

Transfer Report
Town of Ridgefield, CT
Filed Between 9/1/2024 and 9/30/2024

PROPERTY DESCRIPTION	BOOK	PAGE	RECORDED DATE	PRICE LOCAL CONV	GRANTOR/SELLER	GRANTEE/BUYER	DOCUMENT DESCRIPTION
23 GOVERNOR ST	1170	567	09/03/2024	\$1,500,000 \$3,750.00	COURI FAMILY LP	VISITING NURSE ASSN OF RIDGEFIELD INC	WARRANTY DEED
OR: 63 COPPS HILL RD STE 22H, RIDGEFIELD EE: 27 GOVERNOR ST, RIDGEFIELD, CT							
518 BENNETTS FARM RD	1170	570	09/03/2024	\$626,500 \$1,566.25	BARILE MICHAEL	HANKS CORETTA L	WARRANTY DEED
OR: 888 RTE 6, MAHOPAC, NY EE: 51 PROSPECT ST #22, RIDGEFIELD, CT							
395 BARRACK HILL RD DATE OF DEATH 12/02/2023	1170	605	09/03/2024		WALTER RICHARD D EST OF AKA WALTER RICHARD DENNINGER EST OF AKA	-----	PROBATE CERTIFICATE
1 ISLAND PATH	1170	610	09/03/2024	\$362,000 \$905.00	HARRIS DAVID HARRIS KAREN M	DRYPKA ANDRIY MASSIE LINDA A	WARRANTY DEED
OR: 99 LAKESIDE DR, RIDGEFIELD, CT EE: 7 OUTPOST LA, RIDGEFIELD, CT							
158 RIPPOWAM RD	1170	641	09/04/2024	\$0 \$0.00	KINGKADE JERRY KINGKADE ELINA	KINGKADE JERRY CO-TR KINGKADE ELINA CO-TR KINGKADE REVOCABLE TRUST UA	QUIT CLAIM DEED
OR:158 RIPPOWAM RD, RIDGEFIELD,CT EE: 158 RIPPOWAM RD, RIDGEFIELD,CT							
20 POUND ST	1170	660	09/04/2024	\$1,500,000 \$3,750.00	THOMAS STURGES CONSTRUCTION LLC	REDDEN EDWARD MICHAEL GRAHAN MARIA SOL	WARRANTY DEED
OR: 117 PEACEABLE RIDGE RD, RIDGEFIELD, CT EE: 20 POUND ST, RIDGEFIELD, CT							

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14 MARKET ST	1170	686	09/04/2024	\$0 \$0.00	FREIDENRICH ERIC CO-TR FREIDENRICH AMY CO-TR ERIC & AMY FREIDENRICH FAMILY TRUST DATED SEPTEMBER 25 1998 OR: 14 MARKET ST, RIDGEFIELD, CT	FREIDENRICH ERIC EE: 14 MARKET ST, RIDGEFIELD, CT	TRUSTEE DEED
903 NORTH SALEM RD	1170	689	09/04/2024	\$1,000,000 \$2,500.00	LEVINSON JAY LEVINSON MARA OR: 51 MAMANASCO RD, RIDGEFIELD, CT	JACKFISH EQUITIES LLC EE: NEW ROCHELLE, NY	WARRANTY DEED
46 SKY TOP RD	1170	696	09/05/2024	\$0 \$0.00	MACKENZIE MICHELE L OR: 46 SKY TOP RD, RIDGEFIELD, CT	MACKENZIE MICHELE LYNN TR MICHELE MACKENZIE LIVING TRUST U/A DATED JUNE 10 2024 EE: 46 SKY TOP RD, RIDGEFIELD, CT	QUIT CLAIM DEED
191 NORTH ST	1170	699	09/05/2024	\$1,280,000 \$3,200.00	SOLEIMAN TIMOTHY C SOLEIMAN TIMOTHY SOLEIMAN JOY OR: 165 BRENTWOOD CIR, DANBURY, 06810	PLOMITALLO DOUGLAS A PLOMITALLO WING YAN EE: STAMFORD, CT	WARRANTY DEED
53 NORTH SALEM RD	1170	716	09/05/2024	\$640,000 \$1,600.00	GUILIANTI CHARLES A ROSSI-GUILIANTI LISA M ROSSI-GUILIANTI L M OR: 250 CONGRESS PARK DR #240 DELRAY BEACH, FL	LEASURE MICHELE L EE: 53 NORTH SALEM RD, RIDGEFIELD	WARRANTY DEED
63 TOPSTONE RD	1170	748	09/05/2024	\$1,069,660 \$2,674.15	GAISSER EUGENE J III GAISSER KATHLEEN W OR: 43 PROSPECT ST UNIT 4, RIDGEFIELD CT	CADIGAN CATHERINE CADIGAN DAVID EE: 24 STARRS PLAIN RD, DANBURY CT	WARRANTY DEED
395 BARRACK HILL RD	1170	789	09/05/2024	\$0 \$0.00	WALTER CHARLES E TR RICHARD D WALTER IRREVOCABLE TRUST DATED APRIL 18 2017 OR: 37649 OAK RD SELBYVILLE, DE	LITVIN GILAD LITVIN MICHAL EE: 58 HAHADARIM ST SDE VARBURG, ISRAEL	QUIT CLAIM DEED

