

Key: 3018

Town of CHATHAM - Fiscal Year 2019

9/5/2018

3:33 pm

SEQ #: 3.226

L
E
G
A
LL
A
N
DD
E
T
A
C
H
E
DB
U
I
L
D
I
N
G

CURRENT OWNER						PARCEL ID						LOCATION											
DEAN P NICASTRO REV TRUST DEAN P NICASTRO TRUSTEES 53 SHATTUCK PL CHATHAM, MA 02633						15D-103B-26-0						53 SHATTUCK PL											
						TRANSFER HISTORY						DOS		T	SALE PRICE		BK-PG (Cert)						
						DEAN P NICASTRO REV TRUST NICASTRO DEAN P						12/29/2015 01/11/1993		A H	1 197,000		29365-171 8399-332						
CD	T	AC/SF/UN		Nbhd		Infl1		Infl2		ADJ BASE		SAF		Infl3		Lpi		VC		CREDIT AMT		ADJ VALUE	
100	S	23,312		CH	1.00	100	1.00	100	1.00	1,167,750		1.56		100	1.00	R11 4.50						975,730	

TOTAL	23,312 SF	ZONING	R20	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	CHATHAM	N O T E	PI Bk 520/74 12/95			LAND	975,700	1,040,800
Infl1	100					BUILDING	141,900	120,300
Infl2	100					DETACHED	14,800	14,700
						OTHER	0	0
						TOTAL	1,132,400	1,175,800

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	07/02/2018
DGF	A	1.00	10 0.90	2007	384	42.90	14,800		

BUILDING	CD	ADJ	DESC	MEASURE		
MODEL	1		RESIDENTIAL	LIST		
STYLE	1	0.88	RANCH [100%]	REVIEW	7/19/2018	TD
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1949	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	191,790
NET AREA	1,164	DETAIL ADJ	0.890	FOUNDATION	4	FLR & WALL	1.00	+	BAS	L	BAS AREA	1,164	1949	133.91	155,877	CONDITION ELEM	
\$NLA(RCN)	\$165	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	B	EPA	N	ENCL PORCH	168		73.20	12,298		CD
				ROOF SHAPE	1	GABLE	1.00	D	BMU	N	BSMT UNFINISHED	308		49.53	15,255	EXTERIOR	G
				ROOF COVER	2	WOOD SHIN	1.01			O	FPL 1S 1OP	1		4,098.00	4,098	INTERIOR	A
				FLOOR COVER	24	SOFTWD/ASPH TL	1.00									KITCHEN	A
				INT. FINISH	14	PLASTR/WALL BD	1.00									BATHS	A
				HEATING/COOL	2	HOT WATER	1.00									HEAT	U
				FUEL SOURCE	2	GAS	1.00									ELECT	U
																EFF.YR/AGE	1979 / 38
																COND	26 26 %
																FUNC	0
																ECON	0
																DEPR	26 % GD 74
																RCNLD	\$141,900

