

Key: 271

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 321

LEGAL

CURRENT OWNER						PARCEL ID				LOCATION					
PETELLE STEPHEN & CYNTHIA 41 DRUMLIN HILL RD GROTON, MA 01450						10E-53I-X9				1340 MAIN ST					
						TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)		
						PETELLE STEPHEN & CYNTHIA				11/30/2020	QS	280,000	33525-57	WHITE POND LLC	
DIXON JEFFREY J & AMY B				08/17/2005	QS	200,000	20165-325								

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1020	100	CONDOMINIUM				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
10-088	01/20/2011	51	Meas			CE	100	100
	03/22/2010	3	Renovations	45,000	01/20/2011	JB	100	100
	02/09/2006	50	Meas & List				100	100

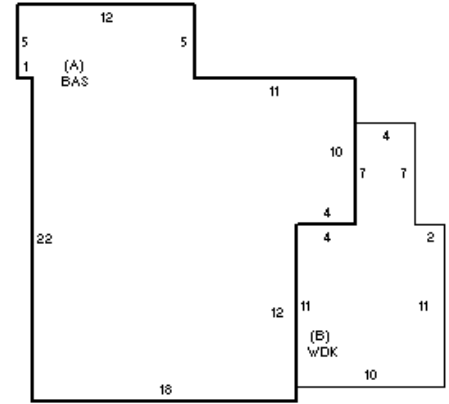
LAND

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE

TOTAL	SF	ZONING	R20	FRNT	0	ASSESSED	CURRENT	PREVIOUS
						LAND	0	0
						BUILDING	365,000	326,300
						DETACHED	0	0
						OTHER	0	0
						<b>TOTAL</b>	<b>365,000</b>	<b>326,300</b>

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	6/29/2016	WFF
MODEL	10		CONDO	LIST	6/29/2016	EST
STYLE	2	1.00	FREE STANDING [100%]	REVIEW	6/28/2018	APK
QUALITY	-	0.90	MINUS AVE [100%]			
FRAME	99	1.00	N/A [100%]			

**BLDG COMMENTS**  
PRESERVATION AWARD IN 2010 UNIT 9-INTERIOR IS SUPERIOR TO EXTERIOR

YEAR BLT	1929	SIZE ADJ	1.000
NET AREA	496	DETAIL ADJ	1.957
\$NLA(RCN)	\$767	OVERALL	1.000
CAPACITY		UNITS	ADJ
ROOMS	0	1.00	
BEDROOMS	2	1.00	
FULL BATHS	1	1.00	
1/2 BATHS	0	1.00	
FIXTURES	3	\$4,226	

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
COMPLEX	3	WATERVIEW COLON	1.90	A	BAS	L	BAS AREA	496	1929	744.99	369,517
UNIT MODEL	99	N/A	1.00	B	WDK	N	ATT WOOD DECK	138		19.00	2,622
VIEW/LOC	1	NONE	1.00		GFP	O	GAS LOG/FP/E FP	1		2,846.00	2,846
HVAC	9	WARM/COOL AIR	1.03		ODS	O	OUT DOOR SHWR-A	1		1,022.00	1,022
FUEL SOURCE	2	GAS	1.00								
FLOOR LEVEL	99	N/A	1.00								
NEIGHBORHOOD	1	MID-CHATHAM	1.00								

TOTAL RCN	380,233
CONDITION ELEM	CD
INTERIOR	V
KITCHEN	V
BATHS	V
EXTERIOR	G
EFF.YR/AGE	2008 / 14
COND	4 4 %
FUNC	0
ECON	0
DEPR	4 % GD 96
RCNLD	\$365,000