

Key: 5777

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 6.242

LEGAL LAND

CURRENT OWNER				PARCEL ID				LOCATION				
NAPOLITANO ROBERT & JULIE D 25 BERRY PATCH LN BOXFORD, MA 01921				6C-28-8B				291 RIDGEVALE RD				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
NAPOLITANO ROBERT & JULIE				10/30/2020	QS	719,000	33423-235					
DALEY WILLIAM F JR & SUSA				01/17/2014	QS	573,000	27941-228					
GROSSI MICHAEL J & DENISE				05/11/2001	QS	287,600	13822-181					
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	10,870	SC	1.00	1.00	586,400	2.98	1.00	R05	1.60		436,390

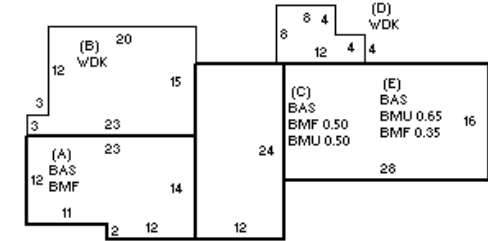
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
22-1037	12/13/2022	10	Reroof	3,500	04/18/2023	NF	100	100
21-340	04/06/2021	3	Renovations	2,000	02/08/2022	TCK	100	100
21-343	04/06/2021	12	INSULATION	2,413			100	100
	12/10/2020	98	SALES QUESTI				100	100
	01/26/2010	50	Meas & List			CE	100	100

LEGAL LAND

TOTAL	10,870 SF	ZONING	R20	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	SOUTH CHATHAM	NOTE			LAND	436,400	363,600	
Inf1	100		BUILDING	429,200	390,700			
Inf2	100		DETACHED	1,400	1,300			
			OTHER	0	0			
				TOTAL	867,000	755,600		

DETAILED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
PTD	A	1.00	20 0.80 10X15		150	11.30	1,400



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	2/8/2022	TCK
MODEL	1		RESIDENTIAL	LIST	2/8/2022	EST
STYLE	1	0.85	RANCH [100%]	REVIEW	5/8/2023	EMZ
QUALITY	+	1.20	PLUS AVE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

BUILDING

YEAR BLT	1950	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	482,224				
NET AREA	1,036	DETAIL ADJ	0.875	FOUNDATION	4	FLR & WALL	1.00	+	BMF	N	BSMT FINISH-SEP	601		130.32	78,323	CONDITION ELEM	CD				
\$NLA(RCN)	\$465	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	+	BAS	L	BAS AREA	588	1950	298.71	175,639	EXTERIOR	G				
				ROOF SHAPE	1	GABLE	1.00	+	WDK	N	WOOD DECK	389		70.08	27,262	INTERIOR	V				
				ROOF COVER	1	ASPH/CMP SHIN	1.00	+	BMU	N	BSMT UNFINISHED	435		108.58	47,231	KITCHEN	V				
				FLOOR COVER	2	SOFTWOOD	1.00	E	BAS	L	BAS AREA	448	1977	298.71	133,820	BATHS	V				
				INT. FINISH	2	DRYWALL	1.00		BMG	O	BSMT GARAGE	1		3,324.00	3,324	HEAT	U				
				HEATING/COOL	9	WARM/COOL AIR	1.03		F11	O	FPL 1S IOP	1		8,972.40	8,972	ELECT	U				
				FUEL SOURCE	2	GAS	1.00		ODS	O	OUT DOOR SHWR-A	1		1,772.40	1,772						
																		EFF.YR/AGE	2011 / 11		
																		COND	11 11 %		
																		FUNC	0		
																		ECON	0		
																		DEPR	11	% GD	89
																		RCNLD	\$429,200		