

Key: 3356

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 3.645

LEGAL

LAND

DETACHED

BUILDING

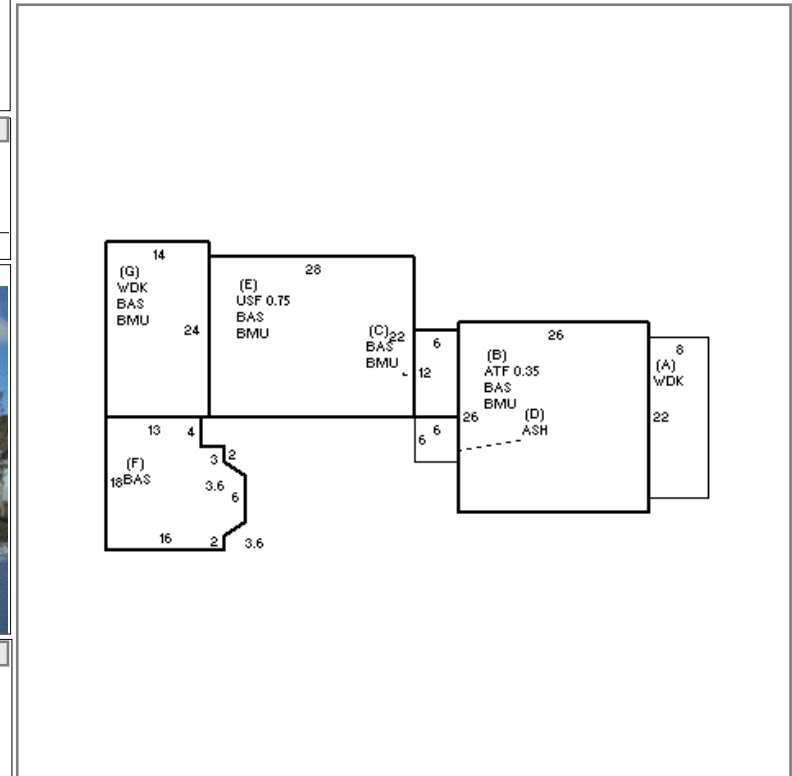
CURRENT OWNER		PARCEL ID	LOCATION			
MENEKISH LANE REALTY TRUST BLACK ANDREW R & MARGARET H COTRSTES PO BOX 7 N CHATHAM, MA 02650-0007		15G-71-M11	441 OLD HARBOR RD			
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Certs)	
MENEKISH LANE REALTY TRUS BLACK ANDREW & MARGARET		01/05/2009	A	1 23351-263		
		01/05/1995	QS	320,000	9510-327	

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
17-285	06/29/2023	50	Meas & List			CC	100	100
17-156	04/24/2017	3	Renovations	18,112	07/13/2018	NF	100	100
12-486	03/16/2017	3	Renovations	2,400	07/13/2018	NF	100	100
	10/19/2012	10	Reroof	5,000	07/19/2013	SF	100	100
	03/12/2004	50	Meas & List			RRC	100	100

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	24,500	NC	1.00	90 0.90	100 1.00	1,484,325	1.50	100 1.00	OV2	4.50	1,250,350

TOTAL	24,500 SF	ZONING	R40	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NORTH CHATHAM	N O T E	Topo	LAND	1,250,400	1,041,900		
Inf1	90		BUILDING	767,700	677,200			
Inf2	100		DETACHED	1,400	1,400			
			OTHER	167,600	153,700			
				TOTAL	2,187,100	1,874,200		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	30 0.70	1981	168	12.16	1,400



BUILDING	CD	ADJ	DESC	MEASURE	6/29/2023	CC
MODEL	1		RESIDENTIAL	LIST	6/29/2023	CC
STYLE	4	1.00	CAPE [100%]	REVIEW	6/29/2023	CC
QUALITY	+	1.20	PLUS AVE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	1949	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	936,246	
NET AREA	2,699	DETAIL ADJ	1.040	FOUNDATION	4	FLR & WALL	1.00	+	WDK	N	WOOD DECK	512		70.08	35,881	CONDITION ELEM	CD	
\$NLA(RCN)	\$347	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	+	BMU	N	BSMT UNFINISHED	1,700		78.59	133,607	EXTERIOR	A	
				ROOF SHAPE	1	GABLE	1.00	B	ATF	L	FINISHED ATTIC	237	2003	175.31	41,549	INTERIOR	G	
				ROOF COVER	2	WOOD SHIN	1.01	+	BAS	L	BAS AREA	1,024	1949	291.45	298,450	KITCHEN	A	
				FLOOR COVER	1	HARDWOOD	1.00	D	ASH	N	ATT SHED	36		72.73	2,618	BATHS	A	
				INT. FINISH	1	PLASTER	1.00	E	USF	L	UP-STRY FIN	462	1949	247.31	114,257	HEAT	U	
				HEATING/COOL	9	WARM/COOL AIR	1.03	+	BAS	L	BAS AREA	976	2003	291.45	284,460	ELECT	U	
				FUEL SOURCE	2	GAS	1.00		F11	O	FPL 1S 1OP	1		8,972.40	8,972			
										GEN	O	GENERATOR	1		0.00			
										GFP	O	GAS LOG/FP/E FP	1		7,466.40	7,466		
														EFF.YR/AGE	2004 / 18			
														COND	18 18 %			
														FUNC	0			
														ECON	0			
														DEPR	18	% GD	82	
														RCNLD			\$767,700	

