

Key: 10731

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 8.381

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION					
FOLEY LAWRENCE H & KIMBERLY C 16 GREENLEAF RD MILTON, MA 02186				72-10-1-0				10 MILTON ST					
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)						
FOLEY LAWRENCE H & KIMBER				08/24/2012	QS	865,000	(117925)						
PERRIN DANIEL J & CLAIRE				01/27/2010	F	1	(114273)						
PERRIN DANIEL J & CLAIRE				05/01/1998	QS	455,000	(93241)						
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	9,600	HUM 1.00	100	1.00	100	1.00	748,000	3.72	100	1.00	WF7 1.70	612,680

LAND

TOTAL	9,600 SF	ZONING		FRNT	123	ASSESSED	CURRENT	PREVIOUS
Ngh	HUMAROCK	NOTE				LAND	612,700	524,200
Inf1	FACTOR 100					BUILDING	650,600	586,600
Inf2	PHY 100					DETACHED	0	0
						OTHER	0	0
						TOTAL	1,263,300	1,110,800

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

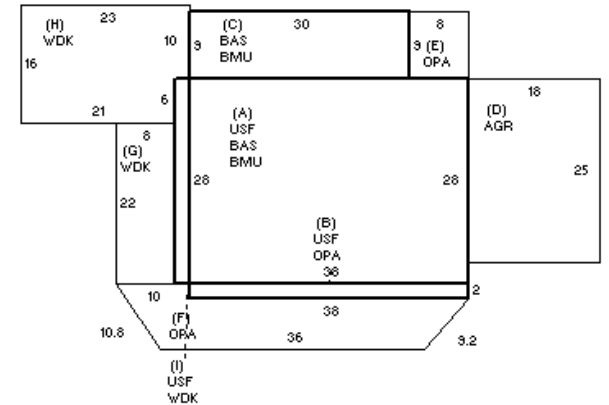


BLDG COMMENTS		

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	11/3/2010	PL
MODEL	1		RESIDENTIAL	LIST	11/3/2010	EST
STYLE	7	1.20	CONVENTIONAL [100%]	REVIEW	3/2/2011	ER
QUALITY	G	1.20	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

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	%
17-756	11/21/2017	3	ALTERATIONS	35,000	06/13/2018	JD	100	100
00-50	03/01/2000	3	ALTERATIONS				100	100
91-165	05/01/1991	3	ALTERATIONS				100	100
		7	OTHERS				100	100



YEAR BLT	1941	SIZE ADJ	1.000
NET AREA	2,530	DETAIL ADJ	1.236
\$NLA(RCN)	\$343	OVERALL	1.000
CAPACITY		UNITS	ADJ
STORIES	2	1.00	
ROOMS	9	1.00	
BEDROOMS	3	1.00	
BATHROOMS	2	1.00	
# 1/2 BATHS	2	1.00	
TOT FIXTURES	10	\$11,866	
# UNITS	1	1.00	

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,334		52.54	70,090
EXT COVER	4	VINYL	1.00	+	BAS	L	BASE AREA	1,334	1941	287.33	383,303
ROOF SHAPE	2	HIP	1.00	+	USF	L	UPPER STORY FIN	1,196	1941	261.30	312,514
ROOF COVER	1	ASPH SHINGLES	1.00	+	OPA	N	OPEN PORCH	456		61.80	28,181
FLOOR COVER	2	SOFTWOOD	1.00	D	AGR	N	ATT GARAGE	450		54.40	24,481
INT FINISH	1	PLASTER	1.00	+	WDK	N	WOOD DECK	588		46.08	27,095
HEATING/COOLING	9	WARM/COOL AIR	1.03	F21	O	FPL 2S 1OP		1		9,886.80	9,887
FUEL SOURCE	99	N/A	1.00								

TOTAL RCN	867,415
CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	
EFF.YR/AGE	1990 / 32
COND	25 25%
FUNC	0
ECON	0
DEPR	25 % GD 75
RCNLD	\$650,600