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51 MAMANASCO RD	1170	794	09/06/2024	\$715,000 \$1,787.50	COURTNEY REALTY LLC	LEVINSON JAY C LEVINSON MARA GONZALEZ	WARRANTY DEED
OR: 275 MOUNTAIN RD, RIDGEFIELD, CT EE: 903 N SALEM RD, RIDGEFIELD, CT							
22 PIN PACK RD DATE OF DEATH 07/27/2024	1170	797	09/06/2024		ORLAN ADRIENNE MAE EST OF AKA ORLAN ADRIENNE EST OF AKA	-----	PROBATE CERTIFICATE
39 BLUE RIDGE RD	1170	809	09/06/2024	\$0 \$0.00	PRAUNER CAROLYN S SUCC TR MAURICE E PRAUNER TRUST DATED SEPTEMBER 13 2005	PRAUNER CAROLYN S	QUIT CLAIM DEED
OR: 39 BLUE RIDGE RD, RIDGEFIELD, CT EE: 39 BLUE RIDGE RD, RIDGEFIELD, CT							
39 BLUE RIDGE RD	1170	811	09/06/2024	\$0 \$0.00	PRAUNER CAROLYN S	PRAUNER CAROLYN S TR CAROLYN S PRAUNER REVOCABLE TRUST DATED SEPTEMBER 13 2005	QUIT CLAIM DEED
OR: 39 BLUE RIDGE RD, RIDGEFIELD, CT EE: 39 BLUE RIDGE RD, RIDGEFIELD, CT							
231 MIMOSA CIRCLE	1170	816	09/09/2024	\$0 \$0.00	CARR KENNETH CARR DAVINA	CARR KENNETH CARR DAVINA	QUIT CLAIM DEED
OR: 231 MIMOSA CIRCLE, RIDGEFIELD, CT EE: 231 MIMOSA CIRCLE, RIDGEFIELD, CT							
638 DANBURY RD #33	1170	821	09/09/2024	\$0 \$0.00	BECKER CATHLEEN A	BECKER CATHLEEN A TR CATHLEEN A BECKER LIVING TRUST DATED JANUARY 30 2017	WARRANTY DEED
OR: 638 DANBURY RD #33, RIDGEFIELD, CT EE: 638 DANBURY RD #33, RIDGEFIELD, CT							
83 BRIDLE TRAIL	1170	826	09/09/2024	\$1,240,000 \$3,100.00	CAMILLOS JASON P GLEN MELISSA W	VOGEL ALEXANDER ALEJANDRO MELISSA	WARRANTY DEED
OR: 71 KEELER LA, NORTH SALEM, NY EE: 1297 EAST PUTNAM AVE, #1052, RIVERSIDE, CT							

