

Key: 1210

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 1.324

LEGAL

LAND

DETACHED

BUILDING

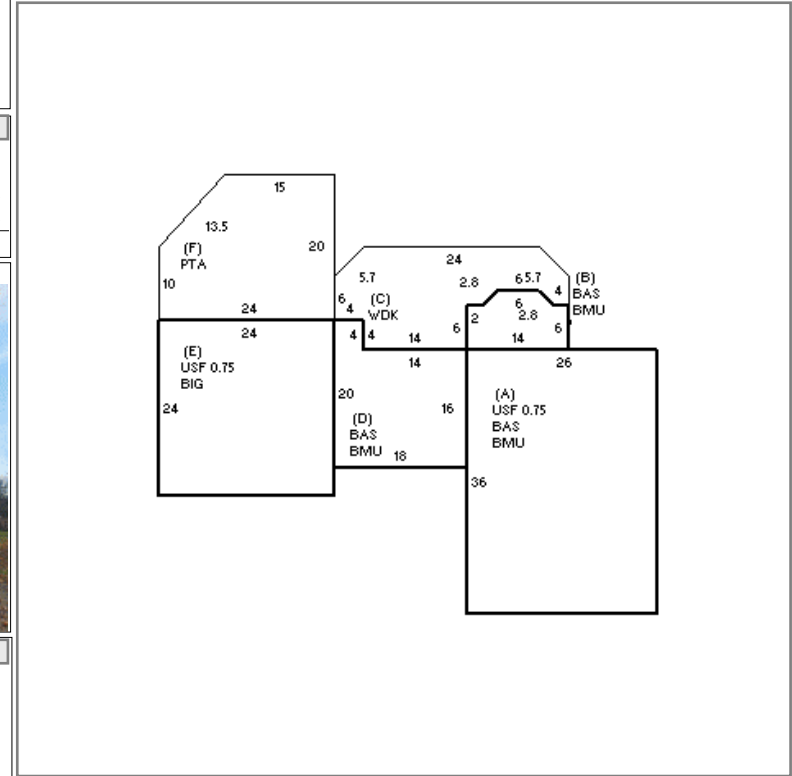
CURRENT OWNER				PARCEL ID				LOCATION			
MCLEAN BRIAN S & STACIE A 5 BLACKHORSE LN ANDOVER, MA 01810				12F-45C-19C				22 SPINNAKER LN			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
MCLEAN BRIAN S & STACIE A				11/24/2020	QS	800,000	33509-36				
GALLAGHER VIRGINIA D & HI				04/06/2015	A	1	28783-22				
GALLAGHER VIRGINIA D & HI				03/18/2015	A	1	28745-106				

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	%
23-190	03/27/2023	3	Renovations	152,489				0
21-022	01/11/2021	10	Reroof	16,439	12/01/2021	NF	100	100
	01/04/2021	98	SALES QUESTI				100	100
16-523	08/24/2016	11	Window Rplc	48,088	07/02/2018	NF	100	100
	04/05/2007	50	Meas & List			RRC	100	100

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	26,358	MC	1.00	1.00	366,500	1.41	1.00	1.00	R03	1.00	312,490

TOTAL	26,358 SF	ZONING	R20	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	MID CHATHAM	NOTE	LAND	312,500	260,400			
Inf1	100		BUILDING	803,100	698,400			
Inf2	100		DETACHED	0	0			
			OTHER	0	0			
TOTAL			TOTAL	1,115,600	958,800			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	12/1/2021	NF
MODEL	1		RESIDENTIAL	LIST	12/1/2021	EST
STYLE	4	1.00	CAPE [100%]	REVIEW	1/17/2022	EMZ
QUALITY	+	1.20	PLUS AVE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	2000	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	902.366	
NET AREA	2,474	DETAIL ADJ	1.030	FOUNDATION	4	FLR & WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,340		81.77	109,566	CONDITION ELEM	CD	
\$NLA(RCN)	\$365	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	+	BAS	L	BAS AREA	1,340	2000	292.08	391,388	EXTERIOR	A	
CAPACITY			UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	+	USF	L	UP-STRY FIN	1,134	2000	247.84	281,051	INTERIOR	G
STORIES	1.75	1.00	ROOF COVER	1	ASPH/CMP SHIN	1.00	C	WDK	N	WOOD DECK	316		70.08	22,145	KITCHEN	G		
ROOMS	7	1.00	FLOOR COVER	2	SOFTWOOD	1.00	E	BIG	N	BUILT-IN GARAGE	576		92.60	53,339	BATHS	G		
BEDROOMS	4	1.00	INT. FINISH	2	DRYWALL	1.00	F	PTA	N	PATIO/STOOP	435		21.48	9,344	HEAT	U		
FULL BATHS	4	1.00	HEATING/COOL	9	WARM/COOL AIR	1.03	F21	O	FPL 2S 1OP	1		12,451.20	12,451	ELECT	A			
1/2 BATHS	1	1.00	FUEL SOURCE	2	GAS	1.00	GFP	O	GAS LOG/FP/E FP	1		7,466.40	7,466					
FIXTURES	14	\$13,843					ODS	O	OUT DOOR SHWR-A	1		1,772.40	1,772					
UNITS	1	1.00																
																EFF. YR/AGE	2011 / 11	
																COND	11 11 %	
																FUNC	0	
																ECON	0	
																DEPR	11 % GD 89	
																RCNLD	\$803,100	