

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER										PARCEL ID					LOCATION							
CULLINANE WILLIAM F & BEVERLY T/C 98 RIVERVIEW DR CHATHAM, MA 02633										8H-5-C379-0					98 RIVERVIEW DR							
										TRANSFER HISTORY					DOS		T	SALE PRICE		BK-PG (Cert)		
										CULLINANE WILLIAM F & BEV CULLINANE, WILLIAM					07/29/1999 01/01/1980		A QS	1 18,100		(154152) (80651)		
CD	T	AC/SF/UN		Nbhd		Infl1		Infl2		ADJ BASE		SAF		Infl3		Lpi		VC	CREDIT AMT		ADJ VALUE	
100	S	26,534		MC 1.00		100 1.00		100 1.00		259,500		1.40		100 1.00		R03 1.00				221,520		

TOTAL	26,534 SF	ZONING	R60	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	MID CHATHAM	N O T E				LAND	221,500	215,000
Inf1	100		BUILDING	319,200	313,900			
Inf2	100		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	540,700	528,900			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

BUILDING	CD	ADJ	DESC	MEASURE		
MODEL	1		RESIDENTIAL			
STYLE	4	1.05	CAPE [100%]	LIST		
QUALITY		1.20	PLUS AVE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]	REVIEW	11/27/2012	MR

YEAR BLT	1997	SIZE ADJ	1.000
NET AREA	1,848	DETAIL ADJ	1.050
\$NLA(RCN)	\$208	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	0	1.00
BEDROOMS	3	1.00
FULL BATHS	2	1.00
1/2 BATHS	1	1.00
FIXTURES	8	\$8,064
UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	99	N/A	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	16	HARDWD/OTHER	1.00
INT. FINISH	2	DRYWALL	1.00
HEATING/COOL	2	HOT WATER	1.00
FUEL SOURCE	2	GAS	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	1,344		40.65	54,63
+	BAS	L	BAS AREA	1,344	1997	152.55	205,02
B	WDK	N	WOOD DECK	280		34.80	9,74
C	AGR	N	ATTACHED GARAGE	368		48.41	17,81
D	OPA	N	OPEN PORCH	64		45.36	2,90
E	USF	L	UP-STRY FIN	504	1997	129.52	65,27
F	USU	N	UPPER STORY UNF	192		77.74	14,92
	F21	O	FPL 2S 1OP	1		6,189.60	6,19

TOTAL RCN		384,572	
CONDITION ELEM		CD	
EXTERIOR			
INTERIOR			
KITCHEN			
BATHS			
HEAT			
ELECT			
EFF.YR/AGE		1999 / 17	
COND	17	17 %	
FUNC	0		
ECON	0		
DEPR	17	% GD	
RCNLCD		\$319,200	

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	%
1996224 96-362	02/12/2009	50	Meas & List	145,000		RRC	100	100
	09/23/1996	99	n/a				100	100
	09/01/1996	99	n/a				100	100

