

Key: 6402

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 6.870

LEGAL

LAND

DETACHED

BUILDING

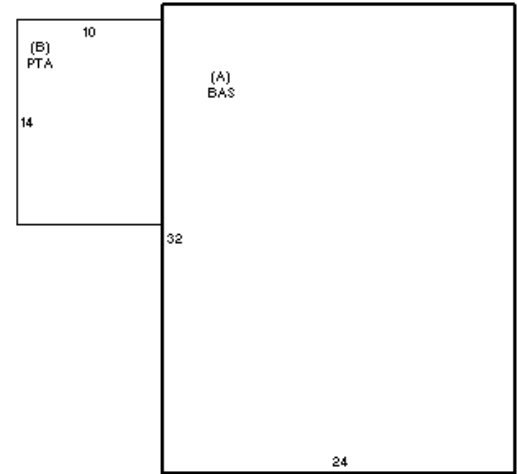
CURRENT OWNER						PARCEL ID			LOCATION		
TROPEANO MARC A & WHITNEY J 432 SAM RYDER ROAD CHATHAM, MA 02633						7G-3-X3			23 SCHOOLHOUSE POND RD		
TRANSFER HISTORY						DOS	T	SALE PRICE	BK-PG (Cert)		
TROPEANO MARC A & WHITNEY						05/23/2018	QS	285,000	31288-169		
STORRS DANIEL R & JANE L						05/01/1981	QS	32,500	3278-101		

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1020	100	CONDOMINIUM				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
21-459	07/30/2020	12	INSULATION	2,356	05/03/2021	TCK	100	100
18-190 1983136A	06/29/2018	98	SALES QUESTI	21,000	01/30/2019	TCK	100	100
	03/21/2018	11	Window Rplc					
	07/28/1983	99	n/a					

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE

TOTAL	SF	ZONING	R60	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd		NOTE				LAND	0	0
Inf1			BUILDING	376,500	336,500			
Inf2			DETACHED	0	0			
			OTHER	0	0			
						TOTAL	376,500	336,500

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	6/30/2016	WFF
MODEL	10		CONDO	LIST	6/30/2016	EST
STYLE	2	1.00	FREE STANDING [100%]	REVIEW	7/7/2021	EMZ
QUALITY	-	0.90	MINUS AVE [100%]			
FRAME	99	1.00	N/A [100%]			

BLDG COMMENTS		

YEAR BLT	1957	SIZE ADJ	1.000
NET AREA	768	DETAIL ADJ	1.750
\$NLA(RCN)	\$533	OVERALL	1.000
CAPACITY		UNITS	ADJ
ROOMS	0	1.00	
BEDROOMS	3	1.00	
FULL BATHS	1	1.00	
1/2 BATHS	0	1.00	
FIXTURES	3	\$3,780	

ELEMENT	CD	DESCRIPTION	ADJ
COMPLEX	61	LAKEVIEW	1.75
UNIT MODEL	99	N/A	1.00
VIEW/LOC	1	NONE	1.00
HVAC	1	FORCED AIR	1.00
FUEL SOURCE	2	GAS	1.00
FLOOR LEVEL	99	N/A	1.00
NEIGHBORHOOD	1	MID-CHATHAM	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BAS	L	BAS AREA	768	1957	525.61	403,666
B	PTA	N	PATIO	140		5.70	798
	ODS	O	OUT DOOR SHWR-A	1		1,022.00	1,022

TOTAL RCN	409,266	
CONDITION ELEM		CD
INTERIOR		V
KITCHEN		G
BATHS		G
EXTERIOR		A
EFF.YR/AGE	1996 / 26	
COND	8 8 %	
FUNC	0	
ECON	0	
DEPR	8 % GD	92
RCNLD	\$376,500	