

Key: 6618

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 6.319

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
KAHRS LAWRENCE E S/O KAHRS LAWRENCE E & 32 NEAL GATE ST SCITUATE, MA 02066				58-2-1-0				32 NEAL GATE ST			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
KAHRS LAWRENCE E & KAHRS LAWRENCE E				05/17/2023	F	1	57922-113				
MERRITT ARTHUR JR & BARBA				05/31/1994	QS	225,000	12915-197				
				01/01/1973	XX		3792-615				

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	%
15-815	11/24/2015	3	ALTERATIONS	11,093	08/03/2016	SJ	100	100

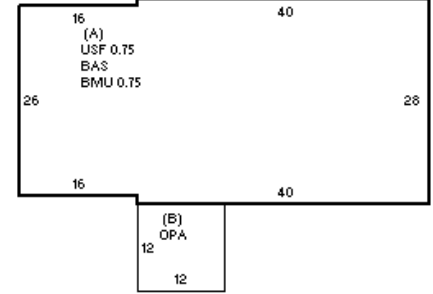
LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,000 GB	1.00	100	1.00	572,000	1.00	100	1.00	RV2	1.30	525,250
300	A	1.022 GB	1.00	100	1.00	25,740	1.00	100	1.00	RV2	1.30	26,310

TOTAL	1.940 Acres		ZONING	FRNT	300	ASSESSED	CURRENT	PREVIOUS
Ngh	GREENBUSH		NOTE FY12 - ADDED FRONTAGE LOT	LAND	551,600	502,700		
Infl1	FACTOR 100			BUILDING	500,600	445,200		
Infl2	PHY 100			DETACHED	0	0		
				OTHER	0	0		
<b>TOTAL</b>					<b>1,052,200</b>	<b>947,900</b>		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	9/30/2009	PL
MODEL	1		RESIDENTIAL	LIST	9/30/2009	EST
STYLE	4	1.10	CAPE [100%]	REVIEW	3/15/2011	ER
QUALITY	+	1.10	AVG +/GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BUILDING

YEAR BLT	1951	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	695,281													
NET AREA	2,688	DETAIL ADJ	1.122	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	1,152		49.92	57,510															
\$NLA(RCN)	\$259	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	BAS	L	BASE AREA	1,536	1951	237.01	364,054															
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	1,152	1951	215.54	248,301															
				ROOF COVER	1	ASPH SHINGLES	1.00	B	OPA	N	OPEN PORCH	144		56.65	8,158															
				FLOOR COVER	14	COMB	1.00		BMG	O	BSMT GARAGE	1		2,740.10	2,740															
				INT FINISH	1	PLASTER	1.00		FPL	O	FIREPLACE	1		8,594.30	8,594															
				HEATING/COOLING	2	HOT WATER	1.02		GEN	O	GENERATOR	1		0.00																
				FUEL SOURCE	99	N/A	1.00																							
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