

Key: 2035

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 2.201

LAND

LAND

DETAILED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
LANDING LANE NO 115 LLC c/o BERTUCCI JOHN R & CLAIRE R ROBINSON HILL LLC 55 OLD BEDFORD RD #206 LINCOLN, MA 01773				13K-23-R5				115 LANDING LN			
				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)
				LANDING LANE NO 115 LLC				10/08/2019	A	1	32363-196
BERTUCCI JOHN R & CLAIRE				10/28/2015	A	1	29231-2				
115 LANDING LANE LLC				10/09/2015	A	1	29193-203				

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	21,090	NC	1.00	1.00	1,905,800	1.70	100	1.00	CF4	5.20	1,566,860

TOTAL	21,090 SF	ZONING	R40	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NORTH CHATHAM	N O T E	Ex Wv. RYDERS COVE ASSOC.=DOCK,POOL,TENNIS COURTS			LAND	1,566,900	1,305,600
Inf1	100		BUILDING	636,700	579,600			
Inf2	100		DETACHED	75,400	75,300			
						OTHER	0	0
						TOTAL	2,279,000	1,960,500

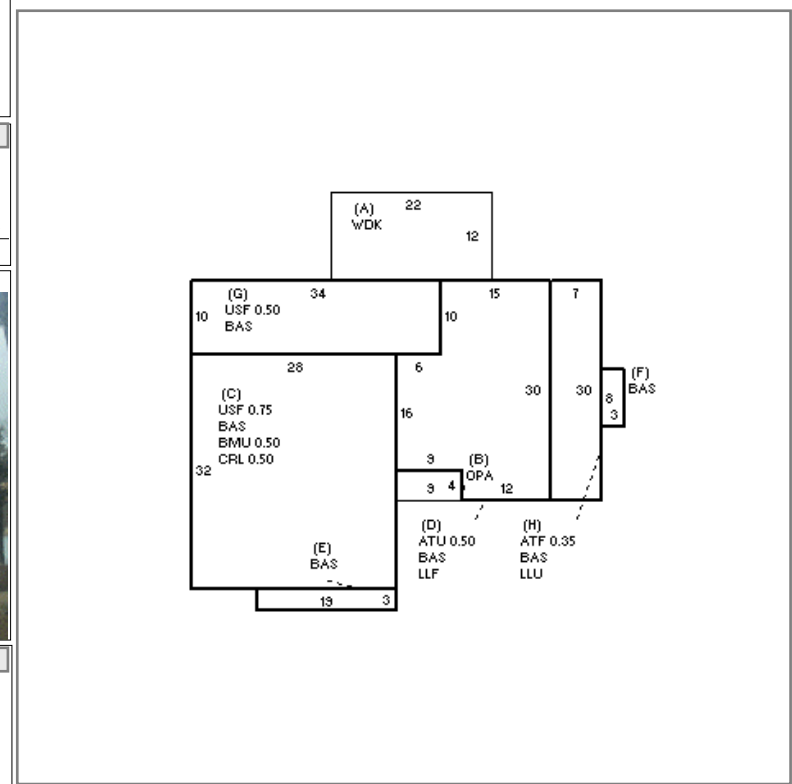
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DCK	A	1.00	40 0.60	1986	64	1,911.00	73,400
SHF	A	1.00	40 0.60 8X12		96	14.26	800
WDK	A	1.00	20 0.80 5X12,4X8		92	16.60	1,200



BUILDING	CD	ADJ	DESC	MEASURE	10/17/2016	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	1960	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	
NET AREA	2,977	DETAIL ADJ	1.050	FOUNDATION	4	FLR & WALL	1.00	A	WDK	N	WOOD DECK	264		58.40	15,418	
\$NLA(RCN)	\$306	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	B	OPA	N	OPEN PORCH	36		76.11	2,740	
				ROOF SHAPE	1	GABLE	1.00	C	CRL	N	CRAWL SPACE	448		22.11	9,904	
				ROOF COVER	1	ASPH/CMP SHIN	1.00	C	BMU	N	BSMT UNFINISHED	448		74.33	33,301	
				FLOOR COVER	1	HARDWOOD	1.00	+	USF	L	UP-STRY FIN	842	1960	200.21	168,575	
				INT. FINISH	2	DRYWALL	1.00	D	LLF	N	LOWER LEVEL FIN	534		173.64	92,723	
				HEATING/COOL	11	HT-WT/COOL AIR	1.05	D	ATU	N	UNFIN ATTIC	267		78.50	20,960	
				FUEL SOURCE	2	GAS	1.00	+	BAS	L	BAS AREA	2,061	1960	235.95	486,284	
									H	LLU	N	LOWER LEVEL UN	210		132.94	27,918
									H	ATF	L	FINISHED ATTIC	74	1960	141.92	10,502
									F31	O	FPL 3ST 1OP	1		23,263.00	23,263	
									GFP	O	GAS LOG/FP/E FP	1		6,222.00	6,222	

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 %
1996265	12/15/2020	3	Renovations		04/07/2021	NF	100 100
93-185	10/17/2016	8	Cyc. Reinsp.		10/17/2016	APK	100 100
	11/01/1996	99	n/a				100 100
	03/01/1993	3	Renovations	4,000			100 100



BLDG COMMENTS
BULKHEAD

TOTAL RCN	909,570
CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	G
KITCHEN	A
BATHS	G
HEAT	A
ELECT	A
EFF.YR/AGE	1973 / 49
COND	30 30 %
FUNC	0
ECON	0
DEPR	30 % GD 70
RCNLD	\$636,700