

Key: 6121

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 6.577

LEGALS LAND

CURRENT OWNER				PARCEL ID				LOCATION				
DUCK MARSH TRUST RYDER KAREN J TRUSTEE 49 DUCK MARSH LN CHATHAM, MA 02633				61-31-N31				49 DUCK MARSH LN				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
DUCK MARSH TRUST				05/19/2021	A	1	34127-260					
RYDER KAREN J				09/24/2004	QS	375,000	19068-86					
MORRIS MARY				05/06/1996	H	1	10186-143					
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	21,307	MC	1.00	1.00	366,500	1.68	1.00	1.00	R03	1.00	301,820

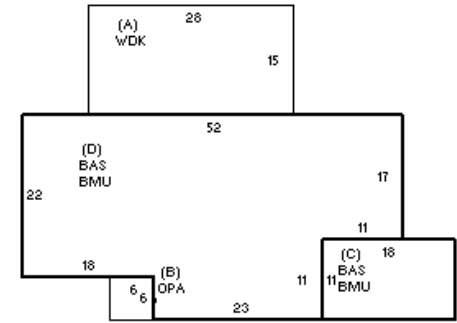
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
19-297	04/30/2019	10	Reroof	5,600	11/05/2019	MR	100	100
15-083	02/23/2015	12	INSULATION	3,000			100	100
	06/27/2005	50	Meas & List			JB	100	100
	03/07/2004	50	Meas & List			RRC	100	100
03-587	11/19/2003	99	n/a	3,500			100	100

LAND

TOTAL	21,240 SF	ZONING	R60	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	MID CHATHAM	NOTE				LAND	301,800	251,500
Inf1	100		BUILDING	309,400	281,600			
Inf2	100		DETACHED	700	700			
			OTHER	0	0			
						TOTAL	611,900	533,800

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	30 0.70 8X8		64	16.25	700



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	11/5/2019	NF
MODEL	1		RESIDENTIAL	LIST	11/5/2019	EST
STYLE	1	0.85	RANCH [100%]	REVIEW	12/10/2019	MR
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

BLDG

YEAR BLT	1969	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	454,992		
NET AREA	1,425	DETAIL ADJ	0.850	FOUNDATION	4	FLR & WALL	1.00	A	WDK	N	WOOD DECK	420		58.40	24,528	CONDITION ELEM	CD		
\$NLA(RCN)	\$319	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	B	OPA	N	OPEN PORCH	36		76.11	2,740	EXTERIOR	A		
				ROOF SHAPE	1	GABLE	1.00	+	BMU	N	BSMT UNFINISHED	1,425		67.37	96,006	INTERIOR	A		
				ROOF COVER	1	ASPH/CMP SHIN	1.00	+	BAS	L	BAS AREA	1,425	1969	222.73	317,391	KITCHEN	A		
				FLOOR COVER	3	W/W CARPET	1.00		BMG	O	BSMT GARAGE	1		2,770.00	2,770	BATHS	A		
				INT. FINISH	2	DRYWALL	1.00		F11	O	FPL 1S 1OP	1		7,477.00	7,477	HEAT	A		
				HEATING/COOL	1	FORCED AIR	1.00									ELECT	A		
				FUEL SOURCE	2	GAS	1.00												
																		EFF.YR/AGE	1971 / 51
																		COND	32 32 %
																		FUNC	0
																		ECON	0
																		DEPR	32 % GD 68
																		RCNLD	\$309,400