

Key: 2940

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 3.173

LEGAL LAND

CURRENT OWNER				PARCEL ID				LOCATION				
BROGAN PATRICK J 7 CARRIGLEA DR RIVERSIDE, CT 06878				15A1-3-H143				346 MORRIS ISLAND RD				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
BROGAN PATRICK J				03/30/2009	QS	1,875,000	(188214)					
CUMMINGS JOHN J & KIM M H				07/10/2000	QS	1,700,000	(158335)					
C & T MORRIS REALTY TRUST				07/08/1998	D	875,000	(149275)					
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	38,295 CH	1.00	100	1.00	2,748,750	1.04	100	1.00	CF3	7.50	2,503,030

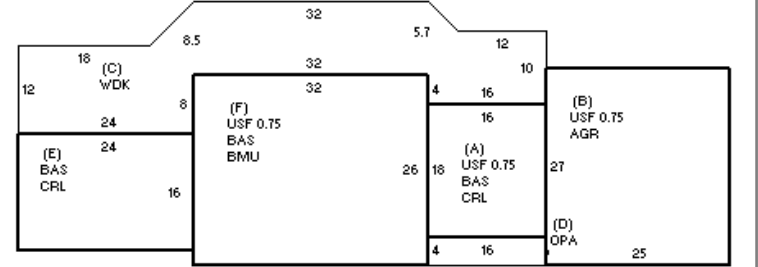
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
15-492	08/25/2015	10	Reroof	12,000	04/21/2016	APK	100	100
	02/14/2008	50	Meas & List			RRC	100	100
SP 98-09	02/26/1998	99	n/a				100	100
97-461	12/01/1997	99	n/a	85,000			100	100

LAND

TOTAL	38,295 SF	ZONING	R40	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	CHATHAM	NOTE Harbor Frt-topo,flood Hzd				LAND	2,503,000	2,085,700
Inf1	100		BUILDING	785,100	713,800			
Inf2	100		DETACHED	0	0			
			OTHER	0	0			
TOTAL						3,288,100	2,799,500	

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	12/29/2021	NF
MODEL	1		RESIDENTIAL	LIST	12/29/2021	EST
STYLE	4	1.00	CAPE [100%]	REVIEW	2/3/2022	EMZ
QUALITY	+	1.20	PLUS AVE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

UNIT

YEAR BLT	1972	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	993,799	
NET AREA	2,850	DETAIL ADJ	1.050	FOUNDATION	3	FOUND WALL	1.00	+	CRL	N	CRAWL SPACE	672		23.85	16,025	CONDITION ELEM	CD	
\$NLA(RCN)	\$349	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	A	BAS	L	BAS AREA	288	1985	292.03	84,106	EXTERIOR	G	
				ROOF SHAPE	1	GABLE	1.00	+	USF	L	UP-STRY FIN	722	1985	247.80	178,910	INTERIOR	A	
				ROOF COVER	1	ASPH/CMP SHIN	1.00	B	AGR	N	ATTACHED GARAGE	675		91.25	61,591	KITCHEN	V	
				FLOOR COVER	1	HARDWOOD	1.00	C	WDK	N	WOOD DECK	794		70.08	55,644	BATHS	G	
				INT. FINISH	2	DRYWALL	1.00	D	OPA	N	OPEN PORCH	64		91.31	5,844	HEAT	A	
				HEATING/COOL	11	HT-WT/COOL AIR	1.05	+	BAS	L	BAS AREA	1,216	1972	292.03	355,111	ELECT	A	
				FUEL SOURCE	2	GAS	1.00	F	BMU	N	BSMT UNFINISHED	832		80.18	66,709			
									F	USF	L	UP-STRY FIN	624	1972	247.80	154,627		
									F21	O	FPL 2S 1OP	1		12,451.20	12,451			
									ODS	O	OUT DOOR SHWR-A	1		1,772.40	1,772			
																EFF.YR/AGE	2000 / 22	
																COND	21 21 %	
																FUNC	0	
																ECON	0	
																DEPR	21 % GD 79	
																RCNLD	\$785,100	