

Key: 12060

Town of SANDWICH - Fiscal Year 2025 Preliminary

12/5/2024 8:45 am SEQ #: 1.920

LEGAL

LAND

DETACHED

BUILDING

UNIT

GRID

CURRENT OWNER				PARCEL ID				LOCATION			
REVOCABLE TRUST AGREEMENT C/O CORREIA, RAYMOND & LORI A 229 HORBINE ROAD REHOBOTH, MA 02769				94-39-0				20 CHADWELL AVENUE			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
CORREIA, RAYMOND & LORI A				03/22/2024	V	560,000	36275-168				
REVOCABLE INTERVIVOS TRUS				03/22/2024	H		36275-155				
REVOCABLE TRUST AGREEMENT				09/06/2013	F	1	27671-40				

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	%
18-165	03/22/2024	53	No Access		08/28/2024	KB	0	100
13-1021	03/22/2018	32	Sale Review		05/21/2018	BS	0	0
	03/22/2018	51	Meas Only		05/21/2018	BS	0	100
	01/16/2013	25	Deck	17,587	05/21/2018	BS	0	100
	01/16/2013	3	Renovations		03/18/2013	GF	0	100

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	4,792	100	1.00	100	1.00	1.00	816,680	3.90	100	1.00	010 3.40	350,370

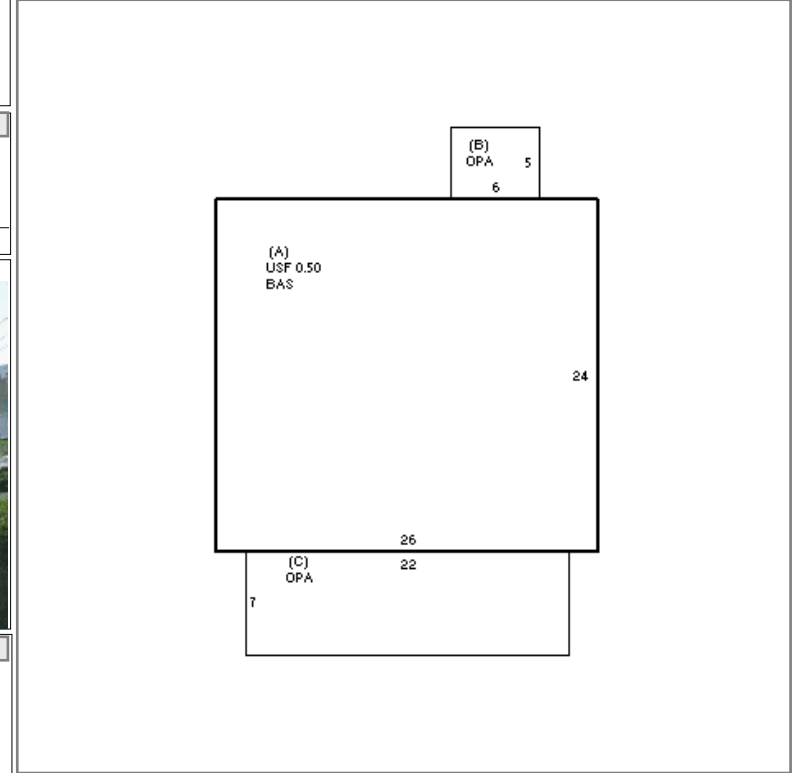
TOTAL	4,792 SF	ZONING	R1	FRNT	50	ASSESSED	CURRENT	PREVIOUS
Nbhd	Residential	NOTE	LAND	350,400	291,900			
Inf1	NONE		BUILDING	180,300	170,100			
Inf2	100		DETACHED	1,000	1,000			
			OTHER	0	0			
			TOTAL	531,700	463,000			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
PTD	A	1.00	4 0.96 8X10	2014	80	12.85	1,000



BLDG COMMENTS	LumpSum(S/V) = 0 EXT. SHOWER
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BUILDING	CD	ADJ	DESC	MEASURE	5/21/2018	BS
MODEL	1		RESIDENTIAL	LIST	6/2/2008	ELC
STYLE	5	1.00	CAPE [100%]	REVIEW		
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1949	SIZE ADJ	1.000
NET AREA	936	DETAIL ADJ	0.980
\$NLA(RCN)	\$283	OVERALL	1.000
CAPACITY		UNITS	ADJ
STORIES	1.5	1.00	
ROOMS	5	1.00	
BEDROOMS	2	1.00	
FULL BATHS	1	1.00	
1/2 BATHS	0	1.00	
FIXTURES	3	.00	
UNITS	0	1.00	

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	FLR & WALL	1.00	A	BAS	L	1ST FL FN	624	1949	295.92	184,652
EXT. COVER	8	CLAPBOARD/WD SH	1.00	A	USF	L	UP FL FN	312	1949	151.62	47,305
ROOF SHAPE	1	GABLE	1.00	B	OPA	N	OP FR PRCH	30		231.77	6,953
ROOF COVER	1	ASPHALT	1.00	C	OPA	N	OP FR PRCH	154		111.12	17,112
FLOOR COVER	3	HARDWOOD	1.00		FIX	O	PLMB FIX	-1		3,235.00	-3,235
INT. FINISH	1	DRYWALL	1.00		FPL	O	FIREPLACE	1		12,430.00	12,430
HEATING/COOL	7	BASEBOARD/ELECT	0.98								
FUEL SOURCE	99	N/A	1.00								
NET ADJ FACTOR	99	N/A	1.00								
USE	0		1.00								

TOTAL RCN	265,217
CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	
EFF.YR/AGE	1978 / 45
COND	32 32 %
FUNC	0
ECON	0
DEPR	32 % GD 68
RCNLD	\$180,300