

Key: 7882

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 8.378

LEGAL

LAND

CURRENT OWNER				PARCEL ID				LOCATION			
MURPHY LANCE R & RUEDEE L 12 L R MURPHYS WAY S CHATHAM, MA 02659-1361				4G-36-M2				12 L R MURPHYS WAY			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
MURPHY LANCE R & RUEDEE L				10/24/1979	A		1 3003-85				

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE				
100	S	40,000	MC	1.00	70	0.70	100	1.00	338,646	1.00	MDW	1.10	PF1	1.20		310,970
300	A	0.951	MC	1.00	70	0.70	100	1.00	16,128	1.00	100	1.00	PF1	1.20		15,340
300	A	0.343	MC	1.00	100	1.00	100	1.00	23,040	1.00	100	1.00	PF1	1.20		7,900

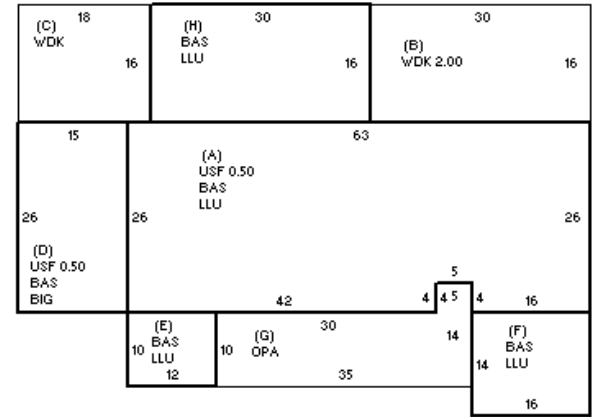
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1090	100	MULTIPLE HSES				1	1 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
21-1051	03/06/2023	70	FOL				100	100
	03/01/2022	70	FOL				100	100
	11/16/2021	77	SOLAR PANELS	8,112			100	100
	03/01/2021	70	FOL				100	100
20-204	03/11/2020	3	Renovations	4,800	04/21/2021	TCK	100	100

TOTAL	2.212 Acres		ZONING	R60	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	MID CHATHAM		N O T E	pond front - abuts town forest Topo= Wet (see plan)			LAND	334,200	243,700
Inf1	70			BUILDING	1,442,200	1,311,700			
Inf2	100			OTHER	0	0			
				TOTAL	2,055,700	1,809,600			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS		
APT(IN-LAW)		
32 SOLAR PANELS (EST)		



DETAILED

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	11/22/2019	REF
MODEL	1		RESIDENTIAL	LIST	11/22/2019	REF
STYLE	4	1.00	CAPE [100%]	REVIEW	6/30/2021	EMZ
QUALITY	G	1.55	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1989	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	1,922,923	
NET AREA	3,836	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	+	LLU	N	LOWER LEVEL UN	2,442		188.10	459,335			
\$NLA(RCN)	\$501	OVERALL	1.000	EXT. COVER	2	CLAPBOARD	1.00	+	BAS	L	BAS AREA	2,832	1989	333.84	945,427			
				ROOF SHAPE	1	GABLE	1.00	+	USF	L	UP-STRY FIN	1,004	1989	283.27	284,405			
				ROOF COVER	1	ASPH/CMP SHIN	1.00	+	WDK	N	WOOD DECK	1,248		90.52	112,969			
				FLOOR COVER	1	HARDWOOD	1.00	D	BIG	N	BUILT-IN GARAGE	390		125.14	48,805			
				INT. FINISH	2	DRYWALL	1.00	G	OPA	N	OPEN PORCH	370		117.96	43,643			
				HEATING/COOL	2	HOT WATER	1.00	F21	O	FPL 2S 1OP	1		16,082.80	16,083				
				FUEL SOURCE	1	OIL	1.00	KIT	O	EXTRA KITCHEN	1		2,526.50	2,527				
								ODS	O	OUT DOOR SHWR-A	1		2,289.40	2,289				
																CONDN	25	25%
																FUNC	0	
																ECON	0	
																DEPR	25	% GD 75
																RCNLD		\$1,442,200

