

Key: 6282

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 6.741

LEGAL

LAND

DETACHED


BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
MCBRIDE KRISTOPHER R 247 EAST ST LEXINGTON, MA 02420				7D-36-M5				19 OVERLOOK DR			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
MCBRIDE KRISTOPHER R				09/20/2019	QS	789,000	(200576)				
EDWARD F COHEN RT				08/26/2008	A	1	(186767)				
COHEN EDWARD F & LYNNE J				07/15/1999	O	352,000	(153993)				

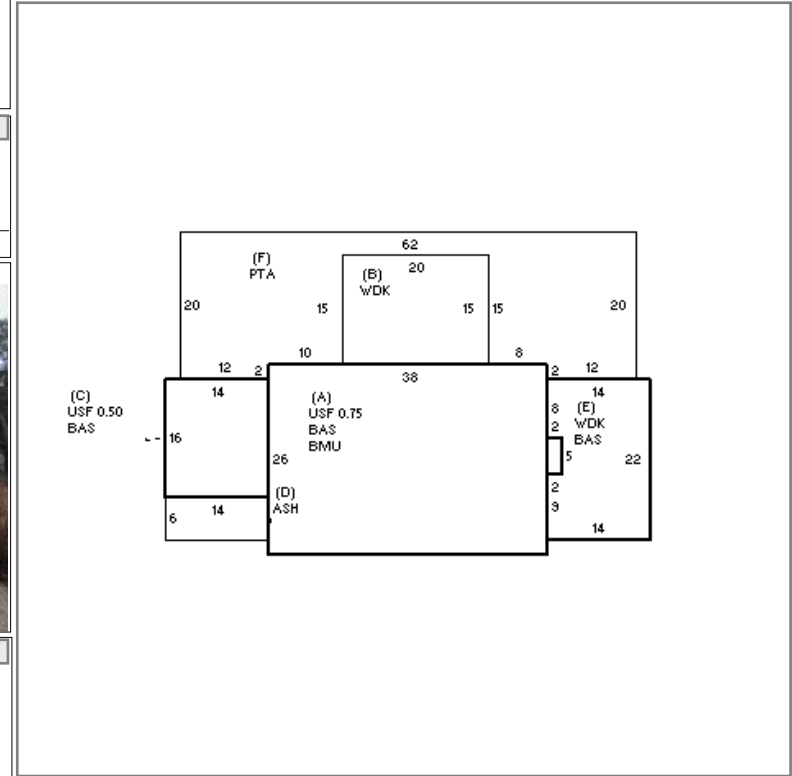
CLASS	CLASS%	DESCRIPTION		BN ID	BN	CARD	
1010	100	SINGLE FAMILY			1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st %
03-434	11/27/2019	8	Cyc. Reinsp.		01/12/2022	TCK	100 100
P2003434	03/13/2004	50	Meas & List			RRC	100 100
	09/18/2003	3	Renovations	30,000			100 100
	09/03/2003	3	Renovations	18,480			100 100

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	26,098	SC	1.00	1.00	100	1.00	1.00	1.00	VW1	1.75	545,960

TOTAL	26,098 SF	ZONING	R20	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	SOUTH CHATHAM	NOTE				LAND	546,000	455,000
Inf1	100		BUILDING	557,000	513,300			
Inf2	100		DETACHED	0	0			
			OTHER	0	0			
						TOTAL	1,103,000	968,300

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	01/12/2022
									01/12/2022

BUILDING	CD	ADJ	DESC	MEASURE	1/12/2022	TCK
MODEL	1		RESIDENTIAL	LIST	1/12/2022	EST
STYLE	4	1.00	CAPE [100%]	REVIEW	2/1/2022	EMZ
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1977	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	705.021
NET AREA	2,363	DETAIL ADJ	1.050	FOUNDATION	4	FLR & WALL	1.00	A	BMU	N	BSMT UNFINISHED	988		72.59	71,722	CONDITION ELEM	CD
\$NLA(RCN)	\$298	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	+	USF	L	UP-STRY FIN	853	1977	212.12	180,936	EXTERIOR	G
				ROOF SHAPE	1	GABLE	1.00	+	WDK	N	WOOD DECK	598		58.40	34,923	INTERIOR	G
				ROOF COVER	1	ASPH/CMP SHIN	1.00	+	BAS	L	BAS AREA	1,510	1977	249.98	377,471	KITCHEN	G
				FLOOR COVER	13	HARDWD/CARPET	1.00	D	ASH	N	ATT SHED	84		60.60	5,090	BATHS	G
				INT. FINISH	2	DRYWALL	1.00	F	PTA	N	PATIO/STOOP	864		17.90	15,466	HEAT	A
				HEATING/COOL	11	HT-WT/COOL AIR	1.05	F21	O	FPL 2S 1OP	1			10,376.00	10,376	ELECT	A
				FUEL SOURCE	2	GAS	1.00	ODS	O	OUT DOOR SHWR-A	1			1,477.00	1,477		

EFF.YR/AGE	2000 / 22
COND	21 21 %
FUNC	0
ECON	0
DEPR	21 % GD 79
RCNLD	\$557,000