

Key: 1933

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 2.100

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
ROWLAND DRIVE REALTY TRUST EILERS FRANCA V TRUSTEE 14 ROWLAND DR N CHATHAM, MA 02650				13I-11-R1				14 ROWLAND DR			
				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)
				ROWLAND DRIVE REALTY TRUS				04/19/2017	A	1	30428-210
EILERS FLOY D & DANA & FR				01/31/2012	A	1	26046-236				
EILERS J/T FLOY D				08/21/1998	A	1	11649-165				

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1090	100	MULTIPLE HSES				1	1 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
21-438	07/22/2020	12	INSULATION	5,000	04/08/2021	NF	100	100
09-264	02/05/2010	50	Meas & List	3,500	02/05/2010	RRC	100	100
	07/27/2009	2	Additions			100	100	
08-382	03/16/2009	50	Meas & List	150,000	03/16/2009	CE	100	100
	09/02/2008	2	Additions				100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE				
100	S	39,204	NC	1.00	90	0.90	100	1.00	907,088	1.02	MDW	1.10	CV1	2.50		829,600

TOTAL	39,204 SF	ZONING	R40	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NORTH CHATHAM	N O T E	Www/hwy. Deeded Rts Beach + Rec area PL223/133. INFL1=PROXIMITY TO RTE 28			LAND	829,600	691,300
Infl1	90		BUILDING	350,400	323,000			
Infl2	100		DETACHED	1,100	1,000			
			OTHER	293,800	267,400			
			TOTAL	1,474,900	1,282,700			

DETACHED

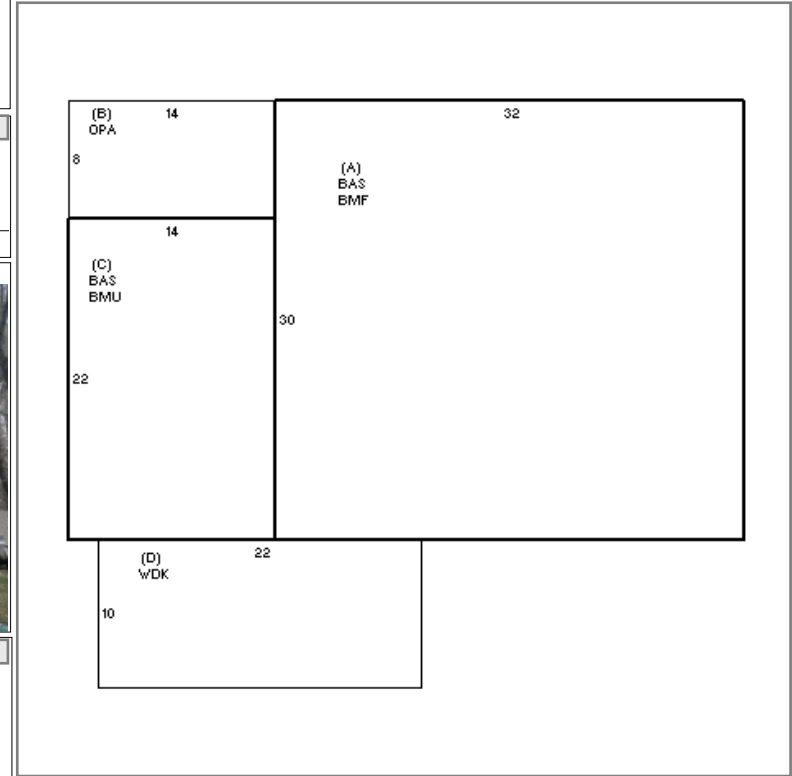
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
SHF	A	1.00	10 0.90	2008	80	15.24	1,100	04/08/2020



BUILDING	CD	ADJ	DESC	MEASURE	LIST	REVIEW
MODEL	1		RESIDENTIAL			
STYLE	1	0.85	RANCH [100%]			
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BUILDING