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120 LIMESTONE RD	1170	851	09/09/2024	\$0 \$0.00	VANDERNOLL EELCO VANDERNOLL CHARLOTTE APRIL	VANDERNOLL LIVING TRUST U/A DATED AUGUST 26 2024	QUIT CLAIM DEED
OR: 120 LIMESTONE RD, RIDGEFIELD, CT EE: 120 LIMESTONE RD, RIDGEFIELD, CT							
6 EDELWEISS LA	1170	935	09/10/2024	\$465,000 \$1,162.50	BAZAN CHRISTOPHER	COUPE BRIAN	WARRANTY DEED
OR: 55 OLD SIB RD, RIDGEFIELD, CT EE: 6 EDELWEISS LA, RIDGEFIELD, CT							
638 DANBURY RD #32 DATE OF DEATH 09/20/2023	1170	1012	09/11/2024		MCKENZIE JOAN F EST OF	----	PROBATE CERTIFICATE
120 PINE MOUNTAIN RD	1170	1025	09/12/2024	\$0 \$0.00	MICHEL BRUCE MICHEL DEBORAH	MICHEL DEBORAH L TR BRUCE L MICHEL 2019 FAMILY TRUST U/T/A DATED SEPTEMBER 9 2019	QUIT CLAIM DEED
OR: 120 PINE MOUNTAIN RD, RIDGEFIELD CT EE: 120 PINE MOUNTAIN RD, RIDGEFIELD CT							
631 DANBURY RD UNIT 34	1170	1054	09/16/2024	\$459,000 \$1,147.50	CARRANZA JEANINE	DJAMANKULOVA KENJEKUL	WARRANTY DEED
OR: 10616 BRADEN PARKE DR, CHESTERFIELD, VA EE: 7 PAN HANDLE LA, WESTPORT, CT							
26 BLUE RIDGE RD	1170	1082	09/16/2024	\$645,000 \$1,612.50	MUNNELLY ELIZABETH W MUNNELLY KEVIN D	SONG JINGFENG WANG YANLI	WARRANTY DEED
OR: 11 ABBEY LA #1206, DANBURY, CT EE: 103 DANBURY RD #8, RIDGEFIELD, CT							
	1170	1110	09/17/2024		PARAVALOS KATHERINE	SCHNAER KATHERINE	NAME CHANGE

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93 NEW ST	1170	1111	09/17/2024	\$0 \$0.00	HOPE JENNIFER E HOPE JENNIFER	GIFFORD ALEXANDER V GIBBS HOPE JENNIFER	QUIT CLAIM DEED
OR: 93 NEW ST, RIDGEFIELD, CT EE: 93 NEW ST, RIDGEFIELD, CT							
2 CIRCLE DR EAST	1170	1112	09/17/2024	\$754,000 \$1,885.00	STRALEY CHRISTIAN STRALEY LINDA GAIL	GIFFORD ALEXANDER V GIBBS HOPE JENNIFER	WARRANTY DEED
OR: PO BOX 142, HANCOCK, VT EE: 2 CIRCLE DR EAST, RIDGEFIELD, CT							
95 DEER HILL DR	1170	1136	09/17/2024	\$0 \$0.00	COYLE FRANK J JR COYLE PAULA M	FRANK & PAULA COYLE REVOCABLE TRUST DATED SEPTEMBER 11 2024 COYLE FRANK JAMES JR TR COYLE PAULA MARTIN TR	QUIT CLAIM DEED
OR: 95 DEER HILL DR, RIDGEFIELD, CT EE: 95 DEER HILL DR, RIDGEFIELD, CT							
18 HARRISON CT	1170	1139	09/17/2024	\$0 \$0.00	UPMAN KATHLEEN	MOTISI ROBYN TR KATHLEEN UPMAN IRREVOCABLE MAPT TRUST DATED JULY 31 2024	QUIT CLAIM DEED
OR: 18 HARRISON CT, RIDGEFIELD, CT EE: 206 HIGH RIDGE AVE, RIDGEFIELD, CT							
82 CANTERBURY LA	1170	1190	09/18/2024	\$1,500,000 \$3,750.00	RIDGEFIELD REALTY LLC	H & S FARM LLC	WARRANTY DEED
OR: 85 SPRING VALLEY RD, RIDGEFIELD, CT EE: 82 CANTERBURY LA, RIDGEFIELD, CT							
133 PEACEABLE RIDGE RD	1171	53	09/20/2024	\$0 \$0.00	COHAN JUDITH R AKA COHAN JUDITH C AKA	COHAN GEORGE M COHAN JUDITH R	WARRANTY DEED
OR: 133 PEACEABLE RIDGE RD RIDGEFIELD CT EE: 133 PEACEABLE RIDGE RD RIDGEFIELD C							
165 HOLMES RD	1171	97	09/20/2024	\$900,000 \$2,250.00	MACDONALD PATRICIA E	GLENSTONE DEVELOPMENT P1 LLC	WARRANTY DEED
OR: 62 PROSPECT RDGE 26-C4 RIDGEFIELD CT EE:2490 BLACK ROCK TPKE #412 FAIRFIELD							

