

Key: 7083

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 7.566

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
MCMAHON KEVIN J & SHERILL L 195 LAKEVIEW AVE CHATHAM, MA 02633				81-48-C192				195 LAKEVIEW AVE			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
MCMAHON KEVIN J & SHERILL				08/26/2016	O	458,000	(210508)				
BLOCK, JARED & AMY CLARK				07/21/2006	QS	582,000	(180662)				
HORNE ROBERT & GREGORY				10/17/2002	A	100	(166937)				

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
17-1010	100	SINGLE FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
18-009	01/04/2018	3	Renovations		06/22/2018	NF	100	100
17-088	02/14/2017	3	Renovations	28,000	06/22/2018	NF	100	100
17-053	01/30/2017	3	Renovations	25,254	06/22/2018	NF	100	100
13-392	07/25/2013	10	Reroof	5,000	04/14/2014	MR	100	100
	02/08/2010	50	Meas & List			RRC	100	100

LAND

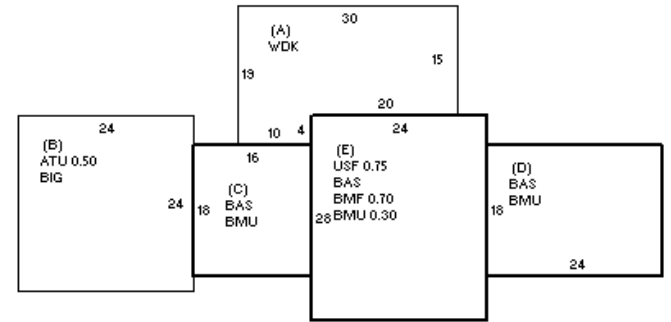
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	30,890	MC	1.00	100	1.00	100	1.00	R03	1.00		321,080

DETAILED

TOTAL	30,890 SF	ZONING	R60	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	MID CHATHAM	NOTE				LAND	321,100	267,600
Inf1	100		BUILDING	556,800	513,000			
Inf2	100		DETACHED	0	0			
			OTHER	0	0			
						TOTAL	877,900	780,600

BUILDING

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								12/16/2019



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	12/16/2019	TCK
MODEL	1		RESIDENTIAL	LIST	12/16/2019	EST
STYLE	4	1.00	CAPE [100%]	REVIEW	1/9/2020	MR
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1987	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	1,896	DETAIL ADJ	1.030	FOUNDATION	4	FLR & WALL	1.00	A	WDK	N	WOOD DECK	490		58.40	28,616
\$NLA(RCN)	\$367	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	B	BIG	N	BUILT-IN GARAGE	576		77.17	44,449
				ROOF SHAPE	1	GABLE	1.00	B	ATU	N	UNFIN ATTIC	288		78.50	22,608
				ROOF COVER	1	ASPH/CMP SHIN	1.00	+	BMU	N	BSMT UNFINISHED	922		73.78	68,021
				FLOOR COVER	13	HARDWD/CARPET	1.00	+	BAS	L	BAS AREA	1,392	1987	254.31	354,001
				INT. FINISH	2	DRYWALL	1.00	E	BMF	N	BSMT FINISH-SEP	470		108.60	51,042
				HEATING/COOL	9	WARM/COOL AIR	1.03	E	USF	L	UP-STRY FIN	504	1987	215.79	108,759
				FUEL SOURCE	2	GAS	1.00	F21	O	FPL 2S 1OP	1		10,376.00	10,376	
								ODS	O	OUT DOOR SHWR-A	1		1,477.00	1,477	

TOTAL RCN	695,941
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	G
KITCHEN	V
BATHS	A
HEAT	A
ELECT	A
EFF.YR/AGE	2002 / 20
COND	20 20 %
FUNC	0
ECON	0
DEPR	20 % GD 80
RCNLD	\$556,800