Key: 5866

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 6,330

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
SEIDEWAND MICHAEL R & KAREN D 198 RIDGEVALE RD CHATHAM, MA 02633	6D-1K-C25	198 RIDGEVALE RD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
SEIDEWAND MICHAEL R & KAR	09/24/1997	99	218,500	(145905)

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

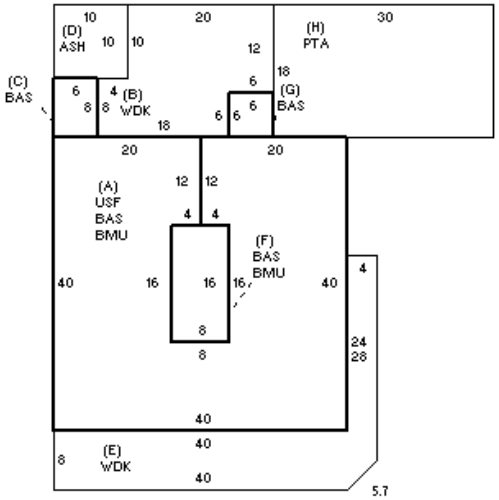
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
		8	Cyc. Reinsp.		02/08/2022	TCK	100	100
18-991	11/28/2018	14	DECK	24,000	02/21/2019	TCK	100	100
16-535	09/19/2016	10	Reroof	34,262	04/27/2017	NF	100	100
	01/11/2011	50	Meas & List			CE	100	100
10-078	03/11/2010	6	Pools etc	61,000	05/03/2012	MR	100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	18,710	SC 1.00	100 1.00	100 1.00	586,400	1.88	100 1.00	R05 1.60			473,120

TOTAL	18,710 SF	ZONING	R20	FRNT	85
Nbhd	SOUTH CHATHAM	NOTE			
Infl1	100				
Infl2	100				

ASSESSED	CURRENT	PREVIOUS
LAND	473,100	394,200
BUILDING	771,300	701,800
DETACHED	20,200	19,200
OTHER	0	0
TOTAL	**1,264,600**	**1,115,200**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	20 0.80	12X10	2009	120	13.29	1,300
IPV	A 1.00	20 0.80	20X40	2010	800	29.54	18,900

PHOTO 02/08/2022

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	7	1.00	OLD STYLE [100%]
QUALITY	+	1.20	PLUS AVE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	2/8/2022	TCK
LIST	2/8/2022	EST
REVIEW	2/18/2022	EMZ

YEAR BLT	1928	SIZE ADJ	1.000
NET AREA	3,156	DETAIL ADJ	1.050
$NLA(RCN)	$339	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	2	1.00
ROOMS	7	1.00
BEDROOMS	5	1.00
FULL BATHS	3	1.00
1/2 BATHS	0	1.00
FIXTURES	9	$9,072
UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	3	FOUND WALL	1.00
EXT. COVER	1	WOOD SHINGLE	1.00
ROOF SHAPE	2	HIP	1.00
ROOF COVER	1	ASPH/CMP SHIN	1.00
FLOOR COVER	14	HARDWD/ASPH TL	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
+	BMU	N	BSMT UNFINISHED	1,600		79.34	126,950
A	USF	L	UP-STRY FIN	1,472	1928	244.83	360,395
+	WDK	N	WOOD DECK	796		70.08	55,783
+	BAS	L	BAS AREA	1,556	1928	288.54	448,963
D	ASH	N	ATT SHED	100		72.72	7,272
F	BAS	L	BAS AREA	128	1928	288.53	36,932
H	PTA	N	PATIO/STOOP	540		21.48	11,599
	F21	O	FPL 2S 1OP	1		12,451.20	12,451
	ODS	O	OUT DOOR SHWR-A	1		1,772.40	1,772

TOTAL RCN	1,071,191

CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	G
KITCHEN	G
BATHS	G
HEAT	A
ELECT	A

EFF.YR/AGE	1977 / 45	
COND	28	28 %
FUNC	0	
ECON	0	
DEPR	28	% GD 72
RCNLD		$771,300