

Key: 6302

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 6.761

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
JAMES A CARLTON REVOCABLE TRUST CARLTON JAMES A TRUSTEE 47 OLD COACH RD SUDBURY, MA 01776				7D-55-M24				8 OVERLOOK DR			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
JAMES A CARLTON REVOCABLE				06/20/2014	A		1 (203705)				
CARLTON JAMES A				11/18/1997	A		1 (146563)				

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	%
97-186	02/19/2009 05/01/1997	50 99	Meas & List n/a	3,300		RRC	100	100

LAND

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	13,050	SC	1.00	1.00	476,450	2.55	1.00	R03	1.30		364,070

TOTAL	13,050 SF	ZONING	R20	FRNT	134	ASSESSED	CURRENT	PREVIOUS
Nbhd	SOUTH CHATHAM	NOTE			LAND	364,100	303,400	
Inf1	100		BUILDING	362,500	329,800			
Inf2	100		DETACHED	1,100	1,000			
			OTHER	0	0			
				TOTAL	727,700	634,200		

DETAILED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	20 0.80 8X12		96	14.26	1,100



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	1/12/2022	TCK
MODEL	1		RESIDENTIAL	LIST	1/12/2022	EST
STYLE	1	0.85	RANCH [100%]	REVIEW	2/1/2022	EMZ
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

INDING

YEAR BLT	1976	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	447,483	
NET AREA	1,448	DETAIL ADJ	0.850	FOUNDATION	4	FLR & WALL	1.00	A	LLU	N	LOWER LEVEL UN	832		113.18	94,162	CONDITION ELEM	CD	
\$NLA(RCN)	\$309	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	A	LLF	N	LOWER LEVEL FIN	208		147.82	30,747	EXTERIOR	A	
CAPACITY			UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	B	W/DK	N	WOOD DECK	320	58.40	18,688	INTERIOR	G	
STORIES	1	1.00	ROOF COVER	1	ASPH/CMP SHIN	1.00	+	BAS	L	BAS AREA	1,448	1976	200.86	290,852	KITCHEN	A		
ROOMS	6	1.00	FLOOR COVER	3	W/W CARPET	1.00		F11	O	FPL 1S 1OP	1		7,477.00	7,477	BATHS	A		
BEDROOMS	3	1.00	INT. FINISH	2	DRYWALL	1.00		ODS	O	OUT DOOR SHWR-A	1		1,477.00	1,477	HEAT	U		
FULL BATHS	2	1.00	HEATING/COOL	2	HOT WATER	1.00									ELECT	U		
1/2 BATHS	0	1.00	FUEL SOURCE	2	GAS	1.00												
FIXTURES	6	\$4,080																
UNITS	1	1.00																
																EFF.YR/AGE	2003 / 19	
																COND	19 19%	
																FUNC	0	
																ECON	0	
																DEPR	19 % GD 81	
																RCNLD	\$362,500	