

Key: 4461

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 4.883

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
50 EAST ROAD LLC 91 WHEELER DR BOXBOROUGH, MA 01719				2B-9-K46				50 EAST RD			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
50 EAST ROAD LLC				02/18/2010	QS	646,300 (190744)					
KRENICKI JOHN & DONNA M				04/18/1997	QS	230,000 (144182)					
GODIN JAMES				09/27/1982	QS	30,000 (89890)					

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	%
21-213	03/10/2021	3	Renovations	12,390	01/13/2022	TCK	100	100
18-197	03/21/2018	3	Renovations	12,500	02/15/2019	TCK	100	100
	04/03/2004	50	Meas & List			RRC	100	100
03-539	10/27/2003	10	Reroof	5,900			100	100
P2003539	10/15/2003	10	Reroof				100	100

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	10,435	SC	1.00	1.00	641,375	3.09	1.00	1.00	R07	1.75	474,520

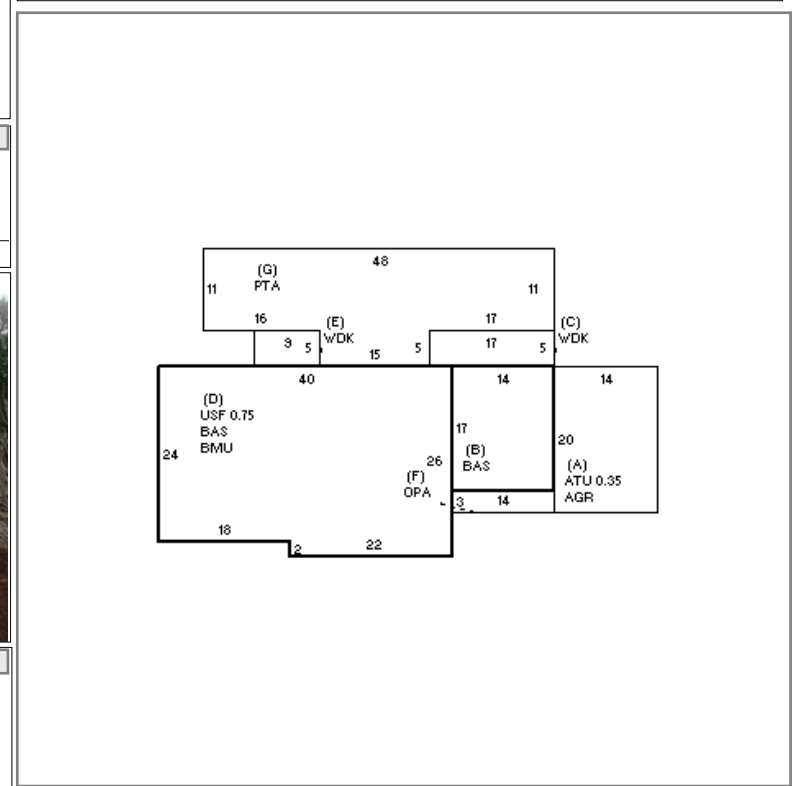
TOTAL	10,435 SF	ZONING	R20	FRNT	130	ASSESSED	CURRENT	PREVIOUS
Nbhd	SOUTH CHATHAM	NOTE				LAND	474,500	384,100
Inf1	100		BUILDING	654,400	629,700			
Inf2	100		DETACHED	0	0			
			OTHER	0	0			
<b>TOTAL</b>						<b>1,128,900</b>	<b>1,013,800</b>	

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



PHOTO 01/13/2022

BLDG COMMENTS



BUILDING	CD	ADJ	DESC	MEASURE	11/13/2022	TCK
MODEL	1		RESIDENTIAL	LIST	1/13/2022	EST
STYLE	4	1.00	CAPE [100%]	REVIEW	2/1/2022	EMZ
QUALITY	+	1.20	PLUS AVE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1983	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	752,216	
NET AREA	1,995	DETAIL ADJ	1.030	FOUNDATION	4	FLR & WALL	1.00	A	AGR	N	ATTACHED GARAGE	280		102.21	28,618	CONDITION ELEM	CD	
\$NLA(RCN)	\$377	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	A	ATU	N	UNFIN ATTIC	98		94.20	9,232	EXTERIOR	A	
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BAS AREA	1,242	1983	302.37	375,540	INTERIOR	G	
				ROOF COVER	1	ASPH/CMP SHIN	1.00	+	WDK	N	WOOD DECK	130		70.08	9,110	KITCHEN	G	
				FLOOR COVER	1	HARDWOOD	1.00	D	BMU	N	BSMT UNFINISHED	1,004		86.78	87,125	BATHS	G	
				INT. FINISH	2	DRYWALL	1.00	D	USF	L	UP-STRY FIN	753	1983	256.57	193,196	HEAT	U	
				HEATING/COOL	9	WARM/COOL AIR	1.03	F	OPA	N	OPEN PORCH	42		91.31	3,835	ELECT	U	
				FUEL SOURCE	2	GAS	1.00	G	PTA	N	PATIO/STOOP	603		21.48	12,953			
										F21	O	FPL 2S 1OP	2		12,451.20	24,902		
										ODS	O	OUT DOOR SHWR-A	1		1,772.40	1,772		

EFF.YR/AGE	2009 / 13
COND	13 13%
FUNC	0
ECON	0
DEPR	13 % GD 87
RCNLD	\$654,400