

Key: 6829

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 7.306

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER		PARCEL ID		LOCATION	
HURTER THOMAS M & BERNARD KAITLIN 89 GEORGE RYDER RD SO CHATHAM, MA 02633		8D-57-G5		89 GEORGE RYDER RD SO	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
HURTER THOMAS M & PERRY NEIL M		09/29/2021	QS	890,000 (227704)	
		04/29/1997	QS	167,500 (144281)	

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 %
03-205	07/12/2017	11	Window Rplc		07/19/2018	WFF	100 100
P2003205	01/22/2004	50	Meas & List			RRC	100 100
99-511	05/09/2003	3	Renovations	15,000			100 100
	04/03/2003	3	Renovations	9,720			100 100
	11/01/1999	2	Additions	60,000			100 100

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	23,049	SC	1.00	1.00	476,450	1.58	1.00	R03	1.30		397,370

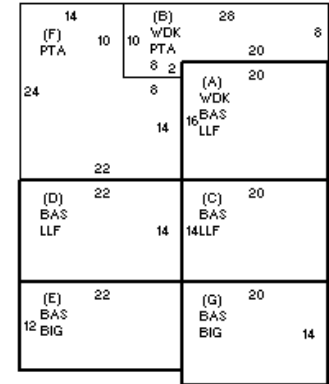
TOTAL	23,049 SF	ZONING	R20	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	SOUTH CHATHAM	NOTE			LAND	397,400	331,100	
Inf1	100		BUILDING	591,200	542,100			
Inf2	100		DETACHED	0	0			
			OTHER	0	0			
				TOTAL	988,600	873,200		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS
LLF=1RM,1BDRM,1FBATH

BUILDING	CD	ADJ	DESC	MEASURE	2/7/2022	TCK
MODEL	1		RESIDENTIAL	LIST	2/7/2022	EST
STYLE	1	0.85	RANCH [100%]	REVIEW	2/17/2022	EMZ
QUALITY	+	1.20	PLUS AVE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1974	SIZE ADJ	1.000
NET AREA	1,452	DETAIL ADJ	0.892
\$NLA(RCN)	\$463	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	\$5,138	
UNITS	1	1.00	

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	FLR & WALL	1.00	+	LLF	N	LOWER LEVEL FIN	908		187.54	170,287
EXT. COVER	1	WOOD SHINGLE	1.00	A	BAS	L	BAS AREA	320	1999	254.84	81,548
ROOF SHAPE	1	GABLE	1.00	+	WDK	N	WOOD DECK	560		70.08	39,245
ROOF COVER	1	ASPH/CMP SHIN	1.00	+	PTA	N	PATIO/STOOP	688		21.48	14,778
FLOOR COVER	1	HARDWOOD	1.00	+	BAS	L	BAS AREA	1,132	1974	254.84	288,476
INT. FINISH	2	DRYWALL	1.00	+	BIG	N	BUILT-IN GARAGE	544		93.13	50,660
HEATING/COOL	11	HT-WT/COOL AIR	1.05	F21	O		FPL 2S 1OP	1		12,451.20	12,451
FUEL SOURCE	2	GAS	1.00	GEN	O		GENERATOR	1		0.00	
				GFP	O		GAS LOG/FP/E FP	1		7,466.40	7,466
				ODS	O		OUT DOOR SHWR-A	1		1,772.40	1,772

TOTAL RCN	671,824
CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	G
KITCHEN	G
BATHS	G
HEAT	U
ELECT	U
EFF.YR/AGE	2010 / 12
COND	12 12 %
FUNC	0
ECON	0
DEPR	12 % GD 88
RCNLD	\$591,200