

Key: 2098

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 2.024

LEGALS

| CURRENT OWNER | | | | PARCEL ID | | | | LOCATION | | | |
|--|--|--|--|------------|----|------------|--------------|---------------|--|--|--|
| BATEMAN JESSE D TR, ROBERT D LE & JOANN LE 92 HOLLETT ST SCITUATE, MA 02066 | | | | 20-4-45-0 | | | | 92 HOLLETT ST | | | |
| TRANSFER HISTORY | | | | DOS | T | SALE PRICE | BK-PG (Cert) | | | | |
| BATEMAN JESSE D TR, | | | | 11/26/2019 | F | 1 | 52007-45 | | | | |
| BATEMAN JESSE D, | | | | 11/26/2019 | F | 1 | 52007-40 | | | | |
| BATEMAN ROBERT D & JOANN | | | | 08/15/1983 | QS | 157,500 | 5429-103 | | | | |

| CLASS | CLASS% | DESCRIPTION | | | BN ID | BN | CARD | |
|--------|------------|---------------|-------------|--------|------------|----|--------|-----|
| 1090 | 100 | MULTIPLE HSES | | | | 1 | 1 of 2 | |
| PMT NO | PMT DT | TY | DESC | AMOUNT | INSP | BY | 1st | % |
| 10-027 | 02/01/2010 | 3 | ALTERATIONS | 27,500 | 07/09/2010 | SJ | 100 | 100 |
| | | 3 | ALTERATIONS | | | | 100 | 100 |

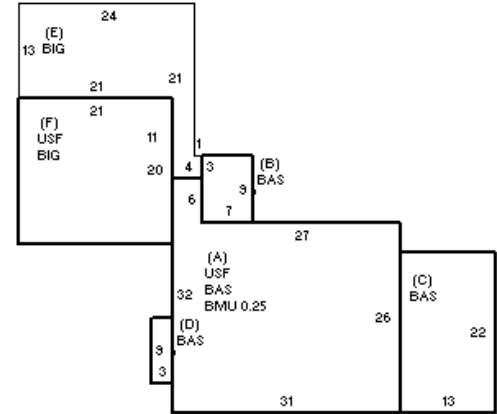
LAND

| CD | T | AC/SF/UN | Ngh | Infl1 | Infl2 | ADJ BASE | SAF | Infl3 | Lpi | VC | CREDIT AMT | ADJ VALUE |
|-----|---|----------|---------|-------|-------|----------|------|-------|------|-----|------------|-----------|
| 100 | S | 40,000 | NS 1.00 | 100 | 1.00 | 374,000 | 1.00 | 100 | 1.00 | R02 | 0.85 | 343,430 |
| 300 | A | 0.097 | NS 1.00 | 100 | 1.00 | 16,830 | 1.00 | 100 | 1.00 | R02 | 0.85 | 1,630 |

| TOTAL | 1.015 Acres | ZONING | FRNT | 247 | ASSESSED | CURRENT | PREVIOUS |
|-------|--------------|------------------|--------------|----------------|----------------|---------|----------|
| Ngh | NO. SCITUATE | N O T E | | | LAND | 345,100 | 332,200 |
| Infl1 | FACTOR 100 | | LAND | 248,700 | 233,600 | | |
| Infl2 | PHY 100 | | DETACHED | 400 | 400 | | |
| | | | OTHER | 36,800 | 32,800 | | |
| | | | TOTAL | 631,000 | 599,000 | | |

DETACHED

| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD |
|-----|------|------|--------------|----|-------|-----------|-------|
| S/V | A | 1.00 | SV 1.00 SHED | | 400 | 1.10 | 400 |



BUILDING

| BUILDING | CD | ADJ | DESC | MEASURE | 7/9/2010 | SJ |
|----------|----|------|---------------------|---------|-----------|-----|
| MODEL | 1 | | RESIDENTIAL | LIST | 7/9/2010 | EST |
| STYLE | 7 | 1.20 | CONVENTIONAL [100%] | REVIEW | 3/25/2011 | KT |
| QUALITY | + | 1.10 | AVG +/GOOD - [100%] | | | |
| FRAME | 1 | 1.00 | WOOD FRAME [100%] | | | |

