

Key: 4459

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 4.881

LEGALS

LAND

DETACHED

BUILDING

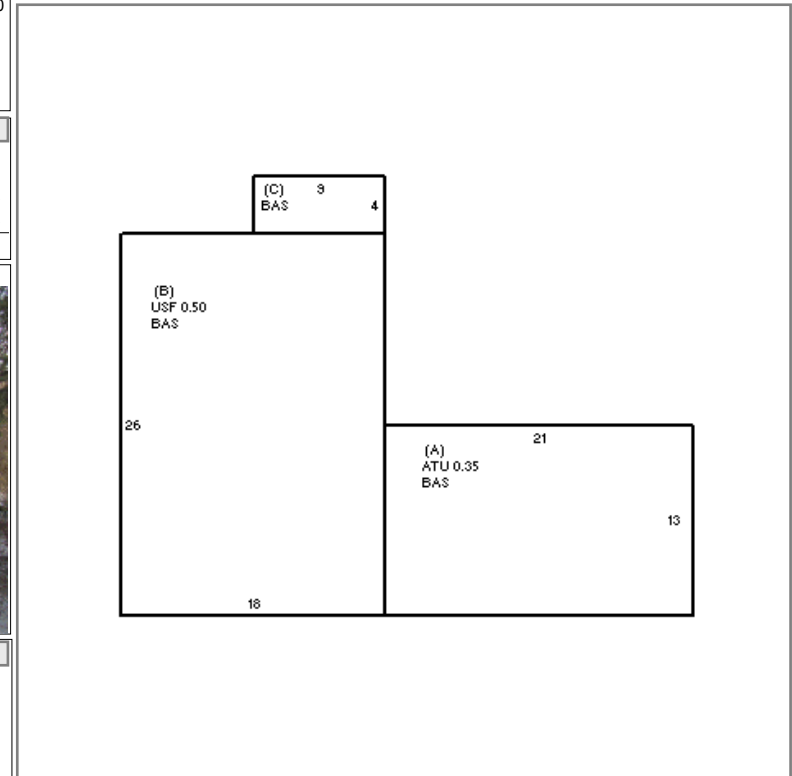
CURRENT OWNER				PARCEL ID				LOCATION			
CHARLES E H CAHOON TRUST CAHOON CHARLES EH TRUSTEE PO BOX 111 S CHATHAM, MA 02659-0111				2B-88-9				188 FOREST BEACH RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
CHARLES E H CAHOON TRUST				02/01/1991	A		1 7430-259				

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	%
13-449	09/05/2013 03/12/2008	8 3 50	Cyc. Reinsp. Renovations Meas & List	1,500	02/02/2022 04/23/2014	TCK MR RRC	100 100 100	100 100 100

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	40,000	SC	1.00	100	1.00	100	1.00	586,400	1.00	100	1.00	538,480
300	A	0.591	SC	1.00	100	1.00	100	1.00	30,720	1.00	100	1.00	18,160

TOTAL	1.509 Acres	ZONING	R20	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	SOUTH CHATHAM	NOTE	LAND	556,600	463,800			
Inf1	100		BUILDING	146,300	133,100			
Inf2	100		DETACHED	9,000	8,600			
			OTHER	0	0			
		TOTAL		711,900	605,500			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
CBN	A	1.00	40 0.60 14X26	1981	364	41.37	9,000



BUILDING	CD	ADJ	DESC	MEASURE	2/2/2022	TCK
MODEL	1		RESIDENTIAL	LIST	2/2/2022	EST
STYLE	21	1.00	ANTIQUE [100%]	REVIEW	2/16/2022	EMZ
QUALITY	-	0.80	MINUS AVE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	1820	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	228,614		
NET AREA	1,011	DETAIL ADJ	0.950	FOUNDATION	2	SLAB	0.95	+	BAS	L	BAS AREA	777	1820	217.74	169,183	CONDITION ELEM	CD		
\$NLA(RCN)	\$226	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	A	ATU	N	UNFIN ATTIC	96		62.80	6,029	EXTERIOR	A		
				ROOF SHAPE	1	GABLE	1.00	B	USF	L	UP-STRY FIN	234	1820	184.76	43,234	INTERIOR	A		
				ROOF COVER	1	ASPH/CMP SHIN	1.00		F11	O	FPL 1S 1OP	1		5,981.60	5,982	KITCHEN	A		
				FLOOR COVER	26	SOFTWD/OTHER	1.00		ODS	O	OUT DOOR SHWR-A	2		1,181.60	2,363	BATHS	A		
				INT. FINISH	1	PLASTER	1.00									HEAT	A		
				HEATING/COOL	1	FORCED AIR	1.00									ELECT	A		
				FUEL SOURCE	2	GAS	1.00												
																		EFF.YR/AGE	1968 / 54
																		COND	36 36 %
																		FUNC	0
																		ECON	0
																		DEPR	36 % GD 64
																		RCNLD	\$146,300