Key: 4705

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 5,138

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
ROBERT C BAKER REALTY TRUST BAKER ROBERT C TRUSTEE PO BOX 303 S CHATHAM, MA 02659-0303	3C-55-28	2597 MAIN ST

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
ROBERT C BAKER REALTY TRU	12/30/1991	N	1	7813-64

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
0310	60	MULTI-USE COM		1	1 of 1

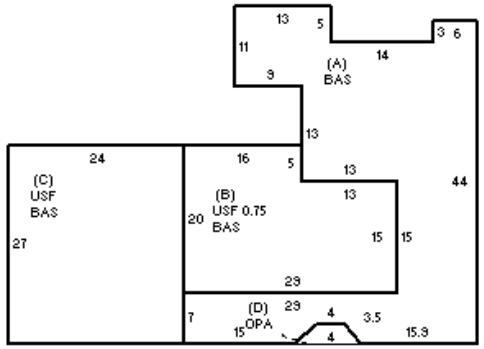
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
22-606	07/25/2022	10	Reroof	6,366			0	0
21-254	03/19/2021	10	Reroof	6,250			0	0
2003052	05/30/2003	99	n/a				100	100
SP03-052	05/22/2003	99	n/a				100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
103	S	23,680	CI 1.00	100 1.00	100 1.00	458,590	1.50	100 1.00	MS1 1.10			374,870

TOTAL	23,680 SF	ZONING	SC	FRNT	129
Nbhd	COMMERCIAL	NOTE			
Infl1	100				
Infl2	100				

ASSESSED	CURRENT	PREVIOUS
LAND	374,900	340,800
BUILDING	168,800	155,300
DETACHED	17,200	16,400
OTHER	0	0
TOTAL	**560,900**	**512,500**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	A 1.00	20 0.80		1987	400	47.14	15,100
SN2	G 1.20	30 0.70	5X7		35	84.72	2,100

PHOTO 07/07/2022

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	5		CIM
STYLE	31	1.34	STORE(SM. RET) [68%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE		
LIST		
REVIEW	10/18/2012	DF

BLDG COMMENTS

BAKER'S HARDWARE

YEAR BLT	1840	SIZE ADJ	1.000
NET AREA	3,217	DETAIL ADJ	1.240
$NLA(RCN)	$109	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	2	1.00
% HEATED	100	1.00
% AIR COND	0	1.00
% SPRINKLER	0	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	2	SLAB	1.00
EXT. COVER	1	WOOD SHINGLE	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	2	WOOD SHINGLE	1.01
FLOOR COVER	2	SOFTWOOD	0.95
INT. FINISH	1	PLASTER	1.04
HEATING/COOL	5	ELECTRIC BB	0.98
FUEL SOURCE	2	GAS	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BAS	L	BASE AREA	2,183	1840	109.20	238,379
+	USF	L	UP-STRY FIN	1,034	1840	109.20	112,911
D	OPA	N	OPEN PORCH	18		22.39	403

TOTAL RCN	351,693
CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
CDN/APP	

EFF.YR/AGE	1961 / 61		
COND	52	52 %	
FUNC	0		
ECON	0		
DEPR	52	% GD	48
RCNLD			$168,800