Key: 3913

Town of CHATHAM - Fiscal Year 2019

9/5/2018 3:33 pm SEQ #: 4,228

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
CBI OWNER LLC CAPITAL PROPERTIES 31 ST JAMES AVE BOSTON, MA 02116	16E-9A-D3-0	324 SHORE RD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
CBI OWNER LLC	06/24/2011	B	10	25527-1
CBI PC LLC & CBI NCA LLC	06/03/2006	J	119,000,000	(180230)
CBI NCA LLC, ATTN: RICHA	06/02/2006	J	42,804,300	21064-60

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	100	SINGLE FAMILY		1	1 of 1

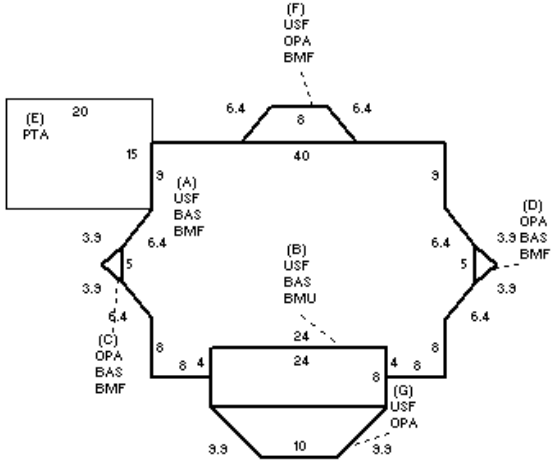
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
SS13		20	Splits/Land		12/31/2011		100	100
	03/26/2009	50	Meas & List			CE	100	100
08-042	01/18/2008	1	New Construc	2,000,000	03/26/2009		100	100
08-011	01/04/2008	5	Demolitions	20,000	03/26/2009		100	100
1979151	12/14/1979	99	n/a				100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	34,201	CH 1.00	100 1.00	100 1.00	2,854,500	1.14	100 1.00	OF6 11.00			2,546,230

TOTAL	34,204 SF	ZONING	R40	FRNT	0
Nbhd	CHATHAM	NOTE			
Infl1	100				
Infl2	100				

ASSESSED	CURRENT	PREVIOUS
LAND	2,546,200	2,546,200
BUILDING	1,682,700	1,546,300
DETACHED	0	0
OTHER	0	0
TOTAL	**4,228,900**	**4,092,500**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 01/05/2013

BLDG COMMENTS

#324

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	8	1.00	CONTEMPORARY [100%]
QUALITY	E	3.50	EXCELLENT [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE		
LIST		
REVIEW	11/5/2015	APK

YEAR BLT	2008	SIZE ADJ	1.000
NET AREA	3,107	DETAIL ADJ	1.040
$NLA(RCN)	$582	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	2	1.00
ROOMS	0	1.00
BEDROOMS	3	1.00
FULL BATHS	3	1.00
1/2 BATHS	2	1.00
FIXTURES	15	$43,680
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	2	WOOD SHIN	1.01
FLOOR COVER	16	HARDWD/OTHER	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	UNITS	YB	ADJ PRICE	RCN
+	BMF	N	BSMT FINISH-SEP	1,340		207.90	278,586
+	BAS	L	BAS AREA	1,472	2008	456.94	672,616
+	USF	L	UP-STRY FIN	1,635	2008	387.79	634,032
B	BMU	N	BSMT UNFINISHED	192		173.36	33,285
E	PTA	N	PATIO/STOOP	300		34.30	10,290
+	OPA	N	OPEN PORCH	195		145.96	28,462
	ELV	O	ELEVATOR	1		88,532.50	88,533
	F21	O	FPL 2S 1OP	1		19,901.00	19,901

TOTAL RCN	1,809,385
CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	

EFF.YR/AGE	2010 / 7		
COND	7 7 %		
FUNC	0		
ECON	0		
DEPR	7	% GD	93
RCNLD	$1,682,700		