

Key: 3376

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 3.667

LEGAL

LAND

DETACHED


BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
HOYDA REALTY TRUST HOYDA EDITH M AKA HOYDA EDITH J TRUSTEE 25 SAIL A WAY CHATHAM, MA 02633-2378				15G-8B-D3				25 SAIL A WAY			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
HOYDA REALTY TRUST				02/12/2019	A	1	31831-302				
HOYDA EDITH J				12/12/1988	QS	325,000	6550-246				

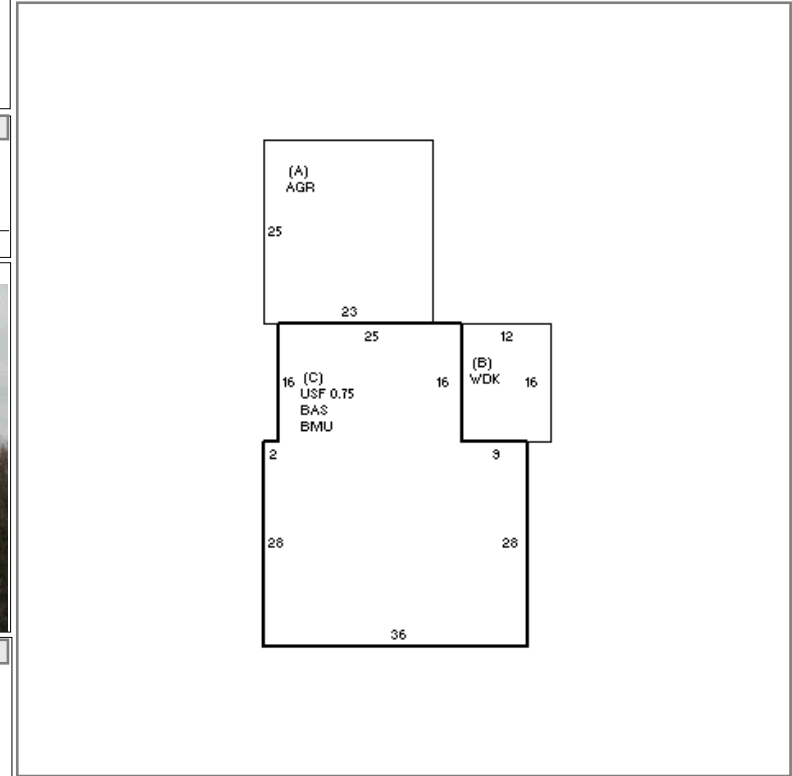
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
89-196	05/13/2008	50	Meas & List			RRC	100	100
1988014	05/30/1989	4	Outbuildings	1,000			100	100
	01/27/1988	99	n/a				100	100

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	24,536	CH	1.00	1.00	916,250	1.50	1.00	MR1	2.50		772,030

TOTAL	24,536 SF	ZONING	R40	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	CHATHAM	NOTE	LAND		772,000	514,700		
Inf1	100		BUILDING		666,900	615,000		
Inf2	100		DETACHED		0	0		
			OTHER		0	0		
TOTAL					1,438,900	1,129,700		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	01/04/2013
									

BUILDING	CD	ADJ	DESC	MEASURE		
MODEL	1		RESIDENTIAL	LIST		
STYLE	4	1.00	CAPE [100%]	REVIEW	1/15/2013	MR
QUALITY	+	1.20	PLUS AVE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



BLDG COMMENTS	HOW MANY FIREPLACES

YEAR BLT	1988	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	889,229
NET AREA	2,464	DETAIL ADJ	1.010	FOUNDATION	4	FLR & WALL	1.00	A	AGR	N	ATTACHED GARAGE	575		92.60	53,246	CONDITION ELEM	CD
\$NLA(RCN)	\$361	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	B	WDK	N	WOOD DECK	192		70.08	13,456	EXTERIOR	
CAPACITY				ROOF SHAPE	1	GABLE	1.00	C	BMU	N	BSMT UNFINISHED	1,408		81.01	114,068	INTERIOR	
STORIES	1.75	ADJ	1.00	ROOF COVER	2	WOOD SHIN	1.01	C	BAS	L	BAS AREA	1,408	1988	286.71	403,694	KITCHEN	
ROOMS	0		1.00	FLOOR COVER	23	SOFTWD/CARPET	1.00	C	USF	L	UP-STRY FIN	1,056	1988	243.29	256,912	BATHS	
BEDROOMS	4		1.00	INT. FINISH	2	DRYWALL	1.00		F21	O	FPL 2S 1OP	3		12,451.20	37,354	HEAT	
FULL BATHS	3		1.00	HEATING/COOL	2	HOT WATER	1.00		ODS	O	OUT DOOR SHWR-A	1		1,772.40	1,772	ELECT	
1/2 BATHS	0		1.00	FUEL SOURCE	2	GAS	1.00										
FIXTURES	9	\$8,726															
UNITS	1	1.00															
EFF.YR/AGE																1990 / 32	
COND																25 25 %	
FUNC																0	
ECON																0	
DEPR																25 % GD 75	
RCNLD																\$666,900	