

Key: 1994

Town of CHATHAM - Fiscal Year 2019

9/5/2018

3:33 pm

SEQ #: 2.137

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID		LOCATION			
TITLE LUCILIA M 151 HAMILTON AVE WATERTOWN, CT 06795				13J-20-AR3-0		40 ROWLAND DR			
				TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
				TITLE LUCILIA M		03/28/1991	QS	165,000	7479-29

CD	T	AC/SF/UN	Nbhd	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	20,435	NC	1.00	100	1.00	100	1.00	R06	1.75		371,500

TOTAL	20,435 SF	ZONING	R40	FRNT	125	ASSESSED	CURRENT	PREVIOUS
Nbhd	NORTH CHATHAM	NOTE				LAND	371,500	371,500
Infl1	100		BUILDING	175,500	157,500			
Infl2	100		DETACHED	0	0			
			OTHER	0	0			
TOTAL						547,000	529,000	

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 01/12/2013



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE		
MODEL	1		RESIDENTIAL			
STYLE	1	0.88	RANCH [100%]	LIST		
QUALITY	A	1.00	AVERAGE [100%]	REVIEW	1/15/2013	MR
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1974	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	237,226		
NET AREA	1,367	DETAIL ADJ	0.880	FOUNDATION	4	FLR & WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,181		38.21	45,131	CONDITION ELEM	CD		
\$NLA(RCN)	\$174	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	+	BAS	L	BAS AREA	1,181	1974	127.48	150,557				
CAPACITY				ROOF SHAPE	1	GABLE	1.00	B	WDK	N	WOOD DECK	252		32.00	8,064	EXTERIOR			
				ROOF COVER	1	ASPH/CMP SHIN	1.00	D	BAS	L	BAS AREA	186	1999	127.48	23,712	INTERIOR			
				FLOOR COVER	13	HARDWD/CARPET	1.00	E	OPA	N	OPEN PORCH	15		41.73	626	KITCHEN			
				INT. FINISH	2	DRYWALL	1.00		BMG	O	BSMT GARAGE	1		1,518.00	1,518	BATHS			
				HEATING/COOL	5	ELECTRIC BB	1.00		F11	O	FPL 1S 1OP	1		4,098.00	4,098	HEAT			
				FUEL SOURCE	3	ELECTRIC	1.00									ELECT			
																EFF.YR/AGE		1982 / 35	
																COND		26	26 %
																FUNC	0		
																ECON	0		
																DEPR	26	% GD 74	
																RCNLD	\$175,500		

