

Key: 2107

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 2.277

LEGALS

CURRENT OWNER		PARCEL ID		LOCATION	
THE SHARON A HOYNACKI LIVING TRUST HOYNACKI SHARON A TRUSTEE 109 STRONG ISLAND RD CHATHAM, MA 02633		13M-55-B15		109 STRONG ISLAND RD	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
THE SHARON A HOYNACKI LIV		06/07/2007	A	1 22090-89	
HOYNACKI SHARON A		07/28/2003	D	1,450,000 17347-197	
RICH/CHATHAM TRUST		01/27/1989	N	1 6607-82	


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 %
03-417	12/20/2006	50	Meas & List			AM	100 100
03-416	03/02/2004	50	Meas & List			RRC	100 100
P2003161	09/10/2003	1	New Construc	700,000			100 100
	09/10/2003	5	Demolitions	20,000			100 100
	08/11/2003	99	n/a				100 100

LAND

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	14,200	NC	1.00	100	1,832,500	2.37	100	1.00	PF3	5.00	1,417,800
300	A	0.630	NC	1.00	100	96,000	1.00	100	1.00	PF3	5.00	60,480

TOTAL	41,640 SF	ZONING	R40	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NORTH CHATHAM	N O T E	PI Wv SM PF DIST BAYVIEW			LAND	1,478,300	1,231,800
Inf1	100		LAND	1,409,600	1,297,100			
Inf2	100		OTHER	0	0			
<b>TOTAL</b>						<b>2,887,900</b>	<b>2,528,900</b>	

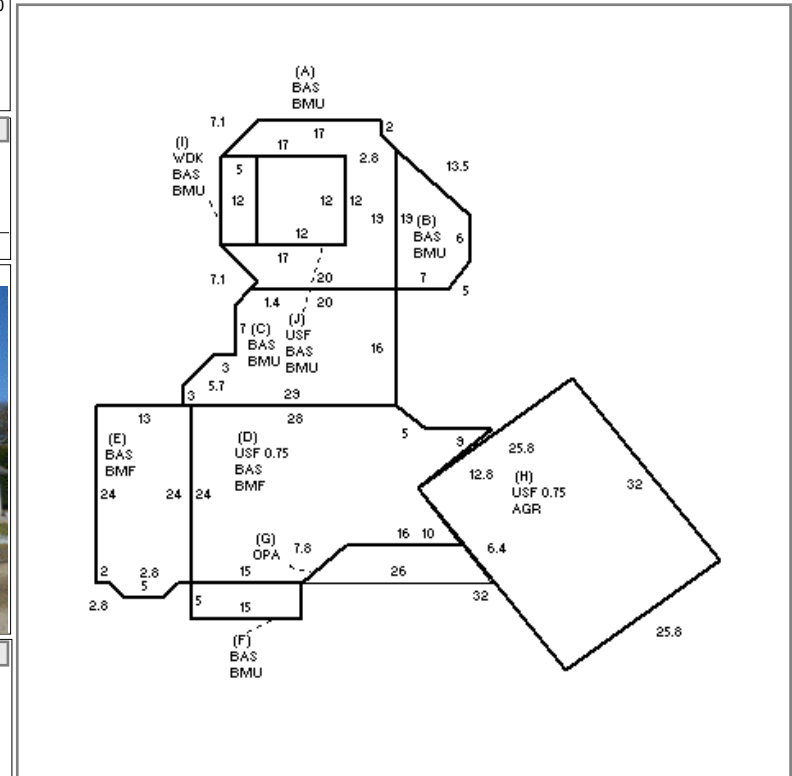
DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	01/03/2013
									

BUILDING	CD	ADJ	DESC	MEASURE		
MODEL	1		RESIDENTIAL	LIST REVIEW	12/13/2017	APK
STYLE	8	0.95	CONTEMPORARY [100%]			
QUALITY	G	1.55	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BUILDING

YEAR BLT	2003	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	1,583,776
NET AREA	3,506	DETAIL ADJ	0.978	FOUNDATION	4	FLR & WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,122		109.39	122,735		
\$NLA(RCN)	\$452	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	+	BAS	L	BAS AREA	2,188	2003	342.93	750,335		
				ROOF SHAPE	1	GABLE	1.00	+	BMF	N	BSMT FINISH-SEP	1,066		168.33	179,440		
				ROOF COVER	1	ASPH/CMP SHIN	1.00	+	USF	L	UP-STRY FIN	1,318	2003	290.99	383,524		
				FLOOR COVER	13	HARDWD/CARPET	1.00	G	OPA	N	OPEN PORCH	105		117.96	12,386		
				INT. FINISH	2	DRYWALL	1.00	H	AGR	N	ATTACHED GARAGE	825		116.11	95,787		
				HEATING/COOL	9	WARM/COOL AIR	1.03	I	WDK	N	WOOD DECK	60		90.52	5,431		
				FUEL SOURCE	2	GAS	1.00		F21	O	FPL 2S 1OP	1		16,082.80	16,083		
									ODS	O	OUT DOOR SHWR-A	1		2,289.40	2,289		



EFF. YR/AGE	2011 / 11	COND	11 11 %	FUNC	0	ECON	0	DEPR	11 % GD	89	RCNLD	\$1,409,600
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