Key: 1703

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 1.854

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
MOCCIO SR JOHN A **MARGARONE JOANNE** **555 EAST 6TH ST** **S BOSTON, MA 02127**	**13E-45B-3BB**	**48 SNOW LN**

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
MOCCIO SR JOHN A	06/26/1998	QS	89,000	11527-236
42-46 SNOW LN NOM TR	12/07/1995	J	200,000	9962-196

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	%
	04/17/2007	50	Meas & List			RRC	100	100
98-313	06/01/1998	4	Outbuildings	850			100	100
S 96-5	01/30/1996	99	n/a				100	100
95-501	12/01/1995	3	Renovations	8,000			100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	9,037	MC 1.00	100 1.00	100 1.00	366,500	3.49	100 1.00	R02 1.00			265,700

TOTAL	9,037 SF	ZONING	R40	FRNT	50

Nbhd	MID CHATHAM
Infl1	100
Infl2	100

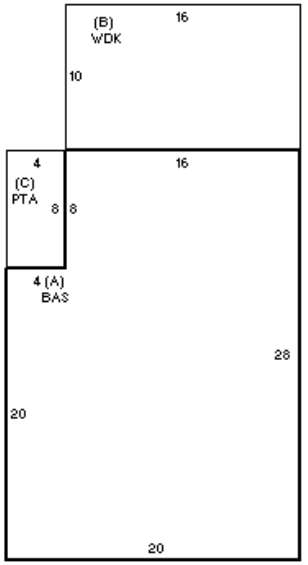
NOTE

ASSESSED	CURRENT	PREVIOUS
LAND	265,700	221,400
BUILDING	121,200	104,200
DETACHED	1,600	1,500
OTHER	0	0
TOTAL	**388,500**	**327,100**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
PTD	A 1.00	10 0.90	7X12		84	11.30	900
SHF	A 1.00	30 0.70	8X8		64	16.25	700

PHOTO 12/16/2021



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	6	0.85	COTTAGE [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	12/16/2021	NF
LIST	12/16/2021	EST
REVIEW	1/24/2022	EMZ

YEAR BLT	1950	SIZE ADJ	1.000
NET AREA	528	DETAIL ADJ	0.831
$NLA(RCN)	$319	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	3	1.00
BEDROOMS	2	1.00
FULL BATHS	1	1.00
1/2 BATHS	0	1.00
FIXTURES	3	$1,994
UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	2	SLAB	0.95
EXT. COVER	1	WOOD SHINGLE	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/CMP SHIN	1.00
FLOOR COVER	34	CARPET/ASPH TL	1.00
INT. FINISH	2	DRYWALL	1.00
HEATING/COOL	9	WARM/COOL AIR	1.03
FUEL SOURCE	1	OIL	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BAS	L	BAS AREA	528	1950	293.41	154,920
B	WDK	N	WOOD DECK	160		58.40	9,344
C	PTA	N	PATIO/STOOP	32		17.91	573
	ODS	O	OUT DOOR SHWR-A	1		1,477.00	1,477

TOTAL RCN	168,308

CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	G
KITCHEN	G
BATHS	G
HEAT	A
ELECT	A

EFF.YR/AGE	1977 / 45

COND	28	28 %	
FUNC	0		
ECON	0		
DEPR	28	% GD	72

RCNLD	$121,200