

Key: 5572

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 6.028

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
OCONNOR KEVIN & NANCY 45 PACKARD DR BRAintree, MA 02184-3918				5D-77-M14				55 PATUXET TRL			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
OCONNOR KEVIN & NANCY				11/26/2018	A	1	31684-79				
OCONNOR DENNIS J & ELIZAB				06/27/1997	J	7,438	10823-31				
OATLEY MARGARET				05/17/1995	A	1	9671-306				

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	%
000000241	03/05/2005	50	Meas & List			RRC	100	100
P2004144	04/07/2004	99	n/a	850			100	100
	03/24/2004	99	n/a	850			100	100

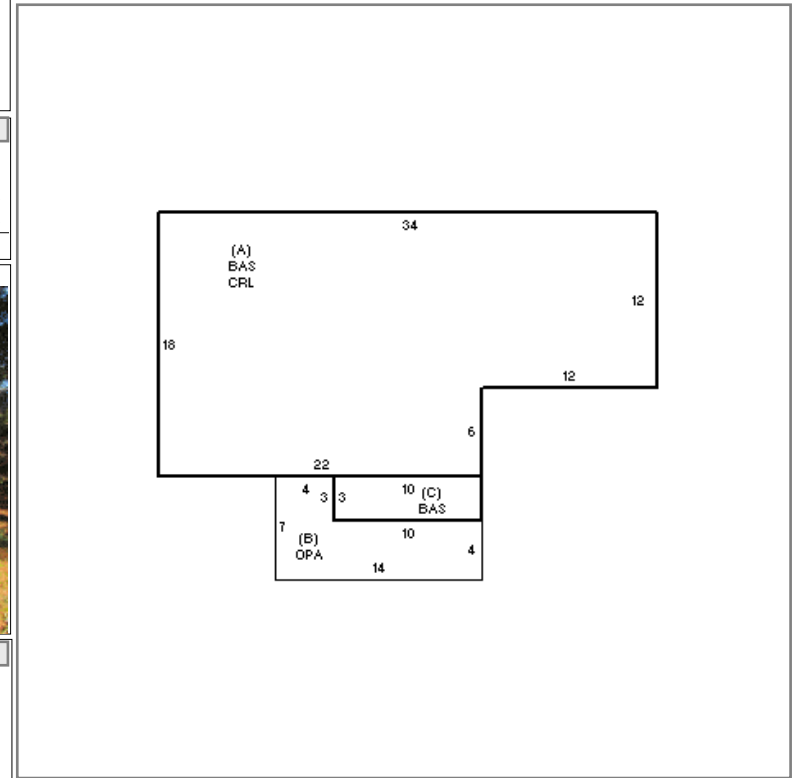
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	9,311	SC	1.00	1.00	100	1.00	1.00	R03	1.30		346,860

TOTAL	9,311 SF	ZONING	R20	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	SOUTH CHATHAM	NOTE				LAND	346,900	290,900
Inf1	100		BUILDING	123,600	108,300			
Inf2	100		DETACHED	400	400			
			OTHER	0	0			
TOTAL						470,900	399,600	

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	30 0.70 6X6		36	16.25	400



BLDG COMMENTS



BUILDING	CD	ADJ	DESC	MEASURE	11/19/2021	TCK
MODEL	1		RESIDENTIAL	LIST	11/19/2021	EST
STYLE	6	0.85	COTTAGE [100%]	REVIEW	12/27/2021	MR
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1962	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	570	DETAIL ADJ	0.850	FOUNDATION	6	CRAWL	1.00	A	CRL	N	CRAWL SPACE	540		25.75	13,905
\$NLA(RCN)	\$339	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	B	OPA	N	OPEN PORCH	68		76.10	5,175
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BAS AREA	570	1962	299.26	170,578
				ROOF COVER	1	ASPH/CMP SHIN	1.00		ODS	O	OUT DOOR SHWR-A	1		1,477.00	1,477
				FLOOR COVER	2	SOFTWOOD	1.00								
				INT. FINISH	4	WALL BOARD	1.00								
				HEATING/COOL	1	FORCED AIR	1.00								
				FUEL SOURCE	2	GAS	1.00								

TOTAL RCN	193,175	CONDITION ELEM	CD
EXTERIOR			A
INTERIOR			A
KITCHEN			A
BATHS			A
HEAT			A
ELECT			A

EFF. YR/AGE	1968 / 54
COND	36 36%
FUNC	0
ECON	0
DEPR	36 % GD 64
RCNLD	\$123,600