BLDG COMMENTS
FY12 FR- COLONIAL TO CONV VG TO PLUS

| YEAR BLT | 1910 | SIZE ADJ | 1.000 | ELEMENT | CD | DESCRIPTION | ADJ | S | BAT | T | DESCRIPTION | UNITS | YB | ADJ PRICE | RCN | TOTAL RCN | 690,856 | | |
|--------------|-------|------------|---------|-----------------|----|---------------|------|---|-----|---|-----------------|-------|------|-----------|---------|----------------|---------|------------|------------|
| NET AREA | 2,456 | DETAIL ADJ | 1.224 | FOUNDATION | 5 | BRICK/STONE | 1.00 | A | BMU | N | BSMT UNFINISHED | 208 | | 69.46 | 14,449 | CONDITION ELEM | CD | | |
| \$NLA(RCN) | \$281 | OVERALL | 1.000 | EXT COVER | 2 | CLAPBOARD | 1.00 | + | USF | L | UPPER STORY FIN | 1,250 | 1910 | 238.23 | 297,789 | EXTERIOR | | | |
| | | | | ROOF SHAPE | 3 | GAMBREL | 1.00 | + | BAS | L | BASE AREA | 1,206 | 1910 | 261.97 | 315,932 | INTERIOR | | | |
| | | | | ROOF COVER | 1 | ASPH SHINGLES | 1.00 | + | BIG | N | BUILT-IN GARAGE | 768 | | 54.21 | 41,634 | KITCHEN | | | |
| | | | | FLOOR COVER | 99 | N/A | 1.00 | | F22 | O | FPL 2S 2OP | 1 | | 12,435.50 | 12,436 | BATHS | | | |
| | | | | INT FINISH | 99 | N/A | 1.00 | | | | | | | | | HEAT | | | |
| | | | | HEATING/COOLING | 2 | HOT WATER | 1.02 | | | | | | | | | ELECT | | | |
| | | | | FUEL SOURCE | 99 | N/A | 1.00 | | | | | | | | | | | | |
| CAPACITY | | UNITS | ADJ | | | | | | | | | | | | | | | EFF.YR/AGE | 1952 / 70 |
| STORIES | | 2 | 1.00 | | | | | | | | | | | | | | | COND | 64 64 % |
| ROOMS | | 9 | 1.00 | | | | | | | | | | | | | | | FUNC | 0 |
| BEDROOMS | | 4 | 1.00 | | | | | | | | | | | | | | | ECON | 0 |
| BATHROOMS | | 2 | 1.00 | | | | | | | | | | | | | | | DEPR | 64 % GD 36 |
| # 1/2 BATHS | | 1 | 1.00 | | | | | | | | | | | | | | | RCNLD | \$248,700 |
| TOT FIXTURES | | 8 | \$8,617 | | | | | | | | | | | | | | | | |
| # UNITS | | 1 | 1.00 | | | | | | | | | | | | | | | | |

Key: 2098

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 2.025

LEGAL

| CURRENT OWNER | | | | PARCEL ID | | | | LOCATION | | | |
|--|--|--|--|-----------|---|------------|--------------|---------------|--|--|--|
| BATEMAN JESSE D TR, ROBERT D LE & JOANN LE 92 HOLLETT ST SCITUATE, MA 02066 | | | | 20-4-45-0 | | | | 92 HOLLETT ST | | | |
| TRANSFER HISTORY | | | | DOS | T | SALE PRICE | BK-PG (Cert) | | | | |
| | | | | | | | | | | | |

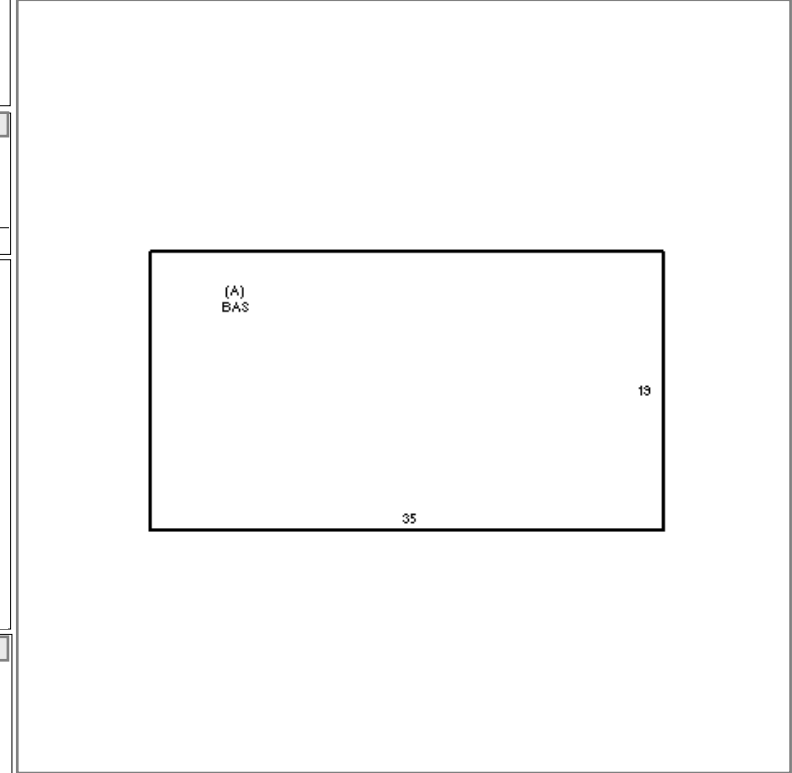
| CLASS | CLASS% | DESCRIPTION | | | BN ID | BN | CARD | |
|--------|--------|---------------|------|--------|-------|----|--------|---|
| 1090 | 100 | MULTIPLE HSES | | | | 2 | 2 of 2 | |
| PMT NO | PMT DT | TY | DESC | AMOUNT | INSP | BY | 1st | % |
| | | | | | | | | |

