Key: 6013

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 6,490

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
TROMBI JOSEPH M NOW SHINGOTE SAURABH ET AL 175 SAM RYDER RD CHATHAM, MA 02633	6F-23-M29	175 SAM RYDER RD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
SHINGOTE SAURABH ET AL	04/26/2023	QS	437,000	(232791)
TROMBI JOSEPH M	12/30/2002	A	1	(167788)
TROMBI MARIO & MADGE	08/07/2000	A	1	(158612)

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

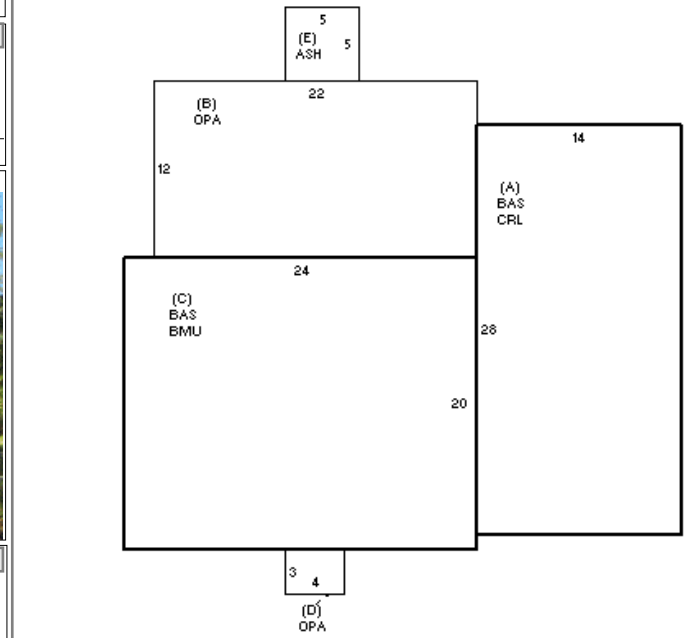
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
23-429	05/10/2023	10	Reroof	2,600			0	0
18-388	05/21/2018	10	Reroof	3,690	07/10/2018	NF	100	100
	02/17/2009	50	Meas & List			RRC	100	100
99-142	04/12/1999	3	Renovations				100	100
92-302	08/05/1992	2	Additions	12,000			100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	10,000	MC 1.00	100 1.00	100 1.00	366,500	3.20	100 1.00	MR2 1.00			269,520

TOTAL	10,000 SF	ZONING	R30	FRNT	100
Nbhd	MID CHATHAM	NOTE			
Infl1	100				
Infl2	100				

ASSESSED	CURRENT	PREVIOUS
LAND	269,500	190,900
BUILDING	202,300	147,200
DETACHED	900	800
OTHER	0	0
TOTAL	**472,700**	**338,900**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	30 0.70	8X10	1999	80	15.24	900

PHOTO 09/19/2019

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	9/19/2019	NF
LIST	11/1/2019	NF
REVIEW	11/22/2019	MR

YEAR BLT	1957	SIZE ADJ	1.000
NET AREA	872	DETAIL ADJ	0.850
$NLA(RCN)	$336	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	4	1.00
BEDROOMS	2	1.00
FULL BATHS	1	1.00
1/2 BATHS	0	1.00
FIXTURES	3	$2,040
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	5	VINYL	1.00
INT. FINISH	2	DRYWALL	1.00
HEATING/COOL	2	HOT WATER	1.00
FUEL SOURCE	2	GAS	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	CRL	N	CRAWL SPACE	392		22.25	8,723
A	BAS	L	BAS AREA	392	1992	255.10	99,999
+	OPA	N	OPEN PORCH	276		76.10	21,004
C	BMU	N	BSMT UNFINISHED	480		74.82	35,914
C	BAS	L	BAS AREA	480	1957	255.10	122,448
E	ASH	N	ATT SHED	25		60.60	1,515
	ODS	O	OUT DOOR SHWR-A	1		1,477.00	1,477

TOTAL RCN	293,120

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

EFF.YR/AGE	1972 / 50		
COND	31	31 %	
FUNC	0		
ECON	0		
DEPR	31	% GD	69
RCNLD	$202,300		