

Key: 1976

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 2.142

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LAND

CURRENT OWNER				PARCEL ID				LOCATION				
SHULMAN MARTIN E & CAROL S 350 BOYLSTON ST APT 104 NEWTON CENTER, MA 02459-2875				131-8N-EC14				35 FROST FISH HILL				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
SHULMAN MARTIN E & CAROL				05/25/2012	QS	1,827,500	26363-37					
FROST FISH HILL NOMINEE T				05/15/1998	G	982,500	11430-329					
ELDRIDGE				12/30/1986	N	1	5489-69					
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,000	MC	1.00	100	842,950	1.00	100	1.00	CV1	2.30	774,060
300	A	0.011	MC	1.00	100	44,160	1.00	100	1.00	CV1	2.30	490

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	%
22-464	06/01/2022	10	Reroof	4,375	05/04/2023	NF	100	100
12-281	05/31/2012	3	Renovations	40,000	06/24/2013	SF	100	100
	02/15/2011	50	Meas & List			CE	100	100
	03/18/2009	50	Meas & List			RRC	100	100
08-265	06/02/2008	1	New Construc	750,000	04/20/2012	MR	100	100

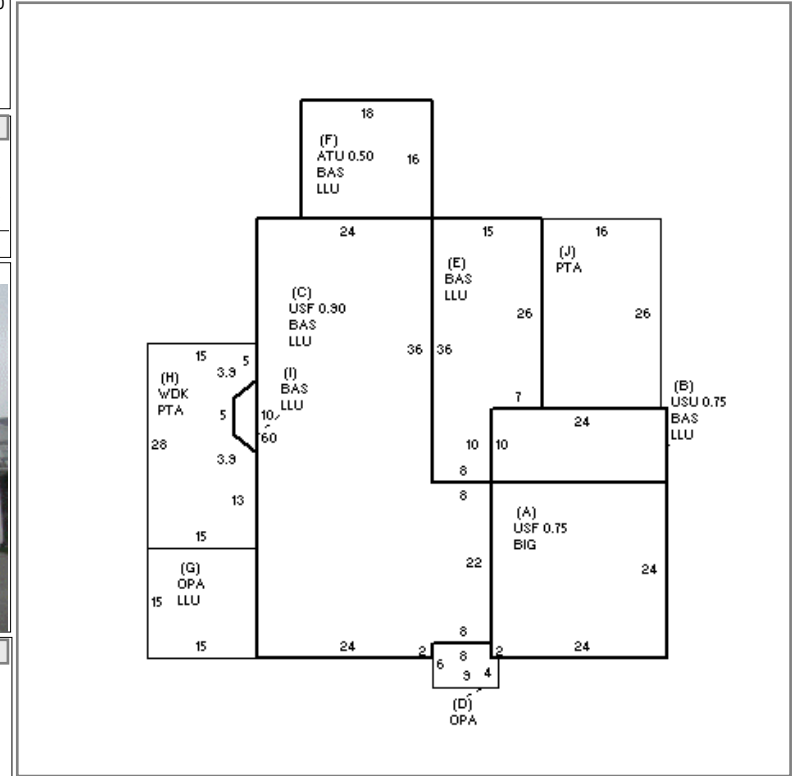
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TOTAL	40,473 SF				ZONING	R40	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	MID CHATHAM				NOTE			LAND	774,600	645,400	
Inf1	100					BUILDING	3,836,600	3,186,900			
Inf2	100					DETACHED	0	0			
				OTHER		0	0				
				TOTAL	4,611,200	3,832,300					

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS



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BUILDING	CD	ADJ	DESC	MEASURE	12/14/2021	NF
MODEL	1		RESIDENTIAL	LIST	12/14/2021	EST
STYLE	19	1.30	NEW STYLE [100%]	REVIEW	5/24/2023	EMZ
QUALITY	V	2.35	VERY GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	2010	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ
NET AREA	4,523	DETAIL ADJ	1.352	FOUNDATION	4	FLR & WALL	1.00
\$NLA(RCN)	\$964	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00
CAPACITY				ROOF SHAPE	3	GAMBREL	1.00
STORIES	1.9	1.00		ROOF COVER	2	WOOD SHIN	1.01
ROOMS	9	1.00		FLOOR COVER	16	HARDWD/OTHER	1.00
BEDROOMS	3	1.00		INT. FINISH	2	DRYWALL	1.00
FULL BATHS	3	1.00		HEATING/COOL	9	WARM/COOL AIR	1.03
1/2 BATHS	1	1.00		FUEL SOURCE	2	GAS	1.00
FIXTURES	15	\$38,126					
UNITS	1	1.00					

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	4,359,796
A	BIG	N	BUILT-IN GARAGE	576		181.35	104,455	CONDITION ELEM	CD
A	USF	L	UP-STRY FIN	432	2012	574.53	248,198	EXTERIOR	A
+	LLU	N	LOWER LEVEL UN	2,862		381.50	1,091,855	INTERIOR	A
+	BAS	L	BAS AREA	2,637	2010	677.09	1,785,485	KITCHEN	A
B	USU	N	UPPER STORY UNF	180		344.99	62,099	BATHS	A
C	USF	L	UP-STRY FIN	1,454	2010	574.53	835,371	HEAT	A
+	OPA	N	OPEN PORCH	277		178.84	49,538	ELECT	A
F	ATU	N	UNFIN ATTIC	144		184.48	26,564		
+	PTA	N	PATIO/STOOP	814		42.07	34,242		
H	WDK	N	WOOD DECK	398		137.24	54,621		
GFP	O		GAS LOG/FP/E FP	2		14,620.55	29,241		
								EFF.YR/AGE	2010 / 12
								COND	12 12 %
								FUNC	0
								ECON	0
								DEPR	12 % GD 88
								RCNLD	\$3,836,600