

Key: 6891

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 7.368

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION				
RICCIO PHILIP A & FITZSIMMONS CAROL A				8E-27-E6				24 AUNT MATTIES RD				
24 AUNT MATTIES RD				TRANSFER HISTORY				DOS T SALE PRICE BK-PG (Cert)				
CHATHAM, MA 02633				RICCIO PHILIP A & FITZSIM				11/21/2014 QS 350,000 28522-74				
				MCMANUS DAVID G & MARIAH				03/18/2005 A 1 19631-316				
				MCMANUS DAVID G				04/04/2003 A 175,000 16695-291				
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	9,600	MC 1.00	100	1.00	366,500	3.32	100	1.00	R02	1.00	267,970

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 %
05-276	03/06/2006	8	Cyc. Reinsp.		11/21/2019	TCK	100 100
	06/24/2005	50	Meas & List	1,500		RRC	100 100
000000888	02/16/2005	99	n/a	10,000			100 100
000000889	02/16/2005	99	n/a	110,000			100 100

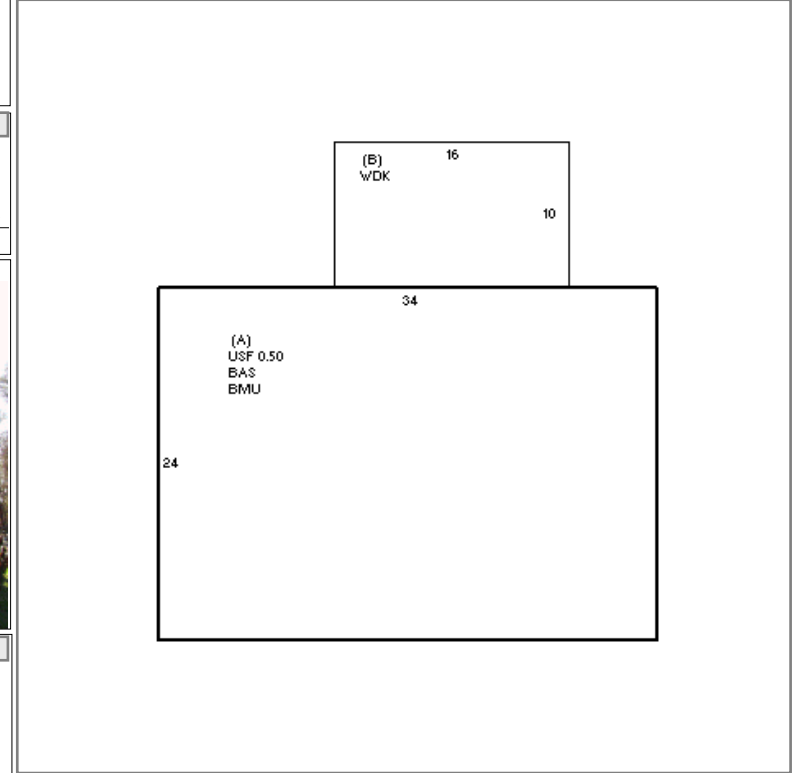
TOTAL	9,600 SF	ZONING	R20	FRNT	80	ASSESSED	CURRENT	PREVIOUS
Nbhd	MID CHATHAM	NOTE				LAND	268,000	223,300
Inf1	100		BUILDING	339,400	250,100			
Inf2	100		DETACHED	45,200	43,100			
			OTHER	0	0			
						TOTAL	652,600	516,500

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	30 0.70	12X20	1990	240 11.33	1,900
GFL	G	1.20	20 0.80	24X24	2001	576 94.05	43,300



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	11/21/2019	TCK
MODEL	1		RESIDENTIAL	LIST	11/21/2019	EST
STYLE	4	1.00	CAPE [100%]	REVIEW	12/10/2019	MR
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	2005	SIZE ADJ	1.000
NET AREA	1,224	DETAIL ADJ	1.050
\$NLA(RCN)	\$334	OVERALL	1.000
CAPACITY		UNITS	ADJ
STORIES		1.5	1.00
ROOMS		5	1.00
BEDROOMS		2	1.00
FULL BATHS		1	1.00
1/2 BATHS		1	1.00
FIXTURES		5	\$4,200
UNITS		1	1.00

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	FLR & WALL	1.00	A	BMU	N	BSMT UNFINISHED	816		76.14	62,132
EXT. COVER	1	WOOD SHINGLE	1.00	A	BAS	L	BAS AREA	816	2005	285.47	232,940
ROOF SHAPE	1	GABLE	1.00	A	USF	L	UP-STRY FIN	408	2005	242.23	98,828
ROOF COVER	1	ASPH/CMP SHIN	1.00	B	WDK	N	WOOD DECK	160		58.40	9,344
FLOOR COVER	43	ASPH TL/CARPET	1.00	ODS	O	O	OUT DOOR SHWR-A	1		1,477.00	1,477
INT. FINISH	2	DRYWALL	1.00								
HEATING/COOL	11	HT-WT/COOL AIR	1.05								
FUEL SOURCE	2	GAS	1.00								

TOTAL RCN	408,921
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A
EFF.YR/AGE	2005 / 17
COND	17 17 %
FUNC	0
ECON	0
DEPR	17 % GD 83
RCNLD	\$339,400