

Key: 2582

Town of CHATHAM - Fiscal Year 2019

9/5/2018

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CURRENT OWNER							PARCEL ID					LOCATION						
JOAN M COAKLEY 2017 RT COAKLEY RACHAEL & GERALD 7 GRANADA AVE ROSLINDALE, MA 02131							14G-36-B31-0					156 SHANE DR						
							TRANSFER HISTORY					DOS		T	SALE PRICE		BK-PG (Cert)	
							JOAN M COAKLEY 2017 RT COAKLEY GERALD M & JOAN H					12/05/2017 06/01/1974		A QS	1 41,000		30942-148 2115-200	
CD	T	AC/SF/UN	Nbhd	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE						
100	S	13,200	MC 1.00	100 1.00	100 1.00	389,250	2.53	100 1.00	R05 1.50			297,940						

TOTAL	13,200 SF	ZONING	R40	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	MID CHATHAM	N O T E				LAND	297,900	298,900
Infl1	100					BUILDING	104,400	93,200
Infl2	100					DETACHED	1,900	1,900
						OTHER	0	0
						TOTAL	404,200	394,000

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	40 0.60	1990	324	9.70	1,900

PHOTO 12/26/2012



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE		
MODEL	1		RESIDENTIAL	LIST REVIEW	12/26/2012	MR
STYLE	1	0.88	RANCH [100%]			
QUALITY	-	0.80	MINUS AVE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1964	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	160,638
NET AREA	1,584	DETAIL ADJ	0.840	FOUNDATION	2	SLAB	0.95	A	BAS	L	BAS AREA	1,584	1964	93.75	148,494	CONDITION ELEM CD	
\$NLA(RCN)	\$101	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	B	OPA	N	OPEN PORCH	72		33.36	2,402		
				ROOF SHAPE	1	GABLE	1.00		PTA	N	PATIO/STOOP	196		7.84	1,537	EXTERIOR	
				ROOF COVER	1	ASPH/CMP SHIN	1.00		F11	O	FPL 1S 1OP	1		3,278.40	3,278	INTERIOR	
				FLOOR COVER	4	ASPH TILE	1.00		ODS	O	OUT DOOR SHWR-A	1		647.20	647	KITCHEN	
				INT. FINISH	2	DRYWALL	1.00									BATHS	
				HEATING/COOL	2	HOT WATER	1.00									HEAT	
				FUEL SOURCE	2	GAS	1.00									ELECT	
																EFF.YR/AGE	
																1964 / 53	
																COND	
																35 35 %	
																FUNC	
																0	
																ECON	
																0	
																DEPR	
																35 % GD 65	
																RCNLD	
																\$104,400	

