

Key: 5582

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 5.311

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
HENDRICKEN NICOLE 65 LIGHTHOUSE RD SCITUATE, MA 02066				46-4-32-0				65 LIGHTHOUSE RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
HENDRICKEN NICOLE				05/31/2017	O	435,000	48485-185				
SIMMONS GEORGE TR				03/16/2016	V	405,825	46691-201				
WINTER JANET F				07/08/2009	F	1	37467-311				

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	%
18-56	01/29/2018	3	ALTERATIONS	35,440	07/27/2018	JD	100	70
18-56	01/29/2018	3	ALTERATIONS	35,440	08/14/2019	JD	100	100
11-655	10/19/2011	3	ALTERATIONS	2,000	07/18/2012	SJ	100	100
09-140	04/23/2009	3	ALTERATIONS	2,000	08/05/2009	SJ	100	100
92-48	07/12/1993	3	ALTERATIONS				100	100

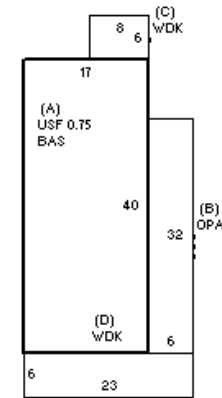
LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	4,600	OS 1.00	100	1.00	100	1.00	528,000	7.49	100	1.00	417,900

TOTAL	4,617 SF	ZONING	FRNT	32	ASSESSED	CURRENT	PREVIOUS
Ngh	OCEANSIDE	NOTE			LAND	417,900	379,900
Inf1	FACTOR 100		BUILDING	261,600	232,900		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
			TOTAL		679,500	612,800	

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	7/15/2009	PL
MODEL	1		RESIDENTIAL	LIST	7/15/2009	EST
STYLE	7	1.20	CONVENTIONAL [100%]	REVIEW	8/14/2019	JD
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS		

BUILDING

YEAR BLT	1920	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	326,977	
NET AREA	1,190	DETAIL ADJ	1.173	FOUNDATION	2	SLAB	0.95	A	BAS	L	BASE AREA	680	1920	266.06	180,921			
\$NLA(RCN)	\$275	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	USF	L	UPPER STORY FIN	510	1920	241.95	123,396			
				ROOF SHAPE	1	GABLE	1.00	B	OPA	N	OPEN PORCH	192		51.50	9,888			
				ROOF COVER	1	ASPH SHINGLES	1.00	+	WDK	N	WOOD DECK	186		38.40	7,142			
				FLOOR COVER	2	SOFTWOOD	1.00											
				INT FINISH	1	PLASTER	1.00											
				HEATING/COOLING	9	WARM/COOL AIR	1.03											
				FUEL SOURCE	2	GAS	1.00											
																EXTERIOR	G	
																INTERIOR	G	
																KITCHEN	G	
																BATHS	G	
																HEAT	U	
																ELECT	U	
																EFF.YR/AGE	2002 / 20	
																COND	18	18 %
																FUNC	0	
																ECON	0	
																DEPR	20	% GD 80
																RCNLD	\$261,600	