

Key: 243

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 248

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER		PARCEL ID		LOCATION	
EIDER DUCK NOMINEE TRUST SWENSON MATTHEW L TRUSTEE 1470 MAIN ST CHATHAM, MA 02633		10E-34-24		1470 MAIN ST	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
EIDER DUCK NOMINEE TRUST		01/07/2000	A	12769-305	1
SWENSON		06/23/1999	QS	440,000	12358-328
GRASSY ACRE RT		04/24/1985	QS	260,000	4500-182

CLASS	CLASS%	DESCRIPTION		BN ID	BN	CARD	
3030	100	COTT COL			1	1 of 6	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st %
19-123	02/28/2019	3	Renovations		03/11/2019	TCK	100 100
18-783	09/27/2018	3	Renovations	1,000	06/20/2023	PJK	0 0
17-895	04/26/2018	10	Reroof	2,600	03/11/2019	TCK	100 100
	12/18/2017	2	Additions		03/11/2019	TCK	100 100
		3	Renovations		03/11/2019	TCK	100 100

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
103	S	43,560	CI	1.00	100	458,590	1.00	100	1.00	MS3	1.10	458,590
303	A	0.209	CI	1.00	100	65,230	1.00	100	1.00	MS3	1.10	13,630

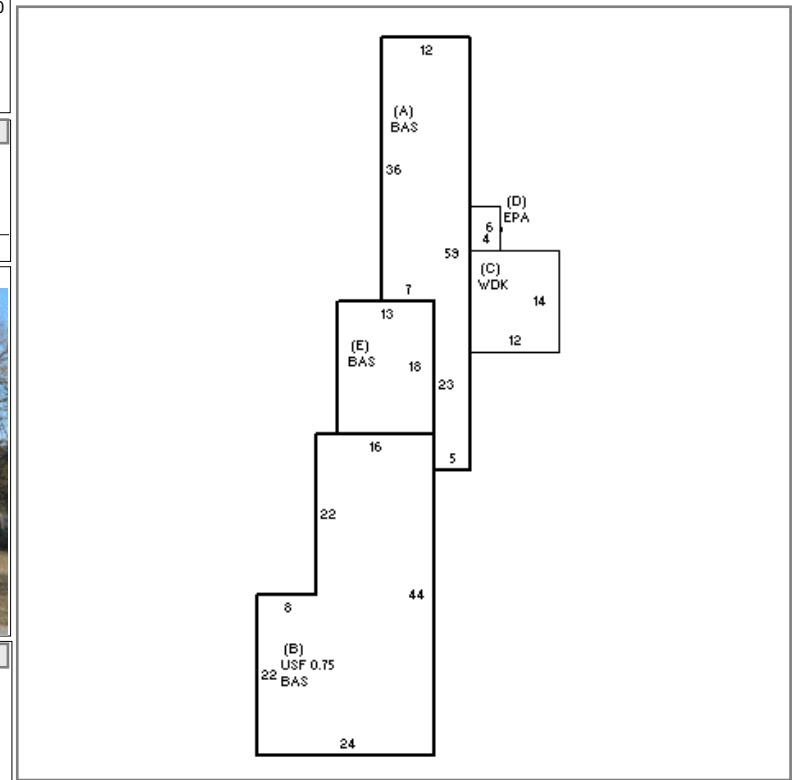
TOTAL	1.209 Acres	ZONING	R20	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	COMMERCIAL	NOTE				LAND	472,200	429,300
Inf1	100		BUILDING	112,200	112,400			
Inf2	100		DETACHED	2,200	2,100			
			OTHER	361,200	334,300			
						TOTAL	947,800	878,100

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	G	1.20	20 0.80	10X10	100	16.88	1,400
SN2	G	1.20	20 0.80	3X4	12	84.72	800



