Key: 6699

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 7,174

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
NOONAN MARK L NOW RIDGEWAY HANCOCK LLC 61 DEAN RD WESTON, MA 02493	8B-63-S102	78 BUCKS CREEK RD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
RIDGEWAY HANCOCK LLC	08/04/2023	QS	800,000	(233613)
NOONAN MARK L	11/02/1970	A	1	(49912)

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	%
		8	Cyc. Reinsp.		03/16/2022	TCK	100	100
14-311	06/04/2014	3	Renovations	1,500	04/15/2015	MW	100	100
	03/02/2005	50	Meas & List			RRC	100	100
P2004050	04/19/2004	99	n/a				100	100
03-105	03/20/2003	2	Additions	25,000			100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	13,500	WC 1.00	100 1.00	100 1.00	916,250	2.48	100 1.00	R08 2.50			703,630

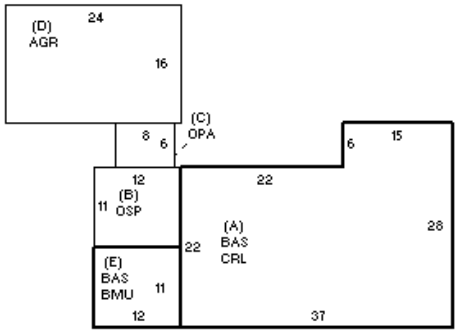
TOTAL	13,500 SF	ZONING	R20	FRNT	126
Nbhd	WEST CHATHAM	NOTE	Right to use common landing for boat, bathe, rec		
Infl1	100				
Infl2	100				

ASSESSED	CURRENT	PREVIOUS
LAND	703,600	586,300
BUILDING	220,800	201,000
DETACHED	0	0
OTHER	0	0
TOTAL	**924,400**	**787,300**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 03/16/2022



BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	1	0.85	RANCH [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	3/16/2022	TCK
LIST	3/16/2022	EST
REVIEW	3/30/2022	EMZ

BLDG COMMENTS

INFO @ DOOR 3/16/22

YEAR BLT	1960	SIZE ADJ	1.000
NET AREA	1,036	DETAIL ADJ	0.875
$NLA(RCN)	$333	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	6	1.00
BEDROOMS	3	1.00
FULL BATHS	2	1.00
1/2 BATHS	0	1.00
FIXTURES	6	$4,200
UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	6	CRAWL	1.00
EXT. COVER	1	WOOD SHINGLE	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/CMP SHIN	1.00
FLOOR COVER	1	HARDWOOD	1.00
INT. FINISH	2	DRYWALL	1.00
HEATING/COOL	9	WARM/COOL AIR	1.03
FUEL SOURCE	2	GAS	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	CRL	N	CRAWL SPACE	904		21.36	19,312
+	BAS	L	BAS AREA	1,036	1960	248.92	257,883
B	OSP	N	OPEN SCR PORCH	132		78.80	10,402
C	OPA	N	OPEN PORCH	48		76.10	3,653
D	AGR	N	ATTACHED GARAGE	384		80.91	31,069
E	BMU	N	BSMT UNFINISHED	132		71.83	9,481
	F11	O	FPL 1S 1OP	1		7,477.00	7,477
	GEN	O	GENERATOR	1		0.00	
	ODS	O	OUT DOOR SHWR-A	1		1,477.00	1,477

TOTAL RCN	344,954

CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A

EFF.YR/AGE	1968 / 54	
COND	36	36 %
FUNC	0	
ECON	0	
DEPR	36	% GD 64
RCNLD		$220,800