

Key: 6636

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 7.108

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
FINN LEO C & MELISSA E 446 BEFORD ST CONCORD, MA 01742				8A-9-H20				93 KEMAH RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
FINN LEO C & MELISSA E				09/28/2015	QS	962,500	(207496)				
LUCY ELISABETH M				08/07/2003	A	1	(170114)				
LUCY, ELIZABETH				01/17/1995	A	1	(136136)				

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	%
20-291	11/04/2020	3	Renovations	12,000	04/22/2021	NF	100	100
19-182	03/20/2019	11	Window Rplc	5,000	02/25/2020	TCK	100	100
	04/12/2016	61	Inspect/Revi		04/12/2016	APK	100	100
	03/30/2016	98	SALES QUESTI				0	0
	02/09/2009	50	Meas & List			RRC	100	100

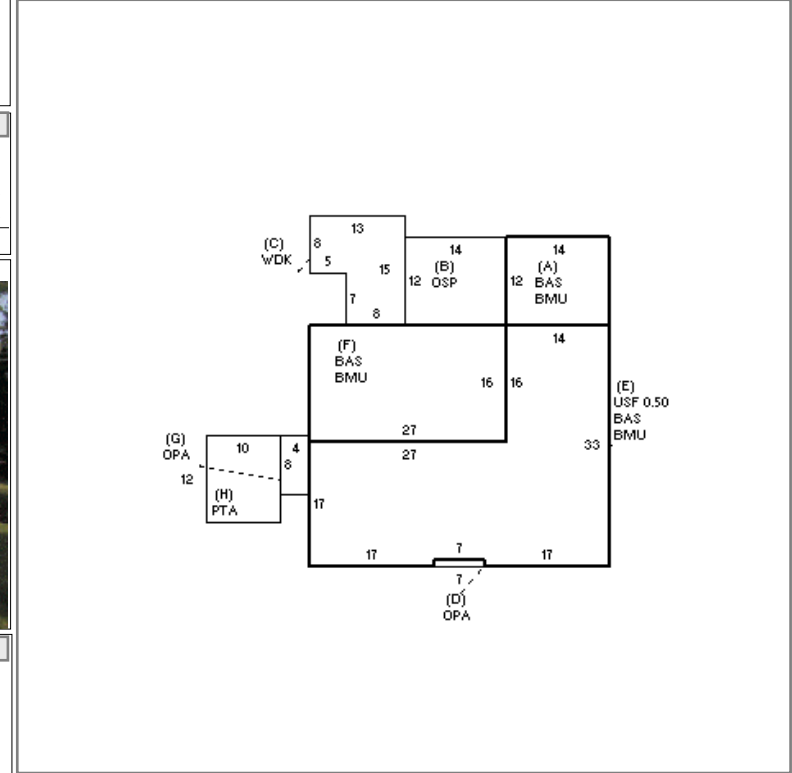
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	23,920	WC	1.00	1.00	1,099,500	1.53	1.00	1.00	R09	3.00	922,550

TOTAL	23,920 SF	ZONING	R20	FRNT	0	ASSESSED		CURRENT	922,600	PREVIOUS	768,800		
Nbhd	WEST CHATHAM	NOTE	PRIVATE ASSOCIATION PATH TO BEACH Rights to use 20' way to Hardings Beach -Path behind house SEE C207496 SEE DOCS			LAND		BUILDING	742,900	DETACHED	0	OTHER	0
Inf1	100	Inf2	100	TOTAL		TOTAL	1,665,500	TOTAL	1,445,000				

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 03/10/2022

BLDG COMMENTS  
POST AND BEAM



BUILDING	CD	ADJ	DESC	MEASURE	3/10/2022	TCK
MODEL	1		RESIDENTIAL	LIST	3/10/2022	EST
STYLE	4	1.00	CAPE [100%]	REVIEW	3/22/2022	EMZ
QUALITY	G	1.55	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1985	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	1,971	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,514		103.46	156,634
\$NLA(RCN)	\$483	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	+	BAS	L	BAS AREA	1,514	1985	380.36	575,858
CAPACITY			UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	B	OSP	N	OPEN SCR PORCH	168	122.14	20,519
STORIES	1.5	1.00	ROOF COVER	1	ASPH/CMP SHIN	1.00	C	WDK	N	WOOD DECK	160		90.52	14,483	
ROOMS	5	1.00	FLOOR COVER	23	SOFTWD/CARPET	1.00	+	OPA	N	OPEN PORCH	39		117.96	4,600	
BEDROOMS	3	1.00	INT. FINISH	23	DRYWLI/WD PNL	1.00	E	USF	L	UP-STRY FIN	457	1985	322.74	147,493	
FULL BATHS	2	1.00	HEATING/COOL	2	HOT WATER	1.00	H	PTA	N	PATIO/STOOP	120		27.75	3,329	
1/2 BATHS	0	1.00	FUEL SOURCE	1	OIL	1.00	F21	O	FPL 2S 1OP	1			16,082.80	16,083	
FIXTURES	9	\$11,160					ODS	O	OUT DOOR SHWR-A	1			2,289.40	2,289	
UNITS	1	1.00													

TOTAL RCN	952,449
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	G
KITCHEN	G
BATHS	A
HEAT	A
ELECT	A
EFF.YR/AGE	1997 / 25
COND	22 22 %
FUNC	0
ECON	0
DEPR	22 % GD 78
RCNLD	\$742,900