BLDG COMMENTS
ELDER DUCK COTTAGES/RESIDENCE
TWO RESIDENCES + SEASONAL RENTAL
COTTAGES

BUILDING	CD	ADJ	DESC	MEASURE		
MODEL	1		RESIDENTIAL	LIST REVIEW	6/5/2019	TD
STYLE	7	1.00	OLD STYLE [100%]			
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1924	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	561,248
NET AREA	2,321	DETAIL ADJ	0.950	FOUNDATION	2	SLAB	0.95	+	BAS	L	BAS AREA	1,661	1924	226.65	376,469		
\$NLA(RCN)	\$242	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	B	USF	L	UP-STRY FIN	660	1924	192.32	126,932		
				ROOF SHAPE	1	GABLE	1.00	C	WDK	N	WOOD DECK	168		58.40	9,811		
				ROOF COVER	1	ASPH/CMP SHIN	1.00	D	EPA	N	ENCL PORCH	24		133.71	3,209		
				FLOOR COVER	2	SOFTWOOD	1.00	F11	O	FPL 1S 1OP	2		7,477.50	14,955			
				INT. FINISH	12	PLASTR/DRYWLI	1.00	F21	O	FPL 2S 1OP	2		10,376.00	20,752			
				HEATING/COOL	2	HOT WATER	1.00										
				FUEL SOURCE	2	GAS	1.00										
																CONDITION ELEM	CD
																EXTERIOR	
																INTERIOR	
																KITCHEN	
																BATHS	
																HEAT	
																ELECT	
																EFF.YR/AGE	1955 / 67
																COND	58 58 %
																FUNC	22 FIRE/SEC.B
																ECON	0
																DEPR	80 % GD 20
																RCNLD	\$112,200

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TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)	

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
3030	100	COTT COL				5	5 of 6	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%

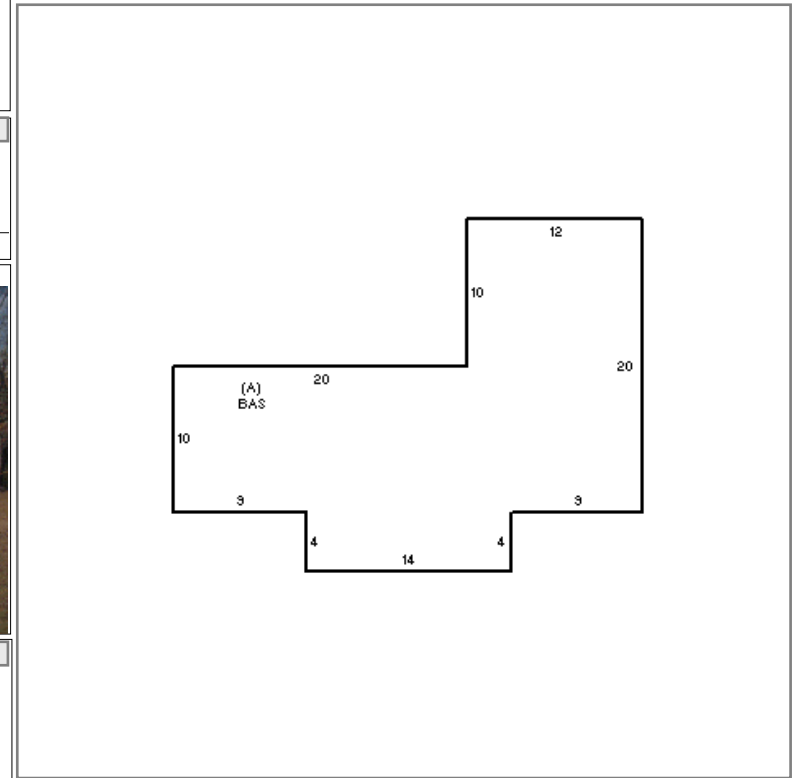
LAND

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE

TOTAL	ZONING	FRNT	ASSESSED	CURRENT	PREVIOUS
Nbhd	NOTE		LAND BUILDING DETACHED OTHER TOTAL	48,100	
Inf1					
Inf2					

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	REVIEW
MODEL	1		RESIDENTIAL	LIST REVIEW	6/5/2019 TD
STYLE	6	0.85	COTTAGE [100%]		
QUALITY	-	0.80	MINUS AVE [100%]		
FRAME	1	1.00	WOOD FRAME [100%]		
BLDG COMMENTS					
COTTAGE # 4/SEASONAL RENTAL					

G

YEAR BLT	1950	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	114,612
NET AREA	496	DETAIL ADJ	0.807	FOUNDATION	2	SLAB	0.95	A	BAS	L	BAS AREA	496	1950	227.95	113,062	CONDITION ELEM	CD
\$NLA(RCN)	\$231	OVERALL	1.000	EXT. COVER	2	CLAPBOARD	1.00									EXTERIOR	
CAPACITY		UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00									INTERIOR	
STORIES	1	1.00		ROOF COVER	1	ASPH/CMP SHIN	1.00									KITCHEN	
ROOMS	0	1.00		FLOOR COVER	3	W/W CARPET	1.00									BATHS	
BEDROOMS	2	1.00		INT. FINISH	64	MIN/WALL BD	1.00									HEAT	
FULL BATHS	1	1.00		HEATING/COOL	1	FORCED AIR	1.00									ELECT	
1/2 BATHS	0	1.00		FUEL SOURCE	2	GAS	1.00										
FIXTURES	3	\$1,550															
UNITS	1	1.00															
																EFF.YR/AGE	1955 / 67
																COND	58 58 %
																FUNC	0
																ECON	0
																DEPR	58 % GD 42
																RCNLD	\$48,100

