

Key: 5228

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 5.675

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| CURRENT OWNER | | | | PARCEL ID | | | | LOCATION | | | | |
|--|---|----------|------|------------|------|------------------|------|--------------|------|-----|------------|-----------|
| SMITH GORDON E & SANDRA FOSTER- 39 WHEELER RD BOLTON, MA 01740 | | | | 4F-20-F37 | | | | 55 MIDDLE RD | | | | |
| TRANSFER HISTORY | | | | DOS | T | SALE PRICE | | BK-PG (Cert) | | | | |
| SMITH GORDON E & SANDRA F | | | | 03/02/2007 | QS | 368,000 (182495) | | | | | | |
| MCELROY BRIAN C | | | | 12/08/1997 | 99 | 125,000 (146804) | | | | | | |
| STANKO CHARLES | | | | 09/24/1992 | QS | 107,000 (127877) | | | | | | |
| CD | T | AC/SF/UN | Nbhd | Inf1 | Inf2 | ADJ BASE | SAF | Inf3 | Lpi | VC | CREDIT AMT | ADJ VALUE |
| 100 | S | 11,742 | MC | 1.00 | 1.00 | 366,500 | 2.79 | 1.00 | 1.00 | MR2 | | 275,780 |

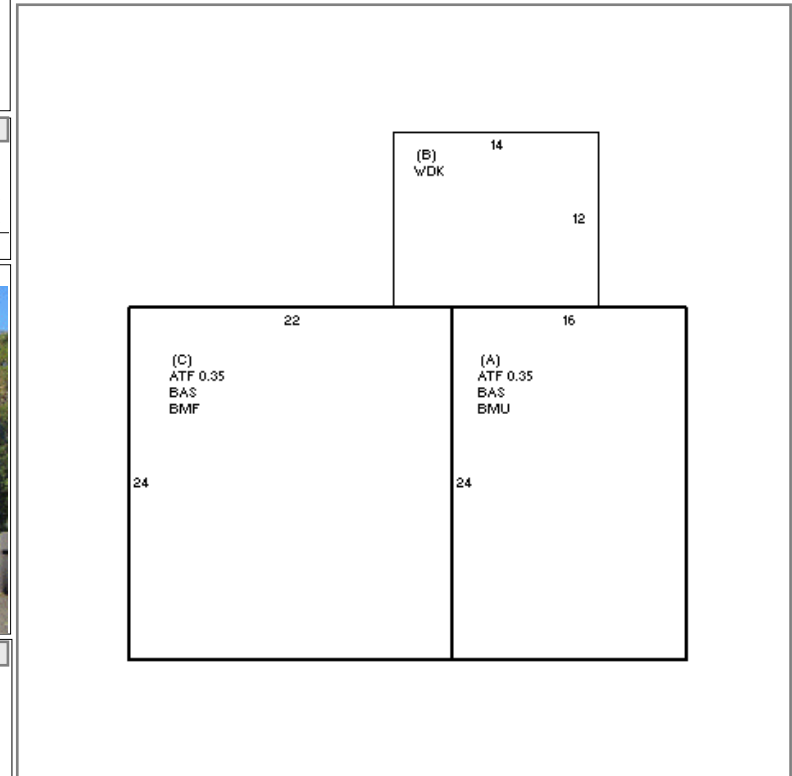
| CLASS | CLASS% | DESCRIPTION | | | BN ID | BN | CARD | |
|---------------------|------------|---------------|-------------|--------|------------|-----|--------|-----|
| 1010 | 100 | SINGLE FAMILY | | | | 1 | 1 of 1 | |
| PMT NO | PMT DT | TY | DESC | AMOUNT | INSP | BY | 1st | % |
| P2002537 1988055 | 03/03/2017 | 3 | Renovations | 9,680 | 03/03/2017 | APK | 100 | 100 |
| | 03/10/2009 | 50 | Meas & List | | | RRC | 100 | 100 |
| | 03/02/2003 | 50 | Meas & List | | | JB | 100 | 100 |
| | 10/29/2002 | 99 | n/a | | | | 100 | 100 |
| | 03/18/1989 | 99 | n/a | | | | 100 | 100 |

