

Key: 3901

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 4.266

LEGAL LAND

CURRENT OWNER				PARCEL ID				LOCATION			
CBI OWNER LLC CAPITAL PROPERTIES 31 ST JAMES AVE BOSTON, MA 02116				16E-31-A22				46 KETTLE DRUM LN			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
CBI OWNER LLC				06/24/2011	B	10	25527-1				
CBI PC LLC & CBI NCA LLC				06/03/2006	J	119,000,000	(180230)				
CBI NCA LLC, ATTN: RICHA				06/02/2006	J	42,804,300	21064-60				

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD
3000	100	HOTELS				1	1 of 1
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st %
98-486	12/01/1998	99	n/a	335,024			100 100
SP 96-70	12/13/1996	99	n/a				100 100
1987031	03/13/1987	99	n/a				100 100

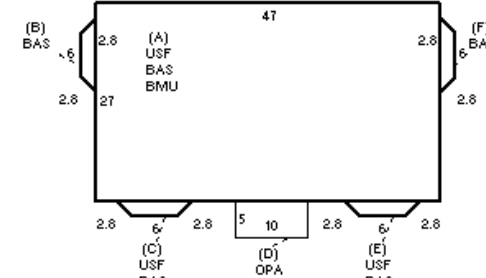
LEGAL LAND

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
103	S	7,405	CI	1.00	100	2,709,850	3.93	100	1.00	CBI	6.50	1,810,170

TOTAL	7,405 SF	ZONING	R40	FRNT	88	ASSESSED	CURRENT	PREVIOUS
Nbhd	COMMERCIAL	N O T E	wiB	LAND		1,810,200	1,645,600	
Inf1	100		BUILDING		669,900	603,700		
Inf2	100		DETACHED		1,500	1,400		
			OTHER		0	0		
				TOTAL		2,481,600	2,250,700	

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	G	1.20	10 0.90	10X10		16.88	1,500



BUILDING	CD	ADJ	DESC	MEASURE		
MODEL	5		CIM	LIST REVIEW	11/16/2012	DF
STYLE	44	2.20	B&B/INN [100%]			
QUALITY	V	1.60	VERY GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS
FAIRWAY COTTAGE

BUILDING

YEAR BLT	1914	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	917.703	
NET AREA	2,634	DETAIL ADJ	2.215	FOUNDATION	4	FLR & WALL	1.00	A	BMU	N	BSMT UNF	1,269		28.30	35,913	CONDITION ELEM CD		
\$NLA(RCN)	\$348	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	+	USF	L	UP-STRY FIN	1,301	1914	332.39	432,442	EXTERIOR		
CAPACITY			UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,333	1914	332.39	443,078	INTERIOR	
STORIES	2		1.00	ROOF COVER	2	WOOD SHINGLE	1.01	D	OPA	N	OPEN PORCH	50		35.84	1,792	CDN/APP		
% HEATED	100		1.00	FLOOR COVER	36	CARPET/OTHER	1.00		SPD	N	SPRKN-DRY	2,634		1.70	4,478			
% AIR COND	100		1.03	INT. FINISH	2	DRYWALL	1.00											
% SPRINKLER	100		1.00	HEATING/COOL	11	HOT WT/COOL AIR	1.02											
				FUEL SOURCE	2	GAS	1.00											
																EFF.YR/AGE	1989 / 33	
																COND	27 27 %	
																FUNC	0	
																ECON	0	
																DEPR	27 % GD 73	
																RCNLD	\$669,900	