

Key: 7538

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 8.049

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION				
GRECO REVOCABLE TRUST GRECO RAYMOND M & ANDREA C TRSTES 280 OLD COMERS RD CHATHAM, MA 02633				9I-36-W20				280 OLD COMERS RD				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
GRECO REVOCABLE TRUST				03/01/2022	A	1 (229274)						
GRECO RAYMOND M & ANDREA				10/16/2015	QS	395,000 (207671)						
ALFRED E JR & CORA E GREC				07/02/2013	QS	355,000 (200813)						
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	26,534	MC	1.00	1.00	366,500	1.40	1.00	1.00	MR2	1.00	312,860

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	%
23-539	07/14/2023	4	Outbuildings	9,000				0
	03/20/2016	98	SALES QUESTI					0
	02/11/2010	50	Meas & List			RRC	100	100
	03/25/2003	50	Meas & List			JB	100	100
P2003034	02/26/2003	99	n/a				100	100

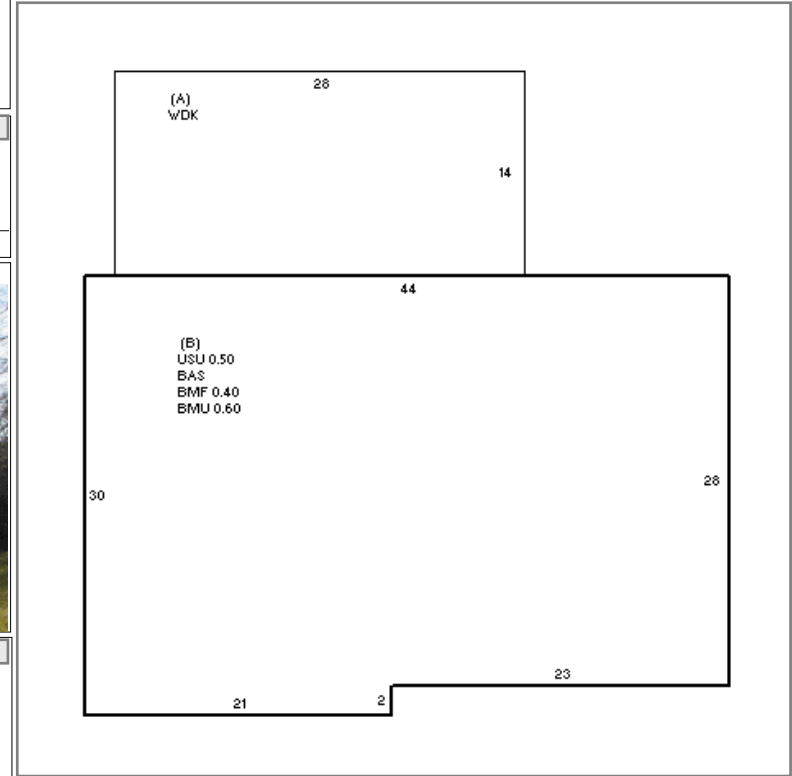
TOTAL	26,534 SF	ZONING	R60	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	MID CHATHAM	NOTE				LAND	312,900	221,600
Inf1	100		BUILDING	403,700	354,800			
Inf2	100		DETACHED	900	800			
			OTHER	0	0			
						TOTAL	717,500	577,200

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	30 0.70 8X10		80	15.24	900



BUILDING	CD	ADJ	DESC	MEASURE	1/17/2020	NF
MODEL	1		RESIDENTIAL	LIST	1/17/2020	EST
STYLE	4	1.00	CAPE [100%]	REVIEW	6/8/2023	APK
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS: BMF=2RMS PER OWNER-NO BTH,USU CONFIRMED



YEAR BLT	1972	SIZE ADJ	1.000
NET AREA	1,274	DETAIL ADJ	1.030
\$NLA(RCN)	\$446	OVERALL	1.000
CAPACITY		UNITS	ADJ
STORIES		1.5	1.00
ROOMS		6	1.00
BEDROOMS		3	1.00
FULL BATHS		1	1.00
1/2 BATHS		1	1.00
FIXTURES		5	\$4,120
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
A	WDK	N	WOOD DECK	392		58.40	22,893
B	BMU	N	BSMT UNFINISHED	764		77.53	59,236
B	BMF	N	BSMT FINISH-SEP	510		108.60	55,386
B	BAS	L	BAS AREA	1,274	1972	254.05	323,661
B	USU	N	UPPER STORY UNF	637		129.44	82,455
	BMG	O	BSMT GARAGE	1		2,770.00	2,770
	F21	O	FPL 2S 1OP	1		10,376.00	10,376
	GFP	O	GAS LOG/FP/E FP	1		6,222.00	6,222
	ODS	O	OUT DOOR SHWR-A	1		1,477.00	1,477

TOTAL RCN	568,596
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	G
BATHS	A
HEAT	A
ELECT	A
EFF.YR/AGE	1975 / 47
COND	29 29 %
FUNC	0
ECON	0
DEPR	29 % GD 71
RCNLD	\$403,700