

Key: 2086

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 2.011

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
GOLDIE JOHN III, TRS 158 HOLLETT ST SCITUATE, MA 02066				20-4-31-0				158 HOLLETT ST			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
GOLDIE JOHN III, TRS				04/27/2004	F	1	28051-276				
GOLDIE JOHN III				01/01/1976	QS		4076-527				
DUGGAN ELIZABETH L				01/01/1975	XX		4034-793				

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	%
22-1073	10/13/2022	3	ALTERATIONS	5,500	07/11/2023	JD	100	100
03-507	08/27/2003	2	ADDITIONS	100,000	09/27/2004	SJ	100	100

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	10,353	NS 1.00	100	1.00	374,000	3.46	100	1.00	R02	0.85	307,590

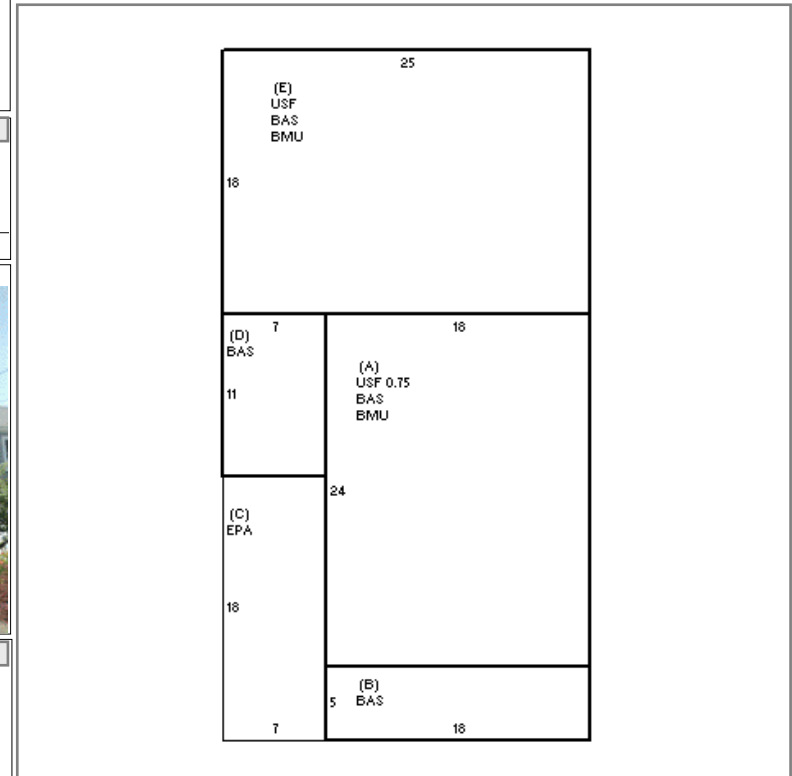
TOTAL	10,367 SF	ZONING	NO. SCITUATE	FRNT	58	ASSESSED	CURRENT	PREVIOUS
Ngh	NO. SCITUATE	NOTE		LAND	307,600	296,100		
Inf1	FACTOR 100		BUILDING	365,400	311,700			
Inf2	PHY 100		DETACHED	6,900	5,500			
			OTHER	0	0			
				TOTAL	679,900	613,300		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
LBN	L	0.80 50 0.50	1S/L 1.5S		525	26.30	6,900



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	4/5/2010	SJ
MODEL	1		RESIDENTIAL	LIST	7/11/2023	JD
STYLE	7	1.20	CONVENTIONAL [100%]	REVIEW	7/11/2023	JD
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1915	SIZE ADJ	1.000
NET AREA	1,823	DETAIL ADJ	1.224
\$NLA(RCN)	\$275	OVERALL	1.000
CAPACITY		UNITS	ADJ
STORIES		1.75	1.00
ROOMS		7	1.00
BEDROOMS		3	1.00
BATHROOMS		2	1.00
# 1/2 BATHS		0	1.00
TOT FIXTURES		6	\$5,875
# 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	882		48.96	43,185
EXT COVER	1	WD SHINGLES	1.00	A	USF	L	UPPER STORY FIN	324	1915	228.31	73,971
ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	599	1915	251.05	150,381
ROOF COVER	1	ASPH SHINGLES	1.00	C	EPA	N	ENCLOSED PORCH	126		90.20	11,365
FLOOR COVER	24	COMB	1.00	E	BAS	L	BASE AREA	450	2004	251.05	112,974
INT FINISH	1	PLASTER	1.00	E	USF	L	UPPER STORY FIN	450	2004	228.30	102,737
HEATING/COOLING	2	HOT WATER	1.02								
FUEL SOURCE	1	OIL	1.00								

TOTAL RCN	500,488
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A
EFF.YR/AGE	1980 / 42
COND	27 27 %
FUNC	0
ECON	0
DEPR	27 % GD 73
RCNLD	\$365,400