LAND

| CD | T | AC/SF/UN | Ngh | Infl1 | Infl2 | ADJ BASE | SAF | Infl3 | Lpi | VC | CREDIT AMT | ADJ VALUE |
|----|---|----------|-----|-------|-------|----------|-----|-------|-----|----|------------|-----------|
| | | | | | | | | | | | | |

DETACHED

| TOTAL | ZONING | FRNT | ASSESSED | CURRENT | PREVIOUS |
|-------|--------|----------|----------|---------|----------|
| Ngh | NOTE | | LAND | 36,800 | |
| Infl1 | | BUILDING | | | |
| Infl2 | | DETACHED | | | |
| | | | TOTAL | | |



BUILDING

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

| BUILDING | CD | ADJ | DESC | MEASURE | REVIEW | DATE | KT |
|----------|----|------|----------------------|---------|-----------|------|----|
| MODEL | 1 | | RESIDENTIAL | LIST | | | |
| STYLE | 1 | 0.85 | RANCH [100%] | | | | |
| QUALITY | - | 0.90 | LOW +/- AVG - [100%] | | | | |
| FRAME | 1 | 1.00 | WOOD FRAME [100%] | | 3/25/2011 | | KT |

| YEAR BLT | 0 | SIZE ADJ | 1.000 | ELEMENT | CD | DESCRIPTION | ADJ | S | BAT | T | DESCRIPTION | UNITS | YB | ADJ PRICE | RCN |
|--------------|-------|------------|---------|-----------------|----|---------------|------|---|-----|---|-------------|-------|----|-----------|---------|
| NET AREA | 665 | DETAIL ADJ | 0.807 | FOUNDATION | 2 | SLAB | 0.95 | A | BAS | L | BASE AREA | 665 | 0 | 200.41 | 133,275 |
| \$NLA(RCN) | \$213 | OVERALL | 1.000 | EXT COVER | 1 | WD SHINGLES | 1.00 | | F11 | O | FPL 1S 10P | 1 | | 6,552.90 | 6,553 |
| CAPACITY | | UNITS | ADJ | ROOF SHAPE | 99 | N/A | 1.00 | | | | | | | | |
| STORIES | | 1 | 1.00 | ROOF COVER | 1 | ASPH SHINGLES | 1.00 | | | | | | | | |
| ROOMS | | 0 | 1.00 | FLOOR COVER | 99 | N/A | 1.00 | | | | | | | | |
| BEDROOMS | | 0 | 1.00 | INT FINISH | 99 | N/A | 1.00 | | | | | | | | |
| BATHROOMS | | 1 | 1.00 | HEATING/COOLING | 1 | FORCED AIR | 1.00 | | | | | | | | |
| # 1/2 BATHS | | 0 | 1.00 | FUEL SOURCE | 99 | N/A | 1.00 | | | | | | | | |
| TOT FIXTURES | | 3 | \$1,743 | | | | | | | | | | | | |
| # UNITS | | 1 | 1.00 | | | | | | | | | | | | |

| | |
|----------------|------------|
| TOTAL RCN | 141,571 |
| CONDITION ELEM | CD |
| EXTERIOR | |
| INTERIOR | |
| KITCHEN | |
| BATHS | |
| HEAT | |
| ELECT | |
| EFF.YR/AGE | 1945 / 77 |
| COND | 74 74 % |
| FUNC | 0 |
| ECON | 0 |
| DEPR | 74 % GD 26 |
| RCNLD | \$36,800 |