

Key: 1041

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 1.146

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
WINDY HILL LLC C/O LANDY DOUGLAS 194 CHAMPLAIN RD CHATHAM, MA 02633				12A-4-8				194 CHAMPLAIN RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
WINDY HILL LLC				03/23/2007	A		1 (182652)				
LANDY RICHARD I				12/29/2006	QS	1,750,000	(182002)				
DBZ PROPCO III LLC				12/29/2006	L	1,080,000	(181997)				

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	%
92-426	03/03/2008	50	Meas & List			RRC	100	100
07-329	07/26/2007	99	n/a	10,000	03/03/2008		100	100
93-184	03/01/1993	3	Renovations	85,000	07/26/2018	APK	100	100
93-49	01/01/1993	3	Renovations	10,000			100	100
		2	Additions	8,000			100	100

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	25,227	CH	1.00	100	1.00	1.00	1.00	1.00	WV7	6.50	2,016,480

TOTAL	25,227 SF	ZONING	R40	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	CHATHAM	NOTE WV7=BEACH RIGHTS				LAND	2,016,500	1,680,300
Inf1	100		LAND BUILDING	559,700	509,500			
Inf2	100		DETACHED	14,000	13,400			
					OTHER	0	0	
TOTAL						2,590,200	2,203,200	

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	A	1.00	40 0.60	1981	480	44.54	12,800
SHF	A	1.00	10 0.90	2004	96	14.26	1,200



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE
MODEL	1		RESIDENTIAL	
STYLE	4	1.00	CAPE [100%]	LIST
QUALITY	+	1.20	PLUS AVE [100%]	REVIEW
FRAME	1	1.00	WOOD FRAME [100%]	7/26/2018 APK

YEAR BLT	1918	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	1,976	DETAIL ADJ	1.060	FOUNDATION	4	FLR & WALL	1.00	+	BAS	L	BAS AREA	1,134	1918	311.82	353,599
\$NLA(RCN)	\$354	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	B	BMU	N	BSMT UNFINISHED	1,122		84.69	95,021
				ROOF SHAPE	1	GABLE	1.00	B	USF	L	UP-STRY FIN	842	1918	264.59	222,781
				ROOF COVER	2	WOOD SHIN	1.01	C	PTA	N	PATIO/STOOP	224		21.48	4,812
				FLOOR COVER	1	HARDWOOD	1.00	F21	O	FPL 2S 1OP	1		12,451.20	12,451	
				INT. FINISH	2	DRYWALL	1.00	ODS	O	OUT DOOR SHWR-A	1		1,772.40	1,772	
				HEATING/COOL	11	HT-WT/COOL AIR	1.05								
				FUEL SOURCE	1	OIL	1.00								

TOTAL RCN	699,595
CONDITION ELEM CD	
EXTERIOR	G
INTERIOR	G
KITCHEN	G
BATHS	G
HEAT	U
ELECT	U
EFF.YR/AGE 2002 / 20	
COND	20 20 %
FUNC	0
ECON	0
DEPR	20 % GD 80
RCNLD	\$559,700

