

Key: 3808

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 4.150

LEG
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LAND

CURRENT OWNER		PARCEL ID		LOCATION								
HANRATTIE CLARK W & CATHERINE D 36 CHICHESTER RD NEW CANAAN, CT 06840		16D-10-B10		60 BAY LN								
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)							
HANRATTIE CLARK W & CATHE		05/26/2017	QS	3,315,000	(213015)							
BABCOCK ALICIA A		10/09/2015	A	1	(207607)							
BABCOCK MICHAEL S & ALICI		06/25/2007	QS	1,375,000	(183468)							
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	21,742	CH	1.00	100	1,466,000	1.66	100	1.00	R11	4.00	1,211,220

CLASS	CLASS%	DESCRIPTION		BN ID	BN	CARD	
1010	100	SINGLE FAMILY			1	1 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st %
18-482	06/12/2019	99	n/a		03/30/2021	NF	100 100
18-204	06/21/2018	3	Renovations	5,000	01/17/2019	TCK	100 100
	03/21/2018	4	Outbuildings	163,541	01/17/2019	TCK	100 100
	07/24/2017	98	SALES QUESTI				0 0
	02/07/2011	50	Meas & List			CE	100 100

DE
TACH
ED

TOTAL	21,742 SF	ZONING	R40	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	CHATHAM	NOTE				LAND	1,211,200	1,009,300
Inf1	100		LAND	3,726,900	3,360,800			
Inf2	100		DETACHED	3,800	3,700			
				OTHER	303,900	248,800		
				TOTAL	5,245,800	4,622,600		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	03/30/2020
PTD	G	1.20	10 0.90	20	ROUND		314	13.56	3,800