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LEGALS

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TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)

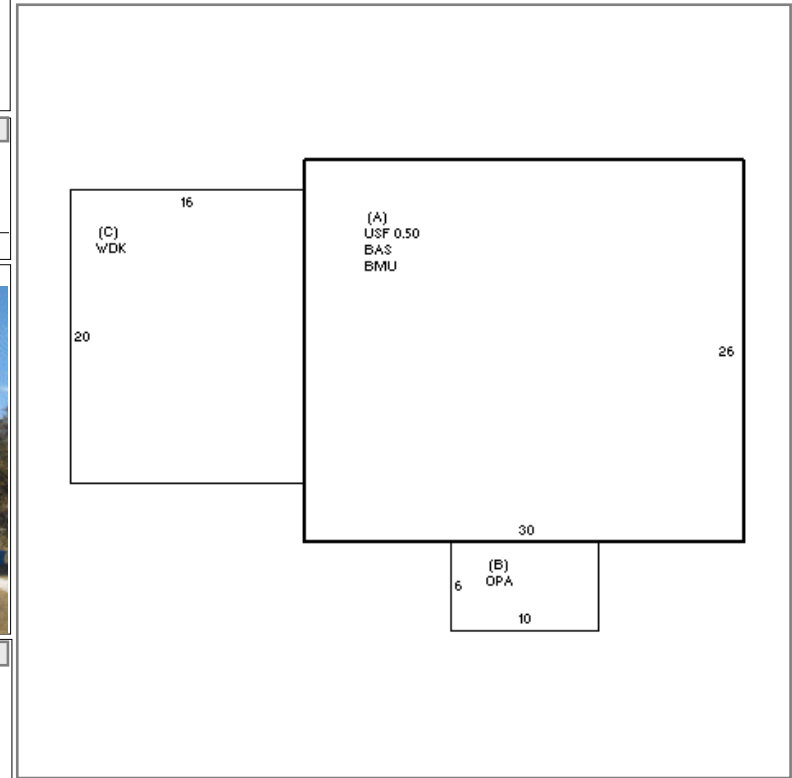
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD
3030	100	COTT COL				6	6 of 6
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st %

LAND

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE

TOTAL	ZONING	FRNT	ASSESSED	CURRENT	PREVIOUS
Nbhd	NOTE		LAND BUILDING DETACHED OTHER TOTAL	169,900	
Inf1					
Inf2					

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



DETACHED

BUILDING	CD	ADJ	DESC	MEASURE		
MODEL	1		RESIDENTIAL	LIST REVIEW	6/5/2019	TD
STYLE	7	1.00	OLD STYLE [100%]			
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS
RESIDENCE

BUILDING

YEAR BLT	1904	SIZE ADJ	1.000
NET AREA	1,170	DETAIL ADJ	1.000
\$NLA(RCN)	\$346	OVERALL	1.000
CAPACITY		UNITS	ADJ
STORIES		1.75	1.00
ROOMS		0	1.00
BEDROOMS		2	1.00
FULL BATHS		1	1.00
1/2 BATHS		0	1.00
FIXTURES		3	\$2,400
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	2	SOFTWOOD	1.00
INT. FINISH	2	DRYWALL	1.00
HEATING/COOL	2	HOT WATER	1.00
FUEL SOURCE	2	GAS	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	780		77.12	60,151
A	BAS	L	BAS AREA	780	1904	275.15	214,617
A	USF	L	UP-STRY FIN	390	1904	233.47	91,055
B	OPA	N	OPEN PORCH	60		76.10	4,566
C	WDK	N	WOOD DECK	320		58.40	18,688
	BMG	O	BSMT GARAGE	1		2,770.00	2,770
	F12	O	FPL 1S 2OP	1		10,376.00	10,376

TOTAL RCN	404,623
CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	
EFF.YR/AGE	1955 / 67
COND	58 58 %
FUNC	0
ECON	0
DEPR	58 % GD 42
RCNLD	\$169,900