

Key: 4724

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 5.159

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
AVIA ROSE LIVING TRUST WATERS KATHERINE E TRUSTEE 6 WESTBURY LN PALM COAST, FL 32164-7814				3C-7-9				102 FOREST BEACH RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
AVIA ROSE LIVING TRUST				06/24/2016	A	1	29750-142				
WATERS KATHERINE E				10/04/2004	QS	657,000	19100-331				
FANALE, ANTHONY				01/01/1985	QS	114,000	4608-129				

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 %
18-857	10/22/2018	2	Additions	63,253	02/15/2019	TCK	100 100
	02/03/2010	50	Meas & List			RRC	100 100
09-192	05/21/2009	10	Reroof	4,000	02/03/2010		100 100
	06/27/2005	50	Meas & List			JB	100 100
	02/07/2005	50	Meas & List			RRC	100 100

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	23,424	SC	1.00	1.00	476,450	1.56	1.00	1.00	R03	1.30	398,400

TOTAL	23,424 SF	ZONING	R20	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	SOUTH CHATHAM	NOTE				LAND	398,400	332,000
Inf1	100		BUILDING	375,300	330,500			
Inf2	100		DETACHED	32,500	30,900			
			OTHER	0	0			
						TOTAL	806,200	693,400

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
CBN	A	1.00	20 0.80 20X14	1984	280	44.50	10,000
DGF	G	1.20	30 0.70 20X21 + 11X2	1975	651	49.27	22,500



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	11/1/2019	NF
MODEL	1		RESIDENTIAL	LIST	11/1/2019	EST
STYLE	18	1.30	RENO'D ANTIQUE [100%]	REVIEW	12/10/2019	MR
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1800	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	469,139	
NET AREA	1,164	DETAIL ADJ	1.271	FOUNDATION	2	SLAB	0.95	+	BAS	L	BAS AREA	852	1800	350.04	298,231	CONDITION ELEM	CD	
\$NLA(RCN)	\$403	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	B	USF	L	UP-STRY FIN	312	1800	297.02	92,669	EXTERIOR	G	
				ROOF SHAPE	1	GABLE	1.00	C	OPA	N	OPEN PORCH	225		76.10	17,123	INTERIOR	G	
				ROOF COVER	1	ASPH/CMP SHIN	1.00	D	SOL	N	SOLARIUM	182		173.90	31,650	KITCHEN	G	
				FLOOR COVER	2	SOFTWOOD	1.00	E	PTA	N	PATIO/STOOP	180		17.90	3,222	BATHS	G	
				INT. FINISH	1	PLASTER	1.00		F21	O	FPL 2S 1OP	1		10,376.00	10,376	HEAT	U	
				HEATING/COOL	9	WARM/COOL AIR	1.03		GFP	O	GAS LOG/FP/E FP	1		6,222.00	6,222	ELECT	U	
				FUEL SOURCE	2	GAS	1.00		MST	O	MASONRY STACK	1		2,068.00	2,068			
										ODS	O	OUT DOOR SHWR-A	1		1,477.00	1,477		
																EFF.YR/AGE	2002 / 20	
																COND	20 20 %	
																FUNC	0	
																ECON	0	
																DEPR	20 % GD 80	
																RCNLD	\$375,300	

