

Key: 700

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 784

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
GORMAN JAMES F & LORETTA E 436 BUFF CAP RD TOLLAND, CT 06084-2261				11E-9B-XB7				7 BALFOUR CT			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
GORMAN JAMES F & LORETTA				01/22/2019	A	1	31793-300				
GORMAN JAMES F & LORETTA				06/27/1994	QS	106,000	9256-263				
HANSE				07/20/1992	QS	100,000	8120-102				

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1020	100	CONDOMINIUM				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
09-182	02/02/2010	50	Meas & List			RRC	100	100
	05/19/2009	10	Reroof	5,000	02/02/2010		100	100

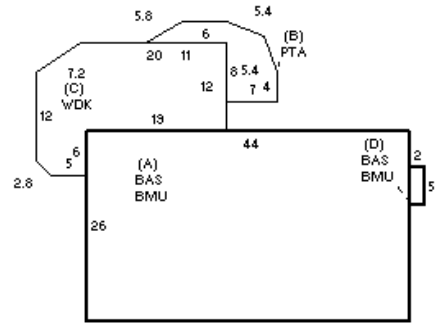
LAND

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE

TOTAL	SF	ZONING	R20	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd		NOTE				LAND	0	0
Inf1						BUILDING	464,900	415,700
Inf2						DETACHED	1,000	900
						OTHER	0	0
						TOTAL	465,900	416,600

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	20 0.80 8X10		80	15.24	1,000



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	7/1/2016	WFF
MODEL	10		CONDO	LIST	7/1/2016	EST
STYLE	2	1.00	FREE STANDING [100%]	REVIEW	7/26/2016	TD
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	99	1.00	N/A [100%]			

BLDG COMMENTS

BUILDING

YEAR BLT	1984	SIZE ADJ	1.000
NET AREA	1,154	DETAIL ADJ	1.500
\$NLA(RCN)	\$458	OVERALL	1.000
CAPACITY		UNITS	ADJ
ROOMS	0	1.00	
BEDROOMS	3	1.00	
FULL BATHS	2	1.00	
1/2 BATHS	0	1.00	
FIXTURES	6	\$7,200	

ELEMENT	CD	DESCRIPTION	ADJ
COMPLEX	10	BALFOUR CT COND	1.50
UNIT MODEL	99	N/A	1.00
VIEW/LOC	1	NONE	1.00
HVAC	5	ELECTRIC BB	1.00
FUEL SOURCE	3	ELECTRIC	1.00
FLOOR LEVEL	99	N/A	1.00
NEIGHBORHOOD	1	MID-CHATHAM	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	1,154		23.00	26,542
+	BAS	L	BAS AREA	1,154	1984	418.64	483,113
B	PTA	N	PATIO	89		5.70	507
C	WDK	N	ATT WOOD DECK	340		19.00	6,460
	F11	O	FPL 1S 1OP	1		3,414.00	3,414
	ODS	O	OUT DOOR SHWR-A	1		1,022.00	1,022

TOTAL RCN	528,258	
CONDITION ELEM	CD	
INTERIOR		
KITCHEN		
BATHS		
EXTERIOR		
EFF.YR/AGE	1984 / 38	
COND	12	12 %
FUNC	0	
ECON	0	
DEPR	12	% GD 88
RCNLD	\$464,900	