Key: 7221

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 7,705

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
674 RIVERVIEW REALTY TRUST PARKS ROBERT & JALKUT THOMAS TRUSTEES 674 RIVERVIEW DR CHATHAM, MA 02633	8K-42-C125	674 RIVERVIEW DR

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
674 RIVERVIEW REALTY TRUS	10/21/2002	A	1	(166986)
PARKS, ROBERT	08/27/1990	QS	325,000	(121333)
OROURKE	06/03/1988	QS	352,000	(114444)

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	%
	02/09/2010	50	Meas & List			RRC	100	100
05-251	06/13/2005	99	n/a	18,000			100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	38,295	MC 1.00	100 1.00	100 1.00	366,500	1.04	100 1.00	R03 1.00			333,740

TOTAL	38,295 SF	ZONING	R60	FRNT	0

Nbhd	MID CHATHAM
Infl1	100
Infl2	100

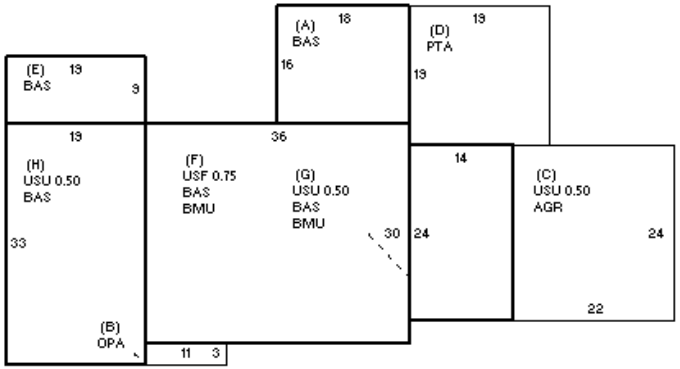
NOTE

ASSESSED	CURRENT	PREVIOUS
LAND	333,700	278,100
BUILDING	806,900	734,300
DETACHED	1,100	1,000
OTHER	0	0
TOTAL	**1,141,700**	**1,013,400**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	30 0.70	16X7	1985	112	13.56	1,100

PHOTO 01/06/2020



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	4	1.00	CAPE [100%]
QUALITY	+	1.20	PLUS AVE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	1/6/2020	TCK
LIST	1/6/2020	EST
REVIEW	2/3/2020	MR

YEAR BLT	1965	SIZE ADJ	1.000
NET AREA	3,312	DETAIL ADJ	1.030
$NLA(RCN)	$358	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	7	1.00
BEDROOMS	4	1.00
FULL BATHS	3	1.00
1/2 BATHS	1	1.00
FIXTURES	11	$10,877
UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	FLR & WALL	1.00
EXT. COVER	1	WOOD SHINGLE	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/CMP SHIN	1.00
FLOOR COVER	13	HARDWD/CARPET	1.00
INT. FINISH	2	DRYWALL	1.00
HEATING/COOL	9	WARM/COOL AIR	1.03
FUEL SOURCE	2	GAS	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BAS	L	BAS AREA	2,502	1965	275.56	689,450
B	OPA	N	OPEN PORCH	33		91.31	3,013
C	AGR	N	ATTACHED GARAGE	528		93.44	49,336
+	USU	N	UPPER STORY UNF	746		140.40	104,740
D	PTA	N	PATIO/STOOP	361		21.48	7,754
+	BMU	N	BSMT UNFINISHED	1,416		80.93	114,598
F	USF	L	UP-STRY FIN	810	1965	233.82	189,396
	F22	O	FPL 2S 2OP	1		17,436.00	17,436

TOTAL RCN	1,186,600

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

EFF.YR/AGE	1971 / 51	
COND	32	32 %
FUNC	0	
ECON	0	
DEPR	32	% GD 68
RCNLD		$806,900