

Key: 4274

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 4.684

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
ANN C LANGE FAMILY TRUST LANGE ANN C TRUSTEE 167 HOLT RD ANDOVER, MA 01810-5028				2A-31-11				29 WADSWORTH RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
ANN C LANGE FAMILY TRUST				05/24/2022	A	100	35140-213				
LANGE TRUST				03/06/1991	A	1	7457-241				
LANGE ROBERT & ANNE				06/15/1962	N	1	1161-206				

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	%
23-304	04/04/2023	11	Window Rplc	15,531				0
16-836	12/13/2016	10	Reroof	2,400	04/17/2017	NF	100	100
	01/19/2009	50	Meas & List			RRC	100	100
08-017	01/07/2008	10	Reroof	9,500	01/19/2009		100	100

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	10,750	SC	1.00	1.00	1,099,500	3.01	1.00	1.00	VW3	3.00	816,930

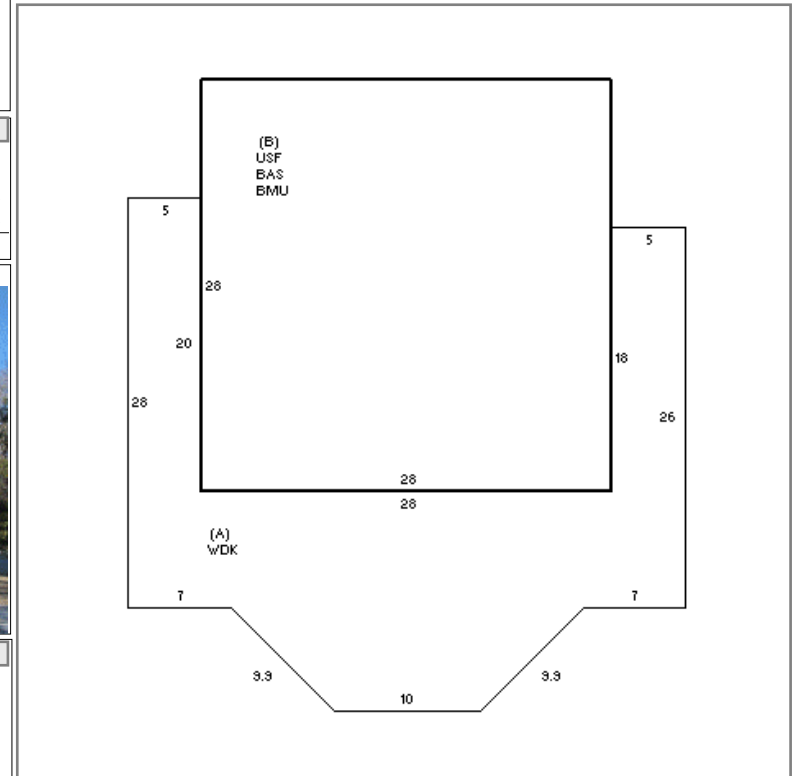
TOTAL	10,750 SF	ZONING	R20	FRNT	70	ASSESSED	CURRENT	PREVIOUS
Nbhd	SOUTH CHATHAM	NOTE				LAND	816,900	680,700
Inf1	100		BUILDING	338,400	312,300			
Inf2	100		DETACHED	4,200	4,000			
			OTHER	0	0			
						<b>TOTAL</b>	<b>1,159,500</b>	<b>997,000</b>

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
WDK	A	1.00	10 0.90	18X12 ROOF D	216	16.60	3,200
SHF	A	1.00	20 0.80	10X8	80	15.24	1,000



BUILDING	CD	ADJ	DESC	MEASURE	2/28/2022	TCK
MODEL	1		RESIDENTIAL	LIST	2/28/2022	EST
STYLE	8	0.95	CONTEMPORARY [100%]	REVIEW	3/15/2022	EMZ
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS
5 21/15



YEAR BLT	1974	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ
NET AREA	1,568	DETAIL ADJ	0.997	FOUNDATION	4	FLR & WALL	1.00
\$NLA(RCN)	\$308	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00
				ROOF SHAPE	2	HIP	1.00
				ROOF COVER	1	ASPH/CMP SHIN	1.00
				FLOOR COVER	36	CARPET/OTHER	1.00
				INT. FINISH	23	DRYWLI/WD PNL	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	TOTAL RCN	483,387
A	WDK	N	WOOD DECK	613		58.40	35,799	CONDITION ELEM	CD
B	BMU	N	BSMT UNFINISHED	784		76.98	60,350	EXTERIOR	A
B	BAS	L	BAS AREA	784	1974	255.72	200,483	INTERIOR	A
B	USF	L	UP-STRY FIN	784	1974	216.98	170,116	KITCHEN	A
	F21	O	FPL 2S 1OP	1		10,376.00	10,376	BATHS	A
	ODS	O	OUT DOOR SHWR-A	1		1,477.00	1,477	BATHS	A
								HEAT	A
								ELECT	A

EFF.YR/AGE	1974 / 48
COND	30 30%
FUNC	0
ECON	0
DEPR	30 % GD 70
RCNLD	\$338,400