

Key: 4336

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 4.752

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LAND

CURRENT OWNER				PARCEL ID				LOCATION				
JOSEPH PAUL C & AMANDA V 10 WINTHROP RD HINGHAM, MA 02043				2A-88-PE6				29 PERKINS DR				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
JOSEPH PAUL C & AMANDA V				07/02/2013	QS	520,000	27516-134					
RUMPEL PETER E & CAROLYN				09/05/2003	D	480,000	17595-174					
STEVENS CATHERINE				06/06/1964	QS	15,000	1256-50					
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	8,712	SC	1.00	1.00	1,099,500	3.61	1.00	1.00	VW3	3.00	793,050

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	%
23-520	08/05/2023	1	New Construc	752,000				0
	11/03/2015	3	Renovations		11/03/2015	APK	100	100
15-346	06/19/2015	4	Outbuildings		01/18/2022	TCK	100	100
14-700	11/14/2014	2	Additions	20,000	04/13/2015	MW	100	100
	02/12/2005	50	Meas & List			RRC	100	100

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TOTAL	8,712 SF	ZONING	R20	FRNT	120	ASSESSED	CURRENT	PREVIOUS
Nbhd	SOUTH CHATHAM	N O T E	OSBTR OCEAN VIEW			LAND	793,100	660,800
Inf1	100		BUILDING	252,800	230,200			
Inf2	100		DETACHED	1,300	1,300			
			OTHER	0	0			
						TOTAL	1,047,200	892,300

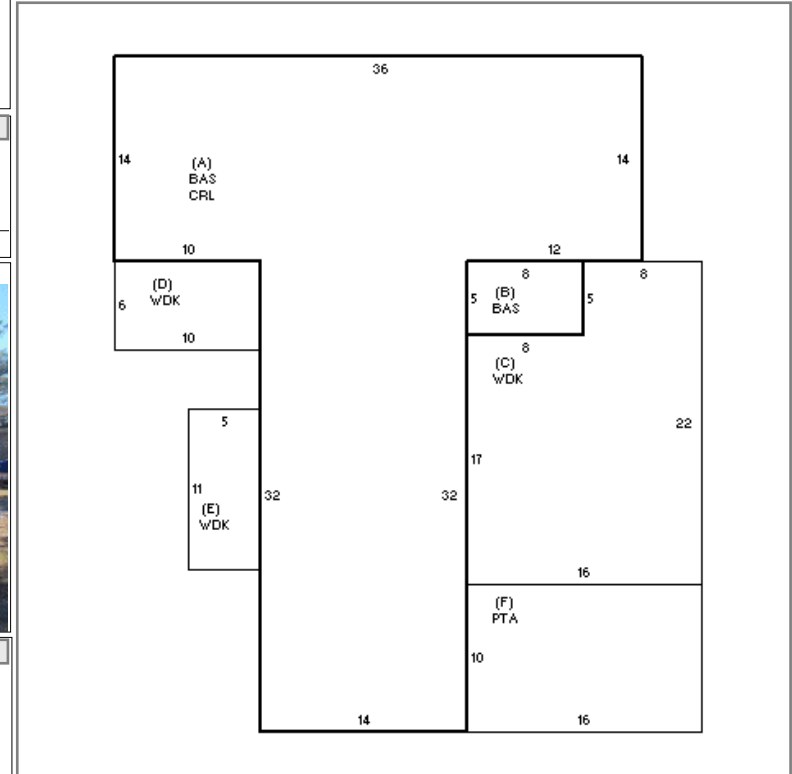
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	G	1.20	10 0.90 8X10	2015	80	18.29	1,300



BLDG COMMENTS

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BUILDING	CD	ADJ	DESC	MEASURE	1/18/2022	TCK
MODEL	1		RESIDENTIAL	LIST	1/18/2022	EST
STYLE	1	0.85	RANCH [100%]	REVIEW	2/14/2022	EMZ
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



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YEAR BLT	1950	SIZE ADJ	1.000
NET AREA	992	DETAIL ADJ	0.850
\$NLA(RCN)	\$307	OVERALL	1.000
CAPACITY		UNITS	ADJ
STORIES	1	1.00	
ROOMS	5	1.00	
BEDROOMS	3	1.00	
FULL BATHS	2	1.00	
1/2 BATHS	0	1.00	
FIXTURES	6	\$4,080	
UNITS	1	1.00	

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	3	FOUND 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	1	FORCED AIR	1.00
FUEL SOURCE	2	GAS	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	CRL	N	CRAWL SPACE	952		21.78	20,731
A	BAS	L	BAS AREA	952	1950	245.03	233,264
B	BAS	L	BAS AREA	40	2014	245.03	9,801
+	WDK	N	WOOD DECK	427		58.40	24,937
F	PTA	N	PATIO/STOOP	160		17.90	2,864
	F11	O	FPL 1S 10P	1		7,477.00	7,477
	ODS	O	OUT DOOR SHWR-A	1		1,477.00	1,477

TOTAL RCN	304.631
CONDITION ELEM CD	
EXTERIOR	G
INTERIOR	G
KITCHEN	V
BATHS	G
HEAT	U
ELECT	U
EFF.YR/AGE	2005 / 17
COND	17 17 %
FUNC	0
ECON	0
DEPR	17 % GD 83
RCNLD	\$252,800