

Key: 2910

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 3.143

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
SHEA MICHAEL W & KAREN 61 PHILLIPS BROOKS RD WESTWOOD, MA 02090				15A-7C-X4				11 LOBSTER LN			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
SHEA MICHAEL W & KAREN				11/24/1997	99	220,000	(C192-4)				

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1020	100	CONDOMINIUM				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
06-013	02/07/2007	50	Meas & List			RRC	100	100
95-334	01/13/2006	10	Reroof	9,200	02/07/2007		100	100
	05/05/1995	99	n/a	2,500			100	100

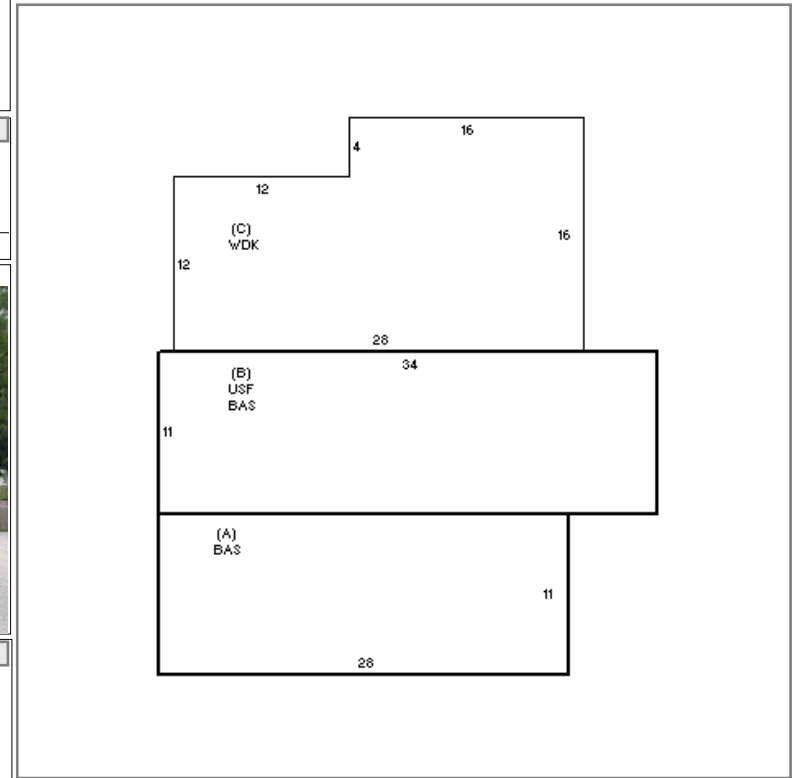
LAND

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

TOTAL	SF	ZONING	R40	FRNT	0	ASSESSED	CURRENT	PREVIOUS
		NOTE				LAND 0	575,300	520,400
						BUILDING 575,300		
						DETACHED 0		
						OTHER 0		
						TOTAL 575,300	520,400	

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	7/11/2016	WFF
MODEL	10		CONDO	LIST	7/11/2016	EST
STYLE	2	1.00	FREE STANDING [100%]	REVIEW	7/26/2016	TD
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	99	1.00	N/A [100%]			

YEAR BLT	1985	SIZE ADJ	1.000
NET AREA	1,056	DETAIL ADJ	2.100
\$NLA(RCN)	\$619	OVERALL	1.000
CAPACITY		UNITS	ADJ
ROOMS	0	1.00	
BEDROOMS	3	1.00	
FULL BATHS	2	1.00	
1/2 BATHS	0	1.00	
FIXTURES	6	\$10,080	

ELEMENT	CD	DESCRIPTION	ADJ
COMPLEX	30	LIGHTHOUSE	2.10
UNIT MODEL	99	N/A	1.00
VIEW/LOC	1	NONE	1.00
HVAC	1	FORCED AIR	1.00
FUEL SOURCE	3	ELECTRIC	1.00
FLOOR LEVEL	99	N/A	1.00
NEIGHBORHOOD	2	CHATHAM	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BAS	L	BAS AREA	682	1985	607.61	414,388
B	USF	L	UP-STRY FIN	374	1985	577.28	215,903
C	WDK	N	ATT WOOD DECK	400		19.00	7,600
	F21	O	FPL 2S 1OP	1		4,742.00	4,742
	ODS	O	OUT DOOR SHWR-A	1		1,022.00	1,022

TOTAL RCN	653,735
CONDITION ELEM	CD
INTERIOR	A
KITCHEN	A
BATHS	A
EXTERIOR	A
EFF.YR/AGE	1985 / 37
COND	12 12 %
FUNC	0
ECON	0
DEPR	12 % GD 88
RCNLD	\$575,300