

Key: 7375

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 7.865

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
NANCY A FERRARO 2019 REVOC TRUST FERRARO NANCY A TRUSTEE 5 HAWKTREE DR WESTWOOD, MA 02090-2007				9D-13-26A				95 BARN HILL RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
NANCY A FERRARO 2019 REVO				08/01/2019	A	10	32195-334				
FERRARO NANCY A				01/21/2003	D	225,000	16269-150				
MCGRATH BARBARA F				01/12/1982	N	1	3421-281				

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	%
03-128	02/11/2004	50	Meas & List			RRC	100	100
P2003128	03/31/2003	1	New Construc	200,000			100	100
	03/31/2003	1	New Construc	149,760			100	100

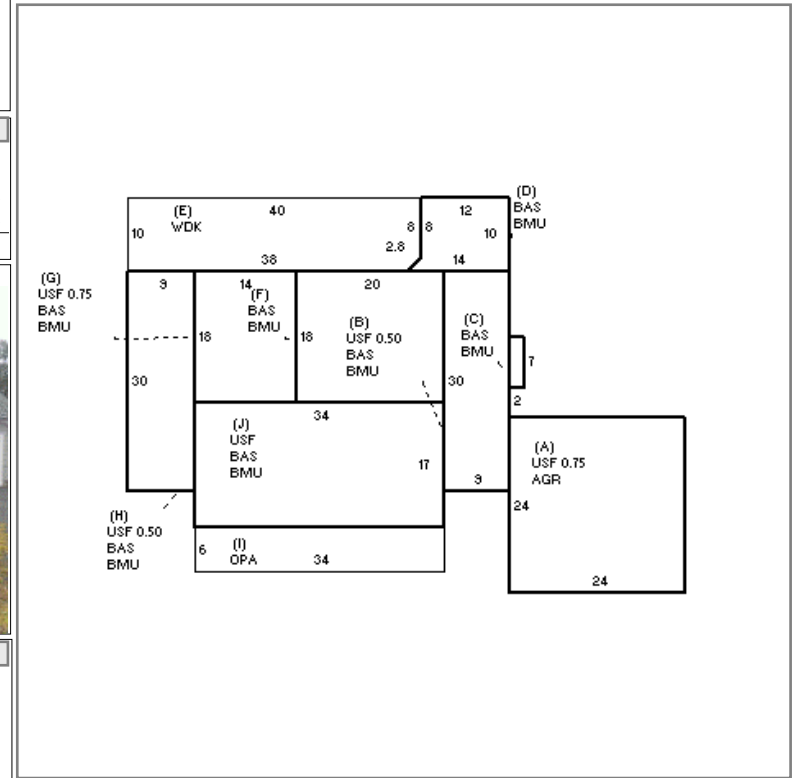
LAND

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	18,190	WC	1.00	100	1.00	100	1.00	R03	1.00		294,410

TOTAL	18,190 SF	ZONING	R20	FRNT	100	ASSESSED	CURRENT	PREVIOUS
Nbhd	WEST CHATHAM	NOTE				LAND	294,400	245,300
Inf1	100		BUILDING	1,223,500	1,126,400			
Inf2	100		DETACHED	0	0			
			OTHER	0	0			
						TOTAL	1,517,900	1,371,700

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE
MODEL	1		RESIDENTIAL	LIST
STYLE	4	1.00	CAPE [100%]	REVIEW
QUALITY	G	1.55	GOOD [100%]	11/14/2012
FRAME	1	1.00	WOOD FRAME [100%]	SF

BLDG COMMENTS

LOADING

YEAR BLT	2004	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	1,456,607
NET AREA	3,335	DETAIL ADJ	1.030	FOUNDATION	4	FLR & WALL	1.00	A	AGR	N	ATTACHED GARAGE	576		119.61	68,896		
\$NLA(RCN)	\$437	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	+	USF	L	UP-STRY FIN	1,469	2004	308.17	452,701		
				ROOF SHAPE	1	GABLE	1.00	+	BMU	N	BSMT UNFINISHED	1,866		100.22	187,012		
				ROOF COVER	1	ASPH/CMP SHIN	1.00	+	BAS	L	BAS AREA	1,866	2004	363.18	677,691		
				FLOOR COVER	13	HARDWD/CARPET	1.00	E	WDK	N	WOOD DECK	398		90.52	36,027		
				INT. FINISH	2	DRYWALL	1.00	I	OPA	N	OPEN PORCH	204		117.95	24,062		
				HEATING/COOL	9	WARM/COOL AIR	1.03										
				FUEL SOURCE	2	GAS	1.00										
																CONDITION ELEM	CD
																EXTERIOR	
																INTERIOR	
																KITCHEN	
																BATHS	
																HEAT	
																ELECT	
																EFF.YR/AGE	2006 / 16
																COND	16 16 %
																FUNC	0
																ECON	0
																DEPR	16 % GD 84
																RCNLD	\$1,223,500