

Key: 1270

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 1.384

LEGAL

LAND

DETACHED

BUILDING

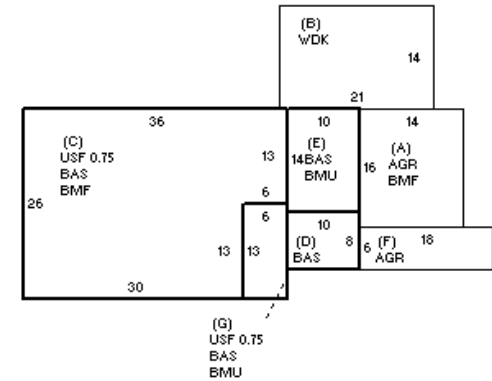
CURRENT OWNER				PARCEL ID				LOCATION			
MARTHA J COCHRANE REALTY TRUST COCHRANE MARTHA J TRUSTEE 52 EARLES WAY CHATHAM, MA 02633				12G-54-M21				52 EARLES WAY			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
MARTHA J COCHRANE REALTY				11/20/2020	O	640,000	33493-159				
FARKAS ALEXANDER T&MACKEN				06/01/2012	QS	530,000	26380-223				
ROSKEY MARK T & DEBRA A				06/14/2004	QS	470,000	18713-38				

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	%
21-759	08/24/2021	3	Renovations	10,000	03/29/2022	TCK	100	100
21-649	07/22/2021	10	Reroof	12,750	12/02/2021	NF	100	100
21-632	07/20/2021	99	n/a	15,890	12/02/2021	NF	100	100
	01/07/2021	98	SALES QUESTI				100	100
	02/25/2020	2	Additions		02/25/2020	APK	100	100

CD	T	AC/SF/UN	Nbhd	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	11,550	MC	1.00	1.00	366,500	2.83	1.00	1.00	R02		275,130

TOTAL	11,550 SF	ZONING	R60	FRNT	105	ASSESSED		CURRENT	275,100	PREVIOUS	229,300
Nbhd	MID CHATHAM	LAND		BUILDING	724,600	OTHER	0	TOTAL	999,700	PREVIOUS	899,000

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS	BMF= FAM RM INFO @ DOOR 12/2/21
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BUILDING	CD	ADJ	DESC	MEASURE	12/2/2021	NF
MODEL	1		RESIDENTIAL	LIST	12/2/2021	EST
STYLE	4	1.00	CAPE [100%]	REVIEW	4/18/2022	MR
QUALITY	+	1.20	PLUS AVE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1972	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	779,101	
NET AREA	1,858	DETAIL ADJ	1.030	FOUNDATION	4	FLR & WALL	1.00	+	BMF	N	BSMT FINISH-SEP	1,082		130.32	141,006	CONDITION ELEM	CD	
\$NLA(RCN)	\$419	OVERALL	1.000	EXT. COVER	4	VINYL	1.00	B	WDK	N	WOOD DECK	294		70.08	20,604	EXTERIOR	V	
CAPACITY			UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	+	USF	L	UP-STRY FIN	702	1972	260.01	182,525	INTERIOR	V
STORIES	1.75	1.00	ROOF COVER	1	ASPH/CMP SHIN	1.00	+	BAS	L	BAS AREA	1,156	1972	306.42	354,222	354,222	KITCHEN	V	
ROOMS	6	1.00	FLOOR COVER	1	HARDWOOD	1.00	+	BMU	N	BSMT UNFINISHED	218		108.58	23,670	23,670	BATHS	G	
BEDROOMS	2	1.00	INT. FINISH	2	DRYWALL	1.00	+	AGR	N	ATTACHED GARAGE	332		99.29	32,963	32,963	HEAT	U	
FULL BATHS	2	1.00	HEATING/COOL	9	WARM/COOL AIR	1.03		F21	O	FPL 2S 1OP	1		12,451.20	12,451	12,451	ELECT	U	
1/2 BATHS	1	1.00	FUEL SOURCE	2	GAS	1.00		ODS	O	OUT DOOR SHWR-A	1		1,772.40	1,772	1,772			
FIXTURES	10	\$9,888																
UNITS	1	1.00																
																EFF.YR/AGE	2015 / 7	
																COND	7 7 %	
																FUNC	0	
																ECON	0	
																DEPR	7 % GD 93	
																RCNLD	\$724,600	