Key: 5730

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 6,193

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
GRANT FAMILY TRUST **GRANT ALAN W & NANCY R TRSTES** **193 TREMONT ST UNIT 156** **TAUNTON, MA 02780**	**6C-108-S46**	**22 PINE KNOLL AVE**

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
GRANT FAMILY TRUST	06/15/2018	A	1	31342-40
GRANT ALAN W & NANCY R	07/14/1975	A	1	2208-276

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	**100**	**SINGLE FAMILY**		**1**	**1 of 1**

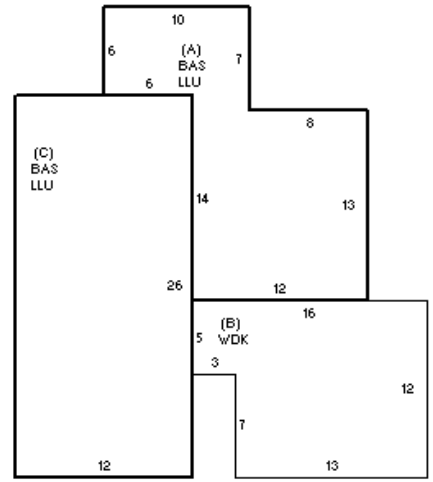
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
	03/13/2009	50	Meas & List			RRC	100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	4,792	SC 1.00	100 1.00	100 1.00	586,400	6.04	100 1.00	R05 1.60			389,930

TOTAL	4,792 SF	ZONING	R20	FRNT	75
Nbhd	SOUTH CHATHAM	NOTE			
Infl1	100				
Infl2	100				

ASSESSED	CURRENT	PREVIOUS
LAND	389,900	324,900
BUILDING	88,500	80,500
DETACHED	0	0
OTHER	0	0
TOTAL	**478,400**	**405,400**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 11/18/2021

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	1	0.85	RANCH [100%]
QUALITY	-	0.80	MINUS AVE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	11/18/2021	TCK
LIST	11/18/2021	EST
REVIEW	12/22/2021	MR

YEAR BLT	1947	SIZE ADJ	1.000
NET AREA	532	DETAIL ADJ	0.680
$NLA(RCN)	$260	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	5	1.00
BEDROOMS	3	1.00
FULL BATHS	1	1.00
1/2 BATHS	0	1.00
FIXTURES	3	$1,306
UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	99	N/A	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	34	CARPET/ASPH TL	1.00
INT. FINISH	42	WALL BD/DRYWLI	1.00
HEATING/COOL	13	NONE	0.80
FUEL SOURCE	8	NONE	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	LLU	N	LOWER LEVEL UN	532		86.58	46,060
+	BAS	L	BAS AREA	532	1947	153.66	81,747
B	WDK	N	WOOD DECK	171		46.72	7,989
	ODS	O	OUT DOOR SHWR-A	1		1,181.60	1,182

TOTAL RCN	138,283

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		$88,500