

Key: 7285

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 7.776

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
KENNEY OWEN D & RUBIN TARA 14 HILL ST COHASSET, MA 02025				9B-37-11				394 BARN HILL RD			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
KENNEY OWEN D & RUBIN TAR				08/03/2020	A	1 33133-345					
KENNEY OWEN D & TARA				06/27/2011	A	1 25529-270					
DONALD D KENNEY FAMILY TR				11/15/1989	A	1 6956-334					

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	%
14-640	10/23/2014	3	Renovations	1,725	04/14/2015	MW	100	100
	02/09/2010	50	Meas & List			RRC	100	100
94-464	12/01/1994	2	Additions	10,000			100	100
1994268	11/21/1994	99	n/a				100	100
1989230	11/22/1989	99	n/a				100	100

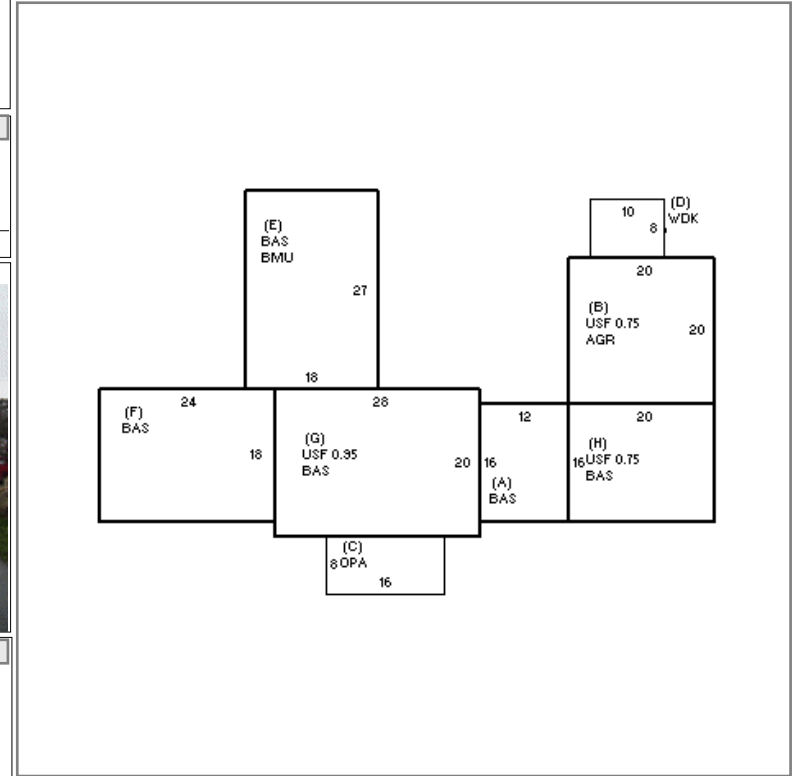
LAND

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	36,988	WC	1.00	100	1,282,750	1.07	100	1.00	VW6	3.50	1,160,670

TOTAL	36,988 SF	ZONING	R20	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	WEST CHATHAM	NOTE			LAND	1,160,700	967,200	
Inf1	100		BUILDING	948,900	833,500			
Inf2	100		DETACHED	0	0			
			OTHER	0	0			
					TOTAL	2,109,600	1,800,700	

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE
MODEL	1		RESIDENTIAL	LIST
STYLE	18	1.30	RENO'D ANTIQUE [100%]	REVIEW
QUALITY	+	1.20	PLUS AVE [100%]	5/17/2016
FRAME	1	1.00	WOOD FRAME [100%]	APK

LOADING

YEAR BLT	1790	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	1,186,165		
NET AREA	3,062	DETAIL ADJ	1.313	FOUNDATION	4	FLR & WALL	1.00	+	BAS	L	BAS AREA	1,990	1790	362.00	720,382	CONDITION ELEM	CD		
\$NLA(RCN)	\$387	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	B	AGR	N	ATTACHED GARAGE	400		96.57	38,628	EXTERIOR	G		
CAPACITY			UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	+	USF	L	UP-STRY FIN	1,072	307.17	329,286	INTERIOR	G		
STORIES	1.95	1.00	ROOF COVER	2	WOOD SHIN	1.01	C	OPA	N	OPEN PORCH	128		91.32	11,689	KITCHEN	G			
ROOMS	0	1.00	FLOOR COVER	21	SOFTWD/HARDWD	1.00	D	WDK	N	WOOD DECK	80		70.08	5,606	BATHS	G			
BEDROOMS	4	1.00	INT. FINISH	2	DRYWALL	1.00	E	BMU	N	BSMT UNFINISHED	486		108.07	52,524	HEAT	U			
FULL BATHS	3	1.00	HEATING/COOL	2	HOT WATER	1.00	F21	O	FPL 2S 1OP	1		12,451.20	12,451	ELECT	U				
1/2 BATHS	0	1.00	FUEL SOURCE	2	GAS	1.00	MST	O	MASONRY STACK	1		2,481.60	2,482						
FIXTURES	9	\$11,345					ODS	O	OUT DOOR SHWR-A	1		1,772.40	1,772						
UNITS	1	1.00																	
																EFF.YR/AGE	2002 / 20		
																COND	20 20 %		
																FUNC	0		
																ECON	0		
																DEPR	20	% GD	80
																RCNLD	\$948,900		