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TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)	

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1090	100	MULTIPLE HSES				2	2 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%

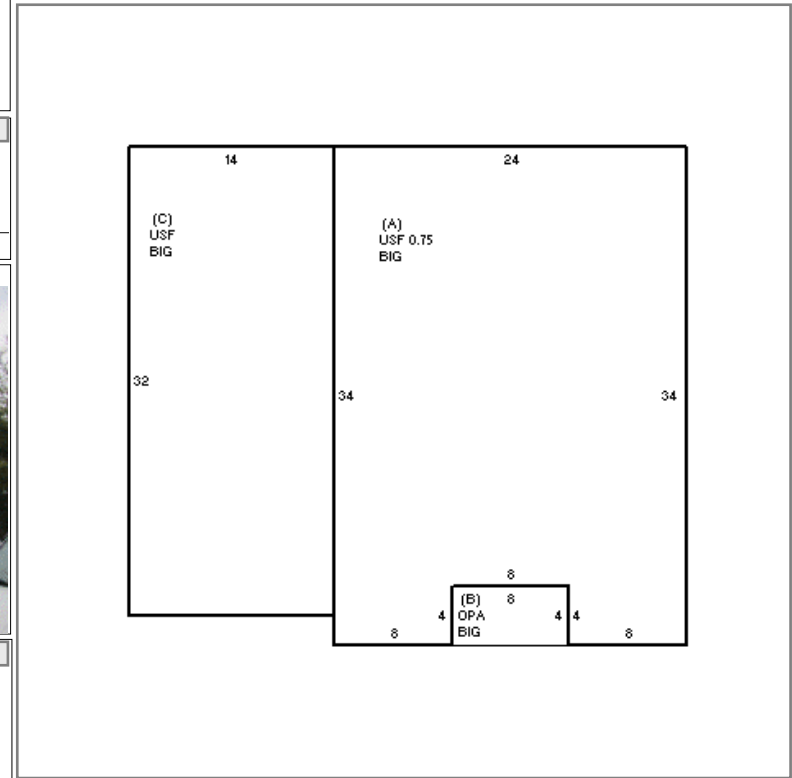
LAND

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE

TOTAL	ZONING	FRNT	ASSESSED	CURRENT	PREVIOUS
Nbhd	NOTE		LAND	279,300	
Inf1		BUILDING			
Inf2		DETACHED			
			OTHER		
			TOTAL		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								04/21/2021
								



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	11/22/2019	REF
MODEL	1		RESIDENTIAL	LIST	11/22/2019	REF
STYLE	17	0.95	GAR/APT [100%]	REVIEW	6/30/2021	EMZ
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1992	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	1,036	DETAIL ADJ	0.902	FOUNDATION	2	SLAB	0.95	+	BIG	N	BUILT-IN GARAGE	1,264		73.08	92,373
\$NLA(RCN)	\$313	OVERALL	1.000	EXT. COVER	2	CLAPBOARD	1.00	A	USF	L	UP-STRY FIN	588	1992	217.74	128,029
				ROOF SHAPE	1	GABLE	1.00	B	OPA	N	OPEN PORCH	32		76.09	2,435
				ROOF COVER	1	ASPH/CMP SHIN	1.00	C	USF	L	UP-STRY FIN	448	2020	217.74	97,546
				FLOOR COVER	3	W/W CARPET	1.00								
				INT. FINISH	2	DRYWALL	1.00								
				HEATING/COOL	5	ELECTRIC BB	1.00								
				FUEL SOURCE	3	ELECTRIC	1.00								

TOTAL RCN	324,713	
CONDITION ELEM	CD	
EXTERIOR	A	
INTERIOR	A	
KITCHEN	A	
BATHS	A	
HEAT	A	
ELECT	A	
EFF.YR/AGE	2008 / 14	
COND	14	14 %
FUNC	0	
ECON	0	
DEPR	14	% GD 86
RCNLD	\$279,300	