

Key: 4370

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 4.786

LEG  
AL  
LAND

CURRENT OWNER				PARCEL ID				LOCATION				
THIRTY FIVE FAIRVIEW AVENUE LLC 15 N TERRACE MAPLEWOOD, NJ 07040				2B-15-K13				35 FAIRVIEW AVE				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
THIRTY FIVE FAIRVIEW AVEN				08/06/2020	QS	759,000	33142-305					
35 FAIRVIEW AVENUE REALTY				07/10/2015	A	1	29001-267					
KOSKORES WILLIAM T & KARE				11/16/2007	QS	625,000	22478-165					
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	11,700	SC	1.00	1.00	641,375	2.80	1.00	1.00	R07	1.75	482,370

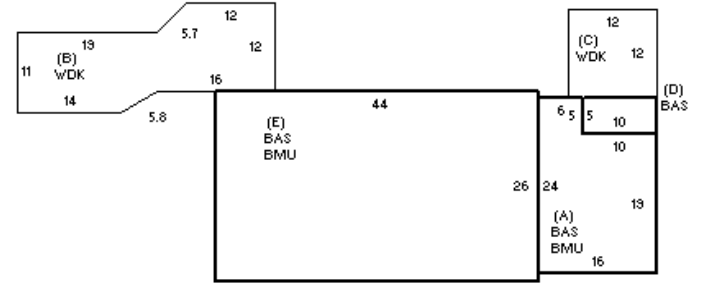
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
21-443	07/22/2020	12	INSULATION	1,700	04/14/2021	NF	100	100
97-387	03/11/2008	50	Meas & List			RRC	100	100
SP 97-62	11/01/1997	2	Additions	25,000			100	100
95-328	09/05/1997	75	SPECIAL PERM				100	100
	10/01/1995	2	Additions	12,500			100	100

LAND

TOTAL	11,700 SF	ZONING	R20	FRNT	175	ASSESSED	CURRENT	PREVIOUS
Nbhd	SOUTH CHATHAM	NOTE				LAND	482,400	390,500
Inf1	100		BUILDING	524,200	477,300			
Inf2	100		DETACHED	15,100	14,300			
			OTHER	0	0			
						<b>TOTAL</b>	<b>1,021,700</b>	<b>882,100</b>

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
PTD	A	1.00	30 0.70 7X28		196	11.30	1,600
DGF	A	1.00	20 0.80 14X24	1994	336	50.11	13,500



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	11/30/2021	TCK
MODEL	1		RESIDENTIAL	LIST	11/30/2021	EST
STYLE	1	0.85	RANCH [100%]	REVIEW	12/29/2021	MR
QUALITY	+	1.20	PLUS AVE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

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YEAR BLT	1994	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	576,092		
NET AREA	1,528	DETAIL ADJ	0.850	FOUNDATION	4	FLR & WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,478		80.35	118,752	CONDITION ELEM	CD		
\$NLA(RCN)	\$377	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	+	WDK	N	WOOD DECK	530		70.08	37,142	EXTERIOR	G		
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BAS AREA	384	1997	263.16	101,053	INTERIOR	G		
				ROOF COVER	1	ASPH/CMP SHIN	1.00	E	BAS	L	BAS AREA	1,144	1994	263.16	301,056	KITCHEN	V		
				FLOOR COVER	13	HARDWD/CARPET	1.00		F11	O	FPL 1S 1OP	1		8,972.40	8,972	BATHS	G		
				INT. FINISH	2	DRYWALL	1.00		ODS	O	OUT DOOR SHWR-A	1		1,772.40	1,772	HEAT	U		
				HEATING/COOL	1	FORCED AIR	1.00									ELECT	A		
				FUEL SOURCE	2	GAS	1.00												
																		EFF.YR/AGE	2013 / 9
																		COND	9 9 %
																		FUNC	0
																		ECON	0
																		DEPR	9 % GD 91
																		RCNLD	\$524,200