

Key: 6579

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 7.051

LEGAL LAND

CURRENT OWNER				PARCEL ID				LOCATION				
S&J LOCASTRO REVOC FAMILY TRUST LOCASTRO SUSAN J & JOSEPH S TRSTES 418 RIVERVIEW DR CHATHAM, MA 02633				7J-30-C111				418 RIVERVIEW DR				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
S&J LOCASTRO REVOC FAMILY				01/02/2020	A	100	(221538)					
LOCASTRO JOSEPH S & SUSAN				08/01/2014	QS	752,500	(204070)					
MESSNER LORRAINE M				03/01/1995	QS	69,000	(136531)					
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	28,712	MC	1.00	1.00	366,500	1.31	1.00	1.00	R03	1.00	317,070

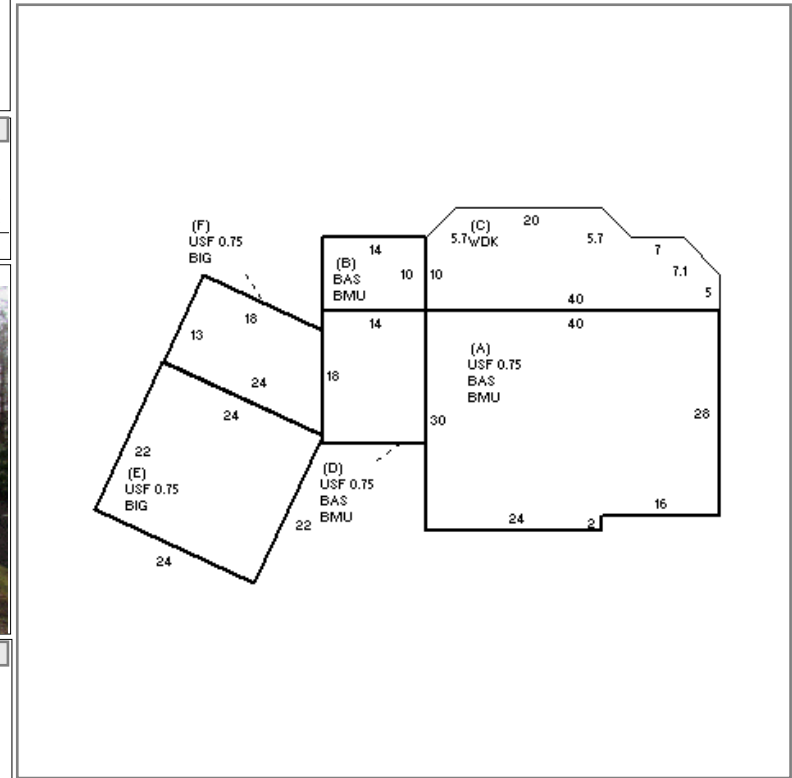
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
19-305	05/03/2019	12	INSULATION	4,600	02/06/2020	TCK	100	100
18-648	08/17/2018	2	Additions	142,000	01/22/2019	TCK	100	100
	02/09/2009	50	Meas & List			RRC	100	100
95-211	06/01/1995	99	n/a	200,000			100	100
1995063	02/15/1995	99	n/a				100	100

LEGAL LAND

TOTAL	28,712 SF	ZONING	R60	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	MID CHATHAM	NOTE				LAND	317,100	264,200
Inf1	100		BUILDING	1,073,100	977,200			
Inf2	100		DETACHED	0	0			
			OTHER	0	0			
TOTAL						1,390,200	1,241,400	

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	1/23/2019	TCK
MODEL	1		RESIDENTIAL			
STYLE	4	1.00	CAPE [100%]	LIST	12/3/2019	NF
QUALITY	+	1.20	PLUS AVE [100%]	REVIEW	3/5/2020	MR
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS
HATCH TO ATTIC

BUILDING

YEAR BLT	1995	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	1,117,844															
NET AREA	3,226	DETAIL ADJ	1.050	FOUNDATION	4	FLR & WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,560		79.68	124,298																	
\$NLA(RCN)	\$347	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	+	BAS	L	BAS AREA	1,560	1995	287.58	448,631																	
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UP-STRY FIN	876	1995	244.02	213,766																	
				ROOF COVER	1	ASPH/CMP SHIN	1.00	C	WDK	N	WOOD DECK	484		70.08	33,919																	
				FLOOR COVER	13	HARDWD/CARPET	1.00	+	USF	L	UP-STRY FIN	790	2018	244.02	192,779																	
				INT. FINISH	22	DRYWLI/DRYWLI	1.00	+	BIG	N	BUILT-IN GARAGE	801		89.99	72,084																	
				HEATING/COOL	11	HT-WT/COOL AIR	1.05	F21	O	FPL 2S 1OP	1			12,451.20	12,451																	
				FUEL SOURCE	2	GAS	1.00	ODS	O	OUT DOOR SHWR-A	1			1,772.40	1,772																	
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