

Key: 1181

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 1.294

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CURRENT OWNER				PARCEL ID				LOCATION			
COVINO MICHAEL R & DEBRA L 6 JAMESBURY DR WORCESTER, MA 01609				12F-25-G27				76 PERCH POND RD			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
COVINO MICHAEL R & DEBRA				03/16/2022	A	100 (229423)					
COVINO REALTY LLC				11/30/2015	QS	540,000 (208094)					
PERCH POND LLC				06/12/2014	F	1 (203625)					


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	%
	12/16/2015	3	Renovations		12/16/2015	APK	100	100
	04/05/2007	50	Meas & List			RRC	100	100

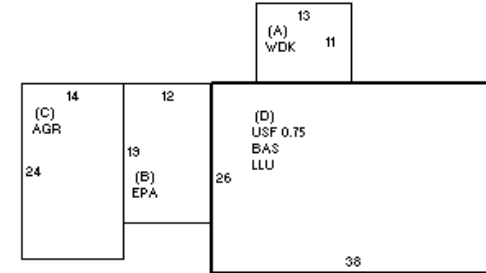
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CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	16,970	MC	1.00	100	1.00	100	1.00		R02	1.00	291,270

TOTAL	16,970 SF	ZONING	R20	FRNT	99	ASSESSED	CURRENT	PREVIOUS
Nbhd	MID CHATHAM	NOTE			LAND	291,300	242,700	
Inf1	100		BUILDING	685,600	630,500			
Inf2	100		DETACHED	0	0			
			OTHER	0	0			
		TOTAL				976,900	873,200	

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TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								12/09/2021
								



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BUILDING	CD	ADJ	DESC	MEASURE	12/9/2021	NF
MODEL	1		RESIDENTIAL	LIST	12/9/2021	EST
STYLE	4	1.00	CAPE [100%]	REVIEW	1/19/2022	EMZ
QUALITY	+	1.20	PLUS AVE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1977	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	737,250	
NET AREA	1,729	DETAIL ADJ	1.050	FOUNDATION	4	FLR & WALL	1.00	A	WDK	N	WOOD DECK	143		70.08	10,021	CONDITION ELEM	CD	
\$NLA(RCN)	\$426	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	B	EPA	N	ENCL PORCH	228		160.44	36,581	EXTERIOR	G	
CAPACITY			UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	C	AGR	N	ATTACHED GARAGE	336	99.08	33,289	INTERIOR	V	
STORIES	1.75	1.00	ROOF COVER	1	ASPH/CMP SHIN	1.00	D	LLU	N	LOWER LEVEL UN	988		165.62	163,630	KITCHEN	V		
ROOMS	5	1.00	FLOOR COVER	1	HARDWOOD	1.00	D	BAS	L	BAS AREA	988	1977	293.94	290,412	BATHS	V		
BEDROOMS	3	1.00	INT. FINISH	2	DRYWALL	1.00	D	USF	L	UP-STRY FIN	741	1977	249.42	184,818	HEAT	U		
FULL BATHS	2	1.00	HEATING/COOL	11	HT-WT/COOL AIR	1.05	F21	O	FPL 2S 1OP	1			12,451.20	12,451	ELECT	U		
1/2 BATHS	0	1.00	FUEL SOURCE	1	OIL	1.00												
FIXTURES	6	\$6,048																
UNITS	1	1.00																
																EFF.YR/AGE	2015 / 7	
																COND	7.7%	
																FUNC	0	
																ECON	0	
																DEPR	7% GD	93
																RCNLD	\$685,600	