

Key: 7657

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 8.171

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER		PARCEL ID		LOCATION	
J MCLAUGHLIN PROPERTIES LLC NOW HODGSON SAMUEL & EKATERINA WOOD 94 BEACON ST UNIT 2 BOSTON, MA 02108		9K-33-C143		101 MONOMOYIC WAY	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
HODGSON SAMUEL & EKATERIN		07/19/2023	O	1,425,000	(233464)
J MCLAUGHLIN PROPERTIES L		12/23/2022	QS	746,000	(231907)
ROSEN ANN D & JOHN M		12/23/1998	A	1	(151397)

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 %
23-02	03/01/2023	3	Renovations	25,000	04/27/2023	NF	0 100
22-1113	01/11/2023	3	Renovations	25,000	04/27/2023	NF	0 100
	02/11/2010	50	Meas & List			RRC	100 100
01-387	08/06/2001	1	New Construc	40,000			100 100
00-413	09/01/2000	2	Additions	30,000			100 100

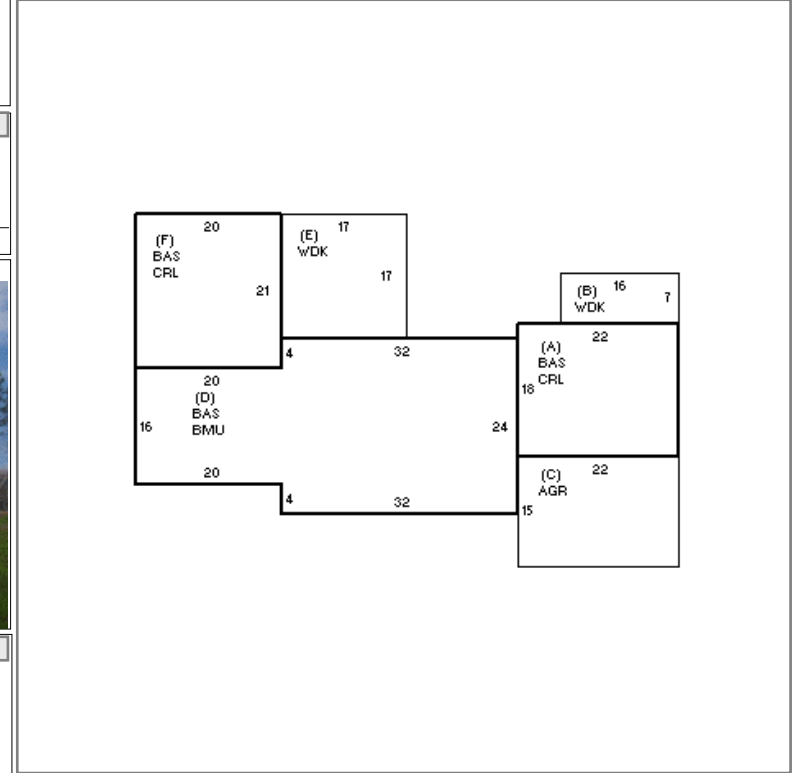
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	20,000	MC	1.00	100	1.00	100	1.00	R03	1.00		298,800

TOTAL	20,000 SF	ZONING	R60	FRNT	141	ASSESSED	CURRENT	PREVIOUS
Nbhd	MID CHATHAM	NOTE				LAND	298,800	249,000
Inf1	100		BUILDING	492,400	338,800			
Inf2	100		DETACHED	0	0			
			OTHER	0	0			
						TOTAL	791,200	587,800

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	11/22/2019	NF
MODEL	1		RESIDENTIAL	LIST	11/22/2019	EST
STYLE	1	0.85	RANCH [100%]	REVIEW	5/10/2023	EMZ
QUALITY	G	1.55	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1963	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	879,207
NET AREA	1,904	DETAIL ADJ	0.875	FOUNDATION	4	FLR & WALL	1.00	+	CRL	N	CRAWL SPACE	816		29.71	24,244	CONDITION ELEM	CD
\$NLA(RCN)	\$462	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	+	BAS	L	BAS AREA	1,904	1963	334.86	637,580	EXTERIOR	V
				ROOF SHAPE	1	GABLE	1.00	+	WDK	N	WOOD DECK	401		90.52	36,298	INTERIOR	V
				ROOF COVER	1	ASPH/CMP SHIN	1.00	C	AGR	N	ATTACHED GARAGE	330		128.38	42,365	KITCHEN	V
				FLOOR COVER	1	HARDWOOD	1.00	D	BMU	N	BSMT UNFINISHED	1,088		99.90	108,688	BATHS	V
				INT. FINISH	2	DRYWALL	1.00	F11	O	FPL 1S 1OP	1		11,589.40	11,589	HEAT	U	
				HEATING/COOL	9	WARM/COOL AIR	1.03	GFP	O	GAS LOG/FP/E FP	1		9,644.10	9,644	ELECT	U	
				FUEL SOURCE	2	GAS	1.00	ODS	O	OUT DOOR SHWR-A	1		2,289.40	2,289			

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	7	1.00
BEDROOMS	4	1.00
FULL BATHS	2	1.00
1/2 BATHS	0	1.00
FIXTURES	6	\$6,510
UNITS	1	1.00

EFF.YR/AGE	2013 / 9
COND	9 9 %
FUNC	35 UC
ECON	0
DEPR	44 % GD 56
RCNLD	\$492,400