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100 HAVILAND RD	1171	132	09/20/2024	\$0 \$0.00	CHIN JESSICA FAITH ELYSE	CHIN JESSICA TR JESSICA CHIN REVOCABLE TRUST AGREEMENT DATED SEPTEMBER 16, 2024	QUIT CLAIM DEED
OR: 100 HAVILAND RD RIDGEFIELD CT EE: 100 HAVILAND RD RIDGEFIELD CT							
7 SHORT LA DATE OF DEATH 07/30/2024	1171	134	09/20/2024		MCSPEDON DIANE K EST OF	-----	PROBATE CERTIFICATE
	1171	203	09/23/2024		BURNHAM PETER DAVID EST OF AKA BURNHAM PETER D EST OF AKA	----	PROBATE CERTIFICATE
62 SPECTACLE LA	1171	205	09/23/2024	\$262,500 \$656.25	BURNHAM LYNDIA D BURNHAM L D	MIRANDA MELISSA HUTCHINGS MADRIGAL GONZALO MIRANDA	WARRANTY DEED
OR: 799 FARM RD APT 18, MARLBOROUGH, MA EE: 62 SPECTACLE LA, RIDGEFIELD, CT							
62 SPECTACLE LA	1171	208	09/23/2024	\$262,500 \$656.25	BURNHAM PETER D EST OF	MIRANDA MELISSA HUTCHINGS MADRIGAL GONZALO MIRANDA	EXECUTOR DEED
OR: 799 FARM RD APT 18, MARLBOROUGH, MA EE: 89 CEDAR LA, RIDGEFIELD, CT							
85 RITCH DR	1171	225	09/23/2024	\$0 \$0.00	NORTH DAVID A KOWATCH NATASHA	NORTH DAVID A KOWATCH NATASHA	QUIT CLAIM DEED
OR: 85 RITCH DR, RIDGEFIELD, CT EE: 85 RITCH DR, RIDGEFIELD, CT							
85 RITCH DR	1171	227	09/23/2024	\$0 \$0.00	NORTH DAVID A NORTH DAVID	NORTH DAVID TR DAVID NORTH REVOCABLE TRUST DATED SEPTEMBER 9 2024	QUIT CLAIM DEED
OR: 85 RITCH DR, RIDGEFIELD, CT EE: 85 RITCH DR, RIDGEFIELD, CT							

