Key: 8450

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 8,781

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
JOHNSTON LINDA M **1549 OLD QUEEN ANNE RD** **CHATHAM, MA 02633**	**4H-21-3**	**1549 OLD QUEEN ANNE RD**

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
JOHNSTON LINDA M	12/13/2012	A	1	26945-321
MCCOY RICHARD & JUDITH TR	05/08/1996	A	1	10190-298

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	%
17-215	03/29/2017	3	Renovations		07/11/2018	NF	100	100
17-034	01/23/2017	1	New Construc	466,000	07/11/2018	NF	100	100

LAND

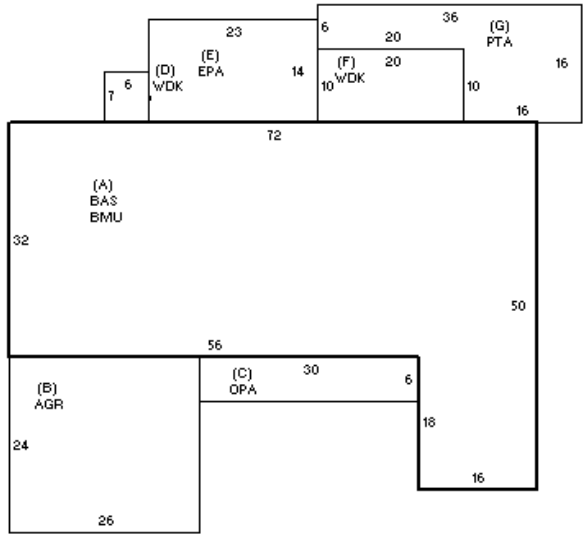
CD	T	AC/SF/UN	Nbhd		Infl1		Infl2		ADJ BASE	SAF	Infl3		Lpi		VC	CREDIT AMT	ADJ VALUE
100	S	40,000	MC	1.00	100	1.00	100	1.00	439,800	1.00	100	1.00	PF1	1.20			403,860
300	A	0.631	MC	1.00	100	1.00	100	1.00	23,040	1.00	100	1.00	PF1	1.20			14,540

TOTAL	1.549 Acres	ZONING	R60	FRNT	0

Nbhd	MID CHATHAM
Infl1	100
Infl2	100

NOTE

ASSESSED	CURRENT	PREVIOUS
LAND	418,400	305,100
BUILDING	948,700	872,500
DETACHED	0	0
OTHER	0	0
TOTAL	**1,367,100**	**1,177,600**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 01/03/2018

BLDG COMMENTS

PULL DOWN TO ATTIC - MODULAR HOME

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	1	0.85	RANCH [100%]
QUALITY	+	1.20	PLUS AVE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	7/18/2018	NF
LIST	7/11/2018	NF
REVIEW	7/26/2018	TD

YEAR BLT	2017	SIZE ADJ	1.000
NET AREA	2,592	DETAIL ADJ	0.875
$NLA(RCN)	$385	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	6	1.00
BEDROOMS	3	1.00
FULL BATHS	2	1.00
1/2 BATHS	1	1.00
FIXTURES	10	$8,400
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	1	HARDWOOD	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	BMU	N	BSMT UNFINISHED	2,592		74.58	193,320
A	BAS	L	BAS AREA	2,592	2017	246.54	639,026
B	AGR	N	ATTACHED GARAGE	624		91.87	57,328
C	OPA	N	OPEN PORCH	180		91.32	16,438
+	WDK	N	WOOD DECK	242		70.08	16,960
E	EPA	N	ENCL PORCH	322		160.44	51,661
G	PTA	N	PATIO/STOOP	376		21.48	8,076
	GFP	O	GAS LOG/FP/E FP	1		7,466.40	7,466

TOTAL RCN	998,675

CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A

EFF.YR/AGE	2017 / 5	
COND	5 5 %	
FUNC	0	
ECON	0	
DEPR	5	% GD 95
RCNLD		$948,700