

Key: 6406

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 6.874

LEGAL

LAND

DETACHED

BUILDING

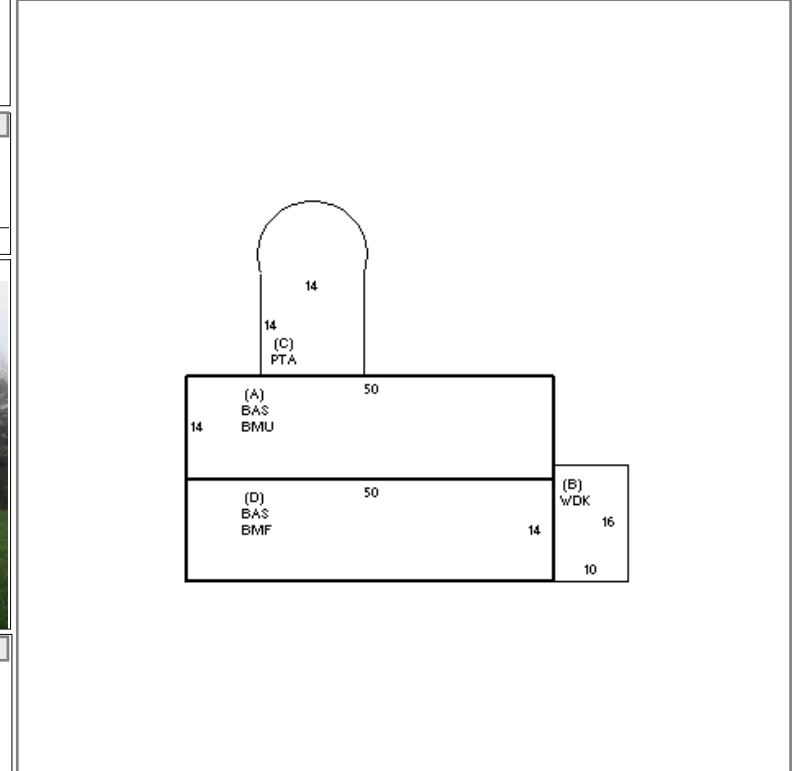
CURRENT OWNER		PARCEL ID		LOCATION		
TROPEANO MARC & WHITNEY J 432 SAM RYDER RD CHATHAM, MA 02633		7G-3-X7		432 SAM RYDER RD		
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)	
TROPEANO MARC & WHITNEY J		04/08/2021	QS	642,000	33992-115	
GAMAN RE GROUP LLC		10/31/2017	O	380,000	30867-218	
SEASTEDT TODD R & JACQUEL		10/02/1991	QS	102,000	7701-257	

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1020	100	CONDOMINIUM				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
21-1194	01/24/2022	3	Renovations	46,000	04/26/2023	NF	100	100
	11/24/2020	3	Renovations		11/24/2020	APK	100	100
18-1050	12/18/2018	3	Renovations	4,100	01/30/2019	TCK	100	100
17-533	08/16/2017	10	Reroof	6,985	07/18/2018	NF	100	100
1979064	06/13/1979	99	n/a				100	100

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

TOTAL	SF	ZONING	R30	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd		NOTE DEEDED RIGHTS TO SCHOOLHOUSE POND				LAND	0	0
Inf1			BUILDING	665,000	585,100			
Inf2			DETACHED	0	0			
			OTHER	0	0			
			<b>TOTAL</b>	<b>665,000</b>	<b>585,100</b>			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS

BMF=FAM RM, OFFICE (PER PLANS 6/8/2023)

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	5/10/2023	EMZ
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	99	1.00	N/A [100%]			

YEAR BLT	1958	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	692,737
NET AREA	1,400	DETAIL ADJ	1.750	COMPLEX	61	LAKEVIEW	1.75	A	BMU	N	BSMT UNFINISHED	700		23.00	16,100		
\$NLA(RCN)	\$495	OVERALL	1.000	UNIT MODEL	99	N/A	1.00	+	BAS	L	BAS AREA	1,400	1958	455.06	637,081		
				VIEW/LOC	2	AVERAGE	1.00	B	WDK	N	ATT WOOD DECK	160		19.00	3,040		
				HVAC	2	HOT WATER	1.00	C	PTA	N	PATIO	320		5.70	1,824		
				FUEL SOURCE	2	GAS	1.00	D	BMF	N	BSMT FINISH-SEP	700		36.10	25,270		
				FLOOR LEVEL	99	N/A	1.00		ODS	O	OUT DOOR SHWR-A	1		1,022.00	1,022		
				NEIGHBORHOOD	1	MID-CHATHAM	1.00										
																CONDITION ELEM	CD
																INTERIOR	V
																KITCHEN	V
																BATHS	V
																EXTERIOR	A
																EFF.YR/AGE	2008 / 14
																COND	4 4 %
																FUNC	0
																ECON	0
																DEPR	4 % GD 96
																RCNLD	\$665,000