

Key: 985

Town of CHATHAM - Fiscal Year 2024

9/7/2023 9:38 am SEQ #: 1.080

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
VINCENT FAMILY REALTY TRUST VINCENT PATRICIA M & DAVID P COTRSTES 20 MIDDLE ROAD N CHATHAM, MA 02650				11K-29-HC55				20 MIDDLE ROAD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
VINCENT FAMILY REALTY TRU				07/12/2013	A		1 (200892)				
VINCENT PATRICIA M				09/15/2000	QS	419,000	(159053)				
HORAN/ROM				01/19/1999	A	200,000	(151742)				

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	%
23-60	07/27/2023	75	SPECIAL PERM				100	100
14-744	12/04/2014	2	Additions	77,000	06/22/2016	WFF	100	100
12-055	02/03/2012	99	n/a	2,500	04/11/2014	MR	100	100
	04/01/2004	50	Meas & List			RRC	100	100
03-111	03/24/2003	2	Additions	250,000			100	100

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	21,307	NC	1.00	100	733,000	1.68	100	1.00	R10	2.00	603,640

TOTAL	21,307 SF	ZONING	R40	FRNT	0	ASSESSED		CURRENT	603,600	PREVIOUS	628,800
Nbhd	NORTH CHATHAM	DEEDED RIGHTS TO CROWS POND BEACH LOT 8.		LAND		BUILDING	784,300	OTHER	0	TOTAL	1,387,900
Inf1	100	PLAN20275-K. ALSO RIGHTS OVER LOT 21 TO WATER ACCESS.		DETACHED	0	OTHER	0	TOTAL	1,324,800		
Inf2	100			OTHER	0		0				

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE		
MODEL	1		RESIDENTIAL	LIST	6/22/2016	WFF
STYLE	4	1.00	CAPE [100%]	REVIEW	12/21/2016	APK
QUALITY	+	1.20	PLUS AVE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1965	SIZE ADJ	1.000
NET AREA	2,978	DETAIL ADJ	1.040
\$NLA(RCN)	\$329	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	7	1.00
BEDROOMS	4	1.00
FULL BATHS	3	1.00
1/2 BATHS	0	1.00
FIXTURES	11	\$10,982
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	2	WOOD SHIN	1.01
FLOOR COVER	13	HARDWD/CARPET	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
+	BMU	N	BSMT UNFINISHED	1,040		86.11	89,554
+	USF	L	UP-STRY FIN	702	2014	244.10	171,361
+	BAS	L	BAS AREA	1,604	1965	287.68	461,435
D	AGR	N	ATTACHED GARAGE	672		91.25	61,318
D	USF	L	UP-STRY FIN	672	2003	244.10	164,038
F21	O		FPL 2S 1OP	1		12,451.20	12,451
GEN	O		GENERATOR	1		0.00	
GFP	O		GAS LOG/FP/E FP	1		7,466.40	7,466
ODS	O		OUT DOOR SHWR-A	1		1,772.40	1,772

TOTAL RCN	980,377
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	G
KITCHEN	A
BATHS	G
HEAT	A
ELECT	A

EFF.YR/AGE	2002 / 20
COND	20 20 %
FUNC	0
ECON	0
DEPR	20 % GD 80
RCNLD	\$784,300

