

Key: 1279

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 1.393

LEG
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LAND

CURRENT OWNER				PARCEL ID				LOCATION				
BALER ANDREW K 48 MACOMBER DR YARMOUTHPORT, MA 02675				12G-8-1B				26 STEPPING STONES RD				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
BALER ANDREW K				11/30/2016	QS	374,450	30126-41					
CALABRESE TARA				04/08/2016	U	440,000	29566-67					
CARR MARGARET K				04/09/1954	N	1	870-290					
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	20,030	MC	1.00	90 0.90	100 1.00	329,850	1.77	100 1.00	MR2	1.00	268,980

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	%
17-327	05/09/2017	3	Renovations	17,200	06/28/2018	NF	100	100
	02/06/2017	98	SALES QUESTI				0	0
SS18-17	12/31/2016	20	Splits/Land				100	100
16-245	05/04/2016	10	Reroof	20,000	05/31/2017	NF	100	100
	04/05/2007	50	Meas & List			RRC	100	100

DE
TACH
ED

TOTAL	20,030 SF	ZONING	R20	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	MID CHATHAM	NOTE Bike path influence. Formerly 158 Old Queen Anne Rd	LAND		269,000	190,500		
Inf1	90		BUILDING		338,800	308,500		
Inf2	100		DETACHED		20,700	19,800		
			OTHER		0	0		
		TOTAL		628,500	518,800			

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TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	A	1.00	20 0.80	1978	625	41.48	20,700



BLDG COMMENTS

18	34
(A) BAS BMU	(B) BAS BMF 0.40 BMU 0.60
26	28

RE
VIEW

BUILDING	CD	ADJ	DESC	MEASURE		
MODEL	1		RESIDENTIAL	LIST		
STYLE	1	0.85	RANCH [100%]	REVIEW	7/5/2018	TD
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1954	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ
NET AREA	1,420	DETAIL ADJ	0.850	FOUNDATION	4	FLR & WALL	1.00
\$NLA(RCN)	\$314	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00
CAPACITY				ROOF SHAPE	1	GABLE	1.00
STORIES	1	ADJ	1.00	ROOF COVER	1	ASPH/CMP SHIN	1.00
ROOMS	0		1.00	FLOOR COVER	1	HARDWOOD	1.00
BEDROOMS	3		1.00	INT. FINISH	2	DRYWALL	1.00
FULL BATHS	3		1.00	HEATING/COOL	2	HOT WATER	1.00
1/2 BATHS	0		1.00	FUEL SOURCE	1	OIL	1.00
FIXTURES	9	\$6,120					
UNITS	1	1.00					

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	1,039		71.76	74,556
+	BAS	L	BAS AREA	1,420	1954	222.73	316,277
B	BMF	N	BSMT FINISH-SEP	381		108.60	41,377
	F11	O	FPL 1S 1OP	1		7,477.00	7,477

TOTAL RCN	445,807
CONDITION ELEM	CD
EXTERIOR	V
INTERIOR	G
KITCHEN	V
BATHS	A
HEAT	A
ELECT	A
EFF.YR/AGE	1991 / 31
COND	24 24 %
FUNC	0
ECON	0
DEPR	24 % GD 76
RCNLD	\$338,800