

Key: 4479

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 4.902

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
DOYLE WILLIAM G & CYNTHIA 208 FOREST ST NEEDHAM, MA 02992				2C-16-F10				93 MELODY LN			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
DOYLE WILLIAM G & CYNTHIA				05/27/2011	Q	485,000		25475-301			
KREUSSLING WILLIAM C & LI				01/07/2005	QS	562,500		19422-308			
COUET STEPHEN R & KATHLEE				05/31/2002	QS	395,000		15218-80			

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	%
2000144	03/12/2008	50	Meas & List			RRC	100	100
00-193	05/04/2000	99	n/a				100	100
	04/01/2000	99	n/a	125,000			100	100

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	21,000	SC	1.00	1.00	586,400	1.70	1.00	1.00	R05	1.60	481,810

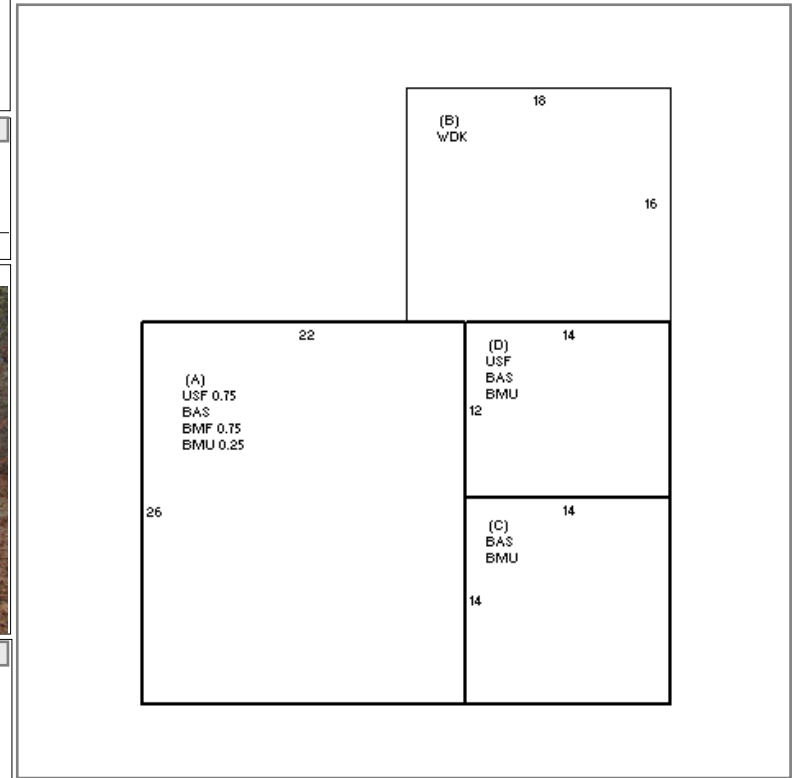
TOTAL	21,000 SF	ZONING	R20	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	SOUTH CHATHAM	NOTE	LAND	481,800	351,300			
Inf1	100		BUILDING	411,600	365,300			
Inf2	100		DETACHED	0	0			
			OTHER	0	0			
			<b>TOTAL</b>	<b>893,400</b>	<b>716,600</b>			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	12/3/2021	TCK
MODEL	1		RESIDENTIAL	LIST	12/3/2021	EST
STYLE	4	1.00	CAPE [100%]	REVIEW	12/30/2021	MR
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	2000	SIZE ADJ	1.000
NET AREA	1,533	DETAIL ADJ	1.030
\$NLA(RCN)	\$331	OVERALL	1.000
CAPACITY		UNITS	ADJ
STORIES		1.75	1.00
ROOMS		6	1.00
BEDROOMS		3	1.00
FULL BATHS		2	1.00
1/2 BATHS		0	1.00
FIXTURES		6	\$4,944
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	1	ASPH/CMP SHIN	1.00
FLOOR COVER	13	HARDWD/CARPET	1.00
INT. FINISH	2	DRYWALL	1.00
HEATING/COOL	9	WARM/COOL AIR	1.03
FUEL SOURCE	2	GAS	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	507		88.60	44,921
A	BMF	N	BSMT FINISH-SEP	429		108.60	46,589
+	BAS	L	BAS AREA	936	2000	265.48	248,490
+	USF	L	UP-STRY FIN	597	2000	225.27	134,486
B	WDC	N	WOOD DECK	288		58.40	16,819
	F21	O	FPL 2S 1OP	1		10,376.00	10,376
	ODS	O	OUT DOOR SHWR-A	1		1,477.00	1,477

TOTAL RCN	508,102
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	G
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A
EFF.YR/AGE	2003 / 19
COND	19 19%
FUNC	0
ECON	0
DEPR	19 % GD 81
RCNLD	\$411,600