

Key: 7650

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 8.164

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
MAGUIRE THOMAS F & NANCY C 1704 ABBEY OAK DR VIENNA, VA 22182-1901				9K-27-H3				463 TRAINING FIELD RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
MAGUIRE THOMAS F & NANCY				09/12/2018	QS	610,000	31522-207				
RAHER DANIEL & MARINA				09/27/2010	QS	310,000	24861-143				
RAHER DANIEL & MARINA				09/27/2010	A	1	24861-140				

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	%
22-045	01/18/2022	2	Additions	30,000	05/04/2023	NF	100	100
	06/10/2019	14	DECK		01/15/2020	NF	100	100
	11/02/2018	98	SALES QUESTI				100	100
	07/12/2018	3	Renovations		07/12/2018	APK	100	100
15-065	02/11/2015	3	Renovations	34,000			100	100

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	22,800	MC	1.00	100	1.00	100	1.00	MR3	1.00		305,130

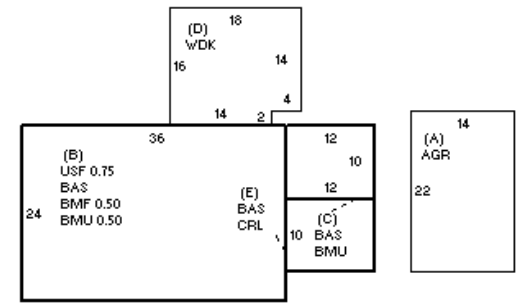
TOTAL	22,800 SF	ZONING	R60	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	MID CHATHAM	NOTE				LAND	305,100	228,800
Inf1	100		BUILDING	576,800	510,500			
Inf2	100		DETACHED	4,100	3,900			
			OTHER	0	0			
						<b>TOTAL</b>	<b>886,000</b>	<b>743,200</b>

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
OPA	G	1.20	10 0.90 15X14		210	21.63	4,100



BUILDING	CD	ADJ	DESC	MEASURE	1/15/2020	NF
MODEL	1		RESIDENTIAL	LIST	6/20/2013	SF
STYLE	4	1.00	CAPE [100%]	REVIEW	5/24/2023	EMZ
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS
BMF=FAM RM (PER PLANS 6/12/2023)



YEAR BLT	1967	SIZE ADJ	1.000
NET AREA	1,752	DETAIL ADJ	1.050
\$NLA(RCN)	\$336	OVERALL	1.000

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	FLR & WALL	1.00	A	AGR	N	ATTACHED GARAGE	308		83.69	25,778
EXT. COVER	1	WOOD SHINGLE	1.00	+	BMU	N	BSMT UNFINISHED	552		80.53	44,451
ROOF SHAPE	1	GABLE	1.00	B	BMF	N	BSMT FINISH-SEP	432		108.60	46,915
ROOF COVER	1	ASPH/CMP SHIN	1.00	+	BAS	L	BAS AREA	1,104	1967	263.22	290,596
FLOOR COVER	14	HARDWD/ASPH TL	1.00	B	USF	L	UP-STRY FIN	648	2012	223.35	144,732
INT. FINISH	2	DRYWALL	1.00	D	WDK	N	WOOD DECK	280		58.40	16,352
HEATING/COOL	11	HT-WT/COOL AIR	1.05	E	CRL	N	CRAWL SPACE	120		23.95	2,874
FUEL SOURCE	1	OIL	1.00	F21	O		FPL 2S 1OP	1		10,376.00	10,376
				ODS	O		OUT DOOR SHWR-A	1		1,477.00	1,477

TOTAL RCN	588,591
CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	V
KITCHEN	V
BATHS	V
HEAT	U
ELECT	U
EFF.YR/AGE	2020 / 2
COND	2 2 %
FUNC	0
ECON	0
DEPR	2 % GD 98
RCNLD	\$576,800