| TOTAL | 11,742 SF | ZONING | R60 | FRNT | 105 | ASSESSED | CURRENT | PREVIOUS |
|-------|-------------|------------------|----------|---------|---------|--------------|----------------|----------------|
| Nbhd | MID CHATHAM | N O T E | | | | LAND | 275,800 | 195,300 |
| Inf1 | 100 | | BUILDING | 332,000 | 305,900 | | | |
| Inf2 | 100 | | DETACHED | 900 | 800 | | | |
| | | | OTHER | 0 | 0 | | | |
| | | | | | | TOTAL | 608,700 | 502,000 |

| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD |
|-----|------|------|--------------|------|-------|-----------|-------|
| SHF | A | 1.00 | 30 0.70 10X8 | 1989 | 80 | 15.24 | 900 |



BLDG COMMENTS



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| BUILDING | CD | ADJ | DESC | MEASURE | 9/19/2019 | NF |
|----------|----|------|-------------------|---------|------------|-----|
| MODEL | 1 | | RESIDENTIAL | LIST | 9/19/2019 | EST |
| STYLE | 4 | 1.00 | CAPE [100%] | REVIEW | 12/13/2019 | MR |
| QUALITY | A | 1.00 | AVERAGE [100%] | | | |
| FRAME | 1 | 1.00 | WOOD FRAME [100%] | | | |

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| YEAR BLT | 1970 | SIZE ADJ | 1.000 | ELEMENT | CD | DESCRIPTION | ADJ | S | BAT | T | DESCRIPTION | UNITS | YB | ADJ PRICE | RCN | TOTAL RCN | 425,588 | | |
|------------|-------|------------|-------|--------------|----|---------------|------|---|-----|---|-----------------|-------|------|-----------|---------|----------------|---------|------------|------------|
| NET AREA | 1,231 | DETAIL ADJ | 1.030 | FOUNDATION | 4 | FLR & WALL | 1.00 | A | BMU | N | BSMT UNFINISHED | 384 | | 90.48 | 34,744 | CONDITION ELEM | CD | | |
| \$NLA(RCN) | \$346 | OVERALL | 1.000 | EXT. COVER | 1 | WOOD SHINGLE | 1.00 | + | BAS | L | BAS AREA | 912 | 1970 | 279.51 | 254,911 | EXTERIOR | A | | |
| | | | | ROOF SHAPE | 1 | GABLE | 1.00 | + | ATF | L | FINISHED ATTIC | 319 | 1970 | 168.13 | 53,632 | INTERIOR | G | | |
| | | | | ROOF COVER | 1 | ASPH/CMP SHIN | 1.00 | B | WDK | N | WOOD DECK | 168 | | 58.40 | 9,811 | KITCHEN | V | | |
| | | | | FLOOR COVER | 16 | HARDWD/OTHER | 1.00 | C | BMF | N | BSMT FINISH-SEP | 528 | | 108.60 | 57,341 | BATHS | V | | |
| | | | | INT. FINISH | 2 | DRYWALL | 1.00 | | F21 | O | FPL 2S 1OP | 1 | | 10,376.00 | 10,376 | HEAT | A | | |
| | | | | HEATING/COOL | 9 | WARM/COOL AIR | 1.03 | | ODS | O | OUT DOOR SHWR-A | 1 | | 1,477.00 | 1,477 | ELECT | A | | |
| | | | | FUEL SOURCE | 2 | GAS | 1.00 | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | EFF.YR/AGE | 1997 / 25 |
| | | | | | | | | | | | | | | | | | | COND | 22 22 % |
| | | | | | | | | | | | | | | | | | | FUNC | 0 |
| | | | | | | | | | | | | | | | | | | ECON | 0 |
| | | | | | | | | | | | | | | | | | | DEPR | 22 % GD 78 |
| | | | | | | | | | | | | | | | | | | RCNLD | \$332,000 |