Key: 4878

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 5,317

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
OLD CHATHAM MYSTIC VILLAGE REALTY TRUST GOODWIN EDWARD E TRUSTEE 59 MYSTIC VALLEY PKWY WINCHESTER, MA 01890	3E-6-A6	21 OLD VILLAGE RD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
OLD CHATHAM MYSTIC VILLAG	02/08/1988	A	1	6132-68
GOODWIN EDWARD TRUSTEE	01/21/1986	QS	44,000	4891-245

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	100	SINGLE FAMILY		1	1 of 1

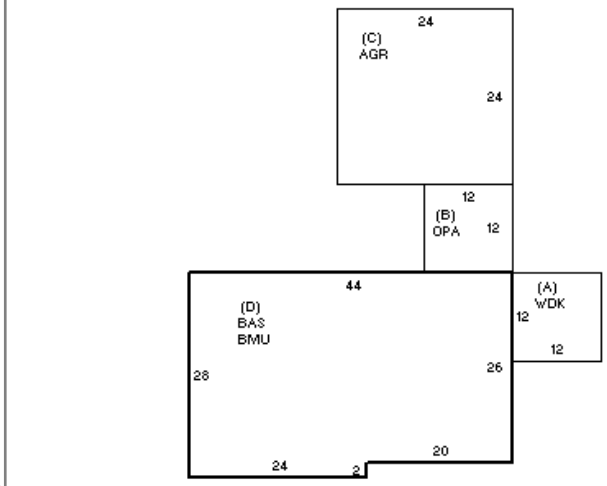
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
		8	Cyc. Reinsp.		10/18/2019	NF	100	100
	03/14/2008	50	Meas & List			RRC	100	100
1986088	06/10/1986	99	n/a				100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	16,969	MC 1.00	100 1.00	100 1.00	366,500	2.04	100 1.00	R02 1.00			291,270

TOTAL	16,969 SF	ZONING	R60	FRNT	100
Nbhd	MID CHATHAM	NOTE			
Infl1	100				
Infl2	100				

ASSESSED	CURRENT	PREVIOUS
LAND	291,300	242,700
BUILDING	333,200	307,300
DETACHED	0	0
OTHER	0	0
TOTAL	**624,500**	**550,000**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 10/18/2019

BLDG COMMENTS

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	10/18/2019	NF
LIST	10/18/2019	EST
REVIEW	12/2/2019	MR

YEAR BLT	1987	SIZE ADJ	1.000
NET AREA	1,192	DETAIL ADJ	0.892
$NLA(RCN)	$378	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	1	1.00
FIXTURES	5	$3,568
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	31	CARPET/HARDWD	1.00
INT. FINISH	2	DRYWALL	1.00
HEATING/COOL	11	HT-WT/COOL AIR	1.05
FUEL SOURCE	1	OIL	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	WDK	N	WOOD DECK	144		58.40	8,410
B	OPA	N	OPEN PORCH	144		76.10	10,958
C	AGR	N	ATTACHED GARAGE	576		77.17	44,449
D	BMU	N	BSMT UNFINISHED	1,192		69.67	83,046
D	BAS	L	BAS AREA	1,192	1987	244.08	290,948
	F11	O	FPL 1S 1OP	1		7,477.00	7,477
	ODS	O	OUT DOOR SHWR-A	1		1,477.00	1,477

TOTAL RCN	450,333

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

EFF.YR/AGE	1987 / 35	
COND	26	26 %
FUNC	0	
ECON	0	
DEPR	26	% GD 74
RCNLD		$333,200