

Key: 4222

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 4.626

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
JOHN M & CHRISTY M KELLY REV TRTS 195 PLEASANT ST NORWELL, MA 02061				1B-17-12				81 FAIRVIEW AVE			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
JOHN M & CHRISTY M KELLY				05/26/2020	A		1 (222551)				
KELLY JOHN M & CHRISTY M				05/15/2020	A		1 (222491)				
JOHN M KELLY REVOCABLE TR				11/27/2018	A		1 (217982)				

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	%
13-274	07/16/2013	51	Meas			SF	100	100
	05/22/2013	1	New Construc	900,000	04/13/2015	MW	100	100
	01/15/2009	51	Meas			RRC	100	100
08-460	10/22/2008	1	New Construc	1,100,000	07/16/2013	SF	100	100
08-459	10/22/2008	5	Demolitions	5,000	01/15/2009		100	100

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,000	SC	1.00	100	1,099,500	1.00	100	1.00	VW2	3.00	1,009,640
300	A	0.061	SC	1.00	100	57,600	1.00	100	1.00	VW2	3.00	3,510

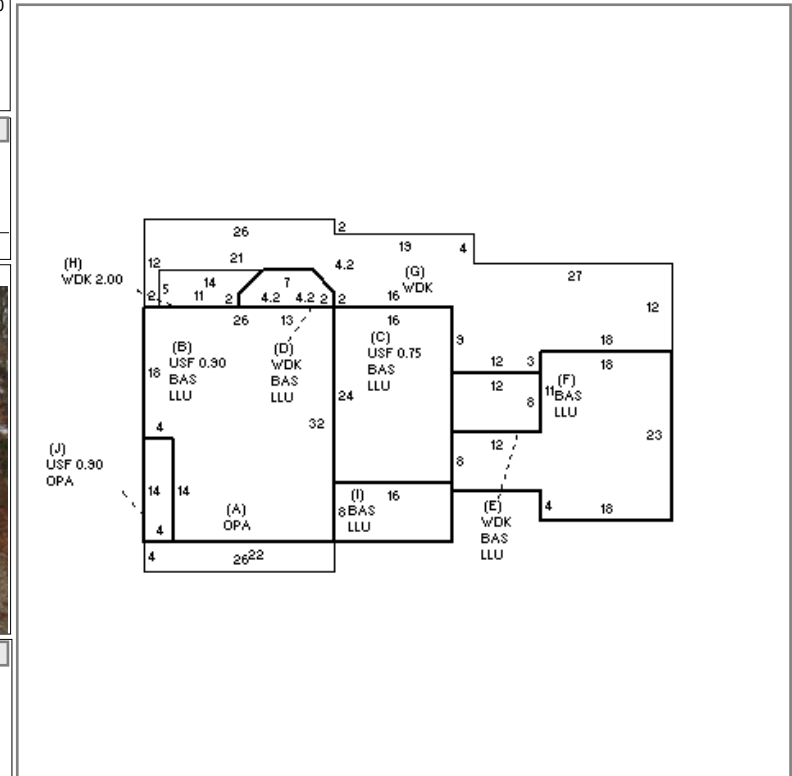
TOTAL	42,651 SF	ZONING	R20	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	SOUTH CHATHAM	NOTE				LAND	1,013,200	844,300
Inf1	100		BUILDING	2,131,300	1,836,600			
Inf2	100		DETACHED	0	0			
			OTHER	338,100	311,100			
						TOTAL	3,482,600	2,992,000

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	12/1/2021	TCK
MODEL	1		RESIDENTIAL			
STYLE	4	1.00	CAPE [100%]	LIST	5/2/2014	MR
QUALITY	V	2.35	VERY GOOD [100%]	REVIEW	12/30/2021	MR
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	2013	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	2,342,092
NET AREA	2,987	DETAIL ADJ	1.030	FOUNDATION	4	FLR & WALL	1.00	+	OPA	N	OPEN PORCH	160		178.84	28,614		
\$NLA(RCN)	\$784	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	+	LLU	N	LOWER LEVEL UN	1,950		298.89	582,845		
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BAS AREA	1,950	2013	530.48	1,034,437		
				ROOF COVER	1	ASPH/CMP SHIN	1.00	+	USF	L	UP-STRY FIN	1,037	2013	450.13	466,785		
				FLOOR COVER	1	HARDWOOD	1.00	+	WDK	N	WOOD DECK	1,037		137.24	142,318		
				INT. FINISH	2	DRYWALL	1.00		F22	O	FPL 2S 2OP	1		34,145.50	34,146		
				HEATING/COOL	9	WARM/COOL AIR	1.03		GFP	O	GAS LOG/FP/E FP	1		14,621.70	14,622		
				FUEL SOURCE	2	GAS	1.00		ODS	O	OUT DOOR SHWR-A	1		3,471.00	3,471		



CAPACITY	UNITS	ADJ	CONDITION ELEM	CD
STORIES	2	1.00	EXTERIOR	A
ROOMS	8	1.00	INTERIOR	A
BEDROOMS	4	1.00	KITCHEN	A
FULL BATHS	4	1.00	BATHS	A
1/2 BATHS	1	1.00	HEAT	A
FIXTURES	18	\$34,855	ELECT	A
UNITS	1	1.00		

EFF. YR/AGE	2013 / 9
COND	9 9 %
FUNC	0
ECON	0
DEPR	9 % GD 91
RCNLD	\$2,131,300

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CURRENT OWNER		PARCEL ID	LOCATION			
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195 PLEASANT ST		TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
NORWELL, MA 02061						


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	%

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	338,100	
Inf1		BUILDING			
Inf2		DETACHED			
			OTHER		
			TOTAL		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								12/01/2021
								

BUILDING	CD	ADJ	DESC	MEASURE	12/1/2021	TCK
MODEL	1		RESIDENTIAL	LIST	5/2/2014	MR
STYLE	17	0.95	GAR/APT [100%]	REVIEW	12/30/2021	MR
QUALITY	G	1.55	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS
1FBATH=4FIX

BUILDING

YEAR BLT	2013	SIZE ADJ	1.000
NET AREA	600	DETAIL ADJ	0.978
\$NLA(RCN)	\$619	OVERALL	1.000
CAPACITY		UNITS	ADJ
STORIES	1	1.00	
ROOMS	3	1.00	
BEDROOMS	1	1.00	
FULL BATHS	1	1.00	
1/2 BATHS	0	1.00	
FIXTURES	4	\$4,852	
UNITS	1	1.00	

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	FLR & WALL	1.00
EXT. COVER	1	WOOD SHINGLE	1.00
ROOF SHAPE	2	HIP	1.00
ROOF COVER	1	ASPH/CMP SHIN	1.00
FLOOR COVER	1	HARDWOOD	1.00
INT. FINISH	2	DRYWALL	1.00
HEATING/COOL	9	WARM/COOL AIR	1.03
FUEL SOURCE	2	GAS	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BIG	N	BUILT-IN GARAGE	600		119.07	71,444
A	USF	L	UP-STRY FIN	600	2013	443.46	266,075
B	WDK	N	WOOD DECK	216		90.52	19,552
	GFP	O	GAS LOG/FP/E FP	1		9,644.10	9,644

TOTAL RCN	371,566
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A
EFF.YR/AGE	2013 / 9
COND	9 9 %
FUNC	0
ECON	0
DEPR	9 % GD 91
RCNLD	\$338,100

