

Key: 5551

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 6.007

LEGAL LAND

CURRENT OWNER				PARCEL ID				LOCATION			
58 ISLAND VIEW LN REAL ESTATE TRUST MESSINA FRANK & JOAN ELLEN TRSTES 58 ISLAND VIEW LN S CHATHAM, MA 02659				5D-57-F19				58 ISLAND VIEW LN			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
58 ISLAND VIEW LN REAL ES MESSINA FRANK				07/09/2004	A	18808-113	1				
				03/01/1994	QS	155,000	9073-79				


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	%
06-698	02/05/2009	51	Meas		02/05/2009	CE	100	100
	12/29/2006	2	Additions	105,000		JB	100	100
	03/02/2003	50	Meas & List				100	100
P2002534	10/28/2002	2	Additions	34,500			100	100
00-525	12/01/2000	2	Additions	34,000			100	100

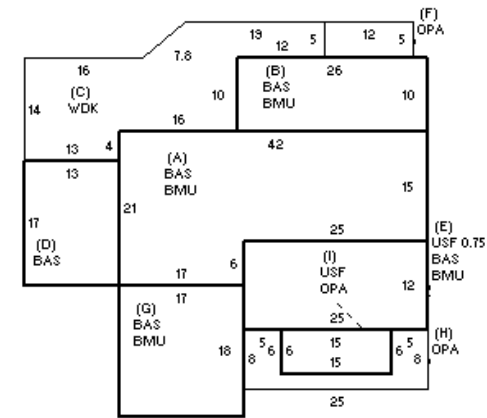
LAND

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	17,588	SC	1.00	100	1.00	1.00	549,750	1.98	100	1.00	R04 1.50	439,320

TOTAL	17,588 SF	ZONING	R20	FRNT	125	ASSESSED	CURRENT	PREVIOUS
Nbhd	SOUTH CHATHAM	NOTE				LAND	439,300	341,700
Inf1	100		BUILDING	678,900	626,000			
Inf2	100		DETACHED	1,100	1,000			
			OTHER	0	0			
<b>TOTAL</b>			<b>1,119,300</b>	<b>968,700</b>				

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	11/22/2021
SHF	A	1.00	20 0.80 8X12	2008	96	14.26	1,100		



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	11/22/2021	TCK
MODEL	1		RESIDENTIAL	LIST	11/22/2021	EST
STYLE	4	1.00	CAPE [100%]	REVIEW	12/27/2021	MR
QUALITY	+	1.20	PLUS AVE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

INDING

YEAR BLT	1972	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	848,646
NET AREA	2,134	DETAIL ADJ	1.050	FOUNDATION	4	FLR & WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,598		79.34	126,792		
\$NLA(RCN)	\$398	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	A	BAS	L	BAS AREA	732	1972	304.74	223,072		
				ROOF SHAPE	1	GABLE	1.00	B	BAS	L	BAS AREA	260	2002	304.74	79,234		
				ROOF COVER	1	ASPH/CMP SHIN	1.00	C	WDK	N	WOOD DECK	452		70.08	31,676		
				FLOOR COVER	1	HARDWOOD	1.00	D	BAS	L	BAS AREA	221	2000	304.75	67,349		
				INT. FINISH	2	DRYWALL	1.00	E	BAS	L	BAS AREA	300	2006	304.74	91,423		
				HEATING/COOL	11	HT-WT/COOL AIR	1.05	+	USF	L	UP-STRY FIN	315	2006	258.58	81,454		
				FUEL SOURCE	2	GAS	1.00	+	OPA	N	OPEN PORCH	260		91.32	23,743		
								G	BAS	L	BAS AREA	306	1972	304.75	93,252		
									BMG	O	BSMT GARAGE	1		3,324.00	3,324		
									F21	O	FPL 2S 1OP	1		12,451.20	12,451		
									ODS	O	OUT DOOR SHWR-A	1		1,772.40	1,772		

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

EFF. YR/AGE	2002 / 20
COND	20 20 %
FUNC	0
ECON	0
DEPR	20 % GD 80

RCNLD	\$678,900
-------	-----------