

Key: 6760

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 7.237

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
THE 33 INDIAN TRAIL TRUST MURPHY DAVID L JR & NANCY J TRSTES 1245 ADAMS ST #B203 DORCHESTER, MA 02124				8C-44-S90				33 INDIAN TRL			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
THE 33 INDIAN TRAIL TRUST				10/21/2021	A	1 (227982)					
MURPHY DAVID L & NANCY J				09/07/2001	QS	399,900 (162714)					
SWEET, PATRICIA				04/09/1998	H	1 (148053)					

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	%
21-188	03/10/2021	3	Renovations	25,000	12/23/2021	APK	100	100
14-587	10/06/2014	3	Renovations	25,000	04/15/2015	MW	100	100
	02/10/2009	50	Meas & List			RRC	100	100
01-636	12/31/2001	1	New Construc	275,000			100	100
01-635	12/31/2001	5	Demolitions	10,000			100	100

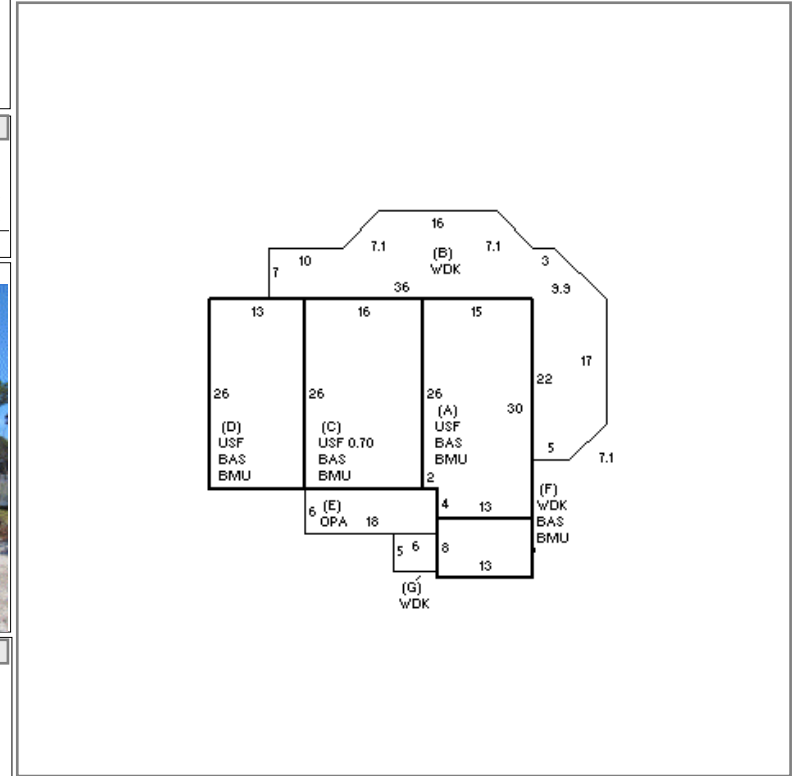
LAND

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	13,200	WC	1.00	100	1.00	100	1.00	VW2	1.85		518,980

TOTAL	13,200 SF	ZONING	R20	FRNT	106	ASSESSED	CURRENT	PREVIOUS
Nbhd	WEST CHATHAM	NOTE	LAND	519,000	432,500			
Inf1	100		BUILDING	737,400	678,900			
Inf2	100		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	1,256,400	1,111,400			

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE
MODEL	1		RESIDENTIAL	LIST
STYLE	5	1.00	COLONIAL [100%]	REVIEW
QUALITY	+	1.20	PLUS AVE [100%]	12/23/2021
FRAME	1	1.00	WOOD FRAME [100%]	APK

BLDG COMMENTS

LOADING

YEAR BLT	2002	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	857,450		
NET AREA	2,371	DETAIL ADJ	1.050	FOUNDATION	4	FLR & WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,300		82.27	106,948	CONDITION ELEM	CD		
\$NLA(RCN)	\$362	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	+	BAS	L	BAS AREA	1,300	2002	299.66	389,557	EXTERIOR	A		
				ROOF SHAPE	1	GABLE	1.00	+	USF	L	UP-STRY FIN	1,071	2002	254.27	272,323	INTERIOR	G		
				ROOF COVER	1	ASPH/CMP SHIN	1.00	+	WDK	N	WOOD DECK	744		70.08	52,140	KITCHEN	A		
				FLOOR COVER	16	HARDWD/OTHER	1.00	E	OPA	N	OPEN PORCH	108		91.32	9,863	BATHS	V		
				INT. FINISH	2	DRYWALL	1.00		BMG	O	BSMT GARAGE	1		3,324.00	3,324	HEAT	A		
				HEATING/COOL	11	HT-WT/COOL AIR	1.05		F21	O	FPL 2S 1OP	1		12,451.20	12,451	ELECT	A		
				FUEL SOURCE	2	GAS	1.00		ODS	O	OUT DOOR SHWR-A	1		1,772.40	1,772				
																	EFF.YR/AGE	2008 / 14	
																	COND	14 14 %	
																	FUNC	0	
																	ECON	0	
																	DEPR	14 % GD 86	
																	RCNLD	\$737,400	