Key: 6390

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 6.857

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
DEVLIN GERARD C & MARLENE J 279 SAM RYDER RD CHATHAM, MA 02633	7G-2-M39	279 SAM RYDER RD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
DEVLIN GERARD C & MARLENE	02/16/1996	QS	150,000	(139838)
DEVLIN GERARD	12/30/1988	L	60,500	(116491)

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

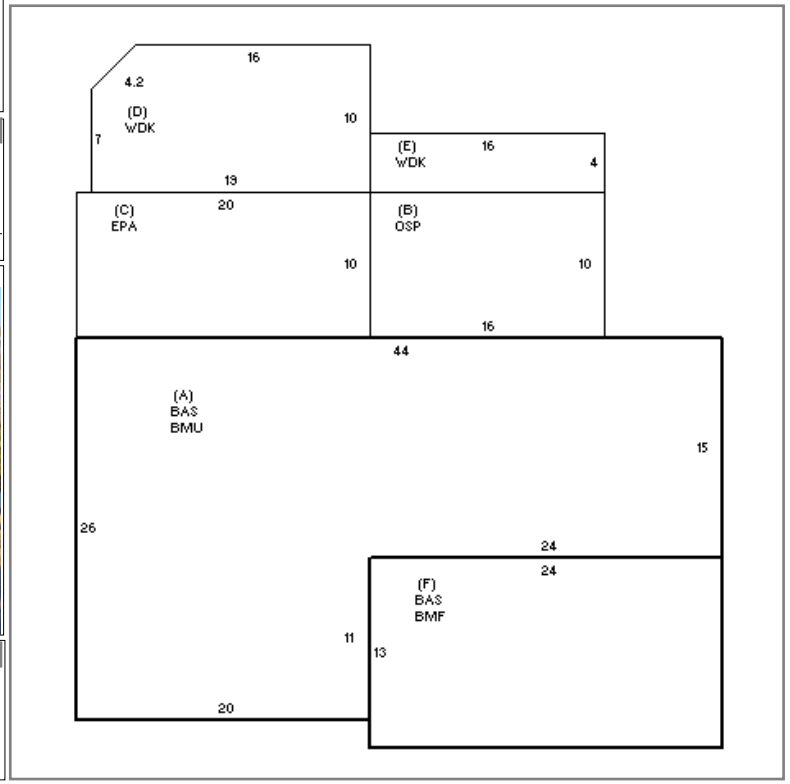
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
18-744	09/18/2018	10	Reroof	5,000	02/14/2019	TCK	100	100
	02/20/2009	50	Meas & List			RRC	100	100
99-307	06/01/1999	99	n/a	1,200			100	100
1996050	03/04/1996	99	n/a				100	100
SEPT 96-50	03/04/1996	99	n/a				100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	19,367	MC 1.00	100 1.00	100 1.00	366,500	1.82	100 1.00	MR2 1.00			297,300

TOTAL	19,367 SF	ZONING	R30	FRNT	0
Nbhd	MID CHATHAM	NOTE	Coll Rd/ Abuts Cons. Area		
Infl1	100				
Infl2	100				

ASSESSED	CURRENT	PREVIOUS
LAND	297,300	210,600
BUILDING	340,600	310,000
DETACHED	1,100	1,000
OTHER	0	0
TOTAL	**639,000**	**521,600**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	20 0.80	12X8		96	14.26	1,100

PHOTO 01/31/2020

BLDG COMMENTS

BMF=OFFICE

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	1/31/2020	TCK
LIST	1/31/2020	TCK
REVIEW	2/20/2020	MR

YEAR BLT	1989	SIZE ADJ	1.000
NET AREA	1,192	DETAIL ADJ	0.850
$NLA(RCN)	$371	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	6	1.00
BEDROOMS	3	1.00
FULL BATHS	2	1.00
1/2 BATHS	0	1.00
FIXTURES	6	$4,080
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	13	HARDWD/CARPET	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	BMU	N	BSMT UNFINISHED	880		74.68	65,719
+	BAS	L	BAS AREA	1,192	1989	232.59	277,249
B	OSP	N	OPEN SCR PORCH	160		78.80	12,608
C	EPA	N	ENCL PORCH	200		133.70	26,740
+	WDK	N	WOOD DECK	250		58.40	14,600
F	BMF	N	BSMT FINISH-SEP	312		108.60	33,883
	F11	O	FPL 1S 1OP	1		7,477.00	7,477

TOTAL RCN 442,356

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

EFF.YR/AGE 1994 / 28

COND	23	23 %	
FUNC	0		
ECON	0		
DEPR	23	% GD	77

RCNLD $340,600