

Key: 4596

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 5.025

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
BEVERLY K FIRNHABER TRUST FIRNHABER BEVERLY K TRUSTEE 12 FLORENCE DR S CHATHAM, MA 02659				3B-43-B40				12 FLORENCE DR			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
BEVERLY K FIRNHABER TRUST				08/03/2001	A	1 (162363)					
FIRNHABER, BEVERLY				12/10/1993	A	1 (132286)					
N/A				06/01/1987	QS	144,000 ()					

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 %
E22-1060	12/30/2022	99	n/a				100 100
	01/24/2005	50	Meas & List			RRC	100 100
000000300	05/04/2004	2	Additions	27,000			100 100
P2004203	04/26/2004	2	Additions	12,600			100 100
000000166	04/06/2004	2	Additions				100 100

LAND

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	6,969	SC	1.00	1.00	586,400	4.37	1.00	R05	1.60		410,120

TOTAL	6,969 SF	ZONING	R20	FRNT	70	ASSESSED	CURRENT	PREVIOUS
Nbhd	SOUTH CHATHAM	NOTE			LAND	410,100	341,700	
Inf1	100		BUILDING	282,000	256,700			
Inf2	100		DETACHED	500	500			
			OTHER	0	0			
TOTAL			692,600	598,900				

DETACHED

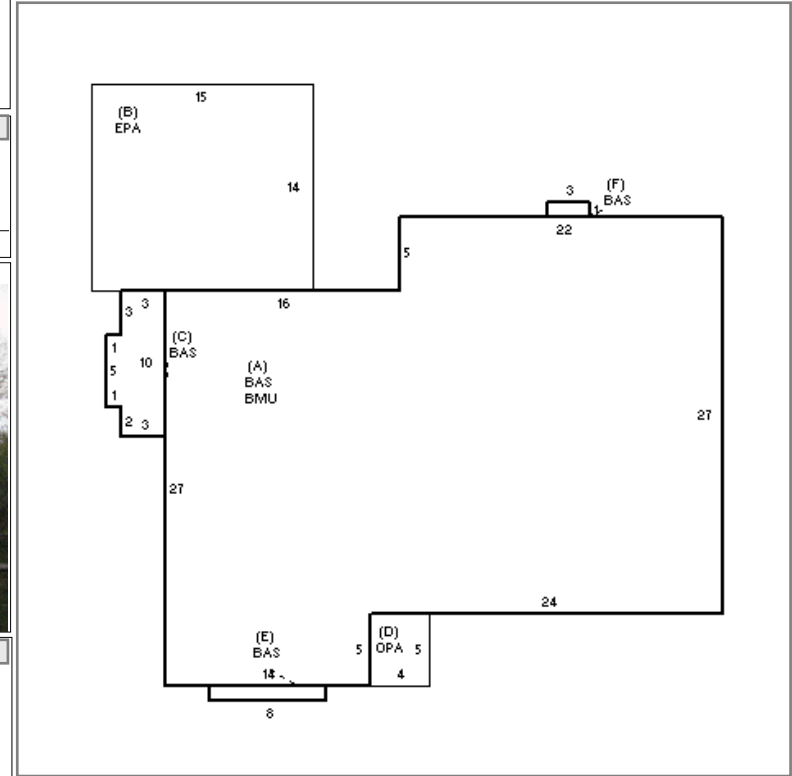
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
SHF	A	1.00	30 0.70 6X8	1980	48	16.25	500	11/10/2021



BLDG COMMENTS	INFO @ DOOR 11/10/21
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BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	11/10/2021	TCK
MODEL	1		RESIDENTIAL	LIST	11/10/2021	EST
STYLE	1	0.85	RANCH [100%]	REVIEW	12/17/2021	MR
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1960	SIZE ADJ	1.000
NET AREA	1,062	DETAIL ADJ	0.875
\$NLA(RCN)	\$349	OVERALL	1.000
CAPACITY		UNITS	ADJ
STORIES	1	1.00	
ROOMS	5	1.00	
BEDROOMS	3	1.00	
FULL BATHS	2	1.00	
1/2 BATHS	0	1.00	
FIXTURES	6	\$4,200	
UNITS	1	1.00	

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	FLR & WALL	1.00	A	BMU	N	BSMT UNFINISHED	1,016		72.11	73,259
EXT. COVER	1	WOOD SHINGLE	1.00	B	EPA	N	ENCL PORCH	210		133.70	28,077
ROOF SHAPE	2	HIP	1.00	+	BAS	L	BAS AREA	1,062	1960	247.16	262,480
ROOF COVER	1	ASPH/CMP SHIN	1.00	D	OPA	N	OPEN PORCH	20		76.10	1,522
FLOOR COVER	1	HARDWOOD	1.00		GEN	O	GENERATOR	1		0.00	
INT. FINISH	2	DRYWALL	1.00		ODS	O	OUT DOOR SHWR-A	1		1,477.00	1,477
HEATING/COOL	9	WARM/COOL AIR	1.03								
FUEL SOURCE	2	GAS	1.00								

TOTAL RCN	371,015
CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	G
KITCHEN	A
BATHS	A
HEAT	U
ELECT	U
EFF.YR/AGE	1991 / 31
COND	24 24 %
FUNC	0
ECON	0
DEPR	24 % GD 76
RCNLD	\$282,000