

Key: 4428

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 4.843

LEGAL

LAND

DETACHED

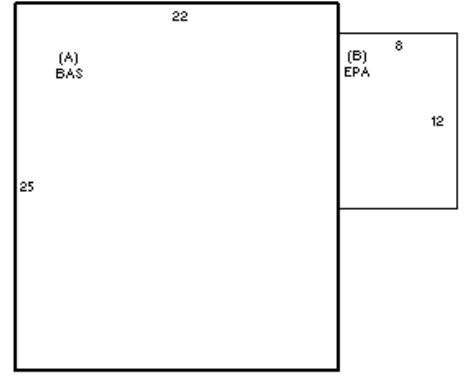
BUILDING

| CURRENT OWNER | | | | | | PARCEL ID | | | | LOCATION | | | | | |
|---|--|--|--|------------|----|---------------------------|--|----------|--|---------------------|----|------------|--|--------------|--|
| 2009 FULLI-MORETTI REVOCABLE TRUST FULLI ALESSANDRO & MORETTI CARA E 45 STETSON ROAD NORWELL, MA 02061 | | | | | | 2B-63-X4 | | | | 23 AUNT DEBORAHS LN | | | | | |
| | | | | | | TRANSFER HISTORY | | | | DOS | T | SALE PRICE | | BK-PG (Cert) | |
| | | | | | | 2009 FULLI-MORETTI REVOCA | | | | 04/02/2014 | QS | 275,000 | | 28066-69 | |
| FROLISH DIANN & MARGARET | | | | 08/15/2012 | A | 1 26590-55 | | | | | | | | | |
| MESTUZZI ANN M & MARGARET | | | | 11/27/1987 | QS | 101,000 | | 6040-157 | | | | | | | |

| CLASS | CLASS% | DESCRIPTION | | | BN ID | BN | CARD | |
|---------|------------|-------------|--------------|--------|------------|-----|--------|-----|
| 1020 | 100 | CONDOMINIUM | | | | 1 | 1 of 1 | |
| PMT NO | PMT DT | TY | DESC | AMOUNT | INSP | BY | 1st | % |
| 22-799 | 11/03/2022 | 2 | Additions | 27,000 | 04/18/2023 | NF | 100 | 100 |
| 14-382 | 01/26/2018 | 3 | Renovations | | 01/26/2018 | APK | 100 | 100 |
| 1992044 | 07/03/2014 | 4 | Outbuildings | 4,552 | 05/15/2015 | MW | 100 | 100 |
| | 04/01/1992 | 99 | n/a | | | | 100 | 100 |

| TOTAL | SF | ZONING | R20 | FRNT | 0 | ASSESSED | CURRENT | PREVIOUS |
|-------|----|--------|----------|---------|---------|--------------|----------------|----------------|
| Nbhd | | NOTE | | | | LAND | 0 | 0 |
| Inf1 | | | BUILDING | 477,800 | 386,800 | | | |
| Inf2 | | | DETACHED | 1,100 | 1,000 | | | |
| | | | OTHER | 0 | 0 | | | |
| | | | | | | TOTAL | 478,900 | 387,800 |

| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD |
|-----|------|------|--------------|------|-------|-----------|-------|
| SHF | A | 1.00 | 10 0.90 8X10 | 2014 | 80 | 15.24 | 1,100 |



| BUILDING | CD | ADJ | DESC | MEASURE | 7/1/2016 | WFF |
|----------|----|------|----------------------|---------|----------|-----|
| MODEL | 10 | | CONDO | LIST | 7/1/2016 | EST |
| STYLE | 2 | 1.00 | FREE STANDING [100%] | REVIEW | 5/8/2023 | EMZ |
| QUALITY | A | 1.00 | AVERAGE [100%] | | | |
| FRAME | 99 | 1.00 | N/A [100%] | | | |

| BLDG COMMENTS |
|---------------|
| |

| YEAR BLT | 1950 | SIZE ADJ | 1.000 |
|------------|-------|------------|-------|
| NET AREA | 550 | DETAIL ADJ | 2.400 |
| \$NLA(RCN) | \$987 | OVERALL | 1.000 |
| CAPACITY | | UNITS | ADJ |
| ROOMS | 0 | 1.00 | |
| BEDROOMS | 2 | 1.00 | |
| FULL BATHS | 1 | 1.00 | |
| 1/2 BATHS | 0 | 1.00 | |
| FIXTURES | 3 | \$5,760 | |

| ELEMENT | CD | DESCRIPTION | ADJ | S | BAT | T | DESCRIPTION | UNITS | YB | ADJ PRICE | RCN | TOTAL RCN | 543,003 |
|--------------|----|-------------|------|-----|-----|-----------------|-------------|-------|------|-----------|---------|----------------|------------|
| COMPLEX | 50 | PINE SURF | 2.40 | A | BAS | L | BAS AREA | 550 | 1950 | 955.92 | 525,756 | | |
| UNIT MODEL | 99 | N/A | 1.00 | B | EPA | N | ENCL PORCH | 96 | | 43.80 | 4,205 | | |
| VIEW/LOC | 1 | NONE | 1.00 | F11 | O | FPL 1S 1OP | | 1 | | 3,414.00 | 3,414 | | |
| HVAC | 1 | FORCED AIR | 1.00 | GFP | O | GAS LOG/FP/E FP | | 1 | | 2,846.00 | 2,846 | | |
| FUEL SOURCE | 2 | GAS | 1.00 | ODS | O | OUT DOOR SHWR-A | | 1 | | 1,022.00 | 1,022 | | |
| FLOOR LEVEL | 99 | N/A | 1.00 | | | | | | | | | | |
| NEIGHBORHOOD | 4 | SOUTH | 1.00 | | | | | | | | | | |
| | | | | | | | | | | | | CONDITION ELEM | CD |
| | | | | | | | | | | | | INTERIOR | G |
| | | | | | | | | | | | | KITCHEN | G |
| | | | | | | | | | | | | BATHS | G |
| | | | | | | | | | | | | EXTERIOR | G |
| | | | | | | | | | | | | EFF.YR/AGE | 1983 / 39 |
| | | | | | | | | | | | | COND | 12 12 % |
| | | | | | | | | | | | | FUNC | 0 |
| | | | | | | | | | | | | ECON | 0 |
| | | | | | | | | | | | | DEPR | 12 % GD 88 |
| | | | | | | | | | | | | RCNLD | \$477,800 |