

Key: 7003

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 7.484

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
INDIAN HILL REALTY TRUST O'SULLIVAN JOHN B & SANDRA L TRSTES 83 HARLOW ST #1 ARLINGTON, MA 02474-6823				8G-8-R18A				193 INDIAN HILL RD NO			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
INDIAN HILL REALTY TRUST				01/10/2001	A	1 13478-137		1 13478-137			
OSULLIVAN ANN				03/12/1993	A	1 8478-16		1 8478-16			
OSULLIVAN JOHN B & ANN J				06/10/1971	QS	41,000 1514-160		1514-160			

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	%
98-165	02/12/2009	50	Meas & List			RRC	100	100
SP 97-88	04/01/1998	3	Renovations	5,000			100	100
	12/18/1997	99	n/a				100	100

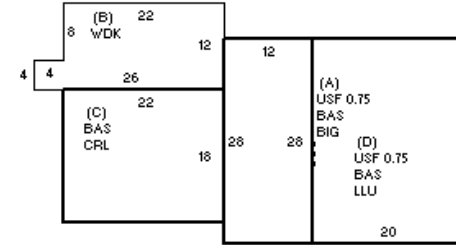
LAND

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	34,500	MC	1.00	1.00	733,000	1.13	1.00	1.00	PF5	2.00	654,850

TOTAL	34,500 SF	ZONING	R60	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	MID CHATHAM	NOTE			LAND	654,900	545,700	
Inf1	100		BUILDING	381,500	347,100			
Inf2	100		DETACHED	0	0			
			OTHER	0	0			
				TOTAL		1,036,400	892,800	

DETAILED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	1/14/2020	TCK
MODEL	1		RESIDENTIAL	LIST	1/14/2020	EST
STYLE	4	1.00	CAPE [100%]	REVIEW	2/4/2020	MR
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

INDING

YEAR BLT	1960	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	596,103
NET AREA	1,964	DETAIL ADJ	1.030	FOUNDATION	4	FLR & WALL	1.00	A	BIG	N	BUILT-IN GARAGE	336		82.56	27,741	CONDITION ELEM	CD
\$NLA(RCN)	\$304	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	+	BAS	L	BAS AREA	1,292	1960	242.88	313,803	EXTERIOR	A
CAPACITY		UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	+	USF	L	UP-STRY FIN	672	1960	206.09	138,494	INTERIOR	A
STORIES		1.75	1.00	ROOF COVER	1	ASPH/CMP SHIN	1.00	B	WDK	N	WOOD DECK	280		58.40	16,352	KITCHEN	A
ROOMS		7	1.00	FLOOR COVER	14	HARDWD/ASPH TL	1.00	C	CRL	N	CRAWL SPACE	396		26.91	10,656	BATHS	A
BEDROOMS		4	1.00	INT. FINISH	2	DRYWALL	1.00	D	LLU	N	LOWER LEVEL UN	560		136.85	76,636	HEAT	A
FULL BATHS		2	1.00	HEATING/COOL	9	WARM/COOL AIR	1.03	F11	O	FPL 1S 1OP	1		7,477.00	7,477	ELECT	A	
1/2 BATHS		0	1.00	FUEL SOURCE	1	OIL	1.00										
FIXTURES		6	\$4,944														
UNITS		1	1.00														
																EFF.YR/AGE	1968 / 54
																COND	36 36 %
																FUNC	0
																ECON	0
																DEPR	36 % GD 64
																RCNLD	\$381,500