WT/COOL AIR	1.05								
FUEL SOURCE	2	GAS	1.00								

TOTAL RCN	447,403
CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	G
KITCHEN	G
BATHS	G
HEAT	U
ELECT	U
EFF.YR/AGE	2002 / 20
COND	20 20 %
FUNC	0
ECON	0
DEPR	20 % GD 80
RCNLD	\$357,900