

Key: 4980

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 4.729

LEGAL

LAND

DETACHED

BUILDING

ILLDING

CURRENT OWNER				PARCEL ID				LOCATION			
BRYAN LINDSAY & NICHOLAS 11 KINGS WAY SCITUATE, MA 02066				33-7-86-0				11 KINGS WAY			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
BRYAN LINDSAY & NICHOLAS				09/30/2020	QS	675,000 (130857)					
BRADBURY CHRISTOPHER A &				10/24/2019	QS	590,000 (129343)					
HUCKINS MARK &				03/01/2018	QS	570,000 (126456)					

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	%
		7	OTHERS		02/27/2018	JD	100	100

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	20,000	SC 1.00	100	1.00	396,000	1.87	100	1.00	R04	0.90	339,960

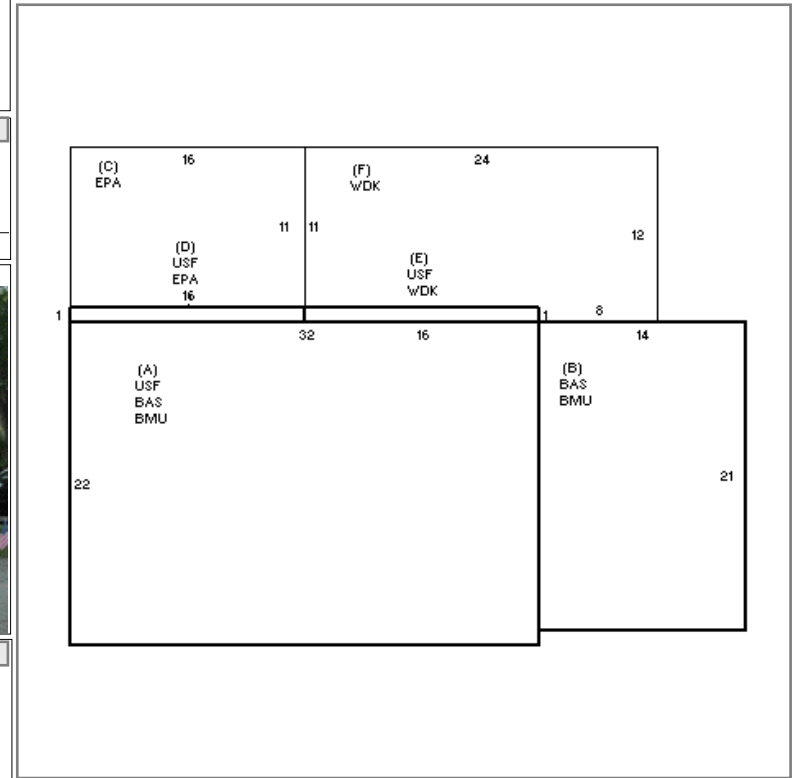
TOTAL	20,000 SF	ZONING	FRNT	145	ASSESSED	CURRENT	PREVIOUS
Ngh	SCITUATE	NOTE	LAND	340,000	326,200		
Inf1	FACTOR 100		BUILDING	365,900	343,100		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
			TOTAL	705,900	669,300		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS

MLS



BUILDING	CD	ADJ	DESC	MEASURE	7/19/2021	JD
MODEL	1		RESIDENTIAL	LIST	7/19/2021	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	9/8/2020	JD
QUALITY	+	1.10	AVG +/GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1968	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	487,859
NET AREA	1,734	DETAIL ADJ	1.020	FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	998		51.91	51,810		
\$NLA(RCN)	\$281	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	+	BAS	L	BASE AREA	998	1968	232.50	232,032		
				ROOF SHAPE	2	HIP	1.00	+	USF	L	UPPER STORY FIN	736	1968	211.43	155,614		
				ROOF COVER	1	ASPH SHINGLES	1.00	+	EPA	N	ENCLOSED PORCH	192		99.22	19,050		
				FLOOR COVER	34	COMB	1.00	+	WDK	N	WOOD DECK	288		42.24	12,165		
				INT FINISH	1	PLASTER	1.00		BMG	O	BSMT GARAGE	1		2,740.10	2,740		
				HEATING/COOLING	2	HOT WATER	1.02		F21	O	FPL 2S 10P	1		9,062.90	9,063		
				FUEL SOURCE	2	GAS	1.00										
																CONDITION ELEM	CD
																EXTERIOR	A
																INTERIOR	G
																KITCHEN	V
																BATHS	G
																HEAT	A
																ELECT	A
																EFF.YR/AGE	1988 / 34
																COND	25 25%
																FUNC	0
																ECON	0
																DEPR	25 % GD 75
																RCNLD	\$365,900