

Key: 7185

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 7.668

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION				
ZHENG WEI & SUSIE 599 GAY ST WESTWOOD, MA 02090-1742				8K-10-G21				150 ARBUTUS TRL				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
ZHENG WEI & SUSIE				12/12/2018	QS	853,500	(218131)					
LITWIN GERALD & ROBERIN Z				01/06/2014	H		(D1238468)					
LITWIN GERALD & ROBIN ZUCK				01/06/2014	H	1	(202426)					
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,000	MC	1.00	100	586,400	1.00	100	1.00	WV3	1.60	538,480
300	A	0.531	MC	1.00	100	30,720	1.00	100	1.00	WV3	1.60	16,310

LAND

TOTAL	1.449 Acres	ZONING	R60	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	MID CHATHAM	N O T E	CN abuts conservation area Ww/CN abuts conservation area View PTL PL BAY VIEW			LAND	554,800	462,300
Inf1	100		BUILDING	700,100	637,300			
Inf2	100		OTHER	0	0			
TOTAL							1,254,900	1,099,600

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	01/16/2020

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	1/16/2020	TCK
MODEL	1		RESIDENTIAL	LIST	1/16/2020	TCK
STYLE	8	0.95	CONTEMPORARY [100%]	REVIEW	2/6/2020	MR
QUALITY	G	1.55	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1986	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	946,142
NET AREA	1,966	DETAIL ADJ	0.978	FOUNDATION	4	FLR & WALL	1.00	+	PTA	N	PATIO/STOOP	641		27.75	17,785		
\$NLA(RCN)	\$481	OVERALL	1.000	EXT. COVER	2	CLAPBOARD	1.00	B	BMU	N	BSMT UNFINISHED	1,066		110.58	117,874		
				ROOF SHAPE	1	GABLE	1.00	C	CPA	N	CARPORT	499		73.38	36,616		
				ROOF COVER	1	ASPH/CMP SHIN	1.00	D	ASH	N	ATT SHED	225		89.05	20,035		
				FLOOR COVER	16	HARDWD/OTHER	1.00	+	BAS	L	BAS AREA	1,966	1986	371.99	731,327		
				INT. FINISH	2	DRYWALL	1.00	F11	O	FPL 1S 1OP	1		11,589.40	11,589			
				HEATING/COOL	9	WARM/COOL AIR	1.03	GEN	O	GENERATOR	1		0.00				
				FUEL SOURCE	2	GAS	1.00										

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	%
11-209	05/23/2011	10	Reroof	20,000	04/24/2012	MR	100	100
1986138	08/21/1986	99	n/a				100	100

Site plan diagram showing property boundaries, setbacks, and various areas labeled (A) through (G). Dimensions are provided for setbacks and lot areas. A photograph of the house is also included.

BUILDING

CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A

EFF.YR/AGE	1986 / 36	
COND	26	%
FUNC	0	
ECON	0	
DEPR	26	% GD 74

RCNLD	\$700,100
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