

Key: 6831

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 7.308

LEGAL LAND

CURRENT OWNER				PARCEL ID				LOCATION				
MCKENNA II JAMES M & LYNN C 2 KENTFIELD DR HADLEY, MA 01035				8D-59-G7				115 GEORGE RYDER RD SO				
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)				
MCKENNA II JAMES M & LYNN				08/06/2021	QS	650,000 (227176)						
FARLEY ROSEMARY ANN				12/21/1992	H	1 (128767)						
FARLEY, ROSEMARY				03/01/1960	QS	1 269-10						
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	23,485	SC	1.00	1.00	476,450	1.55	100	1.00	R03	1.30	398,570

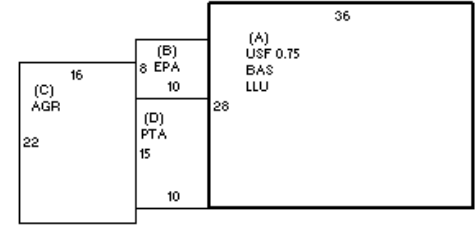
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
19-678	09/28/2021	98	SALES QUESTI				100	100
19-367	10/02/2019	11	Window Rplc	16,000	02/13/2020	TCK	100	100
18-680	05/28/2019	12	INSULATION	5,000	02/13/2020	TCK	100	100
	08/28/2018	3	Renovations	15,000	02/15/2019	TCK	100	100
	02/11/2009	50	Meas & List			RRC	100	100

LEGAL LAND

TOTAL	23,485 SF	ZONING	R20	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	SOUTH CHATHAM	NOTE				LAND	398,600	332,100
Inf1	100		BUILDING	407,200	375,800			
Inf2	100		DETACHED	0	0			
			OTHER	0	0			
						<b>TOTAL</b>	<b>805,800</b>	<b>707,900</b>

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								02/07/2022



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	2/7/2022	TCK
MODEL	1		RESIDENTIAL	LIST	2/21/2019	TCK
STYLE	4	1.00	CAPE [100%]	REVIEW	2/17/2022	EMZ
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS		

BUILDING

YEAR BLT	1972	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	573,583														
NET AREA	1,764	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	A	LLU	N	LOWER LEVEL UN	1,008		131.16	132,208																
\$NLA(RCN)	\$325	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	A	BAS	L	BAS AREA	1,008	1972	232.78	234,643																
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UP-STRY FIN	756	1972	197.52	149,327																
				ROOF COVER	1	ASPH/CMP SHIN	1.00	B	EPA	N	ENCL PORCH	80		133.70	10,696																
				FLOOR COVER	1	HARDWOOD	1.00	C	AGR	N	ATTACHED GARAGE	352		81.95	28,848																
				INT. FINISH	2	DRYWALL	1.00	D	PTA	N	PATIO/STOOP	150		17.90	2,685																
				HEATING/COOL	5	ELECTRIC BB	1.00		F21	O	FPL 2S 1OP	1		10,376.00	10,376																
				FUEL SOURCE	3	ELECTRIC	1.00																								
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