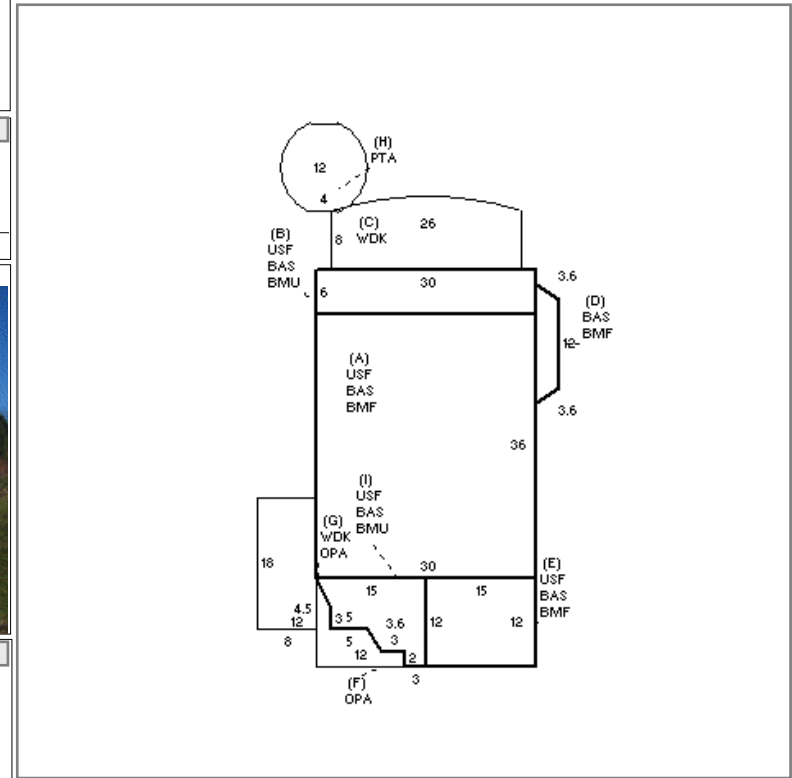


BLDG COMMENTS
 WHOLE DWELLING=WATER PURIFICATION SYSTEM BMF=2RMS,1FBTH,1EXTRA FIX
 1GFP=OUTSIDE

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BUILDING	CD	ADJ	DESC	MEASURE	1/17/2019	TCK
MODEL	1		RESIDENTIAL	LIST	2/5/2020	EST
STYLE	19	1.30	NEW STYLE [100%]	REVIEW	6/3/2021	EMZ
QUALITY	E	3.50	EXCELLENT [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	2010	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	4,051,012
NET AREA	3,166	DETAIL ADJ	1.352	FOUNDATION	4	FLR & WALL	1.00	+	BMF	N	BSMT FINISH-SEP	1,302		380.10	494,890		
\$NLA(RCN)	\$1,280	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	+	BAS	L	BAS AREA	1,604	2010	1,082.42	1,736,207		
				ROOF SHAPE	1	GABLE	1.00	+	USF	L	UP-STRY FIN	1,562	2010	918.47	1,434,654		
				ROOF COVER	2	WOOD SHIN	1.01	+	BMU	N	BSMT UNFINISHED	302		316.68	95,638		
				FLOOR COVER	16	HARDWD/OTHER	1.00	+	WDK	N	WOOD DECK	387		204.40	79,104		
				INT. FINISH	13	PLASTR/WD PNL	1.00	+	OPA	N	OPEN PORCH	202		266.35	53,802		
				HEATING/COOL	9	WARM/COOL AIR	1.03	H	PTA	N	PATIO/STOOP	117		62.64	7,329		
				FUEL SOURCE	2	GAS	1.00		F21	O	FPL 2S 1OP	1		36,316.00	36,316		
									GFP	O	GAS LOG/FP/E FP	2		21,775.25	43,551		
									ODS	O	OUT DOOR SHWR-A	1		5,169.50	5,170		



CAPACITY	UNITS	ADJ	CONDITION ELEM	CD
STORIES	1.9	1.00	EXTERIOR	A
ROOMS	7	1.00	INTERIOR	A
BEDROOMS	4	1.00	KITCHEN	A
FULL BATHS	4	1.00	BATHS	A
1/2 BATHS	1	1.00	HEAT	U
FIXTURES	17	\$64,355	ELECT	A
UNITS	1	1.00		

EFF. YR/AGE	2014 / 8
COND	8 8 %
FUNC	0
ECON	0
DEPR	8 % GD 92
RCNLD	\$3,726,900

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9/7/2023 9:38 am SEQ #: 4.151

LEGAL

CURRENT OWNER		PARCEL ID		LOCATION	
HANRATTIE CLARK W & CATHERINE D		16D-10-B10		60 BAY LN	
36 CHICHESTER RD		TRANSFER HISTORY		DOS	T
NEW CANAAN, CT 06840				SALE PRICE	BK-PG (Cert)

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD
1010	100	SINGLE FAMILY				2	2 of 2
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st %


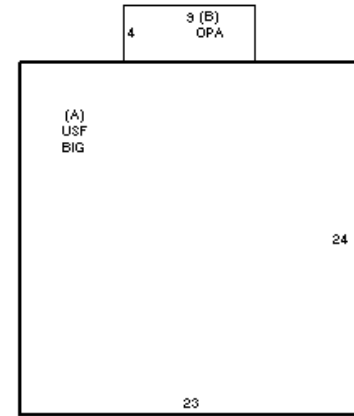
LAND

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	303,900	
Inf1		BUILDING			
Inf2		DETACHED			
			OTHER		
			TOTAL		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								03/30/2020

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	1/17/2019	TCK
MODEL	1		RESIDENTIAL	LIST	2/5/2020	EST
STYLE	17	0.95	GAR/APT [100%]	REVIEW	6/3/2021	EMZ
QUALITY	G	1.55	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	2018	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	316,533
NET AREA	552	DETAIL ADJ	0.937	FOUNDATION	2	SLAB	0.95	A	BIG	N	BUILT-IN GARAGE	552		120.15	66,323		
\$NLA(RCN)	\$573	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	A	USF	L	UP-STRY FIN	552	2018	435.12	240,188		
				ROOF SHAPE	1	GABLE	1.00	B	OPA	N	OPEN PORCH	36		117.97	4,247		
				ROOF COVER	2	WOOD SHIN	1.01		ODS	O	OUT DOOR SHWR-A	1		2,289.40	2,289		
				FLOOR COVER	1	HARDWOOD	1.00										
				INT. FINISH	2	DRYWALL	1.00										
				HEATING/COOL	9	WARM/COOL AIR	1.03										
				FUEL SOURCE	2	GAS	1.00										

CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A
EFF.YR/AGE 2018 / 4	
COND	4 4 %
FUNC	0
ECON	0
DEPR	4 % GD 96
RCNLD	\$303,900