

Key: 16

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 19

LEGAL

LAND

CURRENT OWNER				PARCEL ID				LOCATION				
RICHARD S SCIPIONE TRUST LOIS M SCIPIONE TRUST 22 HARVARD DR HINGHAM, MA 02043				10A-9B-AN3				36 MOONBEAM LN				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
RICHARD S SCIPIONE TRUST				07/31/2012	A	1	26544-145					
SCIPIONE RICHARD S & LOIS				06/09/2004	O	865,000	18698-35					
PIERCE JOHN M				01/14/2000	QS	315,000	12783-313					
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	100	1,466,000	1.00	100	1.00	R11	4.00	1,346,190
300	A	0.130	CH	1.00	100	76,800	1.00	100	1.00	R11	4.00	9,980

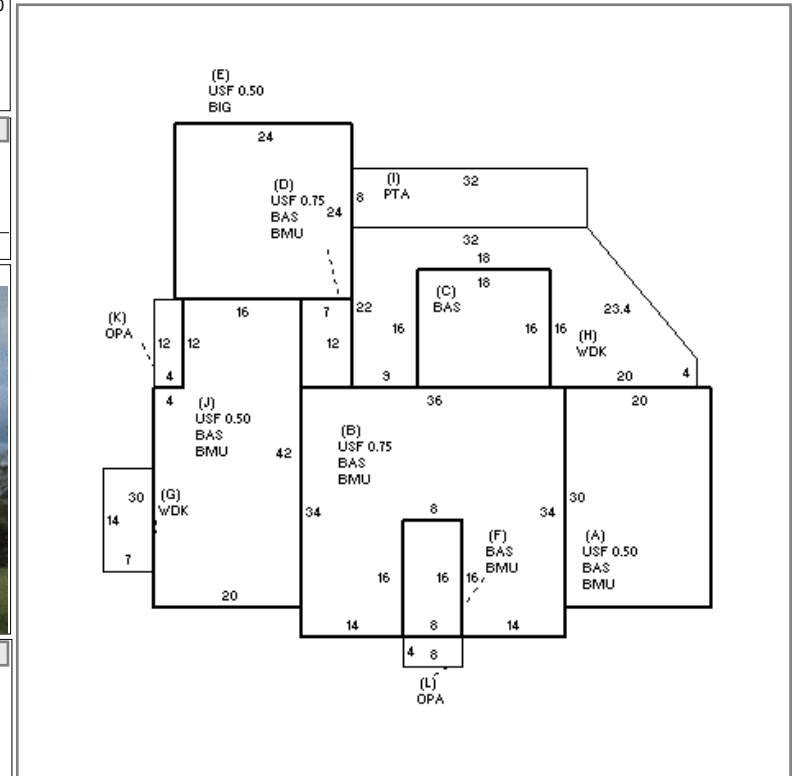
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
08-307	01/30/2009	50	Meas & List		01/30/2009	RRC	100	100
	07/03/2008	3	Renovations	7,500		RRC	100	100
	03/17/2006	50	Meas & List			RRC	100	100
	07/13/2005	50	Meas & List			JB	100	100
	02/13/2005	50	Meas & List			RRC	100	100

TOTAL	1.048 Acres	ZONING	R40	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	CHATHAM	NO VIEWS						
Inf1	100		LAND	1,356,200	1,130,100			
Inf2	100		BUILDING	1,749,500	1,610,500			
			DETACHED	0	0			
		OTHER	0	0				
		TOTAL	3,105,700	2,740,600				

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS



DETACHED

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE		
MODEL	1		RESIDENTIAL	LIST		
STYLE	4	1.00	CAPE [100%]	REVIEW	1/25/2013	MR
QUALITY	G	1.55	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	2005	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ
NET AREA	4,857	DETAIL ADJ	1.030	FOUNDATION	4	FLR & WALL	1.00
\$NLA(RCN)	\$424	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00
CAPACITY				ROOF SHAPE	1	GABLE	1.00
STORIES	2	ADJ	1.00	ROOF COVER	1	ASPH/CMP SHIN	1.00
ROOMS	0		1.00	FLOOR COVER	13	HARDWD/CARPET	1.00
BEDROOMS	4		1.00	INT. FINISH	2	DRYWALL	1.00
FULL BATHS	4		1.00	HEATING/COOL	9	WARM/COOL AIR	1.03
1/2 BATHS	0		1.00	FUEL SOURCE	2	GAS	1.00
FIXTURES	12	\$15,326					
UNITS	1	1.00					

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	2,700		95.91	258,945
+	USF	L	UP-STRY FIN	1,869	2005	297.24	555,536
+	BAS	L	BAS AREA	2,988	2005	350.29	1,046,679
E	BIG	N	BUILT-IN GARAGE	576		119.61	68,896
+	WDK	N	WOOD DECK	709		90.52	64,179
I	PTA	N	PATIO/STOOP	256		27.74	7,102
+	OPA	N	OPEN PORCH	80		117.96	9,436
	F21	O	FPL 2S 1OP	2		16,082.80	32,166

TOTAL RCN	2,058,265
CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	
EFF.YR/AGE	2007 / 15
COND	15 15%
FUNC	0
ECON	0
DEPR	15 % GD 85
RCNLD	\$1,749,500