

Key: 5453

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 5.908

LEG
AL
LAND

CURRENT OWNER				PARCEL ID				LOCATION				
DIFONZO JOSEPH F & MELISSA 168 GATES POND RD BERLIN, MA 01503				5C-42-S36				101 SOUNDVIEW AVE				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
DIFONZO JOSEPH F & MELISSA				05/16/2014	QS	471,500	28146-272					
DOTY STEPHEN E				11/04/2010	A	1	24974-29					
DOTY STEPHEN E & LINDA &				10/18/2002	QS	375,000	15764-320					
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	6,000	SC	1.00	100	1.00	100	1.00	R05	1.60		401,860

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	%
93-333	03/12/2009	50	Meas & List			RRC	100	100
1993111	08/01/1993	99	n/a	1,500			100	100
	06/10/1993	99	n/a				100	100

LAND

TOTAL	6,000 SF	ZONING	R20	FRNT	60	ASSESSED	CURRENT	PREVIOUS
Nbhd	SOUTH CHATHAM	NOTE				LAND	401,900	334,900
Inf1	100		BUILDING	410,000	378,400			
Inf2	100		DETACHED	1,000	900			
			OTHER	0	0			
						TOTAL	812,900	714,200

DETACHED

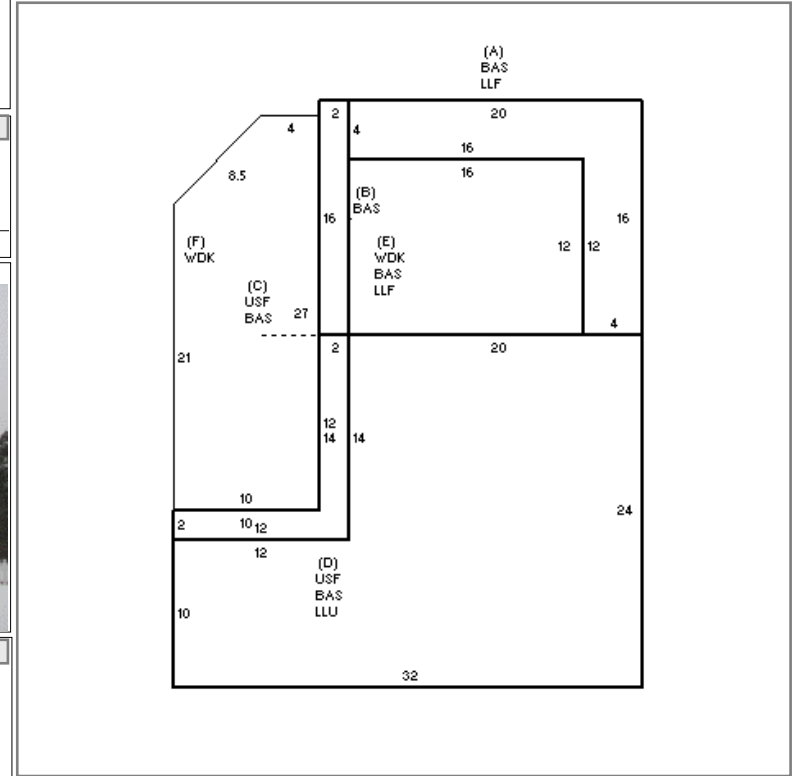
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
SHF	A	1.00	20 0.80 10X8		80	15.24	1,000	02/03/2022



BUILDING	CD	ADJ	DESC	MEASURE	2/3/2022	TCK
MODEL	1		RESIDENTIAL	LIST	2/3/2022	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	2/17/2022	EMZ
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BUILDING

BLDG COMMENTS



YEAR BLT	1980	SIZE ADJ	1.000
NET AREA	1,648	DETAIL ADJ	1.050
\$NLA(RCN)	\$346	OVERALL	1.000
CAPACITY		UNITS	ADJ
STORIES	2	1.00	
ROOMS	7	1.00	
BEDROOMS	3	1.00	
FULL BATHS	3	1.00	
1/2 BATHS	0	1.00	
FIXTURES	9	\$7,560	
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	3	W/W CARPET	1.00
INT. FINISH	2	DRYWALL	1.00
HEATING/COOL	11	HT-WT/COOL AIR	1.05
FUEL SOURCE	2	GAS	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	LLF	N	LOWER LEVEL FIN	320		181.63	58,121
+	BAS	L	BAS AREA	1,000	1980	246.80	246,803
+	USF	L	UP-STRY FIN	648	1980	209.42	135,704
D	LLU	N	LOWER LEVEL UN	600		139.06	83,435
+	WDK	N	WOOD DECK	444		58.40	25,930
	F21	O	FPL 2S 1OP	1		10,376.00	10,376
	ODS	O	OUT DOOR SHWR-A	1		1,477.00	1,477

TOTAL RCN	569,406	
CONDITION ELEM	CD	
EXTERIOR	A	
INTERIOR	A	
KITCHEN	A	
BATHS	A	
HEAT	A	
ELECT	A	
EFF.YR/AGE	1977 / 45	
COND	28	28 %
FUNC	0	
ECON	0	
DEPR	28	% GD 72
RCNLD	\$410,000	