

Key: 7394

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 7.887

LEGAL

LAND


DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION				
WINOGRAD MAX B & DUFFY AMANDA M 296 BEACON ST BOSTON, MA 02116				9D-27A-M2				144 BARN HILL RD				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
WINOGRAD MAX B & DUFFY AM				01/31/2020	QS	585,000	32663-304					
MELIA STEPHEN C & SARAH J				11/13/2013	QS	500,000	27819-61					
DONNELLY DAVID M				04/11/2003	A	1	16736-16					
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	12,540	WC	1.00	100	1.00	100	1.00	PV1	1.60		445,480

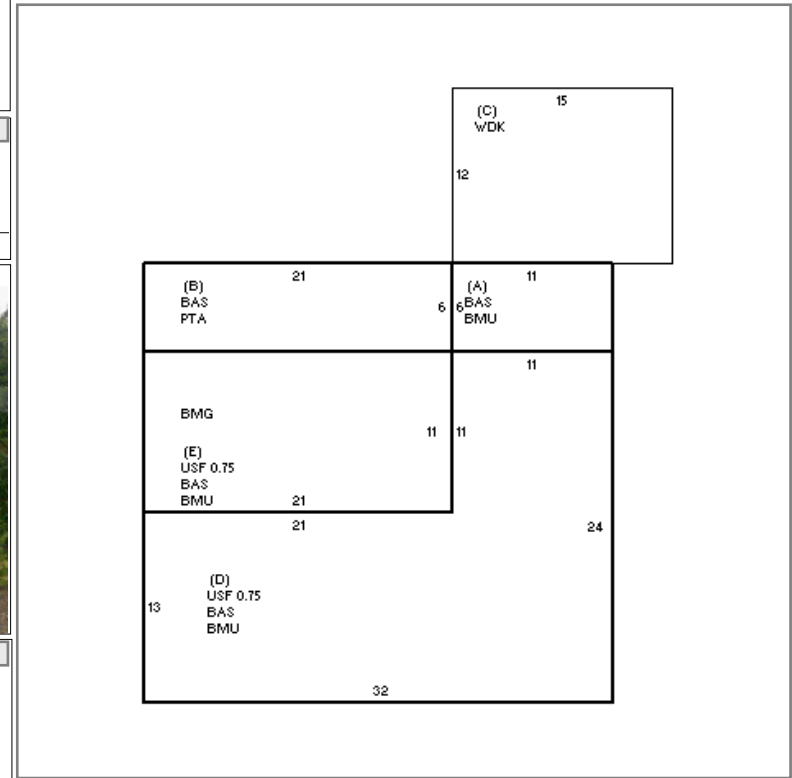
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
12-584	12/13/2012	10	Reroof	5,700	06/28/2013	SF	100	100
10-399	02/10/2011	50	Meas & List			RRC	100	100
1999056	10/27/2010	11	Window Rplc	9,400	02/10/2011		100	100
	04/16/1999	99	n/a				100	100

TOTAL	12,540 SF	ZONING	R20	FRNT	100	ASSESSED	CURRENT	PREVIOUS
Nbhd	WEST CHATHAM	NOTE			LAND	445,500	348,000	
Inf1	100		BUILDING	356,000	324,000			
Inf2	100		DETACHED	0	0			
			OTHER	0	0			
					TOTAL	801,500	672,000	

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	01/16/2013
									

BUILDING	CD	ADJ	DESC	MEASURE		
MODEL	1		RESIDENTIAL	LIST REVIEW	11/4/2019	APK
STYLE	4	1.00	CAPE [100%]			
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS



YEAR BLT	1978	SIZE ADJ	1.000
NET AREA	1,536	DETAIL ADJ	1.000
\$NLA(RCN)	\$305	OVERALL	1.000
CAPACITY		UNITS	ADJ
STORIES		1.75	1.00
ROOMS		0	1.00
BEDROOMS		3	1.00
FULL BATHS		2	1.00
1/2 BATHS		0	1.00
FIXTURES		6	\$4,800
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	2	HOT WATER	1.00
FUEL SOURCE	1	OIL	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	834		75.72	63,154
+	BAS	L	BAS AREA	960	1978	257.50	247,196
B	PTA	N	PATIO/STOOP	126		17.90	2,255
C	WDK	N	WOOD DECK	180		58.40	10,512
+	USF	L	UP-STRY FIN	576	1978	218.49	125,853
	BMG	O	BSMT GARAGE	1		2,770.00	2,770
	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	468,393	
CONDITION ELEM	CD	
EXTERIOR	A	
INTERIOR	A	
KITCHEN	A	
BATHS	A	
HEAT	U	
ELECT	A	
EFF.YR/AGE	1991 / 31	
COND	24	24 %
FUNC	0	
ECON	0	
DEPR	24	% GD 76
RCNLD	\$356,000	