

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER										PARCEL ID					LOCATION						
JANICE VOMACKA FAMILY REALTY TRUST JANICE & SUSAN G VOMACKA TRUSTEES PO BOX 61 CHATHAM, MA 02633										61-59-C72-0					323 RIVERVIEW DR						
										TRANSFER HISTORY					DOS		T	SALE PRICE		BK-PG (Cert)	
										JANICE VOMACKA FAMILY REA					11/10/2008		A	1 (187344)			
										VOMACKA JANICE					01/24/2000		QS	275,000 (156392)			
OKANE BARBARA					07/18/1997		QS	195,000 (145191)													
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	90	0.90	100	1.00	233,550		1.00	100	1.00	R03	1.00			214,46		
300	A	0.051		MC	1.00	50	0.50	100	1.00	6,800		1.00	100	1.00	R03	1.00			35		

TOTAL	42,216 SF	ZONING	R60	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	MID CHATHAM	N O T E	Infl = Topo/Powerline Easement			LAND	214,800	208,500
Infl1	90		BUILDING	283,800	279,300			
Infl2	100		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	498,600	487,800			

[illegible]

BUILDING	CD	ADJ	DESC	MEASURE		
MODEL	1		RESIDENTIAL			
STYLE	1	0.85	RANCH [100%]	LIST		
QUALITY	+	1.20	PLUS AVE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]	REVIEW	11/27/2012	MR

YEAR BLT	1971	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	373,452			
NET AREA	2,403	DETAIL ADJ	0.880	FOUNDATION	99	N/A	1.00	A	BMU	N	BSMT UNFINISHED	931		43.93	40,897	CONDITION ELEM	CD			
\$NLA(RCN)	\$155	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	+	BAS	L	BAS AREA	1,683	1971	123.70	208,194	EXTERIOR				
				ROOF SHAPE	1	GABLE	1.00	C	EPA	N	ENCL PORCH	252		79.68	20,080	INTERIOR				
				ROOF COVER	1	ASPH/CMP SHIN	1.00	D	LLF	L	LOWER LEVEL FIN	720	1971	91.20	65,662	KITCHEN				
				FLOOR COVER	16	HARDWD/OTHER	1.00	F	AGR	N	ATTACHED GARAGE	529		46.29	24,487	BATHS				
				INT. FINISH	2	DRYWALL	1.00	G	OPA	N	OPEN PORCH	64		45.36	2,903	HEAT				
				HEATING/COOL	9	WARM/COOL AIR	1.03		F12	O	FPL 1S 2OP	1		6,189.60	6,190	ELECT				
				FUEL SOURCE	2	GAS	1.00													
																		EFF.YR/AGE	1987 / 29	
																		COND	24	24 %
																		FUNC	0	
																		ECON	0	
																		DEPR	24	% GD 76
																		RCNLD	\$283,800	