

Key: 1375

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 1.499

LEGALS

CURRENT OWNER		PARCEL ID		LOCATION	
EMERY BENJAMIN H & ABBIE P NOW EMERY BENJAMIN H PO BOX 111419 PITTSBURGH, PA 15238		12J-16-8		640 ORLEANS RD	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
EMERY BENJAMIN H		02/21/2023	H	1	35646-63
EMERY BENJAMIN H & ABBIE		10/24/1989	Q	338,500	6929-112
QUIGLEY KATHRYN M & WALTE		06/01/1973	Q	75,000	1331-1092


CLASS	CLASS%	DESCRIPTION		BN ID	BN	CARD	
1090	100	MULTIPLE HSES			1	1 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st %
18-352	05/09/2018	3	Renovations	18,000	02/27/2020	TCK	100 100
14-417	07/18/2014	3	Renovations	1,500	05/11/2015	MW	100 100
	02/20/2004	50	Meas & List			RRC	100 100
03-493	10/08/2003	2	Additions	7,500			100 100
P2003493	09/09/2003	75	SPECIAL PERM	7,500			100 100

LAND

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,000	NC	1.00	100	2,096,380	1.00	MDW	1.10	CF4	5.20	1,925,050
300	A	0.261	NC	1.00	100	99,840	1.00	CF4	5.20			26,060

TOTAL	1.179 Acres	ZONING	R40	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NORTH CHATHAM	NOTE				LAND	1,951,100	1,625,800
Inf1	100		BUILDING	770,900	644,300			
Inf2	100		DETACHED	0	0			
			OTHER	233,400	215,100			
			<b>TOTAL</b>	<b>2,955,400</b>	<b>2,485,200</b>			

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	02/14/2019
									

BUILDING	CD	ADJ	DESC	MEASURE		
MODEL	1		RESIDENTIAL	LIST		
STYLE	18	1.30	RENO'D ANTIQUE [100%]	REVIEW	3/11/2020	MR
QUALITY	A	1.06	AVERAGE [68%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BUILDING

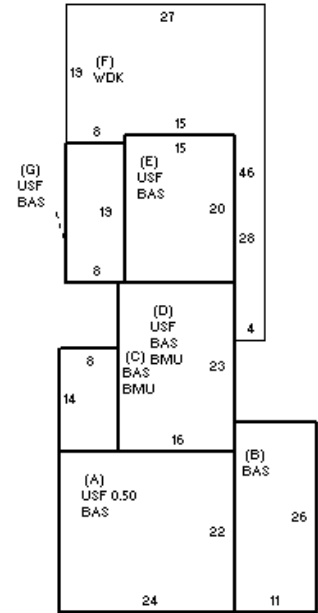
YEAR BLT	1830	SIZE ADJ	1.000
NET AREA	2,830	DETAIL ADJ	1.313
\$NLA(RCN)	\$341	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	2	1.00
ROOMS	8	1.00
BEDROOMS	4	1.00
FULL BATHS	4	1.00
1/2 BATHS	1	1.00
FIXTURES	14	\$15,647
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	2	WOOD SHIN	1.01
FLOOR COVER	2	SOFTWOOD	1.00
INT. FINISH	2	DRYWALL	1.00
HEATING/COOL	1	FORCED AIR	1.00
FUEL SOURCE	1	OIL	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BAS	L	BAS AREA	1,182	1830	324.14	383,139
A	USF	L	UP-STRY FIN	264	1830	275.05	72,613
+	BMU	N	BSMT UNFINISHED	480		96.27	46,210
C	BAS	L	BAS AREA	112	1966	324.15	36,305
D	USF	L	UP-STRY FIN	368	1990	275.05	101,217
E	BAS	L	BAS AREA	300	1830	324.14	97,243
E	USF	L	UP-STRY FIN	300	1830	275.05	82,514
F	WDK	N	WOOD DECK	606		62.14	37,655
G	BAS	L	BAS AREA	152	1974	324.14	49,270
G	USF	L	UP-STRY FIN	152	1990	275.05	41,808

TOTAL RCN	963,620
CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	A
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	\$770,900



Key: 1375

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 1.500

LEGAL

CURRENT OWNER		PARCEL ID		LOCATION	
EMERY BENJAMIN H & ABBIE P NOW EMERY BENJAMIN H PO BOX 111419 PITTSBURGH, PA 15238		12J-16-8		640 ORLEANS RD	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1090	100	MULTIPLE HSES				2	2 of 2	
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	ZONING	FRNT	ASSESSED	CURRENT	PREVIOUS
Nbhd	NOTE		LAND	233,400	
Inf1		BUILDING			
Inf2		DETACHED			
TOTAL			OTHER		

