Key: 3690

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 4,018

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
PAPINEAU FAMILY IRREVOCABLE TRUST MCCABE ELLEN C TRUSTEE 15 CAMDEN AVE BROCKTON, MA 02301	16B-74G-X8	73 MAIN ST

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
PAPINEAU FAMILY IRREVOCAB	12/20/2011	A	1	25938-83
PAPINEAU MARSHALL A & MAR	07/07/1987	QS	149,000	5818-43

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1020	100	CONDOMINIUM		1	1 of 1

PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
13-512	09/30/2013	10	Reroof	15,000	04/18/2014	MR	100	100
	03/01/2005	50	Meas & List			RRC	100	100
000000248	04/09/2004	99	n/a	2,800			100	100
P2004151	04/07/2004	99	n/a	3,600			100	100
89-221	06/09/1989	99	n/a	2,500			100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE

TOTAL	SF	ZONING	R20	FRNT	0
Nbhd		NOTE			
Infl1					
Infl2					

ASSESSED	CURRENT	PREVIOUS
LAND	0	0
BUILDING	519,300	464,200
DETACHED	0	0
OTHER	0	0
TOTAL	**519,300**	**464,200**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 06/15/2012

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	10		CONDO
STYLE	5	1.00	GARDEN END [100%]
QUALITY	-	0.90	MINUS AVE [100%]
FRAME	99	1.00	N/A [100%]

MEASURE		
LIST		
REVIEW	5/14/2014	MR

YEAR BLT	1850	SIZE ADJ	1.000
NET AREA	715	DETAIL ADJ	2.875
$NLA(RCN)	$845	OVERALL	1.000

CAPACITY	UNITS	ADJ
ROOMS	0	1.00
BEDROOMS	1	1.00
FULL BATHS	1	1.00
1/2 BATHS	0	1.00
FIXTURES	3	$6,211

ELEMENT	CD	DESCRIPTION	ADJ
COMPLEX	38	HAMMOND HSE	2.50
UNIT MODEL	99	N/A	1.00
VIEW/LOC	4	GOOD WV	1.15
HVAC	5	ELECTRIC BB	1.00
FUEL SOURCE	3	ELECTRIC	1.00
FLOOR LEVEL	3	SECOND FLOOR	1.00
NEIGHBORHOOD	2	CHATHAM	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
	ATF	L	FINISHED ATTIC	165	1850	635.18	104,804
	BAS	L	BAS AREA	550	1850	894.59	492,023
	PTA	N	PATIO	144		5.70	821

TOTAL RCN	603,859

CONDITION ELEM	CD
INTERIOR	
KITCHEN	
BATHS	
EXTERIOR	

EFF.YR/AGE	1978 / 44	
COND	14	14 %
FUNC	0	
ECON	0	
DEPR	14	% GD 86
RCNLD		$519,300