Key: 4592

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 5,022

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
SHEEHAN EDWARD B & DEBORAH A PO BOX 427 S CHATHAM, MA 02659-0427	3B-39-B44	40 FLORENCE DR

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
SHEEHAN EDWARD B & DEBORA	01/05/2015	A	1	(205347)
SHEEHAN EDWARD B & DEBORA	05/19/1997	99	114,000	(144475)

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	%
	01/21/2010	50	Meas & List			CE	100	100
09-027	01/27/2009	3	Renovations	12,000	01/21/2010		100	100
	03/14/2003	50	Meas & List			JB	100	100
P2002220	05/20/2002	3	Renovations	17,280			100	100
01-604	12/13/2001	9	Foundation	28,500			100	100

LAND

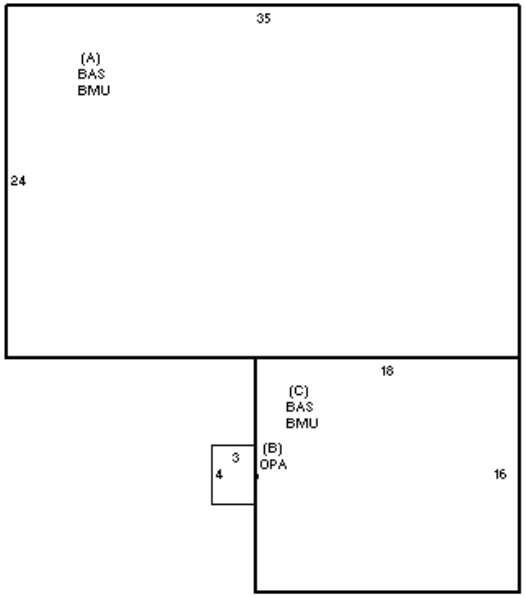
CD	T	AC/SF/UN	Nbhd	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	7,405	SC 1.00	100 1.00	100 1.00	586,400	4.15	100 1.00	R05 1.60			413,540

TOTAL	7,405 SF	ZONING	R20	FRNT	70

Nbhd	SOUTH CHATHAM
Infl1	100
Infl2	100

NOTE

ASSESSED	CURRENT	PREVIOUS
LAND	413,500	344,600
BUILDING	265,000	241,100
DETACHED	800	800
OTHER	0	0
TOTAL	**679,300**	**586,500**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	20 0.80	8X8		64	16.25	800

PHOTO 11/10/2021

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	1	0.85	RANCH [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	11/10/2021	TCK
LIST	11/10/2021	EST
REVIEW	12/17/2021	MR

BLDG COMMENTS

INFO @ DOOR 11/10/21

YEAR BLT	1960	SIZE ADJ	1.000
NET AREA	1,128	DETAIL ADJ	0.875
$NLA(RCN)	$317	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	6	1.00
BEDROOMS	3	1.00
FULL BATHS	1	1.00
1/2 BATHS	0	1.00
FIXTURES	3	$2,100
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	1	HARDWOOD	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	1,128		70.50	79,529
A	BAS	L	BAS AREA	840	1960	242.96	204,089
B	OPA	N	OPEN PORCH	12		76.08	913
C	BAS	L	BAS AREA	288	2002	242.96	69,973
	GEN	O	GENERATOR	1		0.00	
	ODS	O	OUT DOOR SHWR-A	1		1,477.00	1,477

TOTAL RCN	358,081

CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	G
KITCHEN	G
BATHS	G
HEAT	A
ELECT	A

EFF.YR/AGE	1984 / 38	
COND	26	26 %
FUNC	0	
ECON	0	
DEPR	26	% GD 74
RCNLD		$265,000