DETACHED

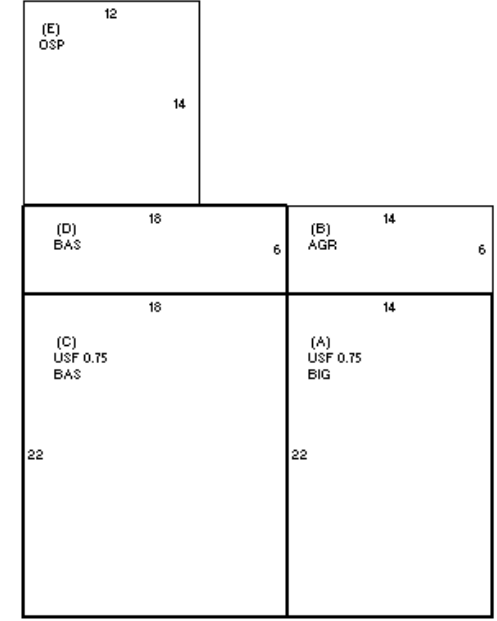
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								02/14/2019



BLDG COMMENTS  
2BR/BATH PER PERMIT

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	REVIEW	3/11/2020	MR
MODEL	1		RESIDENTIAL	LIST			
STYLE	17	0.95	GAR/APT [100%]				
QUALITY	A	1.00	AVERAGE [100%]				
FRAME	1	1.00	WOOD FRAME [100%]				



G

YEAR BLT	2001	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	295,498																					
NET AREA	1,032	DETAIL ADJ	0.911	FOUNDATION	2	SLAB	0.95	A	BIG	N	BUILT-IN GARAGE	308		80.74	24,867																							
\$NLA(RCN)	\$286	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	+	USF	L	UP-STRY FIN	528	2001	220.10	116,214																							
				ROOF SHAPE	1	GABLE	1.00	B	AGR	N	ATTACHED GARAGE	84		80.74	6,782																							
				ROOF COVER	2	WOOD SHIN	1.01	+	BAS	L	BAS AREA	504	2001	259.39	130,734																							
				FLOOR COVER	2	SOFTWOOD	1.00	E	OSP	N	OPEN SCR PORCH	168		78.80	13,238																							
				INT. FINISH	2	DRYWALL	1.00		ODS	O	OUT DOOR SHWR-A	1		1,477.00	1,477																							
				HEATING/COOL	2	HOT WATER	1.00																															
				FUEL SOURCE	2	GAS	1.00																															
				<table border="1"> <tr> <th>CONDITION</th> <th>ELEM</th> <th>CD</th> </tr> <tr> <td>EXTERIOR</td> <td></td> <td>A</td> </tr> <tr> <td>INTERIOR</td> <td></td> <td>A</td> </tr> <tr> <td>KITCHEN</td> <td></td> <td>A</td> </tr> <tr> <td>BATHS</td> <td></td> <td>A</td> </tr> <tr> <td>HEAT</td> <td></td> <td>A</td> </tr> <tr> <td>ELECT</td> <td></td> <td>A</td> </tr> </table>														CONDITION	ELEM	CD	EXTERIOR		A	INTERIOR		A	KITCHEN		A	BATHS		A	HEAT		A	ELECT		A
CONDITION	ELEM	CD																																				
EXTERIOR		A																																				
INTERIOR		A																																				
KITCHEN		A																																				
BATHS		A																																				
HEAT		A																																				
ELECT		A																																				
				<table border="1"> <tr> <th>EFF.YR/AGE</th> <td colspan="2">2001 / 21</td> </tr> <tr> <td>COND</td> <td>21</td> <td>21 %</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>21</td> <td>% GD 79</td> </tr> </table>														EFF.YR/AGE	2001 / 21		COND	21	21 %	FUNC	0		ECON	0		DEPR	21	% GD 79						
EFF.YR/AGE	2001 / 21																																					
COND	21	21 %																																				
FUNC	0																																					
ECON	0																																					
DEPR	21	% GD 79																																				
				<table border="1"> <tr> <th>RCNLD</th> <td>\$233,400</td> </tr> </table>														RCNLD	\$233,400																			
RCNLD	\$233,400																																					