

Key: 6274

Town of CHATHAM - Fiscal Year 2018

9/13/2017

10:36 am

SEQ #: 6.675

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER								PARCEL ID				LOCATION						
FABER PETER & EILEEN ANNE 1/2 & C/O SULLIVAN ALLYN F III & ANNIE H T/E 3110 MONARCH SAN ANTONIO, TX 78259								7D-28-G41-0				71 RALPH ST						
								TRANSFER HISTORY				DOS		T	SALE PRICE		BK-PG (Cert)	
								SULLIVAN ALLYN F III & AN				07/28/2017		A	1		(213633)	
								FABER PETER & EILEEN ANNE				08/24/2009		QS	307,000		(189371)	
								PONSOLE FAMILY TRUST				10/30/1997		A	1		(146333)	
CD	T	AC/SF/UN		Nbhd		Infl1		Infl2		ADJ BASE		SAF	Infl3		Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	15,800		SC		1.00	100	1.00	100	1.00	311,400	2.17	100	1.00	R03	1.20		244,820

TOTAL	15,800 SF	ZONING	R20	FRNT	130	ASSESSED	CURRENT	PREVIOUS
Nbhd	SOUTH CHATHAM	NOTE				LAND	244,800	237,700
Infl1	100					BUILDING	106,400	104,300
Infl2	100					DETACHED	0	0
						OTHER	0	0
TOTAL						351,200	342,000	

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 11/01/2012



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE		
MODEL	1		RESIDENTIAL	LIST REVIEW	11/6/2012	SF
STYLE	1	0.85	RANCH [100%]			
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1968	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	151,982		
NET AREA	864	DETAIL ADJ	0.850	FOUNDATION	4	FLR & WALL	1.00	A	WDK	N	WOOD DECK	120		29.00	3,480	CONDITION ELEM		CD	
\$NLA(RCN)	\$176	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	B	BMU	N	BSMT UNFINISHED	864		37.30	32,226	EXTERIOR			
				ROOF SHAPE	1	GABLE	1.00	B	BAS	L	BAS AREA	864	1968	127.07	109,785	INTERIOR			
				ROOF COVER	1	ASPH/CMP SHIN	1.00	F11	O	FPL 1S 1OP	1		3,717.00	3,717	KITCHEN				
				FLOOR COVER	1	HARDWOOD	1.00	ODS	O	OUT DOOR SHWR-A	1		734.00	734	BATHS				
				INT. FINISH	2	DRYWALL	1.00								HEAT				
				HEATING/COOL	2	HOT WATER	1.00								ELECT				
				FUEL SOURCE	1	OIL	1.00												
																EFF.YR/AGE		1968 / 48	
																COND		30 30 %	
																FUNC		0	
																ECON		0	
																DEPR		30 % GD 70	
																RCNLD		\$106,400	