

Key: 1553

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 1.690

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
THORNTON JOHN T & PATRICIA C 157 WAPOOS TRL CHATHAM, MA 02633				13A2-8-N142				157 WAPOOS TRL			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
THORNTON JOHN T & PATRICIA J R FENNELL RLTY TR HARWI				12/13/1995	QS	2,450,000	(139474)				
				01/22/1992	QS	2,100,000	(125550)				

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	%
23-506	06/07/2023	11	Window Rplc	7,440				0 0
21-584	05/01/2020	6	Pools etc	135,000	03/17/2021	NF	100	100
19-475	06/28/2019	3	Renovations	50,000	02/04/2020	TCK	100	100
16-313	05/16/2016	3	Renovations	350,000	05/11/2017	NF	100	100
	04/16/2007	50	Meas & List			RRC	100	100

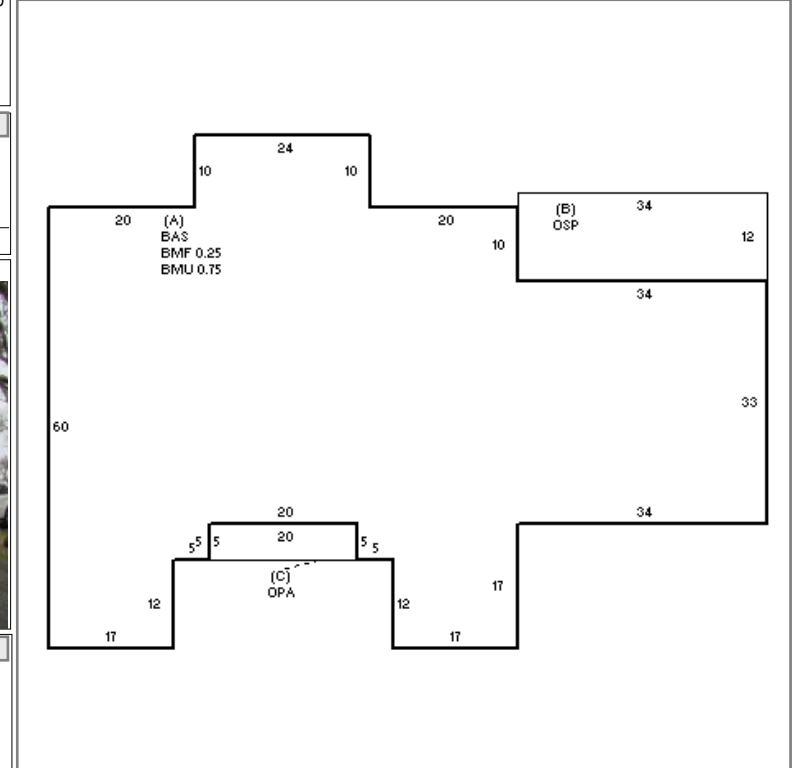
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	40,000	MOR	1.00	100	1.00	1.00	4,031,500	1.00	100	1.00	OF6 11.00	3,702,020
300	A	12,881	MOR	1.00	100	1.00	100	211,200	1.00	100	1.00	OF6 11.00	2,720,470

TOTAL	13.799 Acres	ZONING	R40	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	MORRIS ISLAND	NOTE Harbor Frt-topo/-topo			LAND	6,422,500	5,351,900	
Inf1	100		BUILDING	3,923,100	3,342,600			
Inf2	100		DETACHED	161,900	159,300			
			OTHER	0	0			
						TOTAL	10,507,500	8,853,800

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DCK	A	1.00	10 0.90	1988	180	700.66	113,500
CBH	+	1.10	10 0.90 40X30	1999	1,200	23.87	25,800
IPG	A	1.00	10 0.90 40X16(EST)	2020	640	39.31	22,600



BLDG COMMENTS
MST=WOODSTOVE/BOATHOUSE



BUILDING	CD	ADJ	DESC	MEASURE		
MODEL	1		RESIDENTIAL	LIST REVIEW	5/18/2021	EMZ
STYLE	4	1.00	CAPE [100%]			
QUALITY	V	2.35	VERY GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1960	SIZE ADJ	1.000
NET AREA	6,369	DETAIL ADJ	1.060
\$NLA(RCN)	\$684	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	2	1.00
ROOMS	7	1.00
BEDROOMS	5	1.00
FULL BATHS	6	1.00
1/2 BATHS	2	1.00
FIXTURES	24	\$47,827
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	2	WOOD SHIN	1.01
FLOOR COVER	16	HARDWD/OTHER	1.00
INT. FINISH	13	PLASTR/WD PNL	1.00
HEATING/COOL	11	HT-WT/COOL AIR	1.05
FUEL SOURCE	1	OIL	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	3,557		141.81	504,406
A	BMF	N	BSMT FINISH-SEP	1,186		255.21	302,680
A	BAS	L	BAS AREA	4,742	1960	535.88	2,541,144
B	OSP	N	OPEN SCR PORCH	408		185.18	75,553
C	OPA	N	OPEN PORCH	100		178.84	17,884
ATF	L		FINISHED ATTIC	120	1960	322.34	38,681
USF	L		UP-STRY FIN	1,507	1960	454.71	685,251
PTA	N		PATIO/STOOP	95		42.08	3,997
BMG	O		BSMT GARAGE	3		6,508.73	19,526
FPL	O		FPL, FIREPLACE	6		19,523.80	117,143
MST	O		MASONRY STACK	1		4,859.80	4,860

TOTAL RCN	4,358,952	
CONDITION ELEM	CD	
EXTERIOR	V	
INTERIOR	V	
KITCHEN	V	
BATHS	V	
HEAT	U	
ELECT	U	
EFF.YR/AGE	2012 / 10	
COND	10	10 %
FUNC	0	
ECON	0	
DEPR	10	% GD 90
RCNLD	\$3,923,100	