



Property Information		Request Information		Update Information
File#:	BS-W01492-9895149825	Requested Date:	11/10/2023	Update Requested:
Owner:	ANDREW MONTANARO III	Branch:		Requested By:
Address 1:	144 Boston Post Rd	Date Completed:		Update Completed:
Address 2:		# of Jurisdiction(s):		
City, State Zip:	Old Lyme, CT	# of Parcel(s):	1	

Notes

CODE VIOLATIONS Per Town of Old Lyme Department of Zoning there are no Code Violation cases on this property.
 Collector: Town of Old Lyme
 Payable Address: 52 Lyme St, Old Lyme, CT 06371
 Business# (860) 434-1605
 UNABLE TO PROVIDE DOCUMENTATION TO THIRD PARTIES. VERBAL INFO ACQUIRED

PERMITS Per Town of Old Lyme Department of Building there are no Open/Pending/ Expired Permit on this property.
 Collector: Town of Old Lyme
 Payable Address: 52 Lyme St, Old Lyme, CT 06371
 Business# (860) 434-1605
 UNABLE TO PROVIDE DOCUMENTATION TO THIRD PARTIES. VERBAL INFO ACQUIRED

SPECIAL ASSESSMENTS Per Town of Old Lyme Finance Department there are no Special Assessments/liens on the property.
 Collector: Town of Old Lyme
 Payable Address: 52 Lyme St, Old Lyme, CT 06371
 Business# (860) 434-1605
 UNABLE TO PROVIDE DOCUMENTATION TO THIRD PARTIES. VERBAL INFO ACQUIRED

DEMOLITION NO

UTILITIES WATER AND SEWER
 Account #: 7047020
 Payment Status: DELINQUENT
 Status: LIENABLE
 Amount: \$324.22
 Good Thru: NA
 Account Active: YES
 Collector: EAST LYME TOWN HALL
 Payable Address: 108 Pennsylvania Ave, Niantic, CT 06357
 Business # 860-739-6931

 UNABLE TO PROVIDE DOCUMENTATION TO THIRD PARTIES. VERBAL INFO ACQUIRED

 GARBAGE : GARBAGE PRIVATE HAULER WITH LIEN STATUS AND BALANCE UNKNOWN

144 BOSTON POST RD

Location 144 BOSTON POST RD

Mblu 61 / / 27 / /

Acct# 00280600

Owner MONTANARO ANDREW L III &
BITGOOD MARY JO

Assessment \$171,400

Appraisal \$244,800

PID 2974

Building Count 1

Current Value

Appraisal			
Valuation Year	Improvements	Land	Total
2022	\$149,000	\$95,800	\$244,800

Assessment			
Valuation Year	Improvements	Land	Total
2022	\$104,300	\$67,100	\$171,400

Owner of Record

Owner MONTANARO ANDREW L III & BITGOOD MARY JO
Co-Owner
Address 144 BOSTON POST RD
OLD LYME, CT 06371

Sale Price \$250,500
Certificate
Book & Page 0362/0952
Sale Date 07/06/2009
Instrument UNKQ

Ownership History

Ownership History					
Owner	Sale Price	Certificate	Book & Page	Instrument	Sale Date
MONTANARO ANDREW L III & BITGOOD MARY JO	\$250,500		0362/0952	UNKQ	07/06/2009
GILLETTE TRUDY F TRUSTEE	\$0		356-64/0		11/13/2008
GILLETTE TRUDY F	\$146,768		0205/0263	UNKQ	08/07/1992

Building Information

Building 1 : Section 1

Year Built: 1860
Living Area: 1,742
Replacement Cost: \$180,418
Building Percent Good: 82
Replacement Cost
Less Depreciation: \$147,900

Building Attributes

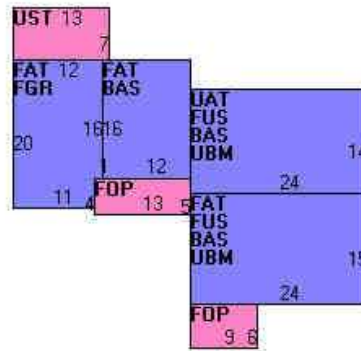
Field	Description
Style:	Colonial
Model	Residential
Grade:	Average
Stories:	2 Stories
Occupancy	1
Exterior Wall 1	Aluminum Sidng
Exterior Wall 2	
Roof Structure:	Gable/Hip
Roof Cover	Asph/F GlS/Cmp
Interior Wall 1	Drywall/Sheet
Interior Wall 2	
Interior Flr 1	Pine/Soft Wood
Interior Flr 2	
Heat Fuel	Oil
Heat Type:	Hot Water
AC Type:	None
Total Bedrooms:	3 Bedrooms
Total Bthrms:	2
Total Half Baths:	0
Total Xtra Fixtrs:	
Total Rooms:	10 Rooms
Bath Style:	Average
Kitchen Style:	Average
Num Kitchens	01
Cndtn	
Num Park	
Fireplaces	
Fndtn Cndtn	
Basement	

Building Photo



(<https://images.vgsi.com/photos/OldLymeCTPhotos//00\00\92\50.jpg>)

Building Layout



(https://images.vgsi.com/photos/OldLymeCTPhotos//Sketches/2974_2974.)

Building Sub-Areas (sq ft)			Legend	
Code	Description	Gross Area	Living Area	
BAS	First Floor	888	888	
FUS	Upper Story, Finished	696	696	
FAT	Attic, Finished	788	158	
FGR	Garage, Finished	236	0	
FOP	Porch, Open, Finished	119	0	
UAT	Attic, Unfinished	336	0	
UBM	Basement, Unfinished	696	0	
UST	Utility, Storage, Unfinished	91	0	
		3,850	1,742	

Extra Features

Extra Features		Legend
No Data for Extra Features		

Land

Land Use

Use Code 1010
Description Single Fam MDL-01
Zone R-20
Neighborhood 0030
Alt Land Appr Category No

Land Line Valuation

Size (Acres) 0.41
Frontage 0
Depth 0
Assessed Value \$67,100
Appraised Value \$95,800

Outbuildings

Outbuildings						Legend
Code	Description	Sub Code	Sub Description	Size	Value	Bldg #
WDK	WOOD DECK			143.00 UNITS	\$1,100	1

Valuation History

Appraisal			
Valuation Year	Improvements	Land	Total
2021	\$149,000	\$95,800	\$244,800
2020	\$149,000	\$95,800	\$244,800
2019	\$137,200	\$85,200	\$222,400

Assessment			
Valuation Year	Improvements	Land	Total
2021	\$104,300	\$67,100	\$171,400
2020	\$104,300	\$67,100	\$171,400
2019	\$96,000	\$59,600	\$155,600