

Key: 2381

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 2.579

LEGAL

CURRENT OWNER		PARCEL ID		LOCATION		
CHATHAM FORD REALTY TRUST KEEFE JAMES TRUSTEE 781 MAIN ST CHATHAM, MA 02633		14E-30-2		781 MAIN ST		
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)	
CHATHAM FORD REALTY TRUST		11/21/1997	A	400,000	11076-6	

CLASS	CLASS%	DESCRIPTION		BN ID	BN	CARD		
3300	100	AUTO SALES/SERV			1	1 of 1		
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
93-144	02/10/2017	72	I&E					0 100
89-037	03/01/1993	1	New Construc	5,000				100 100
		2	Additions	2,500				100 100

LAND

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
103	S	42,651	CI	1.00	100	1.00	100	1.00	MS6	1.60		661,480

TOTAL	42,651 SF	ZONING	Gb2	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	COMMERCIAL	NOTE				LAND	661,500	601,400
Inf1	100		LAND	527,000	474,900			
Inf2	100		DETACHED	21,000	19,900			
			OTHER	0	0			
						TOTAL	1,209,500	1,096,200

DETAILED

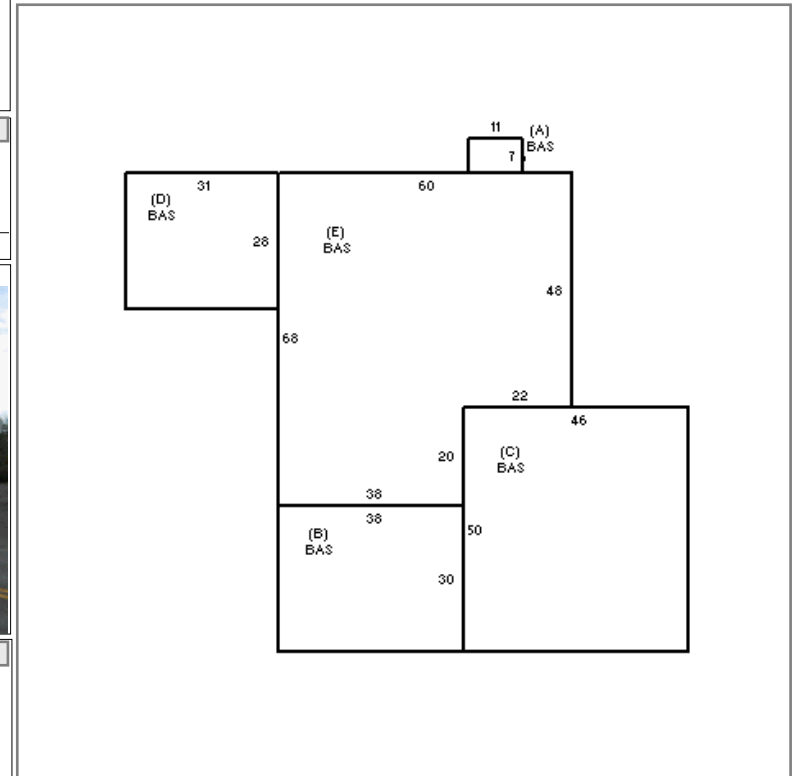
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
APV	A	1.00	70 0.30	1988	20,000	2.00	12,000
SN3	G	1.20	20 0.80 5X12	2000	60	186.84	9,000



BLDG COMMENTS
MADDEN MOTOR GROUP, INC. DBA- CHATHAM FORD

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE		
MODEL	5		CIM	LIST		
STYLE	51	1.27	AUTO SALES/RPR [86%]	REVIEW	10/15/2012	DF
QUALITY	+	1.10	PLUS AVE [100%]			
FRAME	2	1.00	MASONRY [100%]			



YEAR BLT	1923	SIZE ADJ	1.000
NET AREA	8,025	DETAIL ADJ	1.135
\$NLA(RCN)	\$94	OVERALL	1.000
CAPACITY		UNITS	ADJ
STORIES		1	1.00
% HEATED		100	1.00
% AIR COND		14	1.00
% SPRINKLER		0	1.00

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	2	SLAB	1.00	A	BAS	L	BASE AREA	77	1923	90.71	6,985
EXT. COVER	15	CC - BLOCK	0.98	B	BAS	L	BASE AREA	1,140	1923	90.71	103,408
ROOF SHAPE	4	FLAT/SHED	0.98	C	BAS	L	BASE AREA	2,300	1923	90.71	208,630
ROOF COVER	8	TAR & GRAVEL	1.00	D	BAS	L	BASE AREA	868	1923	90.71	78,735
FLOOR COVER	9	CONCRETE	0.95	E	BAS	L	BASE AREA	3,640	1923	90.71	330,179
INT. FINISH	6	MINIMUM	0.95		LFT	O	LIFT	4		6,229.75	24,919
HEATING/COOL	4	STEAM	1.01								
FUEL SOURCE	1	OIL	1.00								

TOTAL RCN	752,856
CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
CDN/APP	
EFF.YR/AGE	1983 / 39
COND	30 30 %
FUNC	0
ECON	0
DEPR	30 % GD 70
RCNLD	\$527,000