

Key: 2033

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 2.199

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
70 HIGH POINT DRIVE REALTY TRUST c/o ZABBO RICHARD J & KRISTEN M 48 HOLBROOK AVE RUMFORD, RI 02916-2507				13K-21-R29				70 HIGH POINT DR			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
70 HIGH POINT DRIVE REALT				07/12/2018	QS	855,000	31398-111				
DUNCAN ELIZABETH Q				09/30/2003	QS	685,000	17727-328				
DREYER JAMES & A BARBARA				05/09/1996	QS	290,000	10193-50				

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	%
23-619	07/24/2023	12	INSULATION	5,635				0
21-190	03/06/2020	14	DECK	30,466	04/07/2021	NF	100	100
	11/26/2018	98	SALES QUESTI				100	100
95-364	05/06/1995	2	Additions	45,500			100	100
1995038	02/01/1995	99	n/a				100	100

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	20,570	NC	1.00	100	733,000	1.73	100	1.00	R09	2.00	600,270

TOTAL	20,570 SF	ZONING	R40	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NORTH CHATHAM	NORTH CHATHAM RYDERS COVE ASSOC.=DOCK,POOL,TENNIS COURTS	LAND	600,300	500,200			
Inf1	100		BUILDING	576,100	524,100			
Inf2	100		DETACHED	5,900	5,600			
			OTHER	0	0			
<b>TOTAL</b>			<b>1,182,300</b>	<b>1,029,900</b>				

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	04/07/2020
HTB	A	1.00	10 0.90		1	6,564.90	5,900		

BUILDING	CD	ADJ	DESC	MEASURE	3/14/2019	APK
MODEL	1		RESIDENTIAL	LIST		
STYLE	4	1.00	CAPE [100%]	REVIEW	6/15/2021	EMZ
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1961	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	720,091															
NET AREA	2,352	DETAIL ADJ	1.030	FOUNDATION	4	FLR & WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,650		65.77	108,524																	
\$NLA(RCN)	\$306	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	+	BAS	L	BAS AREA	1,650	1961	245.48	405,040																	
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UP-STRY FIN	702	1995	208.30	146,224																	
				ROOF COVER	1	ASPH/CMP SHIN	1.00	+	PTA	N	PATIO/STOOP	441		17.90	7,894																	
				FLOOR COVER	1	HARDWOOD	1.00	F	WDK	N	WOOD DECK	612		58.40	35,741																	
				INT. FINISH	2	DRYWALL	1.00		BMG	O	BSMT GARAGE	1		2,770.00	2,770																	
				HEATING/COOL	9	WARM/COOL AIR	1.03		F11	O	FPL 1S IOP	1		7,477.00	7,477																	
				FUEL SOURCE	1	OIL	1.00		ODS	O	OUT DOOR SHWR-A	1		1,477.00	1,477																	
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