

Key: 1406

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 1.533

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
THE PASQUALE LIVING TRUST ET AL PASQUALE VITO & ERIC TRSTES 94 BROOKMERE DR FAIRFIELD, CT 06824-4516				12K-11-HC30				5 WOODLAND WAY			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
THE PASQUALE LIVING TRUST				09/24/2009	A	1 (189593)					
PASQUALE LIVING TRUST				01/18/2000	QS	1,350,000 (156335)					
MEAD BRIAN				08/16/1956	N	1 (19551)					

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	%
22-235	03/14/2022	11	Window Rplc	24,398	02/27/2023	NF	100	100
	01/31/2017	3	Renovations		01/31/2017	APK	100	100
	04/06/2007	50	Meas & List			RRC	100	100
	02/24/2003	50	Meas & List			JB	100	100
P2002018	01/14/2002	3	Renovations	150,000			100	100

LAND

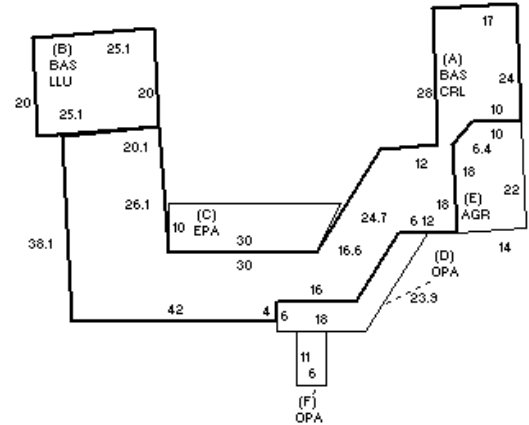
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,000	NC	1.00	100	2,748,750	1.00	100	1.00	CF2	7.50	2,524,100
300	A	0.631	NC	1.00	100	144,000	1.00	100	1.00	CF2	7.50	90,860

DETACHED

TOTAL	1.549 Acres	ZONING	R40	FRNT	0	ASSESSED	2,615,000	CURRENT	2,179,000	PREVIOUS	2,179,000
Nbhd	NORTH CHATHAM	ZONING	Pd Frt RYDERS COVEFRONT	LAND	2,615,000	BUILDING	668,500	DETACHED	0	OTHER	0
Inf1	100	LAND		OTHER	0	TOTAL	3,283,500	PREVIOUS	2,767,000		
Inf2	100										

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 02/27/2023



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	LIST	REVIEW	3/17/2023	EMZ
MODEL	1		RESIDENTIAL					
STYLE	1	0.85	RANCH [100%]					
QUALITY	+	1.20	PLUS AVE [100%]					
FRAME	1	1.00	WOOD FRAME [100%]					

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YEAR BLT	1947	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	879,671
NET AREA	2,646	DETAIL ADJ	0.850	FOUNDATION	4	FLR & WALL	1.00	A	CRL	N	CRAWL SPACE	2,144		22.65	48,570	CONDITION ELEM	CD
\$NLA(RCN)	\$332	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	+	BAS	L	BAS AREA	2,646	1947	233.58	618,047	EXTERIOR	G
CAPACITY			UNITS	ADJ	ROOF SHAPE	2	HIP	1.00	B	LLU	N	LOWER LEVEL UN	502	131.61	66,067	INTERIOR	G
STORIES	1	1.00	ROOF COVER	1	ASPH/CMP SHIN	1.00	1.00	C	EPA	N	ENCL PORCH	325		160.44	52,144	KITCHEN	V
ROOMS	9	1.00	FLOOR COVER	1	HARDWOOD	1.00	1.00	+	OPA	N	OPEN PORCH	269		91.32	24,565	BATHS	A
BEDROOMS	5	1.00	INT. FINISH	2	DRYWALL	1.00	1.00	E	AGR	N	ATTACHED GARAGE	308		100.43	30,934	HEAT	A
FULL BATHS	3	1.00	HEATING/COOL	2	HOT WATER	1.00	1.00	BMG	O	BSMT GARAGE	1		3,324.00	3,324	ELECT	U	
1/2 BATHS	1	1.00	FUEL SOURCE	1	OIL	1.00	1.00	F11	O	FPL 1S 1OP	2		8,973.00	17,946			
FIXTURES	13	\$10,608						GFP	O	GAS LOG/FP/E FP	1		7,466.40	7,466			
UNITS	1	1.00															

EFF. YR/AGE	1991 / 31
COND	24 24 %
FUNC	0
ECON	0
DEPR	24 % GD 76
RCNLD	\$668,500