Key: 3880

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 4,237

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
JOHN E SWENSON CO INC **196 SHORE RD** **CHATHAM, MA 02633**	**16E-15-3**	**196 SHORE RD**

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
JOHN E SWENSON CO INC	11/04/1959	N	1	1059-285

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
3010	**100**	**MOTELS**		**1**	**1 of 3**

PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
23-294	03/29/2023	10	Reroof	7,500			0	0
19-847	11/25/2019	3	Renovations	12,500	06/11/2020	PJK	100	100
	04/08/2008	50	Meas & List			RRC	100	100
07-517	11/01/2007	10	Reroof	10,000	04/08/2008		100	100
	03/02/2003	50	Meas & List			JB	100	100

LAND

CD	T	AC/SF/UN	Nbhd		Infl1		Infl2		ADJ BASE	SAF	Infl3		Lpi		VC	CREDIT AMT	ADJ VALUE
103	S	80,000	CI	1.00	100	1.00	100	1.00	2,709,850	1.00	100	1.00	CBI	6.50			4,976,770
303	A	1.363	CI	1.00	100	1.00	100	1.00	385,450	1.00	100	1.00	CBI	6.50			525,370

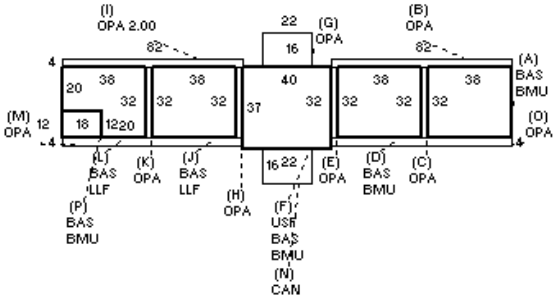
TOTAL	3.200 Acres	ZONING	R40	FRNT	283
Nbhd	COMMERCIAL	NOTE	The Hawthorne Motel		
Infl1	100				
Infl2	100				

ASSESSED	CURRENT	PREVIOUS
LAND	5,502,100	5,001,900
BUILDING	890,700	699,800
DETACHED	9,900	9,400
OTHER	428,200	369,000
TOTAL	**6,830,900**	**6,080,100**

DETACHED

TY	QUAL		COND		DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
APV	A	1.00	70	0.30		1980	10,000	2.00	6,000
SN2	G	1.20	20	0.80	3X3	1	9	84.72	600
LH1	L	0.80	70	0.30			6	1,833.44	3,300

PHOTO 06/11/2020



BUILDING

BUILDING	CD	ADJ	DESC
MODEL	5		CIM
STYLE	43	1.25	MOTEL/HOTEL [100%]
QUALITY	+	1.10	PLUS AVE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE		
LIST		
REVIEW	11/19/2012	DF

BLDG COMMENTS

THE HAWTHORNE INN-16 RMS,10EFFICIENES, 1 COTTAGE

YEAR BLT	1959	SIZE ADJ	1.000
NET AREA	10,040	DETAIL ADJ	1.336
$NLA(RCN)	$120	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	2	1.00
% HEATED	100	1.00
% AIR COND	100	1.03
% SPRINKLER	0	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	FLR & WALL	1.00
EXT. COVER	12	BRICK VEENEER	1.05
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/CMP SHIN	1.00
FLOOR COVER	3	W/W CARPET	1.00
INT. FINISH	2	DRYWALL	1.00
HEATING/COOL	11	HOT WT/COOL AIR	1.02
FUEL SOURCE	2	GAS	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNF	4,128		28.30	116,822
+	BAS	L	BASE AREA	6,344	1959	103.71	657,927
+	OPA	N	OPEN PORCH	2,376		24.64	58,545
F	USF	L	UP-STRY FIN	1,480	1959	103.71	153,489
+	LLF	L	LOW-LEV FIN	2,216	1959	88.46	196,038
N	CAN	N	CANOPY	352		16.30	5,738
	BMG	O	BSMT GARAGE	1		2,217.00	2,217
	F21	O	FPL 2S 1OP	1		5,370.00	5,370
	F22	O	FPL 2S 2OP	1		7,518.00	7,518

