

Key: 7165

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 7.648

LEGAL

| CURRENT OWNER   |  |  |  | PARCEL ID  |    |            |              | LOCATION        |  |  |  |
|---|--|--|--|------------|----|------------|--------------|-----------------|--|--|--|
| JODICE LEON J & SUSAN T<br>32 WONKAPIT WAY<br>CHATHAM, MA 02633 |  |  |  | 8J-60-C404 |    |            |              | 32 WONKAPIT WAY |  |  |  |
| TRANSFER HISTORY  |  |  |  | DOS        | T  | SALE PRICE | BK-PG (Cert) |                 |  |  |  |
| JODICE LEON J & SUSAN T   |  |  |  | 09/29/2000 | QS | 135,000    | (159228)     |                 |  |  |  |
| MEEHAN, L JEFFREY   |  |  |  | 12/26/1986 | QS | 90,000     | (109437)     |                 |  |  |  |

| 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    | %   |
| 20-127  | 02/25/2020 | 12            | INSULATION   | 3,800   | 04/27/2021 | TCK | 100    | 100 |
|         |            | 8             | Cyc. Reinsp. |         | 12/05/2019 | TCK | 100    | 100 |
|         |            | 50            | Meas & List  |         |            | RRC | 100    | 100 |
| 00-552  | 12/01/2000 | 1             | New Construc | 250,000 |            |     | 100    | 100 |
| 2000369 | 11/28/2000 | 99            | n/a          |         |            |     | 100    | 100 |

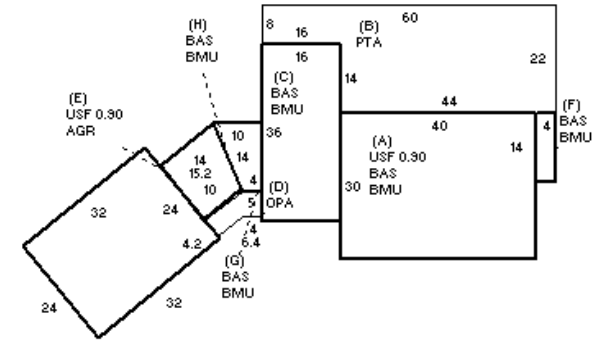
LAND

| CD  | T | AC/SF/UN | Nbhd | Inf1 | Inf2 | ADJ BASE | SAF  | Inf3 | Lpi | VC   | CREDIT AMT | ADJ VALUE |
|-----|---|----------|------|------|------|----------|------|------|-----|------|------------|-----------|
| 100 | S | 38,731   | MC   | 1.00 | 1.00 | 1.00     | 1.00 | 1.00 | R03 | 1.00 |            | 334,440   |

| TOTAL | 38,731 SF   | ZONING | R60      | FRNT      | 0       | ASSESSED     | CURRENT          | PREVIOUS         |
|-------|-------------|--------|----------|-----------|---------|--------------|------------------|------------------|
| Nbhd  | MID CHATHAM | NOTE   |          |           |         | LAND         | 334,400          | 278,700          |
| Inf1  | 100         |        | BUILDING | 1,011,800 | 932,400 |              |                  |                  |
| Inf2  | 100         |        | DETACHED | 0         | 0       |              |                  |                  |
|       |             |        | OTHER    | 0         | 0       |              |                  |                  |
|       |             |        |          |           |         | <b>TOTAL</b> | <b>1,346,200</b> | <b>1,211,100</b> |

DETACHED

| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD |
|----|------|------|----------|----|-------|-----------|-------|
|    |      |      |          |    |       |           |       |



| BUILDING | CD | ADJ  | DESC              | MEASURE | 12/5/2019 | TCK |
|----------|----|------|-------------------|---------|-----------|-----|
| MODEL    | 1  |      | RESIDENTIAL       | LIST    | 12/5/2019 | TCK |
| STYLE    | 4  | 1.00 | CAPE [100%]       | REVIEW  | 7/1/2021  | EMZ |
| QUALITY  | +  | 1.20 | PLUS AVE [100%]   |         |           |     |
| FRAME    | 1  | 1.00 | WOOD FRAME [100%] |         |           |     |

BUILDING

| YEAR BLT   | 2001  | SIZE ADJ   | 1.000 | ELEMENT      | CD | DESCRIPTION   | ADJ  | S   | BAT | T               | DESCRIPTION     | UNITS | YB        | ADJ PRICE | RCN     | TOTAL RCN      | 1,280,784 |            |             |
|------------|-------|------------|-------|--------------|----|---------------|------|-----|-----|-----------------|-----------------|-------|-----------|-----------|---------|----------------|-----------|------------|-------------|
| NET AREA   | 3,869 | DETAIL ADJ | 1.030 | FOUNDATION   | 4  | FLR & WALL    | 1.00 | +   | BMU | N               | BSMT UNFINISHED | 2,098 |           | 76.34     | 160,156 | CONDITION ELEM | CD        |            |             |
| \$NLA(RCN) | \$331 | OVERALL    | 1.000 | EXT. COVER   | 1  | WOOD SHINGLE  | 1.00 | +   | BAS | L               | BAS AREA        | 2,098 | 2001      | 276.81    | 580,740 | EXTERIOR       | A         |            |             |
|            |       |            |       | ROOF SHAPE   | 1  | GABLE         | 1.00 | +   | USF | L               | UP-STRY FIN     | 1,771 | 2001      | 234.88    | 415,972 | INTERIOR       | A         |            |             |
|            |       |            |       | ROOF COVER   | 1  | ASPH/CMP SHIN | 1.00 | B   | PTA | N               | PATIO/STOOP     | 1,096 |           | 21.48     | 23,542  | KITCHEN        | A         |            |             |
|            |       |            |       | FLOOR COVER  | 16 | HARDWD/OTHER  | 1.00 | D   | OPA | N               | OPEN PORCH      | 54    |           | 91.31     | 4,931   | BATHS          | A         |            |             |
|            |       |            |       | INT. FINISH  | 2  | DRYWALL       | 1.00 | E   | AGR | N               | ATTACHED GARAGE | 768   |           | 90.31     | 69,355  | HEAT           | A         |            |             |
|            |       |            |       | HEATING/COOL | 9  | WARM/COOL AIR | 1.03 | F21 | O   | FPL 2S 1OP      | 1               |       | 12,451.20 | 12,451    | ELECT   | A              |           |            |             |
|            |       |            |       | FUEL SOURCE  | 2  | GAS           | 1.00 | ODS | O   | OUT DOOR SHWR-A | 1               |       | 1,772.40  | 1,772     |         |                |           |            |             |
|            |       |            |       |              |    |               |      |     |     |                 |                 |       |           |           |         |                |           | EFF.YR/AGE | 2001 / 21   |
|            |       |            |       |              |    |               |      |     |     |                 |                 |       |           |           |         |                |           | COND       | 21 21 %     |
|            |       |            |       |              |    |               |      |     |     |                 |                 |       |           |           |         |                |           | FUNC       | 0           |
|            |       |            |       |              |    |               |      |     |     |                 |                 |       |           |           |         |                |           | ECON       | 0           |
|            |       |            |       |              |    |               |      |     |     |                 |                 |       |           |           |         |                |           | DEPR       | 21 % GD 79  |
|            |       |            |       |              |    |               |      |     |     |                 |                 |       |           |           |         |                |           | RCNLD      | \$1,011,800 |