

Key: 2341

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 2.539

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
WALTERS RICHARD R & SUSAN S 75 BARNES HILL RD CONCORD, MA 01742-5609				14D-6-M9				26 POND ST			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
WALTERS RICHARD R & SUSAN				05/25/2007	QS	2,850,000	(183184)				
MCCARTHY MARGARET M				09/17/1993	QS	335,000	(131409)				

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	%
10-105	01/19/2011	51	Meas		01/19/2011	CE	100	100
	04/01/2010	2	Additions	10,000		CE	100	100
	03/02/2010	50	Meas & List			CE	100	100
09-402	11/03/2009	2	Additions	200,000	03/02/2010		100	100
97-115	03/01/1997	99	n/a	3,500	01/19/2011		100	100

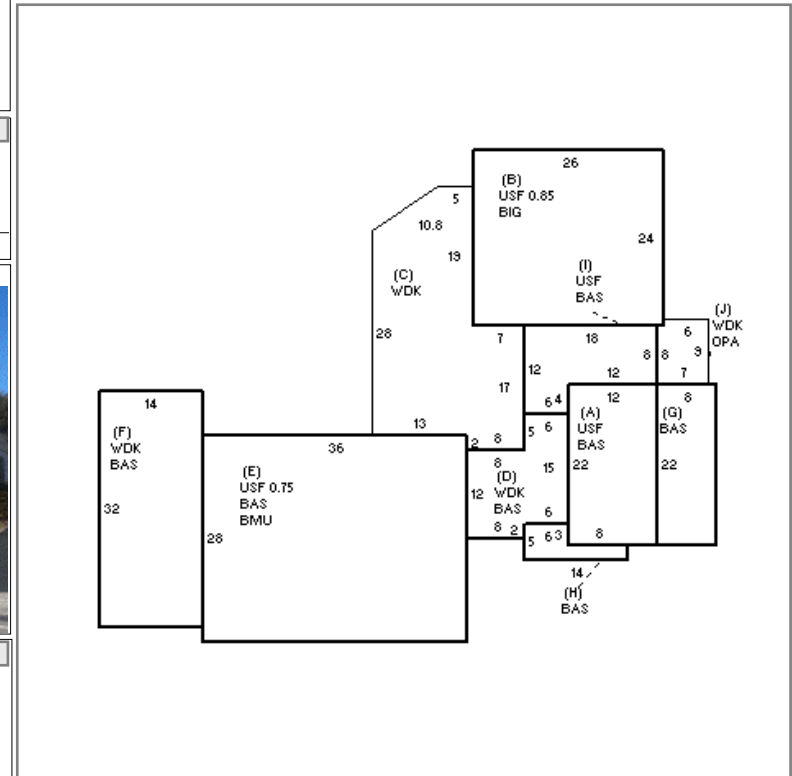
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	19,583	CH	1.00	1.00	2,199,000	1.81	1.00	1.00	PV2	6.00	1,786,880

TOTAL	19,583 SF	ZONING	R40	FRNT	136	ASSESSED	CURRENT	PREVIOUS
Nbhd	CHATHAM	NOTE	LAND		1,786,900	1,489,000		
Inf1	100		BUILDING		1,549,400	1,410,400		
Inf2	100		DETACHED		800	800		
			OTHER		0	0		
		TOTAL		3,337,100	2,900,200			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
PTD	A	1.00	30 0.70 10X10		100	11.30	800



BLDG COMMENTS



BUILDING	CD	ADJ	DESC	MEASURE	3/8/2022	NF
MODEL	1		RESIDENTIAL	LIST	3/8/2022	EST
STYLE	4	1.00	CAPE [100%]	REVIEW	3/28/2022	EMZ
QUALITY	G	1.55	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1973	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	1,702,601
NET AREA	4,014	DETAIL ADJ	1.030	FOUNDATION	4	FLR & WALL	1.00	A	BAS	L	BAS AREA	264	1978	356.34	94,073	CONDITION ELEM	CD
\$NLA(RCN)	\$424	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	A	USF	L	UP-STRY FIN	264	1997	302.36	79,824	EXTERIOR	A
				ROOF SHAPE	10	BOW STRING	1.00	B	BIG	N	BUILT-IN GARAGE	624		118.67	74,048	INTERIOR	G
				ROOF COVER	1	ASPH/CMP SHIN	1.00	+	USF	L	UP-STRY FIN	1,286	2009	302.36	388,836	KITCHEN	G
				FLOOR COVER	16	HARDWD/OTHER	1.00	+	WDK	N	WOOD DECK	1,266		90.52	114,598	BATHS	G
				INT. FINISH	2	DRYWALL	1.00	+	BAS	L	BAS AREA	1,688	1973	356.33	601,492	HEAT	U
				HEATING/COOL	9	WARM/COOL AIR	1.03	E	BMU	N	BSMT UNFINISHED	1,008		111.98	112,876	ELECT	U
				FUEL SOURCE	2	GAS	1.00	G	BAS	L	BAS AREA	176	1973	356.33	62,715		
								I	BAS	L	BAS AREA	168	1990	356.33	59,864		
								I	USF	L	UP-STRY FIN	168	1990	302.36	50,797		
								J	OPA	N	OPEN PORCH	62		117.95	7,313		
								F21	O	FPL 2S 1OP	2		16,082.80	32,166			
								ODS	O	OUT DOOR SHWR-A	1		2,289.40	2,289			
												EFF.YR/AGE	2013 / 9				
												COND	9 9 %				
												FUNC	0				
												ECON	0				
												DEPR	9 % GD		91		
												RCNLD			\$1,549,400		