

Key: 1360

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 1.481

LEGAL

LAND

DETACHED

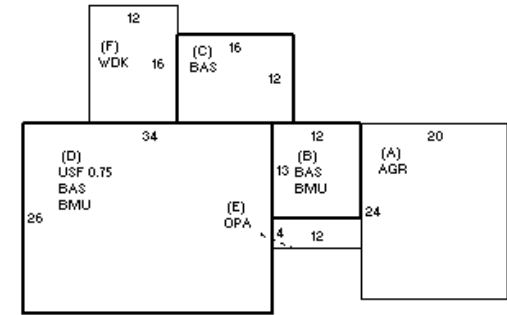
BUILDING

CURRENT OWNER				PARCEL ID				LOCATION				
MCCARTHY EDWARD J & CATHERINE D 25 SHERIDAN DR MILTON, MA 02186-4808				121-9B-GB39				40 WELLS HOLLOW				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
MCCARTHY EDWARD J & CATHE				10/03/2012	QS	539,000	(198358)					
FOLEY KEVIN J & HOPE DRUR				03/15/2002	A	1	(164576)					
FOLEY KEVIN J				01/07/2000	QS	288,000	(156234)					
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	11,450	MC	1.00	100	1.00	100	1.00	R05	1.40		384,690

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	%
19-715	10/18/2019	3	Renovations	16,650	02/07/2020	TCK	100	100
	04/05/2007	50	Meas & List			RRC	100	100
	03/01/2003	50	Meas & List			JB	100	100
P2002482	10/10/2002	99	n/a				100	100
1986159	09/23/1986	99	n/a				100	100

TOTAL	11,450 SF	ZONING	R40	FRNT	102	ASSESSED	CURRENT	PREVIOUS
Nbhd	MID CHATHAM	NOTE				LAND	384,700	320,600
Inf1	100		BUILDING	504,800	459,400			
Inf2	100		DETACHED	0	0			
			OTHER	0	0			
						TOTAL	889,500	780,000

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	12/15/2021	NF
MODEL	1		RESIDENTIAL	LIST	12/15/2021	EST
STYLE	4	1.00	CAPE [100%]	REVIEW	1/24/2022	EMZ
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1986	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	615,556				
NET AREA	1,895	DETAIL ADJ	1.060	FOUNDATION	4	FLR & WALL	1.00	A	AGR	N	ATTACHED GARAGE	480		78.65	37,751	CONDITION ELEM	CD				
\$NLA(RCN)	\$325	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	+	BMU	N	BSMT UNFINISHED	1,040		71.76	74,628	EXTERIOR	G				
				ROOF SHAPE	1	GABLE	1.00				BAS AREA	1,232	1986	261.72	322,437	INTERIOR	G				
				ROOF COVER	2	WOOD SHIN	1.01	D	USF	L	UP-STRY FIN	663	1986	222.08	147,237	KITCHEN	G				
				FLOOR COVER	1	HARDWOOD	1.00	E	OPA	N	OPEN PORCH	48		76.10	3,653	BATHS	G				
				INT. FINISH	2	DRYWALL	1.00	F	WDK	N	WOOD DECK	192		58.40	11,213	HEAT	A				
				HEATING/COOL	11	HT-WT/COOL AIR	1.05		F21	O	FPL 2S 1OP	1		10,376.00	10,376	ELECT	A				
				FUEL SOURCE	2	GAS	1.00		ODS	O	OUT DOOR SHWR-A	1		1,477.00	1,477						
																		EFF.YR/AGE	2004 / 18		
																		COND	18 18 %		
																		FUNC	0		
																		ECON	0		
																		DEPR	18	% GD	82
																		RCNLD	\$504,800		