

Key: 5017

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 5.457

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION				
CROKE MICHAEL & KRISTEN 55 EDMUNDS RD WELLESLEY, MA 02481				4C-42-SM21				8 PORT VIEW RD				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
CROKE MICHAEL & KRISTEN				12/08/2017	QS	1,675,000	30952-153					
COLECCHI MICHAEL L & CARO				04/01/2005	QS	1,100,000	19684-5					
STELLO JENNIFER				12/10/1997	99	235,000	11108-76					
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	12,000	SC	1.00	100	1,759,200	2.74	100	1.00	VW5	4.80	1,327,930

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	%
22-116	01/12/2023	75	SPECIAL PERM				100	100
22-286	04/05/2022	99	n/a	3,898			100	100
21-307	05/07/2020	14	DECK	42,415	04/16/2021	NF	100	100
	03/06/2017	2	Additions		03/06/2017	APK	100	100
	02/22/2006	50	Meas & List			JB	100	100

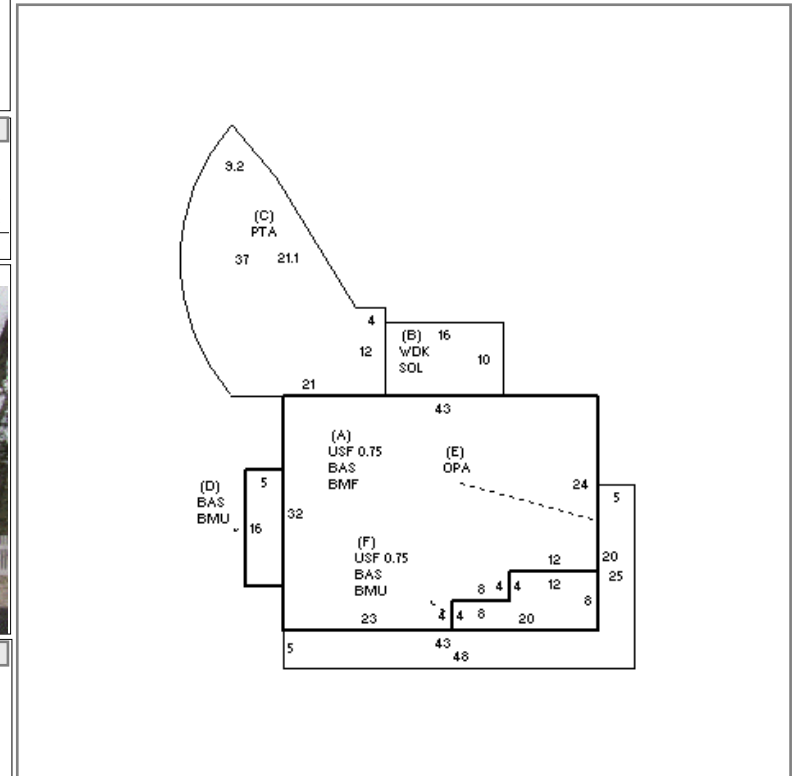
TOTAL	12,000 SF	ZONING	R20	FRNT	120	ASSESSED	CURRENT	PREVIOUS
Nbhd	SOUTH CHATHAM	NOTE				LAND	1,327,900	1,106,600
Inf1	100		BUILDING	1,167,900	1,075,000			
Inf2	100		DETACHED	5,700	5,200			
			OTHER	0	0			
						TOTAL	2,501,500	2,186,800

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	
WDK	A	1.00	10 0.90	12X12-ROOF	2020	144	16.60	2,200
SHF	A	1.00	10 0.90	10X8		80	15.24	1,100
PTD	A	1.00	20 0.80	13X20 IRR		260	11.30	2,400



BUILDING	CD	ADJ	DESC	MEASURE	2/22/2022	TCK
MODEL	1		RESIDENTIAL	LIST	2/22/2022	EST
STYLE	4	1.00	CAPE [100%]	REVIEW	3/3/2022	EMZ
QUALITY	G	1.55	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	2001	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	2,488	DETAIL ADJ	1.050	FOUNDATION	4	FLR & WALL	1.00	A	BMF	N	BSMT FINISH-SEP	1,248		168.33	210,076
\$NLA(RCN)	\$516	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	+	BAS	L	BAS AREA	1,456	2001	384.60	559,973
				ROOF SHAPE	1	GABLE	1.00	+	USF	L	UP-STRY FIN	1,032	2001	326.34	336,786
				ROOF COVER	1	ASPH/CMP SHIN	1.00	B	SOL	N	SOLARIUM	160		269.55	43,127
				FLOOR COVER	16	HARDWD/OTHER	1.00	B	WDK	N	WOOD DECK	160		90.52	14,483
				INT. FINISH	2	DRYWALL	1.00	C	PTA	N	PATIO/STOOP	658		27.74	18,256
				HEATING/COOL	11	HT-WT/COOL AIR	1.05	+	BMU	N	BSMT UNFINISHED	208		140.25	29,171
				FUEL SOURCE	2	GAS	1.00	E	OPA	N	OPEN PORCH	340		117.96	40,105
									GFP	O	GAS LOG/FP/E FP	1		9,644.10	9,644
									ODS	O	OUT DOOR SHWR-A	1		2,289.40	2,289



CAPACITY	UNITS	ADJ	TOTAL RCN	1,283,441
STORIES	1.75	1.00	CONDITION ELEM	CD
ROOMS	7	1.00	EXTERIOR	A
BEDROOMS	3	1.00	INTERIOR	V
FULL BATHS	4	1.00	KITCHEN	V
1/2 BATHS	1	1.00	BATHS	V
FIXTURES	15	\$19,530	HEAT	A
UNITS	1	1.00	ELECT	A

EFF. YR/AGE	2013 / 9
COND	9 9 %
FUNC	0
ECON	0
DEPR	9 % GD 91
RCNLD	\$1,167,900