

Key: 5131

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 5.577

LEGAL

LAND

DETACHED

BUILDING

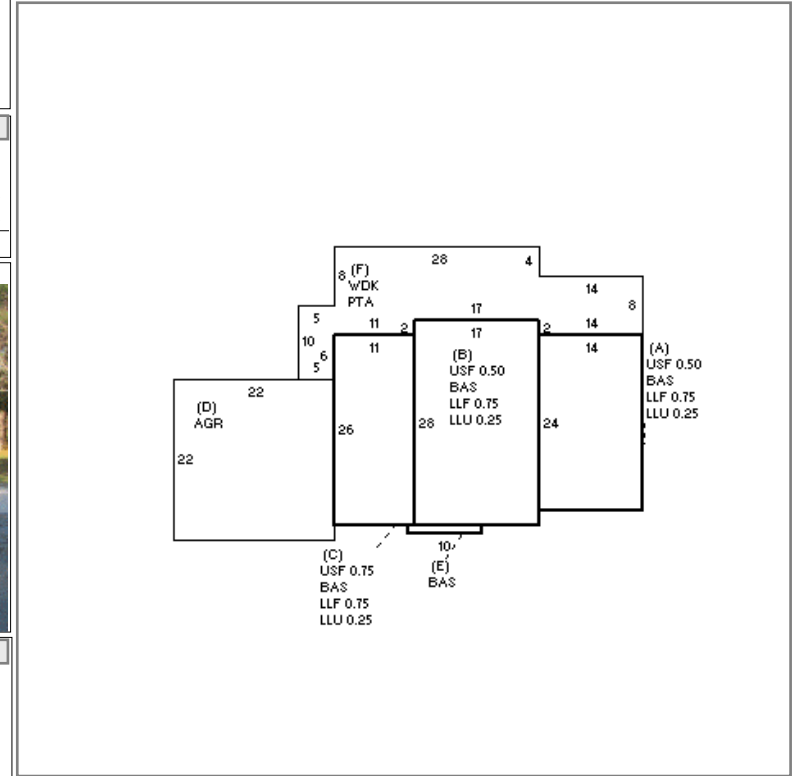
CURRENT OWNER				PARCEL ID				LOCATION			
UPADHYAYA PARESH J & BHAVANA 4 BROOKS ST WINCHESTER, MA 01890				4D-73-J2				35 SONGBIRD LN			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
UPADHYAYA PARESH J & BHAV CAHILL STEVEN P & ELLEN A JOHN V & LOUISE W THOMPSON				10/23/2014	QS	660,000	28463-319				
				03/30/2000	QS	108,000	12916-51				
				02/07/2000	A	1	12820-282				

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	%
2000147 00-248	03/10/2009 05/04/2000 05/01/2000	50 99 1	Meas & List n/a New Construc	200,000		RRC	100	100

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	20,168	SC	1.00	1.00	549,750	1.76	1.00	R04	1.50		448,790

TOTAL	20,168 SF	ZONING	R20	FRNT	154	ASSESSED	CURRENT	PREVIOUS
Nbhd	SOUTH CHATHAM	NOTE	LAND	448,800	349,000			
Inf1	100		BUILDING	639,100	589,200			
Inf2	100		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	1,087,900	938,200			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	11/24/2021	TCK
MODEL	1		RESIDENTIAL	LIST	11/24/2021	EST
STYLE	4	1.00	CAPE [100%]	REVIEW	12/28/2021	MR
QUALITY	+	1.20	PLUS AVE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	2001	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	808,997
NET AREA	1,729	DETAIL ADJ	1.050	FOUNDATION	4	FLR & WALL	1.00	+	LLU	N	LOWER LEVEL UN	275		164.72	45,299	CONDITION ELEM	CD
\$NLA(RCN)	\$468	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	+	LLF	N	LOWER LEVEL FIN	824		215.15	177,282	EXTERIOR	A
				ROOF SHAPE	1	GABLE	1.00	+	USF	L	UP-STRY FIN	621	2001	248.07	154,051	INTERIOR	A
				ROOF COVER	1	ASPH/CMP SHIN	1.00	D	AGR	N	ATTACHED GARAGE	484		94.27	45,629	KITCHEN	A
				FLOOR COVER	16	HARDWD/OTHER	1.00	+	BAS	L	BAS AREA	1,108	2001	292.35	323,924	BATHS	A
				INT. FINISH	2	DRYWALL	1.00	F	PTA	N	PATIO/STOOP	464		21.48	9,967	HEAT	A
				HEATING/COOL	11	HT-WT/COOL AIR	1.05	F	WDK	N	WOOD DECK	464		70.08	32,518	ELECT	A
				FUEL SOURCE	2	GAS	1.00	GFP	O	GAS LOG/FP/E FP	1		7,466.40	7,466			
								ODS	O	OUT DOOR SHWR-A	1		1,772.40	1,772			

EFF.YR/AGE	2001 / 21
COND	21 21 %
FUNC	0
ECON	0
DEPR	21 % GD 79
RCNLD	\$639,100