

Key: 3727

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 4.061

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
FOLZ RALPH J & COLLEEN D 38 ROCKWOOD LN NEEDHAM, MA 02492				16C-30-8				94 SCHOOL ST			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
FOLZ RALPH J & COLLEEN D				10/15/2008	QS	1,675,000	23214-59				
MCDONELL HORACE G & EILEE				10/08/1976	QS	65,000	2409-323				

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	%
08-533	02/26/2010	51	Meas			CE	100	100
05-364	02/20/2009	50	Meas & List			CE	100	100
	12/05/2008	2	Additions	400,000	02/20/2009		100	100
	08/18/2005	99	n/a	9,000	02/20/2009		100	100

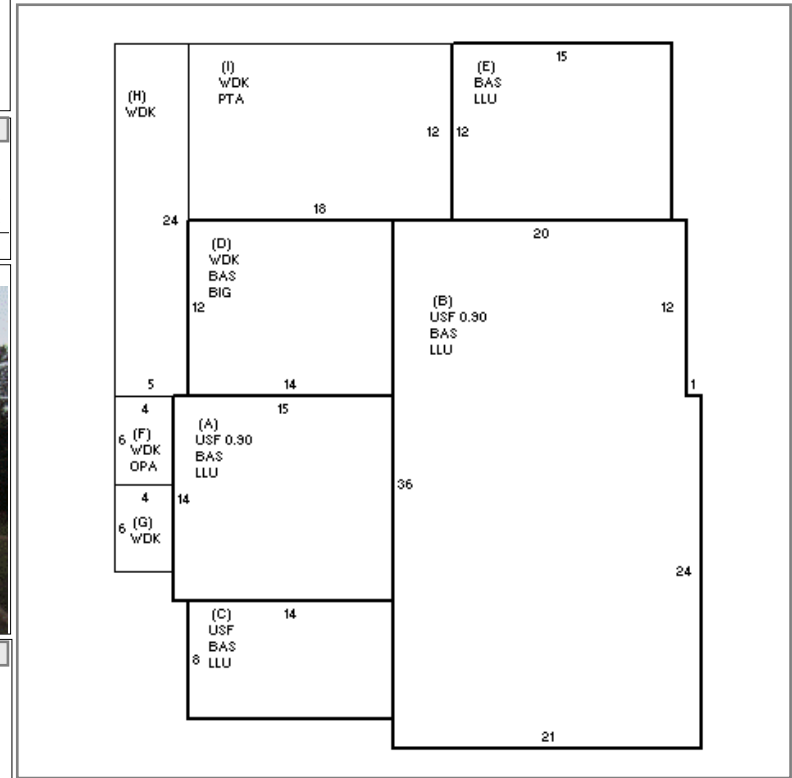
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	10,435	CH	1.00	1.00	1,759,200	3.09	1.00	PV1	4.80		1,301,530

TOTAL	10,435 SF	ZONING	R20	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	CHATHAM	N O T E	Dist Vw	LAND		1,301,500	1,084,600	
Inf1	100		BUILDING		1,068,200	937,100		
Inf2	100		OTHER		0	0		
			TOTAL		2,369,700	2,021,700		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS
PRESERVATION AWARD 2010



BUILDING	CD	ADJ	DESC	MEASURE	2/8/2017	MR
MODEL	1		RESIDENTIAL	LIST	2/8/2017	EST
STYLE	18	1.30	RENO'D ANTIQUE [100%]	REVIEW	3/6/2017	MR
QUALITY	+	1.20	PLUS AVE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1851	SIZE ADJ	1.000
NET AREA	2,385	DETAIL ADJ	1.352
\$NLA(RCN)	\$487	OVERALL	1.000
CAPACITY		UNITS	ADJ
STORIES	2	1.00	
ROOMS	0	1.00	
BEDROOMS	5	1.00	
FULL BATHS	3	1.00	
1/2 BATHS	0	1.00	
FIXTURES	9	\$11,681	
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	2	WOOD SHIN	1.01
FLOOR COVER	2	SOFTWOOD	1.00
INT. FINISH	1	PLASTER	1.00
HEATING/COOL	9	WARM/COOL AIR	1.03
FUEL SOURCE	2	GAS	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	LLU	N	LOWER LEVEL UN	1,246		206.11	256,807
+	BAS	L	BAS AREA	1,234	1851	365.80	451,394
+	USF	L	UP-STRY FIN	971	1851	310.39	301,390
D	BIG	N	BUILT-IN GARAGE	168		114.63	19,258
E	BAS	L	BAS AREA	180	2008	365.80	65,844
F	OPA	N	OPEN PORCH	24		91.30	2,191
+	WDK	N	WOOD DECK	552		70.08	38,684
I	PTA	N	PATIO/STOOP	216		21.48	4,639
	GFP	O	GAS LOG/FP/E FP	1		7,466.40	7,466
	ODS	O	OUT DOOR SHWR-A	1		1,772.40	1,772

TOTAL RCN	1,161,127
CONDITION ELEM	CD
EXTERIOR	V
INTERIOR	V
KITCHEN	V
BATHS	V
HEAT	U
ELECT	U
EFF.YR/AGE	2014 / 8
COND	8 8 %
FUNC	0
ECON	0
DEPR	8 % GD 92
RCNLD	\$1,068,200