

Key: 3932

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 4.306

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION				
CBI OWNER LLC CAPITAL PROPERTIES 31 ST JAMES AVE BOSTON, MA 02116				16F-23-E7				374 SHORE RD				
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					
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
103	S	20,871	CI	1.00	100	2,709,850	1.65	100	1.00	CBI	6.50	2,145,310

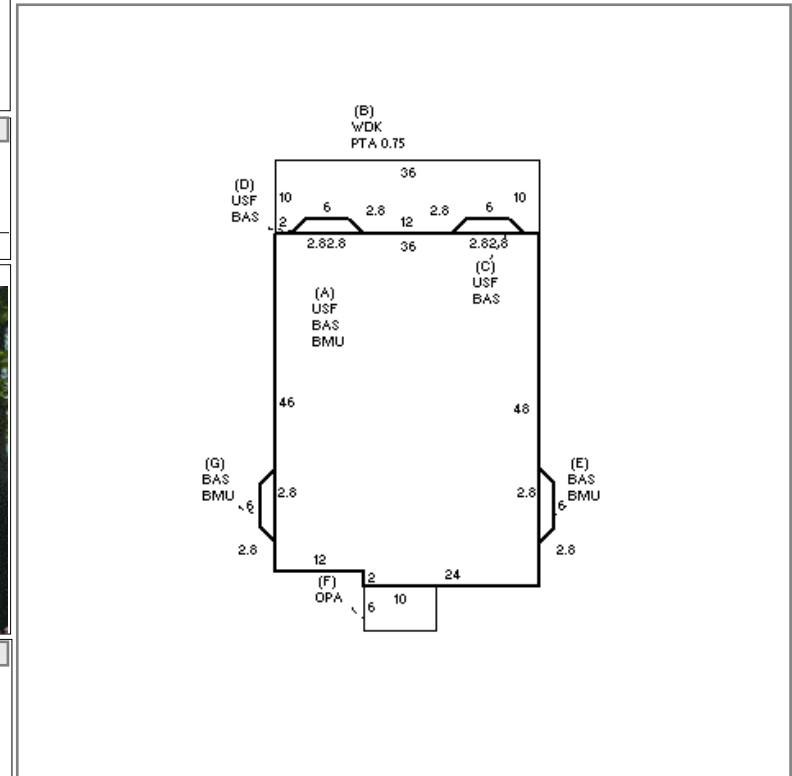
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
3000	100	HOTELS				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
21-066	10/14/2021	75	SPECIAL PERM					0
	03/01/2003	50	Meas & List			JB	100	100
P2002570	11/15/2002	5	Demolitions	20,000			100	100
P2002286	11/01/2002	99	n/a				100	100
SP02-88	09/23/2002	99	n/a				100	100

LAND

TOTAL	20,871 SF	ZONING	R40	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	COMMERCIAL	N O T E	No Revetment w/A			LAND	2,145,300	1,950,300
Inf1	100		LAND BUILDING	959,500	875,200			
Inf2	100		DETACHED	4,600	4,400			
			OTHER	0	0			
			<b>TOTAL</b>	<b>3,109,400</b>	<b>2,829,900</b>			

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
LH1	A	1.00	50 0.50		4	2,291.80	4,600



BUILDING

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

BLDG COMMENTS  
# 374 BEACHCOMBER COTTAGE-6 UNITS

LOADING

YEAR BLT	2003	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	1,170,122			
NET AREA	3,504	DETAIL ADJ	2.219	FOUNDATION	4	FLR & WALL	1.00	+	BMU	N	BSMT UNF	1,736		28.30	49,129	CONDITION ELEM	CD			
\$NLA(RCN)	\$334	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	+	USF	L	UP-STRY FIN	1,736	2003	304.96	529,415	EXTERIOR				
				ROOF SHAPE	1	GABLE	1.00	B	PTA	N	PATIO	246		10.08	2,480	INTERIOR				
				ROOF COVER	2	WOOD SHINGLE	1.01	B	WDK	N	WOOD DECK	328		34.24	11,231	CDN/APP				
				FLOOR COVER	16	HARDWD/OTHER	1.00	+	BAS	L	BASE AREA	1,768	2003	304.96	539,174					
				INT. FINISH	2	DRYWALL	1.00	F	OPA	N	OPEN PORCH	60		35.83	2,150					
				HEATING/COOL	9	WARM/COOL AIR	1.00		SPD	N	SPRKNK-DRY	3,504		1.70	5,957					
				FUEL SOURCE	2	GAS	1.00		F22	O	FPL 2S 2OP	1		7,518.00	7,518					
														GFP	O	GAS LOG/FP/E FP	6	3,844.67	23,068	
																EFF.YR/AGE	2004 / 18			
																COND	18 18 %			
																FUNC	0			
																ECON	0			
																DEPR	18	% GD	82	
																RCNLD	\$959,500			