

Key: 1905

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 2.070

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION				
MEADOW BROOK REALTY TRUST MACLEAN SETH P & MCGOUGH CARRIE ANN TSTEE PO BOX 334 N CHATHAM, MA 02650				13H-17-SS30				61 MEADOW BROOK RD				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
				11/03/2008	QS	507,575	23249-188					
				05/21/1999	N	238,400	12285-163					
				08/01/1981	N	110,000	3347-183					
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	21,742	MC	1.00	1.00	476,450	1.66	1.00	R04	1.30		393,650

LAND

TOTAL	21,742 SF	ZONING	R40	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	MID CHATHAM	NOTE			LAND	393,700	252,300	
Inf1	100		BUILDING	400,700	364,700			
Inf2	100		DETACHED	0	0			
			OTHER	0	0			
TOTAL						794,400	617,000	

DETAILED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	10/26/2021	NF
MODEL	1		RESIDENTIAL	LIST	10/26/2021	EST
STYLE	1	0.85	RANCH [100%]	REVIEW	12/2/2021	EMZ
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

G

YEAR BLT	1957	SIZE ADJ	1.000
NET AREA	1,744	DETAIL ADJ	0.875
\$NLA(RCN)	\$295	OVERALL	1.000
CAPACITY		UNITS	ADJ
STORIES	1	1.00	
ROOMS	6	1.00	
BEDROOMS	4	1.00	
FULL BATHS	2	1.00	
1/2 BATHS	0	1.00	
FIXTURES	6	\$4,200	
UNITS	1	1.00	

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	FLR & WALL	1.00
EXT. COVER	1	WOOD SHINGLE	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/CMP SHIN	1.00
FLOOR COVER	1	HARDWOOD	1.00
INT. FINISH	2	DRYWALL	1.00
HEATING/COOL	9	WARM/COOL AIR	1.03
FUEL SOURCE	2	GAS	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BAS	L	BAS AREA	1,744	1957	219.57	382,933
B	BMU	N	BSMT UNFINISHED	816		76.14	62,132
B	ATU	N	UNFIN ATTIC	204		78.50	16,014
C	PTA	N	PATIO/STOOP	466		17.90	8,341
E	WDK	N	WOOD DECK	380		58.40	22,192
	BMG	O	BSMT GARAGE	1		2,770.00	2,770
	F11	O	FPL 1S IOP	1		7,477.00	7,477
	GFP	O	GAS LOG/FP/E FP	1		6,222.00	6,222
	ODS	O	OUT DOOR SHWR-A	1		1,477.00	1,477

TOTAL RCN	513,758
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	G
KITCHEN	G
BATHS	G
HEAT	U
ELECT	U
EFF.YR/AGE	1997 / 25
COND	22 22 %
FUNC	0
ECON	0
DEPR	22 % GD 78
RCNLD	\$400,700

