Key: 7325

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 7,817

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
HOLDEN DAVID P & JANET L **28 BARN HILL LN** **CHATHAM, MA 02633**	**9C-21-B37**	**28 BARN HILL LN**

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
HOLDEN DAVID P & JANET L	12/22/2006	QS	653,250	21639-345
MACHCINSKI VICTOR A & BAR	03/22/1972	QS	58,000	1620-41

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	%
18-387	05/21/2018	3	Renovations	16,000	02/25/2019	TCK	100	100
	02/09/2010	50	Meas & List			RRC	100	100
1996198	08/26/1996	99	n/a				100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	14,450	WC 1.00	100 1.00	100 1.00	549,750	2.34	100 1.00	R05 1.50			426,450

TOTAL	14,450 SF	ZONING	R20	FRNT	100

Nbhd	WEST CHATHAM
Infl1	100
Infl2	100

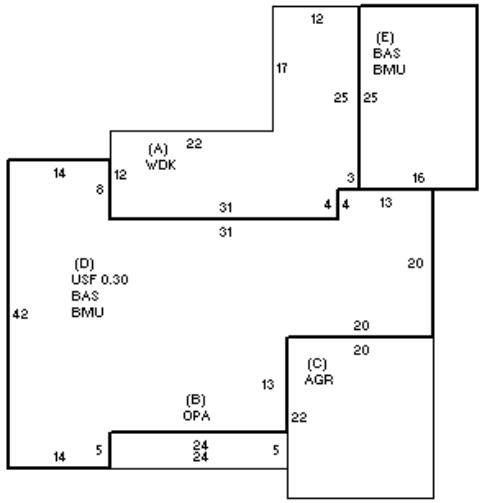
NOTE

ASSESSED	CURRENT	PREVIOUS
LAND	426,500	355,400
BUILDING	573,700	529,800
DETACHED	0	0
OTHER	0	0
TOTAL	**1,000,200**	**885,200**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 02/25/2019



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	4	1.00	CAPE [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE		
LIST		
REVIEW	5/23/2019	TD

YEAR BLT	1970	SIZE ADJ	1.000
NET AREA	2,553	DETAIL ADJ	1.050
$NLA(RCN)	$330	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	0	1.00
BEDROOMS	4	1.00
FULL BATHS	3	1.00
1/2 BATHS	1	1.00
FIXTURES	11	$9,240
UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	FLR & WALL	1.00
EXT. COVER	1	WOOD SHINGLE	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/CMP SHIN	1.00
FLOOR COVER	13	HARDWD/CARPET	1.00
INT. FINISH	2	DRYWALL	1.00
HEATING/COOL	11	HT-WT/COOL AIR	1.05
FUEL SOURCE	2	GAS	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	WDK	N	WOOD DECK	600		58.40	35,040
B	OPA	N	OPEN PORCH	120		76.10	9,132
C	AGR	N	ATTACHED GARAGE	440		79.52	34,988
+	BMU	N	BSMT UNFINISHED	2,056		63.82	131,220
+	BAS	L	BAS AREA	2,056	1970	247.07	507,971
D	USF	L	UP-STRY FIN	497	1970	209.65	104,194
	F12	O	FPL 1S 2OP	1		10,376.00	10,376
	ODS	O	OUT DOOR SHWR-A	1		1,477.00	1,477

TOTAL RCN	843,638

CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A

EFF.YR/AGE	1971 / 51

COND	32	32 %	
FUNC	0		
ECON	0		
DEPR	32	% GD	68

RCNLD	$573,700