

Key: 5598

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 5.328

LEGALS

LAND

DETACHED

BUILDING

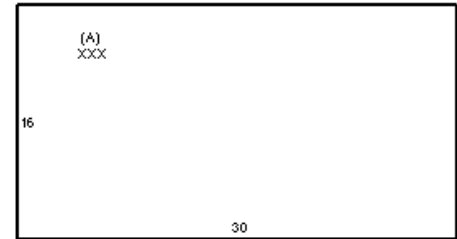
CURRENT OWNER				PARCEL ID				LOCATION			
BRADFORD CHRISTOPHER OHARE & MARTHA ALICE 26 MERLOT WAY TOLLAND, CT 06084				46-4-41-0				0 LIGHTHOUSE RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
BRADFORD CHRISTOPHER OHAR				11/14/2022	V	550,000	57416-178				
HANNON RICHARD B & OHARE				03/14/2016	V	1	46680-330				
HANNON RICHARD B & OHARE				08/28/1992	G	135,000	11222-105				

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1060	100	ACC IMP				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
		7	OTHERS		08/24/2022	JD	100	100
		3	ALTERATIONS				0	0

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	4,999 OS	1.00	VU	0.05	100	1.00	26,400	6.92	100	1.00	20,970

TOTAL	4,999 SF	ZONING	FRNT	24	ASSESSED	CURRENT	PREVIOUS
Ngh	OCEANSIDE	N O T E INC 46-5-6	LAND	21,000	19,100		
Infl1	VACANT UNBLD		BUILDING	0	0		
Infl2	PHY 100		DETACHED	7,500	7,100		
			OTHER	0	0		
			TOTAL	28,500	26,200		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
GFU	A	1.00 70 0.30	16 X 30		480	51.77	7,500



BUILDING	CD	ADJ	DESC	MEASURE	8/24/2022	JD
MODEL	1		RESIDENTIAL	LIST	8/24/2022	EST
STYLE	0	1.00	[100%]	REVIEW		
QUALITY		1.00	[100%]			
FRAME		1.00	[100%]			

BLDG COMMENTS

YEAR BLT	0	SIZE ADJ	1.000
NET AREA	480	DETAIL ADJ	0.950
\$NLA(RCN)	\$0	OVERALL	1.000
CAPACITY		UNITS	ADJ
STORIES		1.5	1.00
ROOMS		0	1.00
BEDROOMS		0	1.00
BATHROOMS		0	1.00
# 1/2 BATHS		0	1.00
TOT FIXTURES		0	.00
# UNITS		0	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	2	SLAB	0.95
EXT COVER	2	CLAPBOARD	1.00
ROOF SHAPE	3	GAMBREL	1.00
ROOF COVER	1	ASPH SHINGLES	1.00
FLOOR COVER	12	COMB	1.00
INT FINISH	0		1.00
HEATING/COOLING	0		1.00
FUEL SOURCE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	XXX	L	CVT	480	0	0.00	

TOTAL RCN	0	
CONDITION ELEM	CD	
EXTERIOR	F	
INTERIOR	F	
KITCHEN		
BATHS		
HEAT		
ELECT	A	
EFF.YR/AGE	1966 / 56	
COND	40	40 %
FUNC	0	
ECON	0	
DEPR	40	% GD 60
RCNLD	\$0	