

Key: 61

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 69

LEGAL

LAND

DETACHED

BUILDING

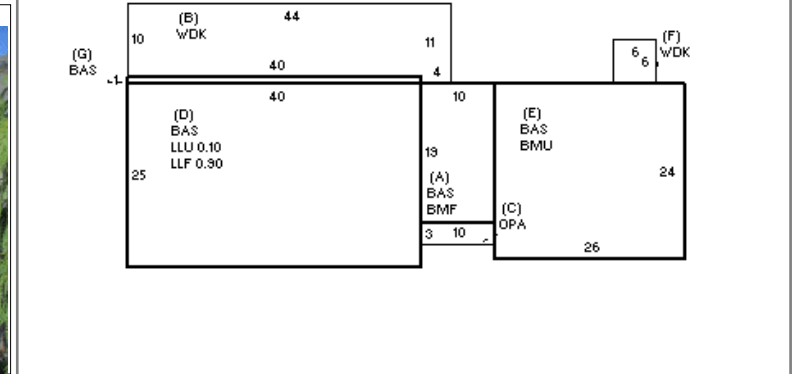
CURRENT OWNER				PARCEL ID				LOCATION			
THIRTY ONE SQUANTO DRIVE REALTY TRUST BIRGENEAU ROBERT J & MARY COTRSTES 74 BAKERS HILL RD WESTON, MA 02493-1774				10C-16-E12				31 SQUANTO DR			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
THIRTY ONE SQUANTO DRIVE				02/24/2016	QS	800,000	29469-293				
ORTENDAHL FAMILY TRUST				03/07/2003	A	1	16527-296				
ORTENDAHL ALLAN A & LOIS				01/08/1986	A	100	4876-85				

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	%
1985200	07/05/2016	98	SALES QUESTI				0	0
	10/16/2007	50	Meas & List			RRC	100	100
	12/10/1985	99	n/a				100	100

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	21,950	WC	1.00	90 0.90	100 1.00	907,088	1.64	100	1.00	VW4 2.75	750,580

TOTAL	21,950 SF	ZONING	R20	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	WEST CHATHAM	NOTE INFL = STEEP SLOPE	LAND	750,600	625,500			
Inf1	90		BUILDING	598,200	544,400			
Inf2	100		DETACHED	0	0			
			OTHER	0	0			
TOTAL			1,348,800	1,169,900				

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE		
MODEL	1		RESIDENTIAL	LIST		
STYLE	1	0.85	RANCH [100%]	REVIEW	5/10/2019	APK
QUALITY	+	1.20	PLUS AVE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1950	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	787,104
NET AREA	1,854	DETAIL ADJ	0.892	FOUNDATION	4	FLR & WALL	1.00	A	BMF	N	BSMT FINISH-SEP	190		130.32	24,761	CONDITION ELEM	CD
\$NLA(RCN)	\$425	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	+	BAS	L	BAS AREA	814	1985	248.09	201,944	EXTERIOR	A
				ROOF SHAPE	1	GABLE	1.00	+	WDK	N	WOOD DECK	480		70.08	33,638	INTERIOR	A
				ROOF COVER	1	ASPH/CMP SHIN	1.00	C	OPA	N	OPEN PORCH	30		91.32	2,740	KITCHEN	A
				FLOOR COVER	31	CARPET/HARDWD	1.00	D	LLF	N	LOWER LEVEL FIN	900		182.57	164,317	BATHS	A
				INT. FINISH	2	DRYWALL	1.00	D	LLU	N	LOWER LEVEL UN	100		139.79	13,979	HEAT	U
				HEATING/COOL	11	HT-WT/COOL AIR	1.05	E	BMU	N	BSMT UNFINISHED	624		98.97	61,758	ELECT	U
				FUEL SOURCE	2	GAS	1.00	+	BAS	L	BAS AREA	1,040	1950	248.09	258,012		
												BMG	O	BSMT GARAGE	2	6,647	
												F11	O	FPL 1S 1OP	1	8,972.40	8,972
												ODS	O	OUT DOOR SHWR-A	1	1,772.40	1,772
														EFF.YR/AGE	1991 / 31		
														COND	24 24 %		
														FUNC	0		
														ECON	0		
														DEPR	24	% GD	76
														RCNLD	\$598,200		