TOTAL RCN	1,203,664

CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	G
CDN/APP	G

EFF.YR/AGE	1991 / 31	
COND	26	26 %
FUNC	0	
ECON	0	
DEPR	26	% GD 74
RCNLD		$890,700

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JOHN E SWENSON CO INC 196 SHORE RD CHATHAM, MA 02633	16E-15-3	196 SHORE RD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
3010	100	MOTELS		2	2 of 3

PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%

LAND

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

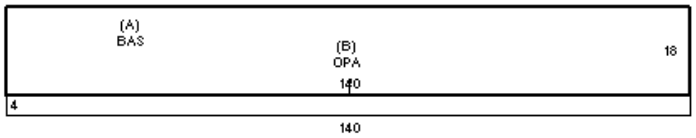
TOTAL		ZONING	FRNT
Nbhd		NOTE	
Infl1			
Infl2			

ASSESSED	CURRENT	PREVIOUS
LAND		
BUILDING	255,900	
DETACHED		
OTHER		
TOTAL		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 11/19/2012



BUILDING

BUILDING	CD	ADJ	DESC
MODEL	5		CIM
STYLE	43	1.25	MOTEL/HOTEL [100%]
QUALITY	+	1.10	PLUS AVE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE		
LIST		
REVIEW	11/19/2012	DF

BLDG COMMENTS

10 UNITS (101-110)

YEAR BLT	1950	SIZE ADJ	1.000
NET AREA	2,520	DETAIL ADJ	1.258
$NLA(RCN)	$137	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1	1.00
% HEATED	100	1.00
% AIR COND	100	1.03
% SPRINKLER	0	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	2	SLAB	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	3	W/W CARPET	1.00
INT. FINISH	32	WD PNL/DRYWLI	1.00
HEATING/COOL	8	HEAT PUMP	1.03
FUEL SOURCE	2	GAS	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BAS	L	BASE AREA	2,520	1950	131.76	332,031
B	OPA	N	OPEN PORCH	560		24.64	13,798

TOTAL RCN	345,829
CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	G
CDN/APP	G

EFF.YR/AGE	1991 / 31		
COND	26	26 %	
FUNC	0		
ECON	0		
DEPR	26	% GD	74
RCNLD			$255,900

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TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
3010	100	MOTELS		3	3 of 3

PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%

LAND

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

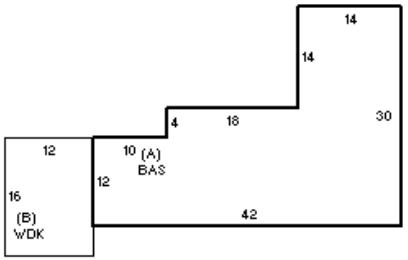
TOTAL		ZONING	FRNT
Nbhd		NOTE	
Infl1			
Infl2			

ASSESSED	CURRENT	PREVIOUS
LAND		
BUILDING	172,300	
DETACHED		
OTHER		
TOTAL		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 11/19/2012



BLDG COMMENTS

BUILDING

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

MEASURE		
LIST		
REVIEW	11/19/2012	DF

YEAR BLT	1940	SIZE ADJ	1.000
NET AREA	828	DETAIL ADJ	0.856
$NLA(RCN)	$277	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	0	1.00
BEDROOMS	2	1.00
FULL BATHS	1	1.00
1/2 BATHS	0	1.00
FIXTURES	3	$2,054
UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	2	SLAB	0.95
EXT. COVER	1	WOOD SHINGLE	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	2	WOOD SHIN	1.01
FLOOR COVER	34	CARPET/ASPH TL	1.00
INT. FINISH	2	DRYWALL	1.00
HEATING/COOL	11	HT-WT/COOL AIR	1.05
FUEL SOURCE	2	GAS	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BAS	L	BAS AREA	828	1940	261.43	216,468
B	WDK	N	WOOD DECK	192		58.40	11,213

TOTAL RCN	229,735

CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	

EFF.YR/AGE	1990 / 32	
COND	25	25 %
FUNC	0	
ECON	0	
DEPR	25	% GD 75
RCNLD		$172,300