

Key: 1191

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 1.304

LEGAL

| CURRENT OWNER | | | | PARCEL ID | | | | LOCATION | | | |
|--|--|--|--|--------------------------|---|---------|----------|----------------|----|------------|--------------|
| GOTHIE CRAIG P & MEGAN M 84 PAUL REVERE RD NEEDHAM, MA 02494 | | | | 12F-32-G31 | | | | 43 JEANETTE RD | | | |
| | | | | TRANSFER HISTORY | | | | DOS | T | SALE PRICE | BK-PG (Cert) |
| | | | | GOTHIE CRAIG P & MEGAN M | | | | 06/27/2014 | QS | 468,000 | (203779) |
| ASPEN PROPERTIES HOLDINGS | | | | 01/31/2014 | O | 310,000 | (202622) | | | | |
| SDVT ONE KRO NOMINEE TRUS | | | | 08/17/2010 | A | 200,000 | (192203) | | | | |

| 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 | % |
| 14-108 | 03/04/2014 04/05/2007 | 3 50 | Renovations Meas & List | 9,496 | 05/14/2015 | MW RRC | 100 100 | 100 100 |

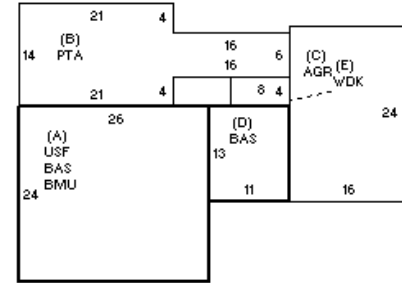
LAND

| CD | T | AC/SF/UN | Nbhd | Inf1 | Inf2 | ADJ BASE | SAF | Inf3 | Lpi | VC | CREDIT AMT | ADJ VALUE |
|-----|---|----------|------|------|------|----------|-----|------|-----|------|------------|-----------|
| 100 | S | 15,800 | MC | 1.00 | 100 | 1.00 | 100 | 1.00 | R02 | 1.00 | | 288,140 |

| | | | | | | | | | | |
|-------|-------------|--------|----------|---------|---------|----------|---------|----------|---------|---------|
| TOTAL | 15,800 SF | ZONING | R20 | FRNT | 100 | ASSESSED | CURRENT | PREVIOUS | | |
| Nbhd | MID CHATHAM | NOTE | | | | | | LAND | 288,100 | 240,100 |
| Inf1 | 100 | | BUILDING | 542,300 | 498,500 | | | | | |
| Inf2 | 100 | | DETACHED | 0 | 0 | | | | | |
| | | | OTHER | 0 | 0 | | | | | |
| TOTAL | | | | | | | 830,400 | 738,600 | | |

DETACHED

| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD |
|----|------|------|----------|----|-------|-----------|-------|
| | | | | | | | |



BUILDING

| BUILDING | CD | ADJ | DESC | MEASURE | 12/9/2021 | NF |
|----------|----|------|-------------------|---------|-----------|-----|
| MODEL | 1 | | RESIDENTIAL | LIST | 12/9/2021 | EST |
| STYLE | 5 | 1.00 | COLONIAL [100%] | REVIEW | 1/19/2022 | EMZ |
| QUALITY | + | 1.20 | PLUS AVE [100%] | | | |
| FRAME | 1 | 1.00 | WOOD FRAME [100%] | | | |

BLDG COMMENTS
INTERIOR IS SUPERIOR TO EXTERIOR

LOADING

| YEAR BLT | 1977 | SIZE ADJ | 1.000 | ELEMENT | CD | DESCRIPTION | ADJ | S | BAT | T | DESCRIPTION | UNITS | YB | ADJ PRICE | RCN | TOTAL RCN | 559,038 | | |
|------------|-------|------------|-------|--------------|----|----------------|------|-----|-----|-----------------|-----------------|-------|-----------|-----------|---------|----------------|---------|------------|-----------|
| NET AREA | 1,391 | DETAIL ADJ | 1.050 | FOUNDATION | 4 | FLR & WALL | 1.00 | A | BMU | N | BSMT UNFINISHED | 624 | | 98.97 | 61,758 | CONDITION ELEM | CD | | |
| \$NLA(RCN) | \$402 | OVERALL | 1.000 | EXT. COVER | 1 | WOOD SHINGLE | 1.00 | A | USF | L | UP-STRY FIN | 624 | 1977 | 281.50 | 175,658 | EXTERIOR | V | | |
| | | | | ROOF SHAPE | 1 | GABLE | 1.00 | B | PTA | N | PATIO/STOOP | 390 | | 21.48 | 8,377 | INTERIOR | V | | |
| | | | | ROOF COVER | 1 | ASPH/CMP SHIN | 1.00 | C | AGR | N | ATTACHED GARAGE | 384 | | 97.09 | 37,283 | KITCHEN | V | | |
| | | | | FLOOR COVER | 1 | HARDWOOD | 1.00 | + | BAS | L | BAS AREA | 767 | 1977 | 331.75 | 254,455 | BATHS | V | | |
| | | | | INT. FINISH | 2 | DRYWALL | 1.00 | E | WDK | N | WOOD DECK | 32 | | 70.09 | 2,243 | HEAT | U | | |
| | | | | HEATING/COOL | 11 | HT-WT/COOL AIR | 1.05 | F21 | O | FPL 2S 1OP | 1 | | 12,451.20 | 12,451 | ELECT | U | | | |
| | | | | FUEL SOURCE | 2 | GAS | 1.00 | ODS | O | OUT DOOR SHWR-A | 1 | | 1,772.40 | 1,772 | | | | | |
| | | | | | | | | | | | | | | | | | | EFF.YR/AGE | 2019 / 3 |
| | | | | | | | | | | | | | | | | | | COND | 3 3 % |
| | | | | | | | | | | | | | | | | | | FUNC | 0 |
| | | | | | | | | | | | | | | | | | | ECON | 0 |
| | | | | | | | | | | | | | | | | | | DEPR | 3 % GD 97 |
| | | | | | | | | | | | | | | | | | | RCNLD | \$542,300 |