Key: 4036

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 4,426

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
HOPE RETRIEVE REALTY TRUST NOW DAVID R DOANE REV TR & 43 COTCHPINICUT RD N CHATHAM, MA 02650	16J-20-SA	43 COTCHPINICUT RD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
DAVID R DOANE REV TR &	06/08/2023	A	1	(233128)
HOPE RETRIEVE REALTY TRUS	12/03/1999	A	100	(155741)
DOANE EVELYN S	08/26/1991	QS	225,000	(124182)

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	100	SINGLE FAMILY		1	1 of 1

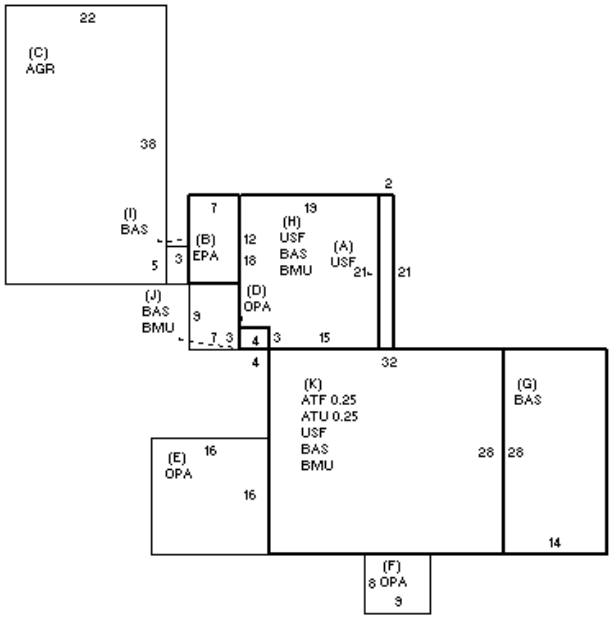
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
16-595	09/28/2016	10	Reroof	8,000	05/24/2017	NF	100	100
	05/16/2008	50	Meas & List			RRC	100	100
94-091	03/01/1994	99	n/a	4,200			100	100
1990071	05/15/1990	99	n/a				100	100

LAND

CD	T	AC/SF/UN	Nbhd		Infl1		Infl2		ADJ BASE	SAF	Infl3		Lpi		VC	CREDIT AMT	ADJ VALUE
100	S	40,000	NC	1.00	100	1.00	100	1.00	1,374,375	1.00	100	1.00	R12	3.75			1,262,050
300	A	0.881	NC	1.00	100	1.00	100	1.00	72,000	1.00	100	1.00	R12	3.75			63,430
300	A	1.340	NC	1.00	10	0.10	100	1.00	7,200	1.00	100	1.00	R12	3.75			9,650

TOTAL	3.139 Acres	ZONING	R40	FRNT	0
Nbhd	NORTH CHATHAM	NOTE			
Infl1	100				
Infl2	100				

ASSESSED	CURRENT	PREVIOUS
LAND	1,335,100	1,112,600
BUILDING	707,800	655,100
DETACHED	28,700	27,400
OTHER	0	0
TOTAL	**2,071,600**	**1,795,100**



DETACHED

TY	QUAL		COND		DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
IPG	A	1.00	40	0.60		1989	684	38.81	15,900
LBN	A	1.00	30	0.70		1994	560	32.76	12,800

PHOTO 05/24/2017

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	18	1.30	RENO'D ANTIQUE [100%]
QUALITY	G	1.55	GOOD [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE		
LIST		
REVIEW	7/6/2017	TD

YEAR BLT	1889	SIZE ADJ	1.000
NET AREA	3,320	DETAIL ADJ	1.313
$NLA(RCN)	$533	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	$14,654
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	34	CARPET/ASPH TL	1.00
INT. FINISH	23	DRYWLI/WD PNL	1.00
HEATING/COOL	2	HOT WATER	1.00
FUEL SOURCE	1	OIL	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	USF	L	UP-STRY FIN	1,325	1889	392.84	520,515
B	EPA	N	ENCL PORCH	15		207.29	3,109
C	AGR	N	ATTACHED GARAGE	836		115.97	96,953
+	OPA	N	OPEN PORCH	391		117.95	46,120
+	BAS	L	BAS AREA	1,771	1889	462.97	819,911
+	BMU	N	BSMT UNFINISHED	1,295		106.26	137,609
K	ATU	N	UNFIN ATTIC	224		121.68	27,255
K	ATF	L	FINISHED ATTIC	224	1889	278.47	62,378
	F21	O	FPL 2S 1OP	1		16,082.80	16,083
	F22	O	FPL 2S 2OP	1		22,521.50	22,522
	ODS	O	OUT DOOR SHWR-A	1		2,289.40	2,289

TOTAL RCN	1,769,398
CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	
EFF.YR/AGE	1954 / 68
COND	60 60 %
FUNC	0
ECON	0
DEPR	60 % GD 40
RCNLD	$707,800