

Key: 973

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 1.067

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION				
GANNON JEFFREY S & JANET S 36 IVY LN SHERBORN, MA 01770-1452				11K-19A-HC105				322 WOODLAND WAY				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
GANNON JEFFREY S & JANET				06/05/2007	QS	1,190,000	(183294)					
HULBURT HARRIS & NANCY TR				09/06/2005	A	1	(177834)					
HULBURT HARRIS J & NANCY				12/21/1998	D	675,000	(151341)					
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	36,117	NC	1.00	1.00	1,282,750	1.09	100	1.00	CV2	3.50	1,155,570

LAND

TOTAL	36,117 SF	ZONING	R40	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NORTH CHATHAM	NOTE				LAND	1,155,600	962,900
Inf1	100		LAND	1,238,000	1,138,100			
Inf2	100		DETACHED	1,000	900			
			OTHER	0	0			
						TOTAL	2,394,600	2,101,900

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	30 0.70 12X8		96	14.26	1,000

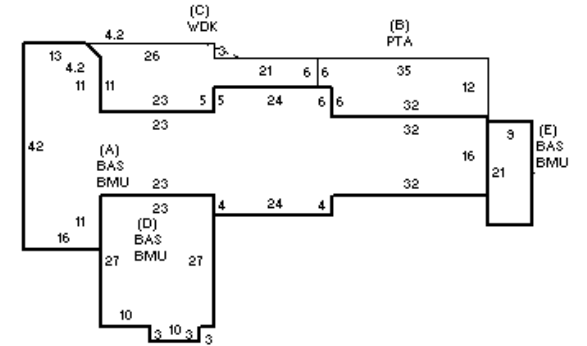


BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE
MODEL	1		RESIDENTIAL	
STYLE	1	0.85	RANCH [100%]	LIST 2/26/2020 EST
QUALITY	G	1.55	GOOD [100%]	REVIEW 6/17/2021 EMZ
FRAME	1	1.00	WOOD FRAME [100%]	

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	%
19-0867	12/04/2019	3	Renovations	328,822	04/14/2021	NF	100	100
	01/24/2003	50	Meas & List			JB	100	100
P2002354	08/06/2002	2	Additions	40,320			100	100
SP02-48	05/23/2002	99	n/a				100	100
98-073	02/01/1998	2	Additions	80,000			100	100



G

YEAR BLT	1953	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	1,345,602	
NET AREA	3,035	DETAIL ADJ	0.875	FOUNDATION	4	FLR & WALL	1.00	+	BMU	N	BSMT UNFINISHED	3,035		94.83	287,798	CONDITION ELEM CD		
\$NLA(RCN)	\$443	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	A	BAS	L	BAS AREA	2,195	1953	311.95	684,722	EXTERIOR	V	
				ROOF SHAPE	1	GABLE	1.00	B	PTA	N	PATIO/STOOP	402		27.75	11,154	INTERIOR	V	
				ROOF COVER	1	ASPH/CMP SHIN	1.00	C	WDK	N	WOOD DECK	453		90.52	41,005	KITCHEN	V	
				FLOOR COVER	2	SOFTWOOD	1.00	D	BAS	L	BAS AREA	651	1975	311.95	203,076	BATHS	V	
				INT. FINISH	2	DRYWALL	1.00	E	BAS	L	BAS AREA	189	2002	311.94	58,957	HEAT	U	
				HEATING/COOL	9	WARM/COOL AIR	1.03	BMG	O		BSMT GARAGE	2		4,292.75	8,586	ELECT	U	
				FUEL SOURCE	2	GAS	1.00	F11	O		FPL 1S 1OP	2		11,590.15	23,180			
									GFP	O		GAS LOG/FP/E FP	1		9,644.10	9,644		
									ODS	O		OUT DOOR SHWR-A	1		2,289.40	2,289		
																EFF.YR/AGE	2014 / 8	
																COND	8 8 %	
																FUNC	0	
																ECON	0	
																DEPR	8 % GD 92	
																RCNLD	\$1,238,000	