

Key: 5137

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 5.583

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
NORMA B AVELLAR 2015 LIVING TRUST NORMA B AVELLAR TRUSTEE 2295 MAIN ST S CHATHAM, MA 02659				4E-1-6				2295 MAIN ST			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
NORMA B AVELLAR 2015 LIVI				02/19/2016	A	1 29462-77					
AVELLAR NORMA B				05/12/2010	A	1 24546-181					
AVELLAR JOSEPH C & NORMA				05/21/1958	H	1005-6					

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	%
18-278	04/05/2018	3	Renovations	1,600	02/22/2019	TCK	100	100
14-070	02/07/2014	3	Renovations	1,500	04/14/2015	MW	100	100
	03/10/2009	50	Meas & List			RRC	100	100
97-242	06/01/1997	99	n/a	900			100	100
1986022	02/14/1986	99	n/a				100	100

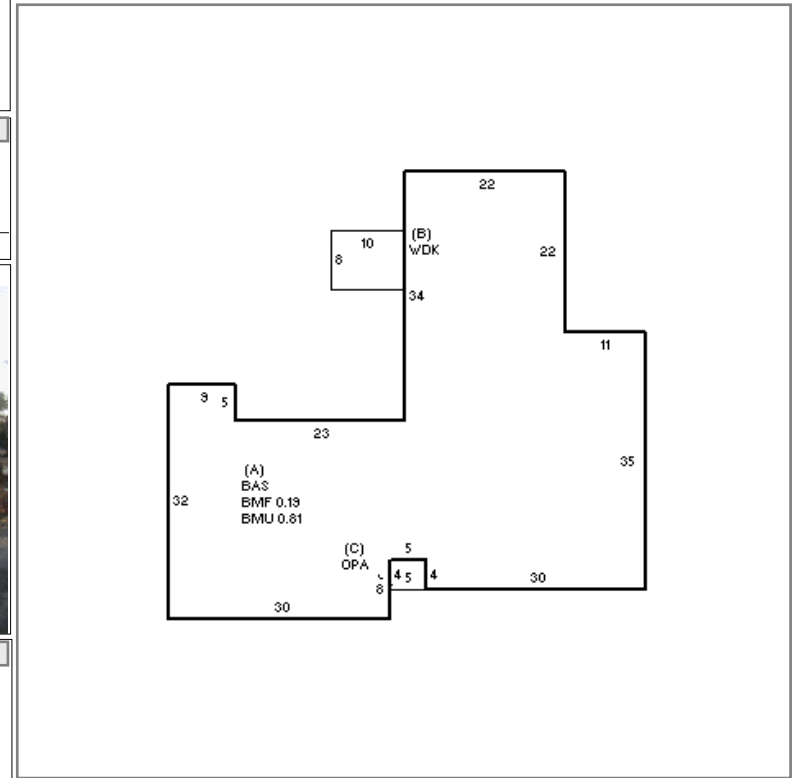
LAND

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	32,632	SC	1.00	100	1.00	100	1.00	MR1	0.75		243,150

TOTAL	32,632 SF	ZONING	R20	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	SOUTH CHATHAM	NOTE	LAND		243,200	202,600		
Inf1	100		BUILDING		331,400	309,500		
Inf2	100		DETACHED		0	0		
			OTHER		0	0		
TOTAL					574,600	512,100		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE
MODEL	1		RESIDENTIAL	LIST
STYLE	18	1.30	RENO'D ANTIQUE [100%]	REVIEW
QUALITY	A	1.00	AVERAGE [100%]	5/23/2019
FRAME	1	1.00	WOOD FRAME [100%]	TD

BLDG COMMENTS	
FY	

INDING

YEAR BLT	1915	SIZE ADJ	1.000
NET AREA	2,520	DETAIL ADJ	1.300
\$NLA(RCN)	\$387	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	0	1.00
BEDROOMS	4	1.00
FULL BATHS	2	1.00
1/2 BATHS	0	1.00
FIXTURES	6	\$6,240
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	3	W/W CARPET	1.00
INT. FINISH	1	PLASTER	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	BMU	N	BSMT UNFINISHED	2,041		63.89	130,405
A	BMF	N	BSMT FINISH-SEP	479		108.60	52,019
A	BAS	L	BAS AREA	2,520	1915	306.55	772,504
B	WDK	N	WOOD DECK	80		58.40	4,672
C	OPA	N	OPEN PORCH	20		76.10	1,522
	F11	O	FPL 1S 1OP	1		7,477.00	7,477

TOTAL RCN	974,839
CONDITION ELEM CD	
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	
EFF.YR/AGE	1951 / 71
COND	66 66%
FUNC	0
ECON	0
DEPR	66 % GD 34
RCNLD	\$331,400