

Key: 1510

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 1.647

LEG
AL
LAND

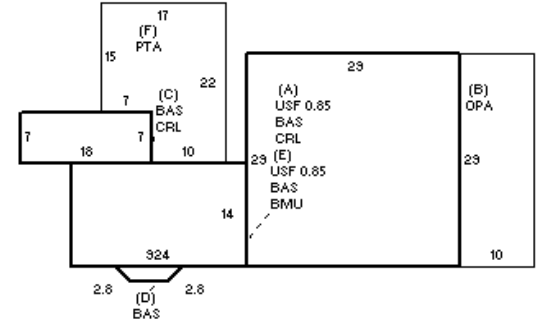
CURRENT OWNER				PARCEL ID				LOCATION				
BARRY JOHN F JR & BETH A 78 NESHOBIE RD WABAN, MA 02468-1345				13A-29-7				79 ATWOOD LN				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
BARRY JOHN F JR & BETH A				12/29/2015	U	841,500	(208383)					
HOYT RICHARD & JEAN B				05/13/2013	A	1	(200308)					
HOYT JEAN B				08/16/2011	A	1	(194985)					
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,000	CH	1.00	50	733,000	1.00	100	1.00	R11	4.00	673,090
300	A	2,921	CH	1.00	100	76,800	1.00	100	1.00	R11	4.00	224,330

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	%
16-056	03/06/2016	98	SALES QUESTI		05/16/2017	NF		0
	02/09/2016	3	Renovations	10,000		RRC	100	100
	04/16/2007	50	Meas & List				100	100
96-489	12/01/1996	3	Renovations	150,000			100	100
1996232	10/04/1996	99	n/a				100	100

TOTAL	3.839 Acres	ZONING	R40	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	CHATHAM	NOTE Lot split: 13A-29-7 (lot 21) & 13A-42-H/+ Wetland=INFL1				LAND	897,400	747,800
Inf1	50		BUILDING	563,500	495,300			
Inf2	100		DETACHED	0	0			
			OTHER	0	0			
						TOTAL	1,460,900	1,243,100

DET
ACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



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BUILDING	CD	ADJ	DESC	MEASURE	9/14/2016	APK
MODEL	1		RESIDENTIAL	LIST	9/14/2016	APK
STYLE	18	1.30	RENO'D ANTIQUE [100%]	REVIEW	7/5/2017	TD
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	1780	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	793.603		
NET AREA	2,317	DETAIL ADJ	1.352	FOUNDATION	4	FLR & WALL	1.00	+	CRL	N	CRAWL SPACE	967		20.37	19,697	CONDITION ELEM	CD		
\$NLA(RCN)	\$343	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	+	USF	L	UP-STRY FIN	1,000	1780	273.99	273,994	EXTERIOR	A		
				ROOF SHAPE	1	GABLE	1.00	B	OPA	N	OPEN PORCH	290		76.10	22,069	INTERIOR	G		
				ROOF COVER	2	WOOD SHIN	1.01	+	BAS	L	BAS AREA	1,317	1780	322.90	425,263	KITCHEN	V		
				FLOOR COVER	2	SOFTWOOD	1.00	E	BMU	N	BSMT UNFINISHED	336		68.49	23,011	BATHS	V		
				INT. FINISH	2	DRYWALL	1.00	F	PTA	N	PATIO/STOOP	325		17.90	5,818	HEAT	O		
				HEATING/COOL	9	WARM/COOL AIR	1.03	F21	O	FPL 2S 1OP	1		10,376.00	10,376	ELECT	U			
				FUEL SOURCE	2	GAS	1.00	ODS	O	OUT DOOR SHWR-A	1		1,477.00	1,477					
																		EFF.YR/AGE	1991 / 31
																		COND	24 24 %
																		FUNC	5 STRUCTURAL
																		ECON	0
																		DEPR	29 % GD 71
																		RCNLD	\$563,500