YEAR BLT	1963	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	461,026																		
NET AREA	1,268	DETAIL ADJ	0.850	FOUNDATION	4	FLR & WALL	1.00	A	BMF	N	BSMT FINISH-SEP	960		108.60	104,256																				
\$NLA(RCN)	\$364	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	A	BAS	L	BAS AREA	960	1963	228.95	219,789																				
				ROOF SHAPE	1	GABLE	1.00	B	OPA	N	OPEN PORCH	112		76.10	8,523																				
				ROOF COVER	1	ASPH/CMP SHIN	1.00	C	BMU	N	BSMT UNFINISHED	308		90.48	27,868																				
				FLOOR COVER	1	HARDWOOD	1.00	C	BAS	L	BAS AREA	308	1999	228.95	70,516																				
				INT. FINISH	2	DRYWALL	1.00	D	WDK	N	WOOD DECK	220		58.40	12,848																				
				HEATING/COOL	2	HOT WATER	1.00		BMG	O	BSMT GARAGE	1		2,770.00	2,770																				
				FUEL SOURCE	1	OIL	1.00		F21	O	FPL 2S 1OP	1		10,376.00	10,376																				
				<table border="1"> <tr> <th>CONDITION ELEM</th> <th>CD</th> </tr> <tr> <td>EXTERIOR</td> <td></td> </tr> <tr> <td>INTERIOR</td> <td></td> </tr> <tr> <td>KITCHEN</td> <td></td> </tr> <tr> <td>BATHS</td> <td></td> </tr> <tr> <td>HEAT</td> <td></td> </tr> <tr> <td>ELECT</td> <td></td> </tr> </table>														CONDITION ELEM	CD	EXTERIOR		INTERIOR		KITCHEN		BATHS		HEAT		ELECT					
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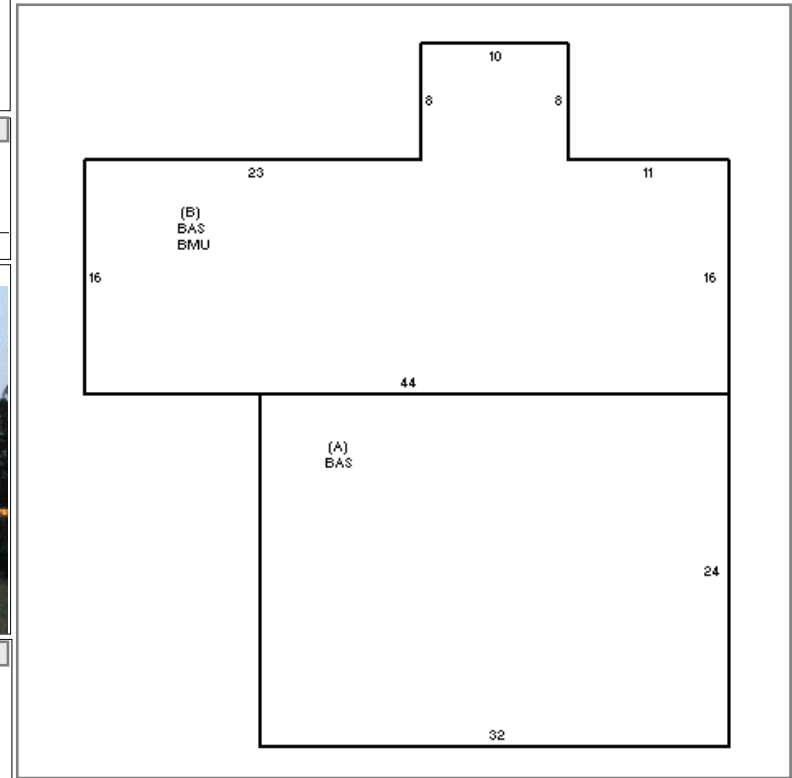
LEGALS

CURRENT OWNER		PARCEL ID		LOCATION	
ROWLAND DRIVE REALTY TRUST EILERS FRANCA V TRUSTEE 14 ROWLAND DR N CHATHAM, MA 02650		13I-11-R1		14 ROWLAND DR	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1090	100	MULTIPLE HSES				2	2 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%

LAND

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
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TOTAL

TOTAL	ZONING	FRNT	ASSESSED	CURRENT	PREVIOUS
Nbhd	NOTE		LAND	293,800	
Inf1		BUILDING			
Inf2		DETACHED			
TOTAL			OTHER		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
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BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	REVIEW	4/23/2021	APK
MODEL	1		RESIDENTIAL	LIST			
STYLE	1	0.85	RANCH [100%]	REVIEW			
QUALITY	A	1.00	AVERAGE [100%]				
FRAME	1	1.00	WOOD FRAME [100%]				

BLDG COMMENTS

IN

YEAR BLT	1973	SIZE ADJ	1.000
NET AREA	1,552	DETAIL ADJ	0.875
\$NLA(RCN)	\$270	OVERALL	1.000
CAPACITY		UNITS	ADJ
STORIES	1	1.00	
ROOMS	0	1.00	
BEDROOMS	2	1.00	
FULL BATHS	2	1.00	
1/2 BATHS	0	1.00	
FIXTURES	6	\$4,200	
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	1	HARDWOOD	1.00
INT. FINISH	2	DRYWALL	1.00
HEATING/COOL	9	WARM/COOL AIR	1.03
FUEL SOURCE	2	GAS	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BAS	L	BAS AREA	1,552	1973	224.87	348,995
B	BMU	N	BSMT UNFINISHED	784		76.98	60,350
	GFP	O	GAS LOG/FP/E FP	1		6,222.00	6,222

TOTAL RCN	419,767
CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	
EFF.YR/AGE	1973 / 49
COND	30 30 %
FUNC	0
ECON	0
DEPR	30 % GD 70
RCNLD	\$293,800