

Key: 5496

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 5.951

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
LANTERN LANE REALTY TRUST JOHN W & SHERYL L SHEVORY TRUSTEES 39 EMERSON RD E WALPOLE, MA 02032				5D-18C-D14				44 LANTERN LN			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
LANTERN LANE REALTY TRUST				03/14/2016	A	1 29510-26					
SHEVORY JOHN W & SHERYL L				08/20/1986	A	1 5256-290					

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	%
	03/12/2009	50	Meas & List			RRC	100	100

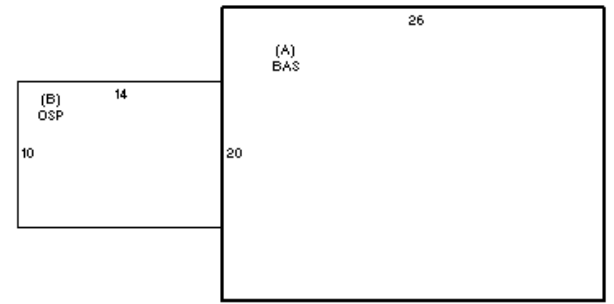
LAND

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	15,800	SC	1.00	1.00	476,450	2.17	1.00	R03	1.30		374,580

TOTAL	15,800 SF	ZONING	R20	FRNT	145	ASSESSED	CURRENT	PREVIOUS
Nbhd	SOUTH CHATHAM	NOTE			LAND	374,600	312,100	
Inf1	100		BUILDING	109,200	94,000			
Inf2	100		DETACHED	0	0			
			OTHER	0	0			
					TOTAL	483,800	406,100	

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	11/23/2021	TCK
MODEL	1		RESIDENTIAL	LIST	11/23/2021	EST
STYLE	6	0.85	COTTAGE [100%]	REVIEW	12/28/2021	MR
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

INDING

YEAR BLT	1950	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	170,610				
NET AREA	520	DETAIL ADJ	0.850	FOUNDATION	99	N/A	1.00	A	BAS	L	BAS AREA	520	1950	300.12	156,061	CONDITION ELEM	CD				
\$NLA(RCN)	\$328	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	B	OSP	N	OPEN SCR PORCH	140		78.80	11,032	EXTERIOR	A				
				ROOF SHAPE	1	GABLE	1.00		ODS	O	OUT DOOR SHWR-A	1		1,477.00	1,477	INTERIOR	A				
				ROOF COVER	1	ASPH/CMP SHIN	1.00									KITCHEN	A				
				FLOOR COVER	2	SOFTWOOD	1.00									BATHS	A				
				INT. FINISH	52	OTHER/DRY/WLI	1.00									HEAT	A				
				HEATING/COOL	1	FORCED AIR	1.00									ELECT	A				
				FUEL SOURCE	2	GAS	1.00														
																		EFF.YR/AGE	1968 / 54		
																		COND	36 36 %		
																		FUNC	0		
																		ECON	0		
																		DEPR	36	% GD	64
																		RCNLD	\$109,200		