Key: 4392

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 4,807

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
FICHERA PAUL F & MARGARET O 39 TEMPLE ST ARLINGTON, MA 02476	2B-35-21A	83 GLENDON WAY

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
FICHERA PAUL F & MARGARET	10/09/2009	QS	550,000	24085-323
POETTER FAMILY TRUST	11/06/2001	A	1	14412-312
N/A	06/24/1999	H	1	()

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	100	SINGLE FAMILY		1	1 of 1

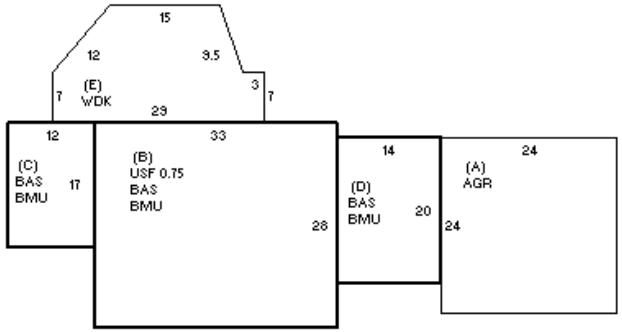
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
23-169	03/02/2023	3	Renovations	138,871			0	0
	01/18/2011	50	Meas & List			CE	100	100
10-139	05/03/2010	2	Additions	10,000	01/18/2011		100	100
1991030	04/09/1991	99	n/a				100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	15,549	SC 1.00	100 1.00	100 1.00	586,400	2.20	100 1.00	R05 1.60			459,890

TOTAL	15,549 SF	ZONING	R20	FRNT	138
Nbhd	SOUTH CHATHAM	NOTE	Poetter Will		
Infl1	100				
Infl2	100				

ASSESSED	CURRENT	PREVIOUS
LAND	459,900	383,200
BUILDING	581,600	529,200
DETACHED	4,200	4,000
OTHER	0	0
TOTAL	**1,045,700**	**916,400**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
PTD	A 1.00	30 0.70	24X22		528	11.30	4,200

PHOTO 12/28/2021

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	4	1.00	CAPE [100%]
QUALITY	+	1.20	PLUS AVE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	12/28/2021	TCK
LIST	12/28/2021	EST
REVIEW	1/28/2022	EMZ

YEAR BLT	1976	SIZE ADJ	1.000
NET AREA	2,101	DETAIL ADJ	1.000
$NLA(RCN)	$379	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	5	1.00
BEDROOMS	3	1.00
FULL BATHS	2	1.00
1/2 BATHS	0	1.00
FIXTURES	7	$6,720
UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	FLR & WALL	1.00
EXT. COVER	1	WOOD SHINGLE	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/CMP SHIN	1.00
FLOOR COVER	16	HARDWD/OTHER	1.00
INT. FINISH	23	DRYWLI/WD PNL	1.00
HEATING/COOL	2	HOT WATER	1.00
FUEL SOURCE	2	GAS	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	AGR	N	ATTACHED GARAGE	576		92.60	53,339
+	BMU	N	BSMT UNFINISHED	1,408		81.01	114,068
+	BAS	L	BAS AREA	1,408	1976	291.14	409,925
B	USF	L	UP-STRY FIN	693	1976	247.04	171,200
E	WDK	N	WOOD DECK	388		70.08	27,191
	F21	O	FPL 2S 1OP	1		12,451.20	12,451
	ODS	O	OUT DOOR SHWR-A	1		1,772.40	1,772

TOTAL RCN	796,667

CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	G
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A

EFF.YR/AGE	1980 / 42		
COND	27	27 %	
FUNC	0		
ECON	0		
DEPR	27	% GD	73
RCNLD			$581,600