

Key: 242

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 247

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
WALSH MICHAEL J PO BOX F OSTERVILLE, MA 02655				10E-33-M1				1445 MAIN ST			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
WALSH MICHAEL J				07/24/2017	H	404,000	30646-197				
SANDERS JOHN C				02/05/1992	J	97,500	7863-282				

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
3400	100	GEN OFFICE BLDG				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
	02/18/2020	72	I&E				100	100
	02/11/2019	70	FOL				100	100
	02/11/2019	72	I&E				100	100
	01/22/2018	72	I&E				100	100
	02/27/2017	72	I&E				100	100

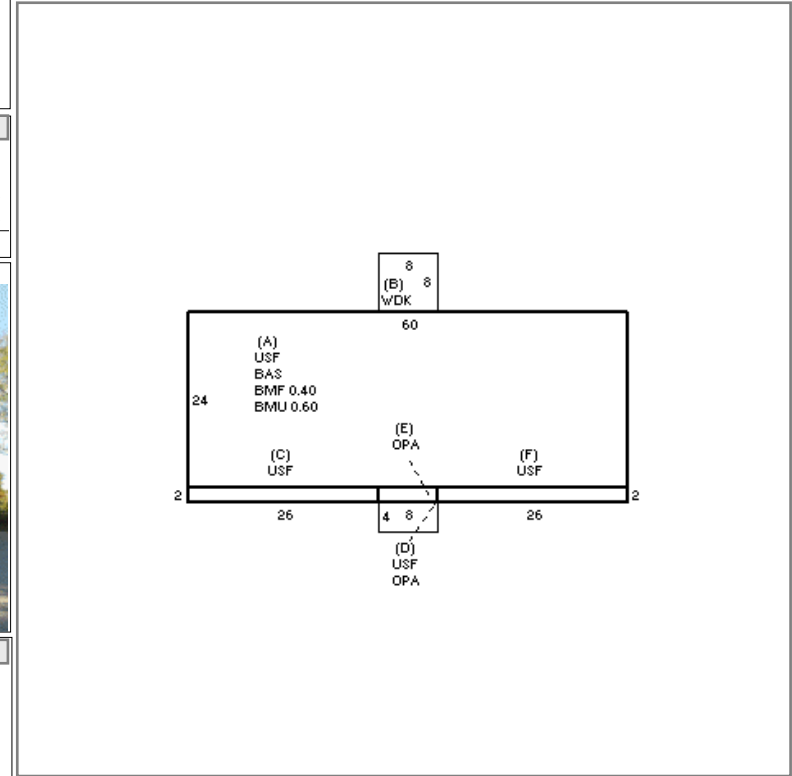
LAND

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
103	S	20,800	CI	1.00	100	1.00	100	1.00	MS3	1.10		362,740

TOTAL	20,800 SF	ZONING	R20	FRNT	74	ASSESSED	CURRENT	PREVIOUS
Nbhd	COMMERCIAL	NOTE	LAND	362,700	329,800			
Inf1	100		BUILDING	328,000	299,600			
Inf2	100		DETACHED	4,100	3,900			
			OTHER	0	0			
			TOTAL	694,800	633,300			

DETAILED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
APV	A	1.00	70 0.30	1988	4,500	2.00	2,700
SN2	G	1.20	20 0.80 4X5		20	84.72	1,400



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	REVIEW
MODEL	5		CIM		
STYLE	20	1.36	OFFICE BUILDING [100%]	LIST	
QUALITY	+	1.10	PLUS AVE [100%]	REVIEW	10/17/2012
FRAME	1	1.00	WOOD FRAME [100%]		DF

BLDG COMMENTS
SANDERS,WALSH, & EATON CPA

G

YEAR BLT	1965	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	449,278
NET AREA	3,000	DETAIL ADJ	1.356	FOUNDATION	4	FLR & WALL	1.00	A	BMU	N	BSMT UNF	864		28.30	24,451	CONDITION ELEM CD	
\$NLA(RCN)	\$150	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	A	BMF	N	BSMT FIN-SEP	576		68.55	39,483	EXTERIOR	
CAPACITY				UNITS	ADJ	ROOF SHAPE	1.00	A	BAS	L	BASE AREA	1,440	1965	127.55	183,674	INTERIOR	
STORIES	1	1.00	ROOF COVER	1.00	1	ASPH/CMP SHIN	1.00	B	WDK	N	WOOD DECK	64		23.55	1,507	CDN/APP	
% HEATED	100	1.00	FLOOR COVER	1.00	3	W/W CARPET	1.00	+	USF	L	UP-STRY FIN	1,560	1965	127.55	198,980		
% AIR COND	100	1.03	INT. FINISH	1.00	2	DRYWALL	1.00	+	OPA	N	OPEN PORCH	48		24.65	1,183		
% SPRINKLER	0	1.00	HEATING/COOL	1.02	11	HOT WT/COOL AIR	1.02										
			FUEL SOURCE	1.00	1	OIL	1.00										
EFF.YR/AGE																1990 / 32	
COND																27 27 %	
FUNC																0	
ECON																0	
DEPR																27 % GD 73	
RCNLD																\$328,000	