

Key: 6295

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 6.754

LEGAL

LAND

DETACHED

BUILDING

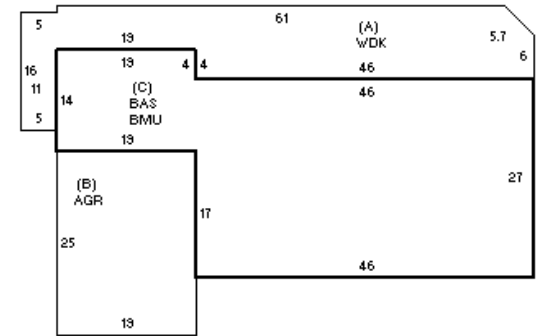
CURRENT OWNER				PARCEL ID				LOCATION			
FRAZER FAMILY TRUST FRAZER PAUL J & SUZANNE TRSTES 59 GAINSVILLE RD DEDHAM, MA 02026				7D-48-M17				1 SULPHUR SPRINGS RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
FRAZER FAMILY TRUST				09/21/2011	A		1 (195218)				
FRAZER SUZANNE D				04/12/1993	A		1 (129797)				

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	%
22-791	10/18/2022	11	Window Rplc	79,325	04/04/2023	NF	100	100
16-373	06/13/2016	3	Renovations	12,573	05/01/2017	NF	100	100
	01/07/2011	50	Meas & List			RRC	100	100
09-477	12/24/2009	10	Reroof	6,700	01/07/2011		100	100
1981013	02/10/1981	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	13,485	SC	1.00	1.00	623,050	2.48	1.00	PV1	1.70		478,400

TOTAL	13,485 SF	ZONING	R20	FRNT	80	ASSESSED	CURRENT	PREVIOUS
Nbhd	SOUTH CHATHAM	NOTE				LAND	478,400	328,300
Inf1	100		BUILDING	404,200	367,900			
Inf2	100		DETACHED	0	0			
			OTHER	0	0			
						TOTAL	882,600	696,200

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	1/11/2022	TCK
MODEL	1		RESIDENTIAL	LIST	1/11/2022	EST
STYLE	1	0.85	RANCH [100%]	REVIEW	4/19/2023	EMZ
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1981	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	538,908	
NET AREA	1,508	DETAIL ADJ	0.875	FOUNDATION	4	FLR & WALL	1.00	A	WDK	N	WOOD DECK	646		58.40	37,726	CONDITION ELEM	CD	
\$NLA(RCN)	\$357	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	B	AGR	N	ATTACHED GARAGE	475		78.73	37,399	EXTERIOR	G	
				ROOF SHAPE	1	GABLE	1.00	C	BMU	N	BSMT UNFINISHED	1,508		66.75	100,654	INTERIOR	A	
				ROOF COVER	1	ASPH/CMP SHIN	1.00	C	BAS	L	BAS AREA	1,508	1981	226.19	341,097	KITCHEN	A	
				FLOOR COVER	3	W/W CARPET	1.00		F11	O	FPL 1S 1OP	2		7,477.50	14,955	BATHS	A	
				INT. FINISH	2	DRYWALL	1.00		ODS	O	OUT DOOR SHWR-A	1		1,477.00	1,477	HEAT	A	
				HEATING/COOL	9	WARM/COOL AIR	1.03									ELECT	A	
				FUEL SOURCE	2	GAS	1.00											
CAPACITY		UNITS	ADJ															
STORIES		1	1.00															
ROOMS		6	1.00															
BEDROOMS		4	1.00															
FULL BATHS		2	1.00															
1/2 BATHS		1	1.00															
FIXTURES		8	\$5,600															
UNITS		1	1.00															
EFF.YR/AGE 1988 / 34																		
COND 25 25%																		
FUNC 0																		
ECON 0																		
DEPR 25 % GD 75																		
RCNLD \$404,200																		