**Key: 2554**

# Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 2,761

## LEGAL

| CURRENT OWNER | PARCEL ID | LOCATION |
|---|---|---|
| SCHWEIZER ANN MARIE<br>c/o ROCKLAND TRUST CO<br>22 WIANNO AVE<br>OSTERVILLE, MA 02655 | 14G-103-M30 | 4 NONANTUM LN |

| TRANSFER HISTORY | DOS | T | SALE PRICE | BK-PG (Cert) |
|---|---|---|---|---|
| SCHWEIZER ANN MARIE | 09/27/1991 | N | 88,683 | 7695-98 |
| GIANGREGORIO | 09/01/1988 | N | 88,683 | 6455-168 |

| CLASS | CLASS% | DESCRIPTION | BN ID | BN | CARD |
|---|---|---|---|---|---|
| 1010 | 100 | SINGLE FAMILY | | 1 | 1 of 1 |

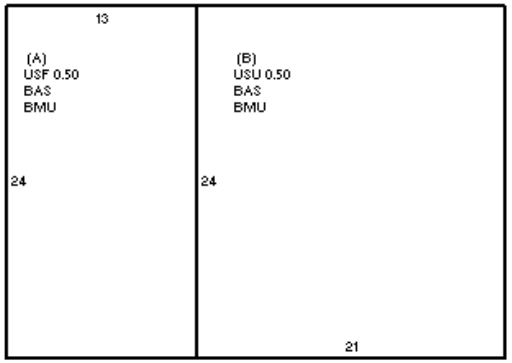
| PMT NO | PMT DT | TY | DESC | AMOUNT | INSP | BY | 1st | % |
|---|---|---|---|---|---|---|---|---|
| 21-897 | 10/06/2021 | 10 | Reroof | 6,654 | 03/31/2022 | TCK | 100 | 100 |
| | 02/12/2008 | 50 | Meas & List | | | RRC | 100 | 100 |

## LAND

| CD | T | AC/SF/UN | Nbhd | Infl1 | Infl2 | ADJ BASE | SAF | Infl3 | Lpi | VC | CREDIT AMT | ADJ VALUE |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 100 | S | 7,365 | MC 1.00 | 60 0.60 | 100 1.00 | 186,915 | 4.17 | 100 1.00 | R01 0.85 | | | 131,720 |

| TOTAL | 7,365 SF | ZONING | R20 | FRNT | 50 |
|---|---|---|---|---|---|
| Nbhd | MID CHATHAM | NOTE | INFL1=CHOP | | |
| Infl1 | 60 | | | | |
| Infl2 | 100 | | | | |

| ASSESSED | CURRENT | PREVIOUS |
|---|---|---|
| LAND | 131,700 | 116,200 |
| BUILDING | 135,300 | 123,100 |
| DETACHED | 0 | 0 |
| OTHER | 0 | 0 |
| TOTAL | **267,000** | **239,300** |




## DETACHED

| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD |
|---|---|---|---|---|---|---|---|

PHOTO 03/31/2022

BLDG COMMENTS

## BUILDING

| BUILDING | CD | ADJ | DESC |
|---|---|---|---|
| MODEL | 1 | | RESIDENTIAL |
| STYLE | 4 | 1.00 | CAPE [100%] |
| QUALITY | - | 0.80 | MINUS AVE [100%] |
| FRAME | 1 | 1.00 | WOOD FRAME [100%] |

| | | |
|---|---|---|
| MEASURE | | |
| LIST | | |
| REVIEW | 4/18/2022 | MR |

| | | | |
|---|---|---|---|
| YEAR BLT | 1988 | SIZE ADJ | 1.000 |
| NET AREA | 972 | DETAIL ADJ | 1.000 |
| $NLA(RCN) | $303 | OVERALL | 1.000 |

| CAPACITY | UNITS | ADJ |
|---|---|---|
| STORIES | 1.5 | 1.00 |
| ROOMS | 0 | 1.00 |
| BEDROOMS | 3 | 1.00 |
| FULL BATHS | 1 | 1.00 |
| 1/2 BATHS | 0 | 1.00 |
| FIXTURES | 3 | $1,920 |
| UNITS | 1 | 1.00 |

| ELEMENT | CD | DESCRIPTION | ADJ |
|---|---|---|---|
| FOUNDATION | 4 | FLR & WALL | 1.00 |
| EXT. COVER | 1 | WOOD SHINGLE | 1.00 |
| ROOF SHAPE | 1 | GABLE | 1.00 |
| ROOF COVER | 1 | ASPH/CMP SHIN | 1.00 |
| FLOOR COVER | 34 | CARPET/ASPH TL | 1.00 |
| INT. FINISH | 2 | DRYWALL | 1.00 |
| HEATING/COOL | 5 | ELECTRIC BB | 1.00 |
| FUEL SOURCE | 3 | ELECTRIC | 1.00 |

| S | BAT | T | DESCRIPTION | UNITS | YB | ADJ PRICE | RCN |
|---|---|---|---|---|---|---|---|
| + | BMU | N | BSMT UNFINISHED | 816 | | 60.91 | 49,706 |
| + | BAS | L | BAS AREA | 816 | 1988 | 217.50 | 177,478 |
| A | USF | L | UP-STRY FIN | 156 | 1988 | 184.55 | 28,790 |
| B | USU | N | UPPER STORY UNF | 252 | | 110.82 | 27,926 |
| | F21 | O | FPL 2S 1OP | 1 | | 8,300.80 | 8,301 |

| TOTAL RCN | 294,121 |
|---|---|
| CONDITION ELEM | CD |
| EXTERIOR | |
| INTERIOR | |
| KITCHEN | |
| BATHS | |
| HEAT | |
| ELECT | |

| EFF.YR/AGE | 1992 / 30 | | |
|---|---|---|---|
| COND | 24 | 24 % | |
| FUNC | 0 | | |
| ECON | 30 | AFFORD | |
| DEPR | 54 | % GD | 46 |
| RCNLD | | | $135,300 |