

Key: 2858

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 3.086

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
VICTORICK JOHN R 280 DAYTON RD S GLASTONBURY, CT 06073-3202				14J-46-R58				134 OLD FIELD BEND			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
VICTORICK JOHN R				06/26/1998	99	230,000	11529-209				
MAUTERSTOCK				10/27/1989	QS	215,000	6936-80				
LEGACY REALTY TRUST				12/01/1986	QS	200,000	5501-87				

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	%
14-169	04/03/2014	3	Renovations	41,500	04/27/2015	MW	100	100
SEPTIC	02/14/2008	50	Meas & List			RRC	100	100
		99	n/a				100	100

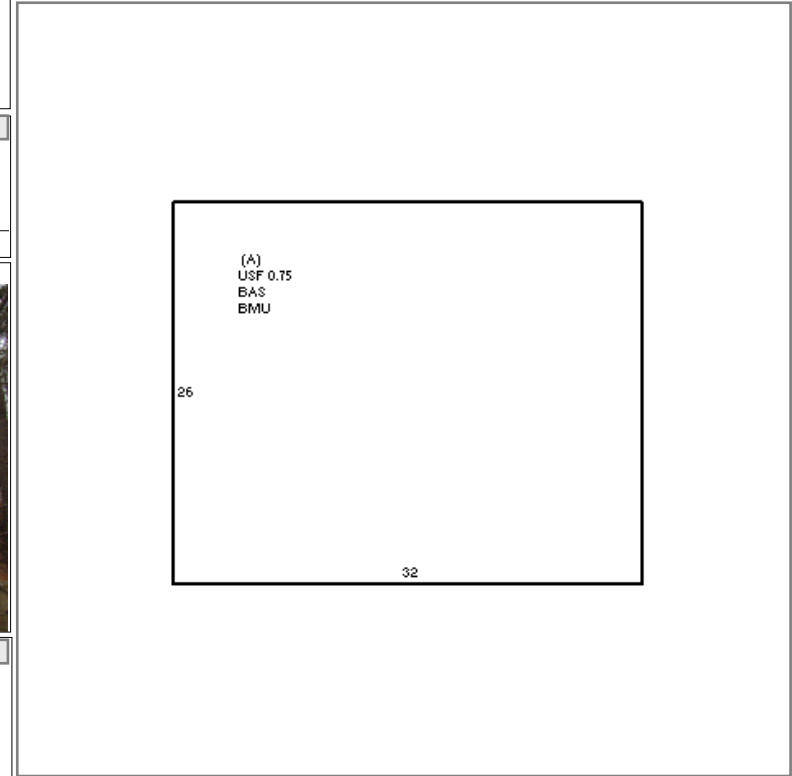
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	24,044	NC	1.00	100	1.00	100	1.00	R09	2.00		615,560

TOTAL	24,044 SF	ZONING	R40	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NORTH CHATHAM	NOTE			LAND	615,600	512,900	
Infl1	100		BUILDING	318,800	290,200			
Infl2	100		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	934,400	803,100			

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								04/27/2015
								



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	REVIEW
MODEL	1		RESIDENTIAL	LIST	
STYLE	4	1.00	CAPE [100%]		
QUALITY	A	1.00	AVERAGE [100%]		
FRAME	1	1.00	WOOD FRAME [100%]		5/6/2015 TD

G

YEAR BLT	1973	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	455,459	
NET AREA	1,456	DETAIL ADJ	1.050	FOUNDATION	4	FLR & WALL	1.00	A	BMU	N	BSMT UNFINISHED	832		75.72	63,003	CONDITION ELEM	CD	
\$NLA(RCN)	\$313	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	A	BAS	L	BAS AREA	832	1973	273.81	227,813	EXTERIOR	A	
CAPACITY			UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	A	USF	L	UP-STRY FIN	624	1973	232.34	144,980	INTERIOR	A
STORIES	1.75	1.00	ROOF COVER	1	ASPH/CMP SHIN	1.00	BMG	O	BSMT GARAGE			1		2,770.00	2,770	KITCHEN	A	
ROOMS	0	1.00	FLOOR COVER	1	HARDWOOD	1.00	F21	O	FPL 2S 1OP			1		10,376.00	10,376	BATHS	A	
BEDROOMS	2	1.00	INT. FINISH	2	DRYWALL	1.00	ODS	O	OUT DOOR SHWR-A			1		1,477.00	1,477	HEAT	A	
FULL BATHS	2	1.00	HEATING/COOL	10	HOT/COOL WATER	1.05										ELECT	A	
1/2 BATHS	0	1.00	FUEL SOURCE	2	GAS	1.00												
FIXTURES	6	\$5,040																
UNITS	1	1.00																
																EFF.YR/AGE	1973 / 49	
																COND	30 30 %	
																FUNC	0	
																ECON	0	
																DEPR	30 % GD 70	
																RCNLD	\$318,800	