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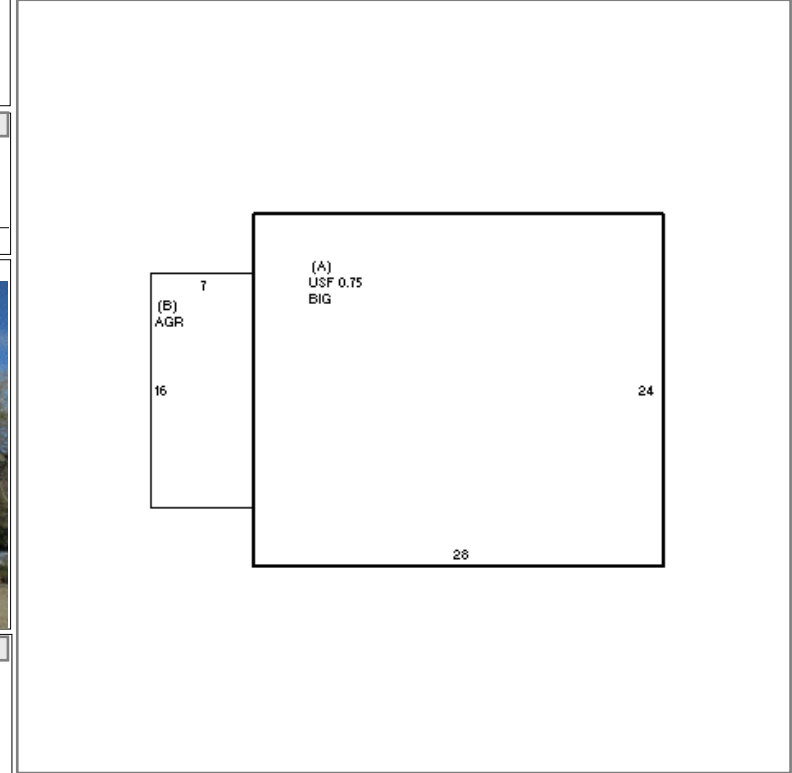
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TRANSFER HISTORY		DOS	T	SALE PRICE BK-PG (Cert)

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD
1010	100	SINGLE FAMILY				2	2 of 2
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st %

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
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TOTAL	ZONING	FRNT	ASSESSED	CURRENT	PREVIOUS
Nbhd	NOTE		LAND	167,600	
Inf1		BUILDING			
Inf2		DETACHED			
			OTHER		
			TOTAL		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
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BUILDING	CD	ADJ	DESC	MEASURE	6/29/2023	CC
MODEL	1		RESIDENTIAL	LIST	6/29/2023	CC
STYLE	17	0.95	GAR/APT [100%]	REVIEW	6/29/2023	CC
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	2004	SIZE ADJ	1.000
NET AREA	504	DETAIL ADJ	0.902
\$NLA(RCN)	\$396	OVERALL	1.000
CAPACITY		UNITS	ADJ
STORIES		1.75	1.00
ROOMS		1	1.00
BEDROOMS		1	1.00
FULL BATHS		1	1.00
1/2 BATHS		0	1.00
FIXTURES		4	\$2,886
UNITS		1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	2	SLAB	0.95
EXT. COVER	1	WOOD SHINGLE	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/CMP SHIN	1.00
FLOOR COVER	1	HARDWOOD	1.00
INT. FINISH	2	DRYWALL	1.00
HEATING/COOL	1	FORCED AIR	1.00
FUEL SOURCE	2	GAS	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BIG	N	BUILT-IN GARAGE	672		75.17	50,513
A	USF	L	UP-STRY FIN	504	2004	270.24	136,201
B	AGR	N	ATTACHED GARAGE	112		75.17	8,419
	ODS	O	OUT DOOR SHWR-A	1		1,477.00	1,477

TOTAL RCN	199,496
CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	
EFF.YR/AGE	2006 / 16
COND	16 16%
FUNC	0
ECON	0
DEPR	16 % GD 84
RCNLD	\$167,600