

Key: 287

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 337

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION					
WOLF PHILIP L & JILL M 12 BAYBERRY RD ACTON, MA 01720				10E-8-7				60 POND VIEW AVE					
				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)		
				WOLF PHILIP L & JILL M				12/12/2013	QS	462,700	27879-81		
ROLLERT BARTON & TAMMI W				11/05/2004	QS	415,000	19215-318						
LEIGH WILLIAM				04/29/1998	QS	153,500	11391-263						

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	%
21-287	04/08/2021	14	DECK	55,000	04/29/2022	NF	100	100
	12/11/2018	4	Outbuildings		02/26/2019	TCK	100	100
17-422	06/27/2017	3	Renovations	21,060	07/09/2018	WFF	100	100
14-158	03/31/2014	3	Renovations	23,200	04/16/2015	MW	100	100
	07/12/2005	50	Meas & List			JB	100	100

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	23,920	WC	1.00	100	1.00	100	1.00	R04	1.40		430,530

TOTAL	23,920 SF	ZONING	R20	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	WEST CHATHAM	NOTE			LAND	430,500	358,800	358,800
Inf1	100		BUILDING	358,600	326,300			
Inf2	100		DETACHED	2,100	2,000			
			OTHER	0	0			
						TOTAL	791,200	687,100

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	G	1.20	10 0.90 10X16	2018	160	14.76	2,100



PHOTO	04/29/2022
BLDG COMMENTS	

BUILDING	CD	ADJ	DESC	MEASURE	REVIEW	5/11/2022	MR
MODEL	1		RESIDENTIAL				
STYLE	4	1.00	CAPE [100%]	LIST			
QUALITY	A	1.00	AVERAGE [100%]	REVIEW			
FRAME	1	1.00	WOOD FRAME [100%]				

YEAR BLT	1948	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	1,348	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	A	LLU	N	LOWER LEVEL UN	307		136.56	41,923
\$NLA(RCN)	\$380	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	+	BAS	L	BAS AREA	770	1948	242.36	186,620
				ROOF SHAPE	1	GABLE	1.00	+	USF	L	UP-STRY FIN	578	1948	205.65	118,868
				ROOF COVER	1	ASPH/CMP SHIN	1.00	B	EPA	N	ENCL PORCH	224		133.70	29,949
				FLOOR COVER	2	SOFTWOOD	1.00	C	WDK	N	WOOD DECK	448		58.40	26,163
				INT. FINISH	2	DRYWALL	1.00	D	OPA	N	OPEN PORCH	126		76.10	9,589
				HEATING/COOL	1	FORCED AIR	1.00	+	LLF	N	LOWER LEVEL FIN	463		178.36	82,581
				FUEL SOURCE	1	OIL	1.00	F21	O	FPL 2S 1OP	1		10,376.00	10,376	
								ODS	O	OUT DOOR SHWR-A	1		1,477.00	1,477	

TOTAL RCN	512,346
CONDITION ELEM CD	
EXTERIOR	A
INTERIOR	G
KITCHEN	V
BATHS	A
HEAT	A
ELECT	A
EFF.YR/AGE 1973 / 49	
COND	30 30 %
FUNC	0
ECON	0
DEPR	30 % GD 70
RCNLD	\$358,600

