

Key: 4639

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 5.068

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LAND


CURRENT OWNER				PARCEL ID				LOCATION					
WANG YINGZI & KATHERINE YE 112 HIGHLAND AVE WINCHESTER, MA 01890				3B-9-19				23 FOREST BEACH RD EXT					
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)						
WANG YINGZI & KATHERINE Y				12/20/2022	QS	1,560,000	35553-79						
STEWART J TEPPEP 2016 LIV				07/12/2016	A	1	29791-27						
TEPPER STEWART J & DEBORA				11/06/2015	QS	920,000	29256-261						
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	17,099	SC	1.00	1.00	1.00	1.00	641,375	2.03	100	1.00	R07 1.75	510,330

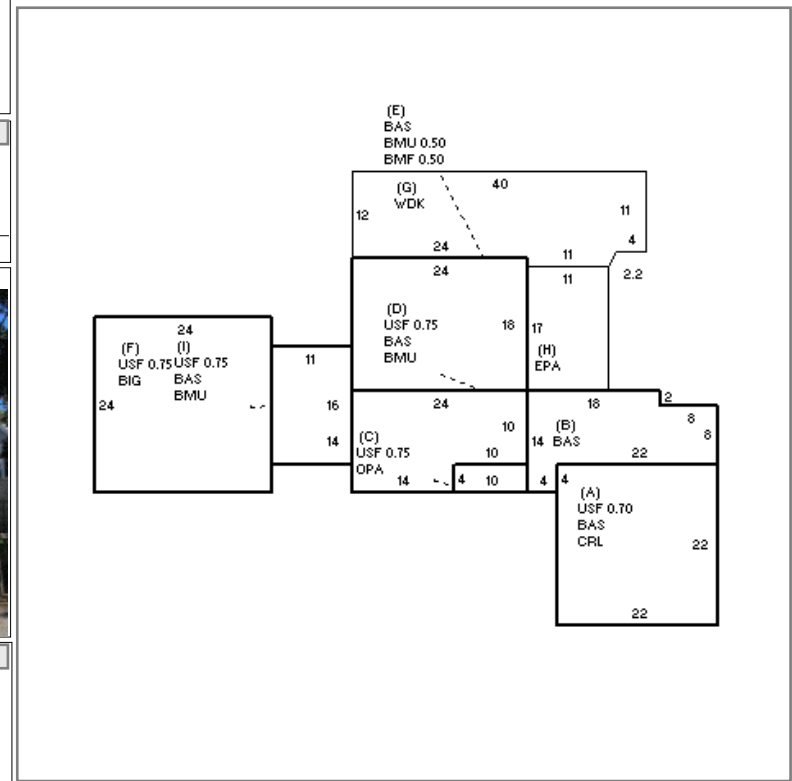
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD
1010	100	SINGLE FAMILY				1	1 of 1
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st %
23-256	03/13/2023	97	WEATHERIZATI	1,000			100 100
17-665	10/04/2017	10	Reroof	11,750	07/19/2018	WFF	100 100
16-401	06/20/2016	3	Renovations	12,000	04/18/2017	NF	100 100
	03/30/2016	98	SALES QUESTI				100 100
SS-05	12/31/2015	20	Splits/Land		12/31/2015		100 100

LAND

TOTAL	17,099 SF	ZONING	R20	FRNT	71	ASSESSED	CURRENT	PREVIOUS
Nbhd	SOUTH CHATHAM	N O T E	PRIVATE WELL			LAND	510,300	413,100
Inf1	100		BUILDING	1,091,000	986,600			
Inf2	100		DETACHED	0	0			
			OTHER	0	0			
						TOTAL	1,601,300	1,399,700

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	07/19/2018
									



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BUILDING	CD	ADJ	DESC	MEASURE	11/23/2015	APK	BLDG COMMENTS
MODEL	1		RESIDENTIAL	LIST			2 EV CHARGING STATIONS
STYLE	4	1.00	CAPE [100%]	REVIEW	7/31/2018	TD	
QUALITY	G	1.55	GOOD [100%]				
FRAME	1	1.00	WOOD FRAME [100%]				

YEAR BLT	2007	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	1,283,552	
NET AREA	2,803	DETAIL ADJ	1.030	FOUNDATION	4	FLR & WALL	1.00	A	CRL	N	CRAWL SPACE	484		32.25	15,607			
\$NLA(RCN)	\$458	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	+	USF	L	UP-STRY FIN	1,155	2007	314.66	363,433			
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BAS AREA	1,648	2007	370.83	611,126			
				ROOF COVER	1	ASPH/CMP SHIN	1.00	C	OPA	N	OPEN PORCH	40		117.96	4,718			
				FLOOR COVER	26	SOFTWD/OTHER	1.00	+	BMU	N	BSMT UNFINISHED	688		108.42	74,592			
				INT. FINISH	2	DRYWALL	1.00	E	BMF	N	BSMT FINISH-SEP	216		168.33	36,360			
				HEATING/COOL	9	WARM/COOL AIR	1.03	F	BIG	N	BUILT-IN GARAGE	576		119.61	68,896			
				FUEL SOURCE	2	GAS	1.00	G	WDK	N	WOOD DECK	487		90.52	44,084			
								H	EPA	N	ENCL PORCH	187		207.24	38,753			
									GFP	O	GAS LOG/FP/E FP	1		9,644.10	9,644			
									ODS	O	OUT DOOR SHWR-A	1		2,289.40	2,289			
																EFF.YR/AGE	2007 / 15	
																COND	15 15%	
																FUNC	0	
																ECON	0	
																DEPR	15 % GD 85	
																RCNLD	\$1,091,000	