

Key: 8438

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 8.769

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
ISAAC HARDY LANE ENTERPRISE DR RE TRUST MINICHIELLO ERIN M TRUSTEE 8 QUAIL RUN HINGHAM, MA 02043-3070				16D-60D-5				20 ISAAC HARDY LN			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
ISAAC HARDY LANE ENTERPRISE				10/18/2021	A	1	34580-154				
MINICHIELLO MARK J & ERIN				12/22/2010	G	1,725,000	25115-36				
KELLEY GREGG				01/30/2008	G	1,710,000	22634-329				

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	%
13-593	11/05/2013	2	Additions	110,000	05/04/2015	MW	100	100
	05/07/2012	51	Meas		05/07/2012	MR	100	100
	05/07/2012	61	Inspect/Revi		05/07/2012	MR	100	100
10-504	12/20/2010	1	New Construc	900,000	05/07/2012	MR	100	100

LAND

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	20,436	CH	1.00	1.00	2,382,250	1.74	1.00	1.00	R12	6.50	1,948,800

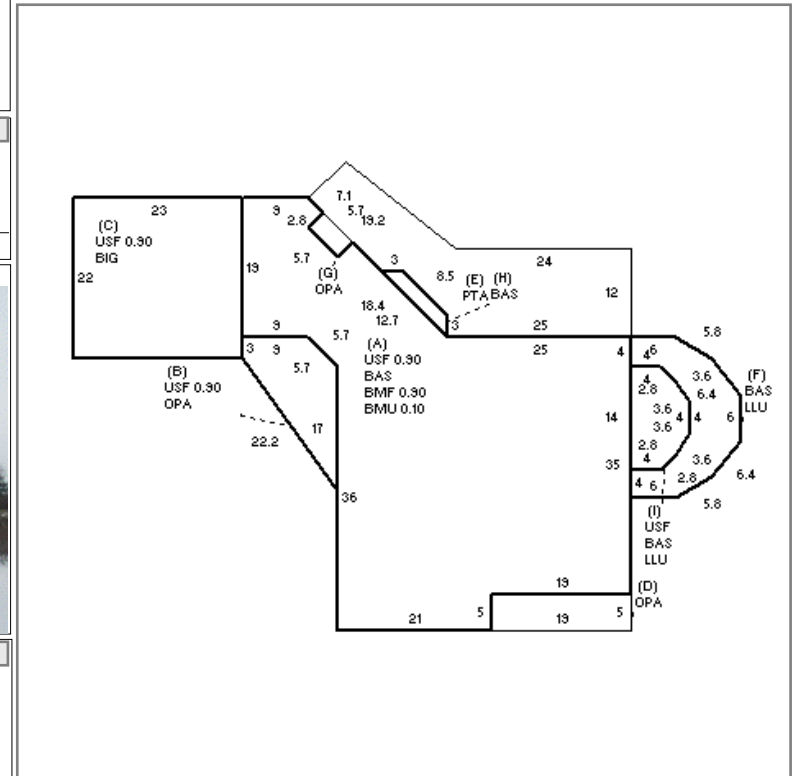
TOTAL	20,436 SF	ZONING	Gb2	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	CHATHAM	N O T E	Topo	LAND	1,948,800	1,623,900		
Inf1	100		BUILDING	3,285,100	2,741,100			
Inf2	100		DETACHED	0	0			
				OTHER	0	0		
				TOTAL	5,233,900	4,365,000		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS	BMF=1 FULL BATH/FR (EST)
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BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	3/1/2022	NF
MODEL	1		RESIDENTIAL	LIST	3/1/2022	EST
STYLE	19	1.30	NEW STYLE [100%]	REVIEW	3/10/2022	EMZ
QUALITY	V	2.35	VERY GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

LOADING

YEAR BLT	2011	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	3,691,089	
NET AREA	4,490	DETAIL ADJ	1.352	FOUNDATION	4	FLR & WALL	1.00	A	BMU	N	BSMT UNFINISHED	185		212.63	39,337	CONDITION ELEM	CD	
\$NLA(RCN)	\$822	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	A	BMF	N	BSMT FINISH-SEP	1,664		255.21	424,669	EXTERIOR	A	
CAPACITY			UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	+	USF	L	UP-STRY FIN	2,347	2011	592.21	1,389,919	INTERIOR	A
STORIES	1.9	1.00	ROOF COVER	2	WOOD SHIN	1.01	+	OPA	N	OPEN PORCH	259		178.84	46,319	KITCHEN	A		
ROOMS	8	1.00	FLOOR COVER	1	HARDWOOD	1.00	C	BIG	N	BUILT-IN GARAGE	506		183.80	93,004	BATHS	A		
BEDROOMS	4	1.00	INT. FINISH	2	DRYWALL	1.00	E	PTA	N	PATIO/STOOP	463		42.07	19,477	BATHS	A		
FULL BATHS	5	1.00	HEATING/COOL	9	WARM/COOL AIR	1.03	+	LLU	N	LOWER LEVEL UN	271		393.24	106,568	HEAT	A		
1/2 BATHS	1	1.00	FUEL SOURCE	2	GAS	1.00	+	BAS	L	BAS AREA	2,143	2011	697.92	1,495,651	ELECT	A		
FIXTURES	19	\$48,293						F21	O	FPL 2S 1OP	1		24,383.60	24,384				
UNITS	1	1.00						ODS	O	OUT DOOR SHWR-A	1		3,471.00	3,471				
																EFF.YR/AGE	2011 / 11	
																COND	11 11 %	
																FUNC	0	
																ECON	0	
																DEPR	11 % GD 89	
																RCNLD	\$3,285,100	