

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER										PARCEL ID					LOCATION						
RIVERVIEW REALTY TRUST C/O LEE H TRAVIS 345 RIVERVIEW DR CHATHAM, MA 02633										6I-61-C70-0					345 RIVERVIEW DR						
										TRANSFER HISTORY					DOS		T	SALE PRICE		BK-PG (Cert)	
										LEE H TRAVIS					01/26/2017		QS	925,000		(211957)	
										RIVERVIEW REALTY TRUST					10/01/2010		O	620,000		(192577)	
SOUTHWICK NANCY H & MELIN					08/19/2010		A	1		(192219)											
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	337,350		1.00	100	1.00	RV1	1.30		309,78			
300	A	0.041		MC	1.00	80	0.80	100	1.00	14,144		1.00	100	1.00	RV1	1.30		58			

TOTAL	41,780 SF	ZONING	R60	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	MID CHATHAM	N O T E	Infl = Power Line Easement - MIN OBSTR VIEW			LAND	310,400	301,300
Infl1	100		BUILDING	399,800	392,400			
Infl2	100		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	710,200	693,700			

[illegible]

BUILDING	CD	ADJ	DESC	MEASURE	5/12/2016	APK
MODEL	1		RESIDENTIAL			
STYLE	1	0.85	RANCH [100%]	LIST		
QUALITY	+	1.20	PLUS AVE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]	REVIEW	5/12/2016	APK

YEAR BLT	1968	SIZE ADJ	1.000
NET AREA	3,380	DETAIL ADJ	0.880
\$NLA(RCN)	\$123	OVERALL	1.000
CAPACITY	UNITS	ADJ	
STORIES	1	1.00	
ROOMS	6	1.00	
BEDROOMS	3	1.00	
FULL BATHS	3	1.00	
1/2 BATHS	0	1.00	
FIXTURES	9	\$7,560	
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
+ OPA	N		OPEN PORCH
C AGR	N		ATTACHED GARAGE
+ PTA	N		PATIO/SLOOP
D WDK	N		WOOD DECK
E ASH	N		ATT SHED
F LLF	L		LOWER LEVEL FIN
G CRL	N		CRAWL SPACE
+ BAS	L		BAS AREA
F12	O		FPL 1S 2OP
UNITS			
YB			
ADJ PRICE			
RCN			
TOTAL RCN	416,452		
CONDITION ELEM	CD		
EXTERIOR	V		
INTERIOR	V		
KITCHEN	V		
BATHS	V		
HEAT	U		
ELECT	U		
EFF.YR/AGE	2012 / 4		
COND	4 4 %		
FUNC	0		
ECON	0		
DEPR	4 % GD 96		
RCNLD	\$399,800		

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	%
11-050	02/08/2011	3	Renovations	150,000	06/18/2013	SF	100	100
1998181	02/18/2009	50	Meas & List			RRC	100	100
	08/31/1998	99	n/a				100	100

