

Key: 6301

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 6.760

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
JANGIRLS3 TRUST METJIAN JANICE TRUSTEE 115 STANDISH RD WATERTOWN, MA 02472				7D-54-M23				67 SULPHUR SPRINGS RD			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
JANGIRLS3 TRUST				03/01/2018	A	1 (215538)					
KASPARIAN CHARLES V & DOR				07/14/1977	QS	44,600 (71172)					

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	%
07-397	02/20/2008	50	Meas & List			RRC	100	100
96-255	08/31/2007	10	Reroof	7,500	02/20/2008		100	100
	06/01/1996	99	n/a	3,000			100	100

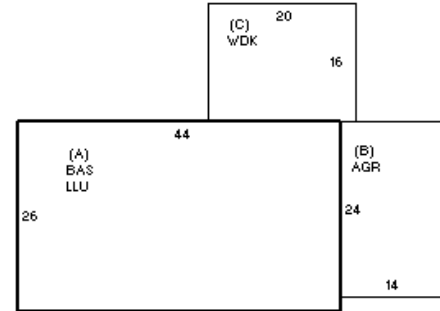
LAND

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	12,180	SC	1.00	1.00	476,450	2.71	1.00	R03	1.30		360,420

TOTAL	12,180 SF	ZONING	R20	FRNT	100	ASSESSED	CURRENT	PREVIOUS
Nbhd	SOUTH CHATHAM	NOTE D Kasparian Ch	LAND	360,400	300,300			
Inf1	100		BUILDING	300,600	277,400			
Inf2	100		DETACHED	0	0			
			OTHER	0	0			
<b>TOTAL</b>			<b>661,000</b>	<b>577,700</b>				

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	1/11/2022	TCK
MODEL	1		RESIDENTIAL	LIST	1/11/2022	EST
STYLE	1	0.85	RANCH [100%]	REVIEW	1/31/2022	EMZ
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BUILDING

YEAR BLT	1977	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	423,326		
NET AREA	1,144	DETAIL ADJ	0.850	FOUNDATION	4	FLR & WALL	1.00	A	LLU	N	LOWER LEVEL UN	1,144		114.63	131,131	CONDITION ELEM	CD		
\$NLA(RCN)	\$370	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	A	BAS	L	BAS AREA	1,144	1977	203.44	232,732	EXTERIOR	A		
				ROOF SHAPE	1	GABLE	1.00	B	AGR	N	ATTACHED GARAGE	336		82.56	27,741	INTERIOR	A		
				ROOF COVER	1	ASPH/CMP SHIN	1.00	C	WDK	N	WOOD DECK	320		58.40	18,688	KITCHEN	A		
				FLOOR COVER	3	W/W CARPET	1.00	F11	O	FPL 1S 1OP	1			7,477.00	7,477	BATHS	A		
				INT. FINISH	2	DRYWALL	1.00	ODS	O	OUT DOOR SHWR-A	1			1,477.00	1,477	HEAT	A		
				HEATING/COOL	2	HOT WATER	1.00									ELECT	A		
				FUEL SOURCE	2	GAS	1.00												
																		EFF.YR/AGE	1975 / 47
																		COND	29 29 %
																		FUNC	0
																		ECON	0
																		DEPR	29 % GD 71
																		RCNLD	\$300,600