

Key: 6958

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 7.437

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
PROCTOR KENNETH & SHERYL A PO BOX 285 CHATHAM, MA 02633-0285				8F-38-D27				40 EDGEWOOD RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
PROCTOR KENNETH & SHERYL				06/07/1972	A		1 1663-276				

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	%
	02/12/2009	50	Meas & List			RRC	100	100

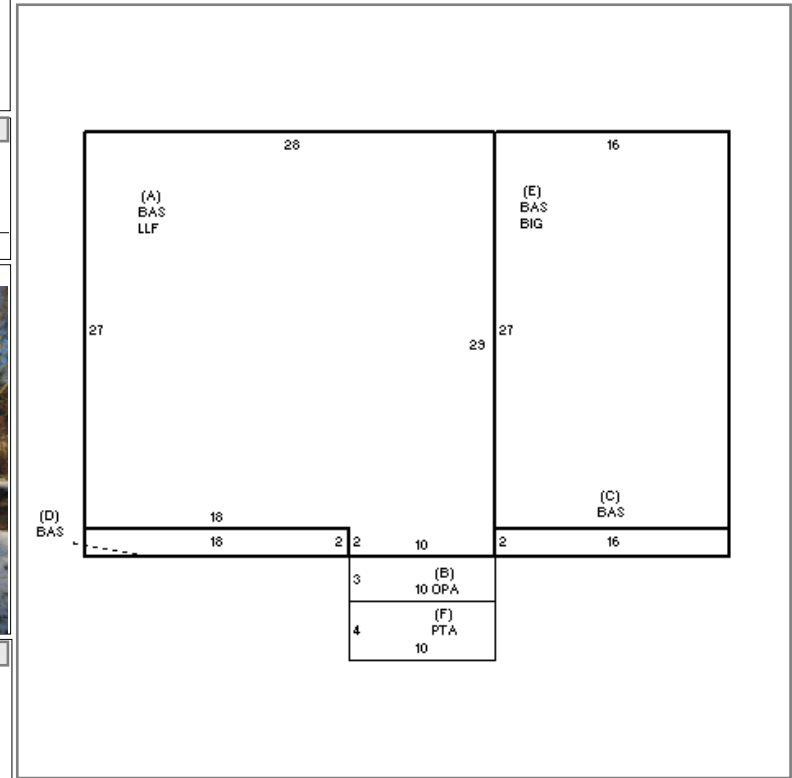
LAND

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	11,300	MC	1.00	100	1.00	100	1.00	R02	1.00		274,260

TOTAL	11,300 SF	ZONING	R20	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	MID CHATHAM	NOTE				LAND	274,300	228,500
Inf1	100		BUILDING	272,500	256,300			
Inf2	100		DETACHED	700	700			
			OTHER	0	0			
						<b>TOTAL</b>	<b>547,500</b>	<b>485,500</b>

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	30 0.70 8X8	1981	64	16.25	700



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	1/8/2020	TCK
MODEL	1		RESIDENTIAL	LIST	1/8/2020	EST
STYLE	2	0.90	RAISED RANCH [100%]	REVIEW	2/3/2020	MR
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

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YEAR BLT	1962	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	454,218	
NET AREA	1,276	DETAIL ADJ	0.900	FOUNDATION	4	FLR & WALL	1.00	A	LLF	N	LOWER LEVEL FIN	776		161.36	125,216	CONDITION ELEM CD		
\$NLA(RCN)	\$356	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	B	OPA	N	OPEN PORCH	30		76.10	2,283	EXTERIOR	F	
CAPACITY			UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BAS AREA	1,276	1962	219.26	279,779	INTERIOR	F
STORIES	1	1.00	ROOF COVER	1	ASPH/CMP SHIN	1.00	E	BIG	N	BUILT-IN GARAGE	432		79.69	34,427	KITCHEN	A		
ROOMS	6	1.00	FLOOR COVER	1	HARDWOOD	1.00	F	PTA	N	PATIO/STOOP	40		17.90	716	BATHS	A		
BEDROOMS	3	1.00	INT. FINISH	2	DRYWALL	1.00	F11	O	FPL 1S 1OP	1			7,477.00	7,477	HEAT	A		
FULL BATHS	2	1.00	HEATING/COOL	1	FORCED AIR	1.00									ELECT	A		
1/2 BATHS	0	1.00	FUEL SOURCE	2	GAS	1.00												
FIXTURES	6	\$4,320																
UNITS	1	1.00																
EFF.YR/AGE																1966 / 56		
COND																40 40 %		
FUNC																0		
ECON																0		
DEPR																40 % GD 60		
RCNLD																\$272,500		