

Key: 2170

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 2.349

LEGALS AND


CURRENT OWNER				PARCEL ID				LOCATION				
HIGGINS JAMES H & MARTHA R 39 WAPOOS TRL CHATHAM, MA 02633				14A3-12A-N162				1 WAPOOS TRL				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
HIGGINS JAMES H & MARTHA				09/08/1995	QS	730,000	(138234)					
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,000	MOR 1.00	100	1.00	4,031,500	1.00	100	1.00	W11	11.00	3,702,020
300	A	0.141	MOR 1.00	100	1.00	211,200	1.00	100	1.00	W11	11.00	29,780

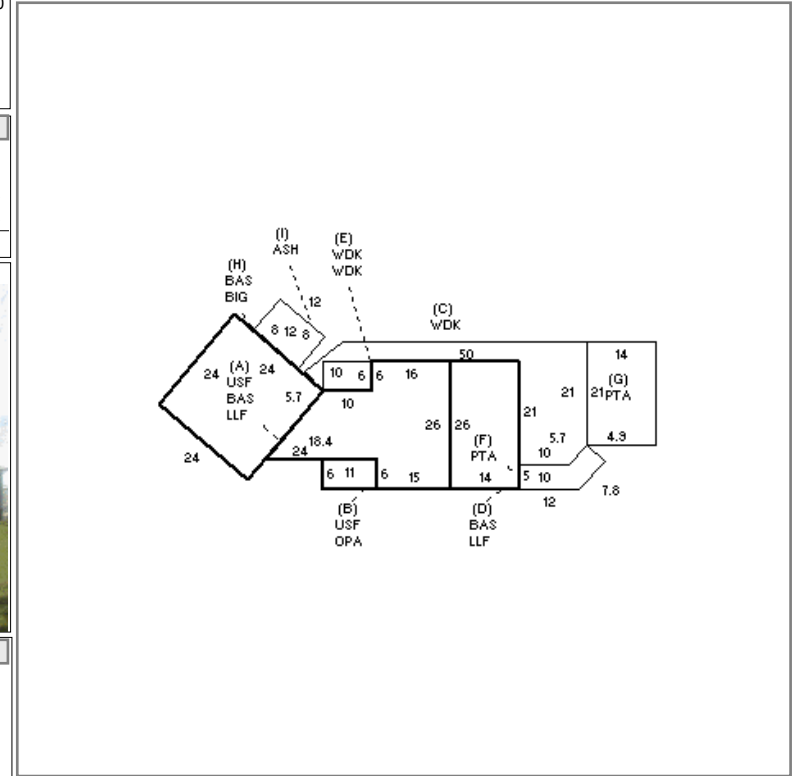
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
20-149	10/08/2020	10	Reroof	10,000	03/17/2021	NF	100	100
15-220	05/04/2015	3	Renovations	40,000	03/15/2022	NF	100	100
	02/11/2008	50	Meas & List			RRC	100	100
95-359	07/08/1995	3	Renovations	50,000			100	100
1987066	04/23/1987	99	n/a				100	100

LEGALS AND

TOTAL	1.059 Acres	ZONING	R40	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	MORRIS ISLAND	NOTE				LAND	3,731,800	3,109,700
Inf1	100		BUILDING	972,800	896,900			
Inf2	100		DETACHED	2,400	2,300			
			OTHER	0	0			
TOTAL						4,707,000	4,008,900	

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	03/15/2022
GHD	A	1.00	20 0.80	1991	91	32.63	2,400		



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	3/16/2022	NF
MODEL	1		RESIDENTIAL	LIST	3/16/2022	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	4/4/2022	EMZ
QUALITY	G	1.55	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BUILDING

YEAR BLT	1987	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	1,280,035		
NET AREA	2,274	DETAIL ADJ	1.060	FOUNDATION	4	FLR & WALL	1.00	+	LLF	N	LOWER LEVEL FIN	998		275.67	275,116				
\$NLA(RCN)	\$563	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	+	BAS	L	BAS AREA	1,574	1987	374.59	589,598				
				ROOF SHAPE	1	GABLE	1.00	+	USF	L	UP-STRY FIN	700	1987	317.85	222,493				
				ROOF COVER	2	WOOD SHIN	1.01	B	OPA	N	OPEN PORCH	66		117.97	7,786				
				FLOOR COVER	13	HARDWD/CARPET	1.00	+	WDK	N	WOOD DECK	630		90.52	57,028				
				INT. FINISH	2	DRYWALL	1.00	+	PTA	N	PATIO/STOOP	382		27.75	10,599				
				HEATING/COOL	11	HT-WT/COOL AIR	1.05	H	BIG	N	BUILT-IN GARAGE	576		119.61	68,896				
				FUEL SOURCE	2	GAS	1.00	I	ASH	N	ATT SHED	96		93.94	9,018				
												F11	O	FPL 1S 1OP	1	11,589.40	11,589		
												F21	O	FPL 2S 1OP	1	16,082.80	16,083		
																EFF.YR/AGE	1991 / 31		
																COND	24 24 %		
																FUNC	0		
																ECON	0		
																DEPR	24 % GD 76		
																RCNLD	\$972,800		