

Key: 13788

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 9.049

LEGAL

LAND

DETACHED

BUILDING

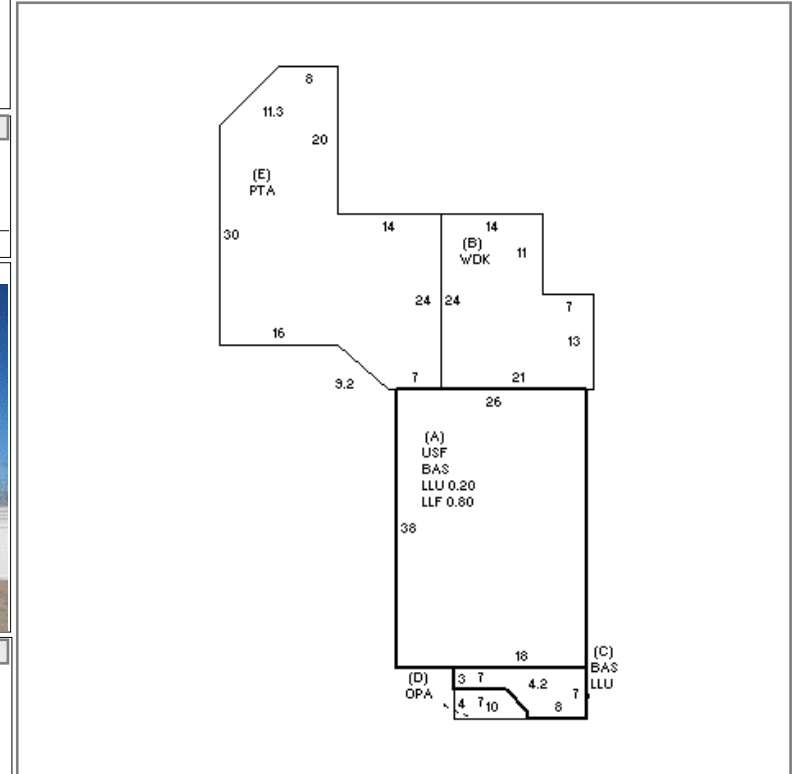
| CURRENT OWNER  |  |  |            |   |           | PARCEL ID               |  |  | LOCATION    |    |            |              |  |  |  |
|--|--|--|------------|---|-----------|-------------------------|--|--|-------------|----|------------|--------------|--|--|--|
| THE SOMMER FAMILY TRUST<br>SOMMER KENNETH F & ELIZABETH TRSTES<br>PO BOX 783<br>CHATHAM, MA 02633-0783 |  |  |            |   |           | 15D-4-X28               |  |  | 28 CROSS ST |    |            |              |  |  |  |
|  |  |  |            |   |           | TRANSFER HISTORY        |  |  | DOS         | T  | SALE PRICE | BK-PG (Cert) |  |  |  |
|  |  |  |            |   |           | THE SOMMER FAMILY TRUST |  |  | 10/21/2016  | QS | 2,195,000  | 30024-343    |  |  |  |
| CROSS STREET LANDING LLC   |  |  | 11/03/2014 | O | 6,000,000 | 28487-165               |  |  |             |    |            |              |  |  |  |

| CLASS   | CLASS%     | DESCRIPTION |              |         | BN ID      | BN  | CARD   |     |
|---------|------------|-------------|--------------|---------|------------|-----|--------|-----|
| 1020    | 100        | CONDOMINIUM |              |         |            | 1   | 1 of 1 |     |
| PMT NO  | PMT DT     | TY          | DESC         | AMOUNT  | INSP       | BY  | 1st    | %   |
| 22-17   | 08/11/2022 | 6           | Pools etc    | 95,200  | 04/20/2023 | NF  | 100    | 100 |
|         | 05/26/2022 | 75          | SPECIAL PERM |         |            |     | 100    | 100 |
| 22-333  | 05/23/2022 | 14          | DECK         | 40,000  | 04/20/2023 | NF  | 100    | 100 |
| SS18-12 | 12/31/2016 | 20          | Splits/Land  |         |            |     | 100    | 100 |
| 15-051  | 02/04/2015 | 3           | Renovations  | 700,000 | 07/25/2018 | WFF | 100    | 100 |

| CD | T | AC/SF/UN | Nbhd | Inf1 | Inf2 | ADJ BASE | SAF | Inf3 | Lpi | VC | CREDIT AMT | ADJ VALUE |
|----|---|----------|------|------|------|----------|-----|------|-----|----|------------|-----------|
|    |   |          |      |      |      |          |     |      |     |    |            |           |

