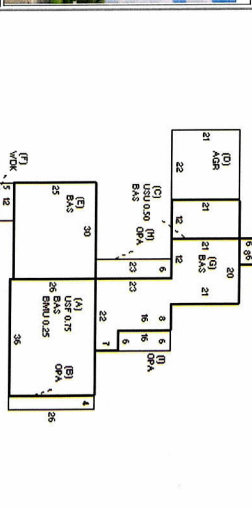
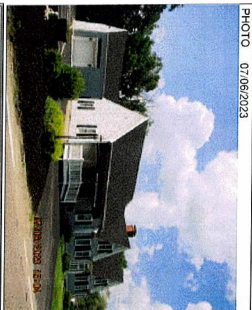


CURBENT OWNER		MACKINNON RICHARD D JR TR		PARCEL ID		92-0-0-0		LOCATION		4 WEST WASHINGTON ST					
LEIGHTON MACKINNON FUNERAL HOME		TRANSFER HISTORY		DOS		T		SALE PRICE		24894-92-83					
HANSON, IIA 0291		MACKINNON RICHARD D JR TR		04/29/2003		B		450,000		24894-92-83					
		LEIGHTON GEORGE S SR				OS		4078-181							
CD	T	ACSF/UN	NGH	INF1	INF2	ADV BASE	SAFE	INF13	LPI	VC	CREDIT AMT	ADV VALUE			
103	S	38.770 SF	1.00	1.00	1.00	206,400	1,071,000	1.00	OS	1.00		201,000			
TOTAL		38.770 SF		ZONING		FRNT		0		ASSESSED		CURRENT		PREVIOUS	
										LAND		490,000		1,000,000	
										BUILDING		427,400		407,500	
										OTHER		11,600		11,300	
										TOTAL		634,000		604,000	

TY	QUAL	COND	DIMINUTE	Y3	UNITS	ADJ PRICE	ROUND	PHOTO	070629223
NGH	CS	100% gd			7,560	3.90	7,400		
INF1	100% pd				20	67.75	20		
INF2	100% pd				4	1,831.10	3,300		
LH1	A	1.00	80	0.50				BLDG COMMENTS	
								LEIGHTON/MACKINNON FUNERAL HOME	

BUILDING	CD	ADJ	DESC	MEASURE	LIST	REF	CD	DESCRIPTION	ADJ	SI	BAT	T	DESCRIPTION	UNITS	Y3	ADJ PRICE	RON	TOTAL RON	CONDITION	CD
MODEL	5		CIM-5	7/62/2023	1/32/2009	DF	4	FIR & WALL	1.00	A	BUD	L	BSMT UNF	702		28.14	6,595	569,448	EXTERIOR	G
STYLE	73	0.79	FUNERAL HOME (79%)	9/22/2023	MR			1.00	1.00	A	CON	L	UP-STAIR FIN	234		126.72	9,106.72	INTERIOR	G	
QUALITY	1	1.00	WOOD FRAME (100%)					1.00	1.00	A	CON	L	BASE AREA	338		28.14	9,511	CD/MAPP	G	
YEAR BILT	1							1.00	1.00	A	CON	L	UP-STAIR UNF	132		1745	32,689			
NEAR AREA	4,084	DETAIL ADJ						1.00	1.00	A	CON	L	BASE AREA	1745		1745	2,349			
SUBAREA	5191	OVERALL						1.00	1.00	A	CON	L	UP-STAIR UNF	482		126.72	36,899			
CAPACITY		UNITS	ADJ					1.00	1.00	A	CON	L	WOOD DECK	60		22.15	1,329			
STORIES	1.75							1.00	1.00	A	CON	L	WOOD DECK	488		126.72	63,302			
% HEATED	100							1.00	1.00	A	CON	L	WOOD DECK	1		5.812				
% AIR COND	100							1.00	1.00	A	CON	L	WOOD DECK							
% SPRINKLER	0							1.00	1.00	A	CON	L	WOOD DECK							



EFF. YR/AGE	1991 / 31
COND	28.28 %
FUNC	0
ECON	0
DEPR	26 % GD
ROUND	74
ROUND	\$421,400



4 West Washington St

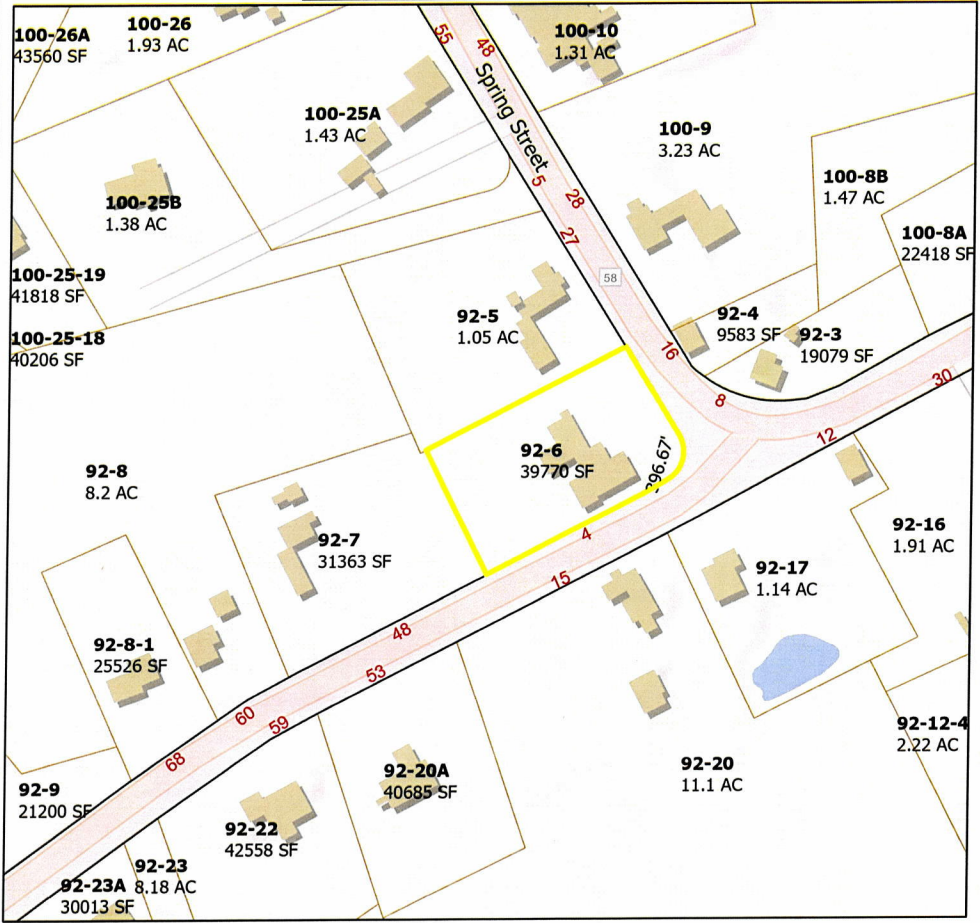
Town of Hanson, MA

1 inch = 140 Feet



www.cai-tech.com

October 23, 2024



Public ROW	Street Numbers	Right of Ways
Property Line	Street Names - No Ortho	Ponds
ParcelText	Frontage	Buildings

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