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85 RITCH DR	1171	229	09/23/2024	\$0 \$0.00	KOWATCH NATASHA	KOWATCH NATASHA TR NATASHA KOWATCH REVOCABLE TRUST DATED SEPTEMBER 9 2024	QUIT CLAIM DEED
OR: 85 RITCH DR, RIDGEFIELD, CT EE: 85 RITCH DR, RIDGEFIELD, CT							
25 BEAVER BROOK RD	1171	238	09/24/2024	\$850,000 \$2,125.00	WARK JEFFREY W WARK KATHERINE	MINOTTI JODY MINOTTI SARA EICHELBAUM RACHAEL	WARRANTY DEED
OR: 50 SAW MILL RD, APT 7129, DANBURY, CT EE: 25 BEAVER BROOK RD, RIDGEFIELD, CT							
72 HOBBY DR	1171	255	09/24/2024	\$0 \$0.00	DIBENE ROBERT A DIBENE DANIELLE R	DIBENE FAMILY REVOCABLE LIVING TRUST	QUIT CLAIM DEED
OR: 72 HOBBY DR, RIDGEFIELD, CT EE: 72 HOBBY DR, RIDGEFIELD, CT							
7 OUTPOST LA	1171	315	09/24/2024	\$0 \$0.00	MASSIE LINDA A	DRYPKA ANDRIY	QUIT CLAIM DEED
OR: 1 ISLAND PATH, RIDGEFIELD, CT EE: 1 ISLAND PATH, RIDGEFIELD, CT							
580 RIDGEBURY RD	1171	344	09/25/2024	\$1,185,000 \$2,962.50	FERREIRA LUCIO GOBBO TEIXEIRA ROBERTO EMILIO TEIXEIRA R E	BURKE LAWRENCE BURKE SAMANTHA	WARRANTY DEED
OR: 89 COMSTOCK HILL AVE, NORWALK, CT EE: 31111 LOWER OXBOW TRACE, FULSHEAR, TX							
120 PROSPECT ST UNIT 45	1171	394	09/26/2024	\$695,000 \$1,737.50	PREMJI HEMALI PREMJI ALY	WOOD JENNIFER LEMIRE ALAN WOOD TIMOTHY WOOD PATRICIA	WARRANTY DEED
OR: 11104 SUMMERWOOD LA, ALPHARETTA, GA EE: WESTERVILLE, OH							
376 LIMESTONE RD	1171	448	09/26/2024	\$705,000 \$1,762.50	MILLERICK MICHAEL V MILLERICK CAROL K	GHOSH RIKHIA BANERJEE SAIKAT	WARRANTY DEED
OR: 34 OLD BOSTON POST RD, OLD SAYBROOK, CT EE: JERSEY CITY, NJ							

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55 OLD WEST MOUNTAIN RD	1171	472	09/26/2024	\$0 \$0.00	RICHARDS ANNE MARIE RICHARDS LEON	55 OLD WEST MOUNTAIN TRUST U/A DATED SEPTEMBER 11 2024	QUIT CLAIM DEED
OR: 55 OLD WEST MTN RD, RIDGEFIELD, CT EE: 55 OLD WEST MTN RD, RIDGEFIELD, CT							
120 PROSPECT ST UNIT 30 DATE OF DEATH 10/21/2023	1171	490	09/27/2024		RUBIN GWEN S EST OF	RUBIN JON G TR GWEN S RUBIN 2010 REVOCABLE LIVING TRUST DATED JULY 2 2010	PROBATE CERTIFICATE
638 DANBURY RD UNIT 32 DATE OF DEATH 09/20/2023	1171	494	09/27/2024		MCKENZIE JOAN F EST OF	MCKENZIE DALE A	PROBATE CERTIFICATE
361 NORTH ST	1171	499	09/27/2024	\$0 \$0.00	CICCATELLI JOSEPH P CICCATELLI ANN R	CICCATELLI JOSEPH P CICCATELLI ANN R	QUIT CLAIM DEED
OR: 361 NORTH ST, RIDGEFIELD, CT EE: 361 NORTH ST, RIDGEFIELD, CT							
88 MINUTEMAN RD	1171	501	09/27/2024	\$0 \$0.00	STRAUSS CAREN L	STONE FRANK BURNS III	QUIT CLAIM DEED
OR: 88 MINUTEMAN RD, RIDGEFIELD, CT EE: 88 MINUTEMAN RD, RIDGEFIELD, CT							
66 GROVE ST UNIT A-5	1171	505	09/30/2024	\$870,000 \$2,175.00	PERERA DINUKSHINI J	BANDOW DOLORES	WARRANTY DEED
OR: 100 RESERVE RD, DANBURY, CT EE: 66 GROVE ST, UNIT A-5, RIDGEFIELD, CT							
329 BENNETS FARM RD DATE OF DEATH 08/06/2009	1171	509	09/30/2024		COLLINS LESLIE J EST OF	COLLINS ALICIA DARIEN DREW	PROBATE CERTIFICATE

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17 QUAIL DR	1171	513	09/30/2024	\$640,000 \$1,600.00	HELMUS PETER R HELMUS JUNE L	PACCOR GASTON VILLODAS ANDREA	WARRANTY DEED

Document Count: 56

Total Price: 20,126,160.00

OR: 29 REYNOLDS FARM RD, NEW MILFORD, CT EE: 17 QUAIL DR, RIDGEFIELD, CT