| TOTAL | SF | ZONING | Gb1      | FRNT      | 256       | ASSESSED     | CURRENT          | PREVIOUS         |
|-------|----|--------|----------|-----------|-----------|--------------|------------------|------------------|
| Nbhd  |    | NOTE   |          |           |           | LAND         | 0                | 0                |
| Inf1  |    |        | BUILDING | 2,792,700 | 2,490,800 |              |                  |                  |
| Inf2  |    |        | DETACHED | 34,100    | 18,400    |              |                  |                  |
|       |    |        | OTHER    | 0         | 0         |              |                  |                  |
|       |    |        |          |           |           | <b>TOTAL</b> | <b>2,826,800</b> | <b>2,509,200</b> |

| TY  | QUAL | COND | DIM/NOTE | YB    | UNITS | ADJ PRICE | RCNLD |        |
|-----|------|------|----------|-------|-------|-----------|-------|--------|
| DGF | A    | 1.00 | 10 0.90  | 22X22 | 2015  | 484       | 44.41 | 19,300 |
| IPG | A    | 1.00 | 10 0.90  | 12X30 | 2022  | 360       | 45.64 | 14,800 |



| BUILDING | CD | ADJ  | DESC                 | MEASURE | 7/3/2017 | NF  |
|----------|----|------|----------------------|---------|----------|-----|
| MODEL    | 10 |      | CONDO                | LIST    | 1/4/2017 | JN  |
| STYLE    | 2  | 1.00 | FREE STANDING [100%] | REVIEW  | 5/9/2023 | EMZ |
| QUALITY  | V  | 1.35 | VERY GOOD [100%]     |         |          |     |
| FRAME    | 99 | 1.00 | N/A [100%]           |         |          |     |

BLDG COMMENTS  
CROSS ST LANDING  
#28 CROSS ST - CHASE HOUSE  
GENERATOR  
LLF=FR/BR/BATH (PER PLANS)

| YEAR BLT   | 2000  | SIZE ADJ   | 1.000    |
|------------|-------|------------|----------|
| NET AREA   | 2,857 | DETAIL ADJ | 2.575    |
| \$NLA(RCN) | \$977 | OVERALL    | 1.000    |
| CAPACITY   |       | UNITS      | ADJ      |
| ROOMS      |       | 7          | 1.00     |
| BEDROOMS   |       | 4          | 1.00     |
| FULL BATHS |       | 4          | 1.00     |
| 1/2 BATHS  |       | 1          | 1.00     |
| FIXTURES   |       | 15         | \$41,712 |

| ELEMENT      | CD | DESCRIPTION   | ADJ  |
|--------------|----|---------------|------|
| COMPLEX      | 93 | CROSS ST LDNG | 2.50 |
| UNIT MODEL   | 99 | N/A           | 1.00 |
| VIEW/LOC     | 1  | NONE          | 1.00 |
| HVAC         | 9  | WARM/COOL AIR | 1.03 |
| FUEL SOURCE  | 2  | GAS           | 1.00 |
| FLOOR LEVEL  | 99 | N/A           | 1.00 |
| NEIGHBORHOOD | 2  | CHATHAM       | 1.00 |

| S | BAT | T | DESCRIPTION     | UNITS | YB   | ADJ PRICE | RCN     |
|---|-----|---|-----------------|-------|------|-----------|---------|
| A | LLF | L | LOWER LEVEL FIN | 790   | 2000 | 813.77    | 642,877 |
| A | BAS | L | BAS AREA        | 988   | 2000 | 958.27    | 946,766 |
| A | USF | L | UP-STRY FIN     | 988   | 2000 | 910.44    | 899,511 |
| B | WDK | N | ATT WOOD DECK   | 427   |      | 19.00     | 8,113   |
| + | LLU | N | LOWER LEVEL UN  | 289   |      | 545.65    | 157,694 |
| C | BAS | L | BAS AREA        | 91    | 2015 | 958.26    | 87,202  |
| D | OPA | N | OPEN PORCH      | 36    |      | 24.89     | 896     |
| E | PTA | N | PATIO           | 891   |      | 5.70      | 5,079   |
|   | GFP | O | GAS LOG/FP/E FP | 1     |      | 2,846.00  | 2,846   |

| TOTAL RCN         | 2,792,696   |
|-------------------|-------------|
| CONDITION ELEM CD |             |
| INTERIOR          | G           |
| KITCHEN           | G           |
| BATHS             | G           |
| EXTERIOR          | G           |
| EFF.YR/AGE        | 2020 / 2    |
| COND              | 0 0 %       |
| FUNC              | 0           |
| ECON              | 0           |
| DEPR              | 0 % GD 100  |
| RCNLD             | \$2,792,700 |