

Key: 7114

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 7.597

LEGAL

LAND

DETAILED

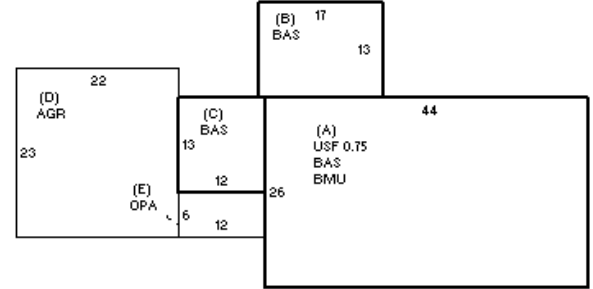
BUILDING

CURRENT OWNER				PARCEL ID				LOCATION				
MANNING SEAN C & MCCARTY MARY M 31 HALLETT HILL RD WESTON, MA 02493-1754				81-8-C388				96 DEER MEADOW LN				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
MANNING SEAN C & MCCARTY				12/12/2016	QS	515,000	(211580)					
WYNNE KENNETH & ALLYSON M				12/14/2001	QS	440,000	(163675)					
96 DEER MEADOW LN RE TR				06/13/1999	QS	269,000	(153623)					
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	20,436	MC	1.00	1.00	366,500	1.74	1.00	1.00	R03	1.00	299,820

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	%
20-505	08/14/2020	3	Renovations	20,000	04/19/2021	TCK	100	100
19-0543	08/09/2019	3	Renovations	10,000	11/25/2019	TCK	100	100
17-449	07/14/2017	3	Renovations		06/22/2018	NF	100	100
17-367	05/30/2017	3	Renovations	5,000	06/22/2018	NF	100	100
	10/13/2016	3	Renovations		10/13/2016	APK	100	100

TOTAL	20,436 SF	ZONING	R60	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	MID CHATHAM	NOTE			LAND	299,800	249,800	
Inf1	100		BUILDING	617,800	562,200			
Inf2	100		DETACHED	1,100	1,100			
			OTHER	0	0			
				TOTAL	918,700	813,100		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
PTD	A	1.00	30 0.70 12X12		144	11.30	1,100



BUILDING	CD	ADJ	DESC	MEASURE	11/25/2019	TCK
MODEL	1		RESIDENTIAL	LIST	11/25/2019	EST
STYLE	4	1.00	CAPE [100%]	REVIEW	6/29/2021	EMZ
QUALITY	+	1.20	PLUS AVE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	1965	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	834,799
NET AREA	2,379	DETAIL ADJ	1.030	FOUNDATION	4	FLR & WALL	1.00	A	BMU	N	BSMT UNFINISHED	1,144		84.36	96,503	CONDITION ELEM	CD
\$NLA(RCN)	\$351	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	A	USF	L	UP-STRY FIN	858	1965	249.43	214,008	EXTERIOR	G
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BAS AREA	1,521	1965	293.95	447,100	INTERIOR	G
				ROOF COVER	1	ASPH/CMP SHIN	1.00	D	AGR	N	ATTACHED GARAGE	506		93.86	47,491	KITCHEN	G
				FLOOR COVER	13	HARDWD/CARPET	1.00	E	OPA	N	OPEN PORCH	72		91.32	6,575	BATHS	G
				INT. FINISH	2	DRYWALL	1.00	F21	O	FPL 2S 1OP	1			12,451.20	12,451	HEAT	A
				HEATING/COOL	9	WARM/COOL AIR	1.03	ODS	O	OUT DOOR SHWR-A	1			1,772.40	1,772	ELECT	A
				FUEL SOURCE	2	GAS	1.00										
CAPACITY		UNITS	ADJ														
STORIES		1.75	1.00														
ROOMS		7	1.00														
BEDROOMS		4	1.00														
FULL BATHS		3	1.00														
1/2 BATHS		0	1.00														
FIXTURES		9	\$8,899														
UNITS		1	1.00														
																EFF.YR/AGE	1984 / 38
																COND	26 26 %
																FUNC	0
																ECON	0
																DEPR	26 % GD 74
																RCNLD	\$617,800