

Key: 7677

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 8.202

LEGAL

LAND

DETACHED

BUILDING

INDING

CURRENT OWNER				PARCEL ID				LOCATION					
TRAINING FIELD RD REALTY TRUST CUERVO ANNE & POINELLI PHILIP TRSTES 39 SOMERSET RD LEXINGTON, MA 02173-3619				9K-5-4B				550 TRAINING FIELD RD					
				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)		
				TRAINING FIELD RD REALTY				10/03/2002	A	15689-100			
CUERVO ANNE NOLAN				03/19/1992	Q	110,000	7925-19						
ALLINGHAM M EVELYN				06/01/1972	QS	26,500	1692-128						

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 %
23-610	08/04/2023	4	Outbuildings	10,000			0 0
01-510	02/12/2010	50	Meas & List			RRC	100 100
1992022	10/16/2001	99	n/a	11,436			100 100
	03/04/1992	99	n/a				100 100

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	11,740	MC	1.00	1.00	366,500	2.79	1.00	MR3	1.00		275,770

TOTAL	11,740 SF	ZONING	R60	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	MID CHATHAM	NOTE	DISTANT VIEW/OBSTR COVE			LAND	275,800	206,800
Inf1	100		BUILDING	207,200	188,500			
Inf2	100		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	483,000	395,300			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



PHOTO 01/15/2020

BLDG COMMENTS: PULL DOWN STAIRS TO ATTIC

BUILDING	CD	ADJ	DESC	MEASURE	1/15/2020	NF
MODEL	1		RESIDENTIAL	LIST	1/28/2020	NF
STYLE	1	0.85	RANCH [100%]	REVIEW	2/25/2020	MR
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1958	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	864	DETAIL ADJ	0.850	FOUNDATION	4	FLR & WALL	1.00	A	LLU	N	LOWER LEVEL UN	864		120.42	104,045
\$NLA(RCN)	\$343	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	A	BAS	L	BAS AREA	864	1958	213.73	184,660
				ROOF SHAPE	1	GABLE	1.00	+	PTA	N	PATIO/STOOP	208		17.90	3,723
				ROOF COVER	1	ASPH/CMP SHIN	1.00		ODS	O	OUT DOOR SHWR-A	1		1,477.00	1,477
				FLOOR COVER	16	HARDWD/OTHER	1.00								
				INT. FINISH	2	DRYWALL	1.00								
				HEATING/COOL	2	HOT WATER	1.00								
				FUEL SOURCE	1	OIL	1.00								

TOTAL RCN	295,945	
CONDITION ELEM	CD	
EXTERIOR	A	
INTERIOR	G	
KITCHEN	A	
BATHS	A	
HEAT	A	
ELECT	U	
EFF.YR/AGE	1973 / 49	
COND	30 30 %	
FUNC	0	
ECON	0	
DEPR	30 % GD	70
RCNLD	\$207,200	

