

Key: 7157

Town of CHATHAM - Fiscal Year 2024

9/7/2023

9:38 am

SEQ #: 7.640

LEG
A
L

L
A
N
D

D
E
T
A
C
H
E
D

B
U
I
L
D
I
N
G

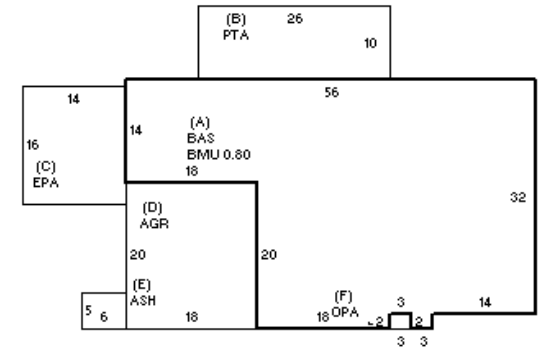
CURRENT OWNER						PARCEL ID				LOCATION			
LARKIN YUKIKO 800 RIVERVIEW DR CHATHAM, MA 02633						8J-53-C134				800 RIVERVIEW DR			
TRANSFER HISTORY						DOS	T	SALE PRICE	BK-PG (Cert)				
LARKIN YUKIKO						02/07/2013	A	1 (199598)					
LARKIN YUKIKO						03/10/1970	QS	50,000 (48168)					

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	%
07-186	02/06/2008	50	Meas & List			RRC	100	100
1990114	05/04/2007	10	Reroof	9,000	02/06/2008		100	100
92-370	07/25/1990	99	n/a				100	100
		3	Renovations	2,000			100	100

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE										
100	S	21,307	MC	1.00	100	1.00	100	1.00	366,500	1.68	100	1.00	R03	1.00								301,820

TOTAL	21,307 SF	ZONING	R60	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	MID CHATHAM	N O T E				LAND	301,800	251,500
Inf1	100		BUILDING	362,500	334,500			
Inf2	100		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	664,300	586,000			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	1/7/2020	TCK
MODEL	1		RESIDENTIAL	LIST	1/7/2020	EST
STYLE	1	0.85	RANCH [100%]	REVIEW	2/3/2020	MR
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	1970	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	503.507																															
NET AREA	1,510	DETAIL ADJ	0.875	FOUNDATION	4	FLR & WALL	1.00	A	BMU	N	BSMT UNFINISHED	1,208		69.53	83,993																																	
\$NLA(RCN)	\$333	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	A	BAS	L	BAS AREA	1,510	1970	226.19	341,550																																	
				ROOF SHAPE	1	GABLE	1.00	B	PTA	N	PATIO/STOOP	260		17.90	4,654																																	
				ROOF COVER	1	ASPH/CMP SHIN	1.00	C	EPA	N	ENCL PORCH	224		133.70	29,949																																	
				FLOOR COVER	13	HARDWD/CARPET	1.00	D	AGR	N	ATTACHED GARAGE	360		81.69	29,409																																	
				INT. FINISH	2	DRYWALL	1.00	E	ASH	N	ATT SHED	30		60.60	1,818																																	
				HEATING/COOL	9	WARM/COOL AIR	1.03	F	OPA	N	OPEN PORCH	6		76.17	457																																	
				FUEL SOURCE	2	GAS	1.00	F11	O	FPL 1S 1OP	1		7,477.00	7,477																																		
<table border="1"> <thead> <tr> <th colspan="2">CAPACITY</th> <th>UNITS</th> <th>ADJ</th> </tr> </thead> <tbody> <tr> <td>STORIES</td> <td></td> <td>1</td> <td>1.00</td> </tr> <tr> <td>ROOMS</td> <td></td> <td>6</td> <td>1.00</td> </tr> <tr> <td>BEDROOMS</td> <td></td> <td>3</td> <td>1.00</td> </tr> <tr> <td>FULL BATHS</td> <td></td> <td>2</td> <td>1.00</td> </tr> <tr> <td>1/2 BATHS</td> <td></td> <td>0</td> <td>1.00</td> </tr> <tr> <td>FIXTURES</td> <td></td> <td>6</td> <td>\$4,200</td> </tr> <tr> <td>UNITS</td> <td></td> <td>1</td> <td>1.00</td> </tr> </tbody> </table>																	CAPACITY		UNITS	ADJ	STORIES		1	1.00	ROOMS		6	1.00	BEDROOMS		3	1.00	FULL BATHS		2	1.00	1/2 BATHS		0	1.00	FIXTURES		6	\$4,200	UNITS		1	1.00
CAPACITY		UNITS	ADJ																																													
STORIES		1	1.00																																													
ROOMS		6	1.00																																													
BEDROOMS		3	1.00																																													
FULL BATHS		2	1.00																																													
1/2 BATHS		0	1.00																																													
FIXTURES		6	\$4,200																																													
UNITS		1	1.00																																													
																TOTAL RCN	503.507																															
<table border="1"> <thead> <tr> <th colspan="2">CONDITION ELEM</th> <th>CD</th> </tr> </thead> <tbody> <tr> <td>EXTERIOR</td> <td></td> <td>A</td> </tr> <tr> <td>INTERIOR</td> <td></td> <td>A</td> </tr> <tr> <td>KITCHEN</td> <td></td> <td>A</td> </tr> <tr> <td>BATHS</td> <td></td> <td>A</td> </tr> <tr> <td>HEAT</td> <td></td> <td>A</td> </tr> <tr> <td>ELECT</td> <td></td> <td>U</td> </tr> </tbody> </table>																	CONDITION ELEM		CD	EXTERIOR		A	INTERIOR		A	KITCHEN		A	BATHS		A	HEAT		A	ELECT		U											
CONDITION ELEM		CD																																														
EXTERIOR		A																																														
INTERIOR		A																																														
KITCHEN		A																																														
BATHS		A																																														
HEAT		A																																														
ELECT		U																																														
<table border="1"> <thead> <tr> <th>EFF.YR/AGE</th> <td>1977 / 45</td> </tr> </thead> <tbody> <tr> <td>COND</td> <td>28 28 %</td> </tr> <tr> <td>FUNC</td> <td>0</td> </tr> <tr> <td>ECON</td> <td>0</td> </tr> <tr> <td>DEPR</td> <td>28 % GD 72</td> </tr> </tbody> </table>																	EFF.YR/AGE	1977 / 45	COND	28 28 %	FUNC	0	ECON	0	DEPR	28 % GD 72																						
EFF.YR/AGE	1977 / 45																																															
COND	28 28 %																																															
FUNC	0																																															
ECON	0																																															
DEPR	28 % GD 72																																															
RCNLD																\$362,500																																