

Key: 5742

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 5.467

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
KANE RICHARD W & JANET L C/O KRISTINE IRVING 29 WINCHESTER DRIVE HOLLISTON, MA 01746				46-5-39-0				10 LIGHTHOUSE RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
KANE RICHARD W & JANET L				10/21/1993	QS	198,000	12312-267				
WILLIAMS CAROLYN W				03/21/1979	XX		4629-290				
BAIRD GORDON M AND ANNE M				01/01/1974	XX		3859-104				

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	%
91-684	11/20/1991	6	CYCL GROWTH		09/24/2004	SJ	100	100
90-446	07/30/1990	3	ALTERATIONS				100	100
		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	4,500 OS	1.00	100	1.00	836,000	7.65	100	1.00	WF1	1.90	661,070

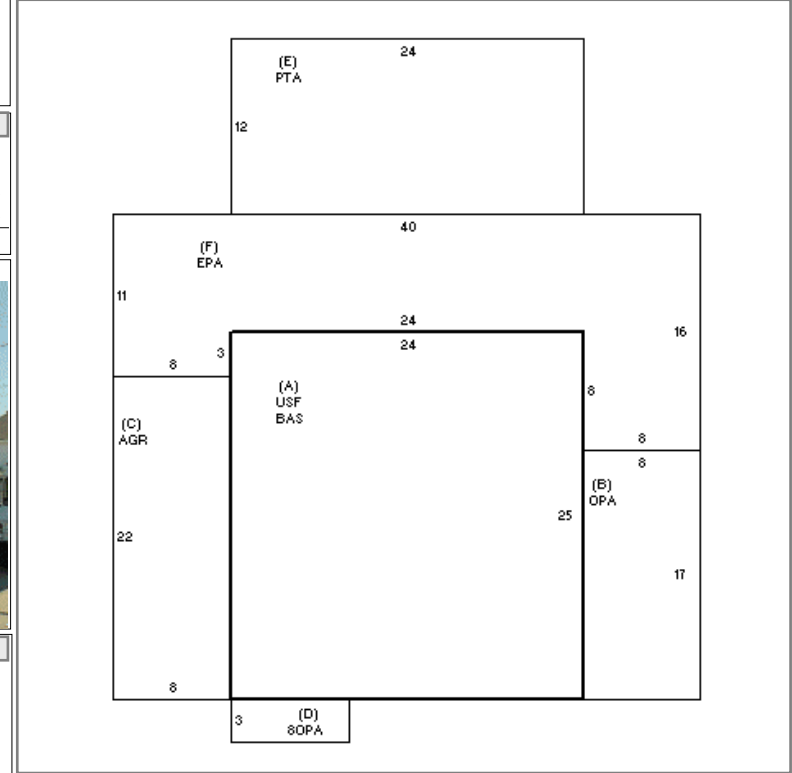
TOTAL	4,500 SF	ZONING	FRNT	47	ASSESSED	CURRENT	PREVIOUS
Ngh	OCEANSIDE	NOTE			LAND	661,100	601,000
Inf1	FACTOR 100		BUILDING	136,500	128,300		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
			TOTAL		797,600	729,300	

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	7/16/2009	PL
MODEL	1		RESIDENTIAL	LIST	7/16/2009	EST
STYLE	7	1.20	CONVENTIONAL [100%]	REVIEW	3/22/2011	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1930	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	379,286	
NET AREA	1,200	DETAIL ADJ	1.176	FOUNDATION	1	PIER	0.98	A	BAS	L	BASE AREA	600	1930	266.00	159,599	CONDITION ELEM	CD	
\$NLA(RCN)	\$316	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	USF	L	UPPER STORY FIN	600	1930	241.90	145,138	EXTERIOR		
				ROOF SHAPE	2	HIP	1.00	+	OPA	N	OPEN PORCH	160		51.50	8,240	INTERIOR		
				ROOF COVER	1	ASPH SHINGLES	1.00	C	AGR	N	ATT GARAGE	176		64.39	11,332	KITCHEN		
				FLOOR COVER	2	SOFTWOOD	1.00	E	PTA	N	PATIO	288		14.90	4,291	BATHS		
				INT FINISH	1	PLASTER	1.00	F	EPA	N	ENCLOSED PORCH	408		90.20	36,802	HEAT		
				HEATING/COOLING	1	FORCED AIR	1.00	F21	O	O	FPL 2S 1OP	1		8,239.00	8,239	ELECT		
				FUEL SOURCE	99	N/A	1.00											
CAPACITY		UNITS	ADJ															
STORIES		2	1.00															
ROOMS		7	1.00															
BEDROOMS		4	1.00															
BATHROOMS		2	1.00															
# 1/2 BATHS		0	1.00															
TOT FIXTURES		6	\$5,645															
# UNITS		1	1.00															
EFF.YR/AGE 1952 / 70																		
COND 64 64 %																		
FUNC 0																		
ECON 0																		
DEPR 64 % GD 36																		
RCNLD \$136,500																		