Key: 2400

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 2,601

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
VERIZON PROPERTY TAX DEPT **c/o DUFF & PHELPS** **PO BOX 2749** **ADDISON, TX 75001-2749**	**14E-52-31**	**35 OLD HARBOR RD**

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
VERIZON PROPERTY TAX DEPT	11/17/1960	N	1	1097-406

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
4300	**100**	**TELE EX STA.**		**1**	**1 of 1**

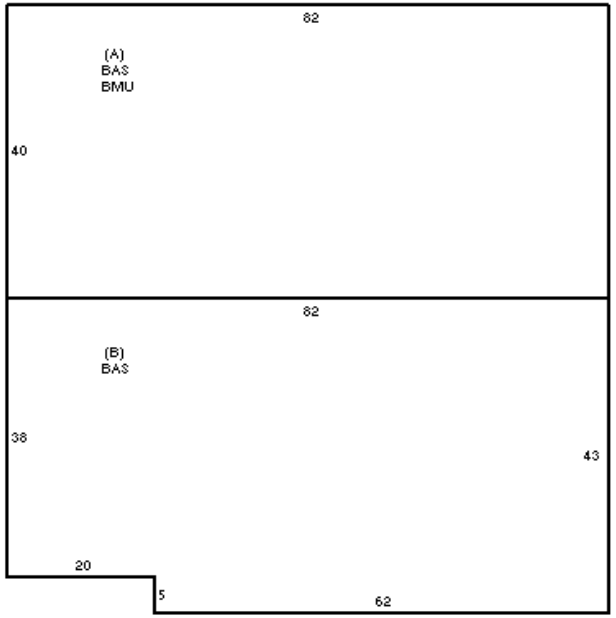
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
	01/27/2023	72	I&E				100	100
	02/22/2022	72	I&E				100	100
	01/19/2021	72	I&E				100	100
	01/02/2020	72	I&E				100	100
	01/30/2019	72	I&E				100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
103	S	14,374	CI 1.00	100 1.00	100 1.00	667,040	2.22	100 1.00	OH1 1.60			488,270

TOTAL	14,374 SF	ZONING	R20	FRNT	116
Nbhd	COMMERCIAL	NOTE			
Infl1	100				
Infl2	100				

ASSESSED	CURRENT	PREVIOUS
LAND	488,300	443,900
BUILDING	207,200	197,700
DETACHED	1,800	1,700
OTHER	0	0
TOTAL	**697,300**	**643,300**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
APV	A 1.00	70 0.30			3,000	2.00	1,800

PHOTO 11/12/2012

BLDG COMMENTS

VERIZON

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	5		CIM
STYLE	29	2.26	TELEPHONE BLDG [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	2	1.00	MASONRY [100%]

MEASURE		
LIST		
REVIEW	11/12/2012	DF

YEAR BLT	1961	SIZE ADJ	1.000
NET AREA	6,706	DETAIL ADJ	2.250
$NLA(RCN)	$182	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1	1.00
% HEATED	100	1.00
% AIR COND	100	1.03
% SPRINKLER	0	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	FLR & WALL	1.00
EXT. COVER	12	BRICK VEENEER	1.05
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/CMP SHIN	1.00
FLOOR COVER	4	ASPH TILE	0.98
INT. FINISH	6	MINIMUM	0.95
HEATING/COOL	9	WARM/COOL AIR	1.00
FUEL SOURCE	1	OIL	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNF	3,280		28.30	92,824
+	BAS	L	BASE AREA	6,706	1961	167.89	1,125,859

TOTAL RCN 1,218,683

CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
CDN/APP	

EFF.YR/AGE 1980 / 42

COND	33	33 %	
FUNC	0		
ECON	50	Obs	
DEPR	83	% GD	17

RCNLD $207,200