

Key: 1422

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 1.369

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AL

| CURRENT OWNER | | | | PARCEL ID | | | | LOCATION | | | | | |
|--|--|--|--|---|--|--|--|---------------|----|---------------|--|--------------|--|
| HORAN TIMOTHY J TR & COLLEEN M TR 6 PROSPECT AVE SCITUATE, MA 02066 | | | | 48-4-10-0 | | | | 26 SHERMAN DR | | | | | |
| | | | | TRANSFER HISTORY | | | | DOS | T | SALE PRICE | | BK-PG (Cert) | |
| | | | | HORAN TIMOTHY J TR & HORAN TIMOTHY J & COLLEEN | | | | 09/28/2017 | F | 100 (125831) | | | |
| | | | | HORAN JAMES L & ARLENE R | | | | 01/28/2010 | F | -100 (114282) | | | |
| | | | | | | | | 08/23/1984 | QS | 3,000 (69957) | | | |

| CLASS | CLASS% | DESCRIPTION | | | BN ID | BN | CARD | |
|--------|--------|-------------|--------|--------|-------|----|--------|-----|
| 1300 | 100 | DEV LAND | | | | | 1 of 1 | |
| PMT NO | PMT DT | TY | DESC | AMOUNT | INSP | BY | 1st | % |
| | | 7 | OTHERS | | | | 100 | 100 |

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| CD | T | AC/SF/UN | Ngh | Infl1 | Infl2 | ADJ BASE | SAF | Infl3 | Lpi | VC | CREDIT AMT | ADJ VALUE | | |
|-----|---|----------|-----|-------|-------|----------|-----|-------|---------|------|------------|-----------|------|---------|
| 100 | S | 40,000 | SC | 1.00 | 100 | 1.00 | 100 | 1.00 | 396,000 | 1.00 | 100 | R04 | 0.90 | 363,640 |
| 300 | A | 0.018 | SC | 1.00 | 100 | 1.00 | 100 | 1.00 | 17,820 | 1.00 | 100 | R04 | 0.90 | 320 |

| | | | | | | | |
|-------|------------|------------------|----------|---------|----------|---------|----------|
| TOTAL | 40,800 SF | ZONING | FRNT | 171 | ASSESSED | CURRENT | PREVIOUS |
| Ngh | SCITUATE | N O T E | | | LAND | 364,000 | 349,300 |
| Infl1 | FACTOR 100 | | BUILDING | 0 | 0 | | |
| Infl2 | PHY 100 | | DETACHED | 0 | 0 | | |
| | | | OTHER | 0 | 0 | | |
| | | | TOTAL | 364,000 | 349,300 | | |

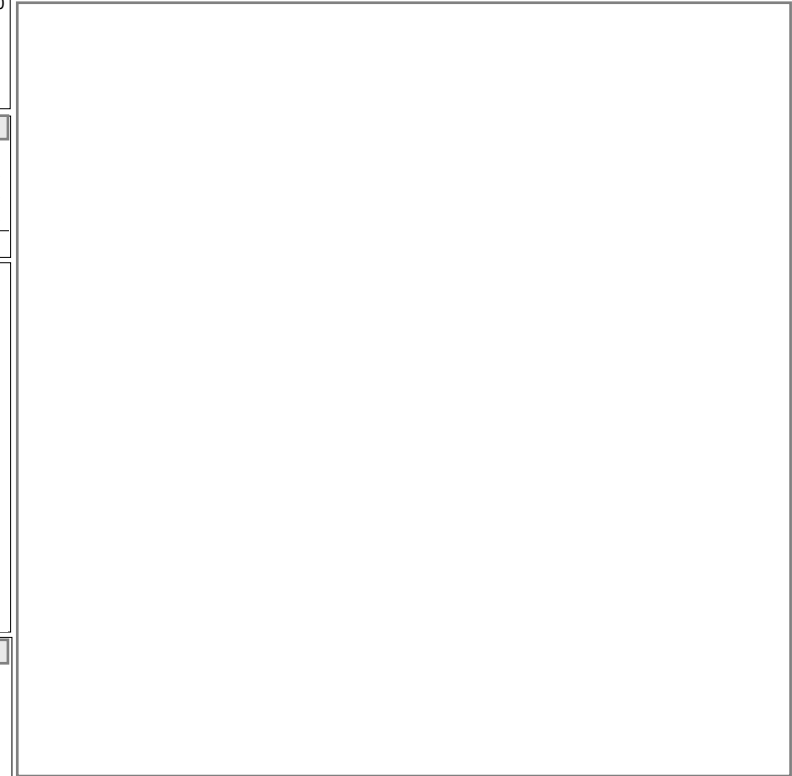
DET
ACH
ED

| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD | PHOTO |
|----|------|------|----------|----|-------|-----------|-------|-------|
| | | | | | | | | |

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| BUILDING | CD | ADJ | DESC | MEASURE |
|----------|----|-----|------|---------|
| MODEL | | | | LIST |
| STYLE | | | | REVIEW |
| QUALITY | | | | |
| FRAME | | | | |

| YEAR BLT | NET AREA | \$NLA(RCN) | SIZE ADJ | DETAIL ADJ | OVERALL | ELEMENT | CD | DESCRIPTION | ADJ | S | BAT | T | DESCRIPTION | UNITS | YB | ADJ PRICE | RCN |
|----------|----------|------------|----------|------------|---------|---------|----|-------------|-----|---|-----|---|-------------|-------|----|-----------|-----|
| | | | | | | | | | | | | | | | | | |



| CAPACITY | UNITS | ADJ |
|----------|-------|-----|
| | | |

| | | |
|------------|----------------|----|
| TOTAL RCN | CONDITION ELEM | CD |
| | | |
| EFF.YR/AGE | | |
| COND | | |
| FUNC | | |
| ECON | | |
| DEPR | % GD | |
| RCNLD | | |