

Key: 3052

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 3.302

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
LACHENAUER ROBERT G & CATHERINE S 23 CLAREMONT PARK BOSTON, MA 02118-3001				15D-3-11				54 CROSS ST			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
LACHENAUER ROBERT G & CAT CROCKETT WILLIAM L				10/03/2014	QS	1,340,000		28425-348			
				01/01/1979	QS	48,000		2853-82			

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1090	100	MULTIPLE HSES				1	1 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
10-195	03/24/2017	3	Renovations		03/24/2017	APK	100	100
	05/25/2016	3	Renovations		05/25/2016	APK	100	100
	12/01/2015	98	SALES QUESTI				0	0
	05/26/2010	4	Outbuildings	4,000			100	100
	02/06/2009	50	Meas & List		03/12/2011	CE	100	100

CD	T	AC/SF/UN	Nbhd	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	17,988	CH	1.00	1.00	1,612,600	1.94	MDW	1.10	R11	4.00	1,293,150

TOTAL	17,988 SF		ZONING	R20	FRNT	54	ASSESSED	CURRENT	PREVIOUS
Nbhd	CHATHAM		NOTE	No Wv			LAND	1,293,200	1,077,600
Infl1	100			BUILDING	666,300	587,800			
Infl2	100			DETACHED	0	0			
				OTHER	299,600	275,500			
				TOTAL	2,259,100	1,940,900			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS

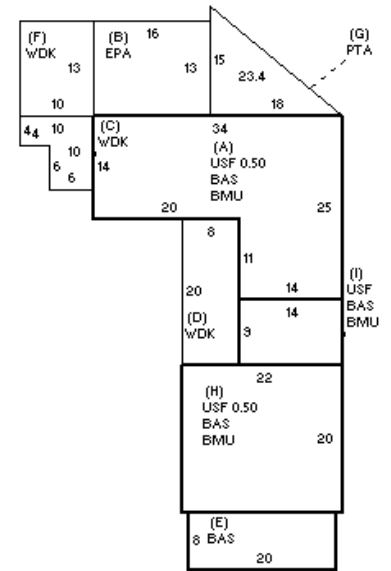
BUILDING	CD	ADJ	DESC	MEASURE
MODEL	1		RESIDENTIAL	LIST REVIEW
STYLE	18	1.30	RENO'D ANTIQUE [100%]	
QUALITY	A	1.00	AVERAGE [100%]	
FRAME	1	1.00	WOOD FRAME [100%]	

YEAR BLT	1830	SIZE ADJ	1.000
NET AREA	2,017	DETAIL ADJ	1.352
\$NLA(RCN)	\$398	OVERALL	1.000

CAPACITY		UNITS	ADJ
STORIES		1.5	1.00
ROOMS		0	1.00
BEDROOMS		4	1.00
FULL BATHS		3	1.00
1/2 BATHS		0	1.00
FIXTURES		9	\$9,734
UNITS		1	1.00

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	FLR & WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,196		69.67	83,325
EXT. COVER	1	WOOD SHINGLE	1.00	+	BAS	L	BAS AREA	1,196	1830	330.40	395,163
ROOF SHAPE	1	GABLE	1.00	+	USF	L	UP-STRY FIN	661	1830	280.36	185,317
ROOF COVER	1	ASPH/CMP SHIN	1.00	B	EPA	N	ENCL PORCH	208		133.70	27,810
FLOOR COVER	2	SOFTWOOD	1.00	+	WDK	N	WOOD DECK	366		58.40	21,374
INT. FINISH	1	PLASTER	1.00	E	BAS	L	BAS AREA	160	2002	330.41	52,865
HEATING/COOL	8	HEAT PUMP	1.04	G	PTA	N	PATIO/STOOP	135		17.90	2,417
FUEL SOURCE	2	GAS	1.00		APT	O	APARTMENT	1		8,710.00	8,710
					F22	O	FPL 2S 2OP	1		14,530.00	14,530
					ODS	O	OUT DOOR SHWR-A	1		1,477.00	1,477

TOTAL RCN	802,722	
CONDITION ELEM	CD	
EXTERIOR	G	
INTERIOR	G	
KITCHEN	G	
BATHS	V	
HEAT	U	
ELECT	U	
EFF.YR/AGE	2005 / 17	
COND	17	17 %
FUNC	0	
ECON	0	
DEPR	17	% GD 83
RCNLD	\$666,300	



Key: 3052

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 3.303

LEGAL

CURRENT OWNER		PARCEL ID	LOCATION		
LACHENAUER ROBERT G & CATHERINE S 23 CLAREMONT PARK BOSTON, MA 02118-3001		15D-3-11	54 CROSS ST		
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1090	100	MULTIPLE HSES				2	2 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%

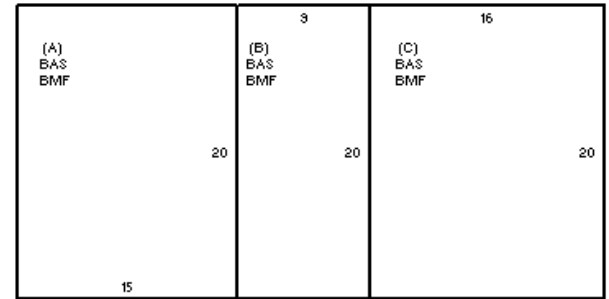
LAND

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

TOTAL	ZONING	FRNT	ASSESSED	CURRENT	PREVIOUS
Nbhd	NOTE		LAND	299,600	
Inf1		BUILDING			
Inf2		DETACHED			
			TOTAL		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	REVIEW	DATE	APK
MODEL	1		RESIDENTIAL	LIST			
STYLE	1	0.85	RANCH [100%]				
QUALITY	A	1.00	AVERAGE [100%]				
FRAME	1	1.00	WOOD FRAME [100%]				

BLDG COMMENTS

G

YEAR BLT	2007	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	308,819	
NET AREA	800	DETAIL ADJ	0.875	FOUNDATION	4	FLR & WALL	1.00	+	BMF	N	BSMT FINISH-SEP	800		108.60	86,880	CONDITION ELEM	CD	
\$NLA(RCN)	\$386	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	+	BAS	L	BAS AREA	620	2007	270.33	167,603	EXTERIOR	V	
				ROOF SHAPE	1	GABLE	1.00	B	BAS	L	BAS AREA	180	2007	270.33	48,659	INTERIOR	G	
				ROOF COVER	1	ASPH/CMP SHIN	1.00		ODS	O	OUT DOOR SHWR-A	1		1,477.00	1,477	KITCHEN	G	
				FLOOR COVER	1	HARDWOOD	1.00									BATHS	G	
				INT. FINISH	2	DRYWALL	1.00									HEAT	A	
				HEATING/COOL	9	WARM/COOL AIR	1.03									ELECT	A	
				FUEL SOURCE	2	GAS	1.00											
CAPACITY		UNITS	ADJ															
STORIES		1	1.00															
ROOMS		3	1.00															
BEDROOMS		2	1.00															
FULL BATHS		2	1.00															
1/2 BATHS		0	1.00															
FIXTURES		6	\$4,200															
UNITS		1	1.00															
EFF.YR/AGE 2019 / 3																		
COND 3 3 %																		
FUNC 0																		
ECON 0																		
DEPR 3 % GD 97																		
RCNLD \$299,600																		