

Key: 11009

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 8.533

LEGAL

LAND

DETACHED

BUILDING

INDING

CURRENT OWNER				PARCEL ID				LOCATION				
HARRINGTON III JOSEPH L & ALLISON				18-1-6-1				14 HERITAGE TRL				
14 HERITAGE TRL SCITUATE, MA 02066				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)	
				HARRINGTON III JOSEPH L & ROTHSTEIN RICHARD & SUZAN				06/29/2012	H	595,000	41588-75	
				RITZ LAURA & JEFFERY S				12/10/2004	QS	805,000	29645-104	
								08/01/2002	QS	690,500	22550-9	

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	%
05-637	09/28/2005	3	ALTERATIONS		06/13/2006	SJ	100	100
		7	OTHERS				100	100
		6	CYCL GROWTH		06/15/2005		100	100
98-278	06/18/1998	7	OTHERS				100	100
96-03	01/01/1996	1	NEW CONST				100	100

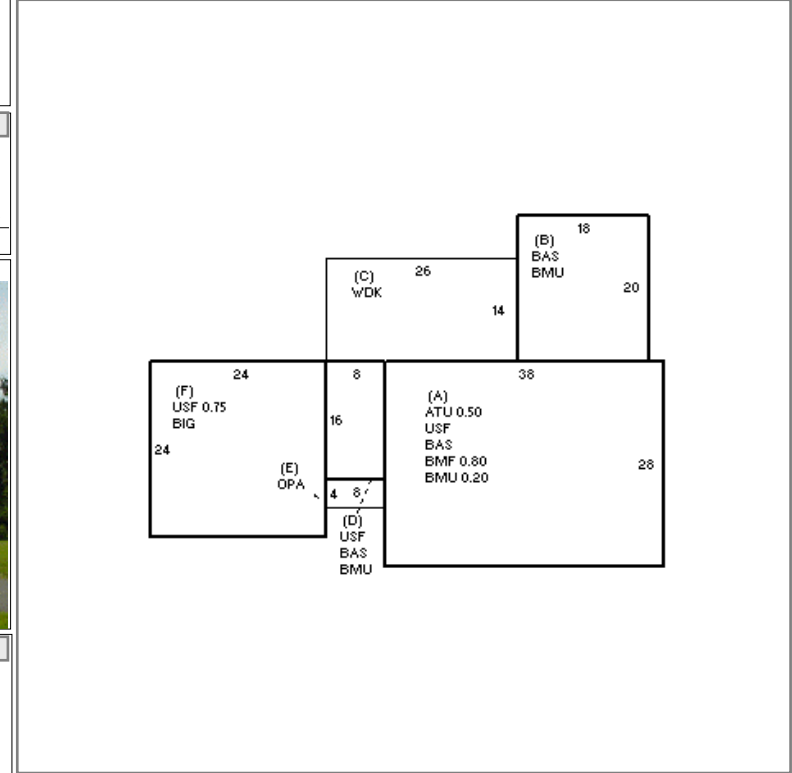
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	23,368	WS 1.00	100	1.00	440,000	1.62	100	1.00	R05		382,530

TOTAL	23,348 SF	ZONING	FRNT	55	ASSESSED	CURRENT	PREVIOUS
Ngh	W. SCITUATE	NOTE			LAND	382,500	347,800
Inf1	FACTOR 100		BUILDING	633,600	594,700		
Inf2	PHY 100		DETACHED	14,500	13,800		
			OTHER	0	0		
			TOTAL	1,030,600	956,300		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
IPG	A	1.00	30 0.70	1999	512	37.28	13,400
SHF	A	1.00	40 0.60	100	144	13.23	1,100



BLDG COMMENTS  
FY12 QUALITY CHANGE FROM VG TO GD PER FIELD REVIEW.



BUILDING	CD	ADJ	DESC	MEASURE	5/5/2011	SJ
MODEL	1		RESIDENTIAL	LIST	5/5/2011	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	3/1/2011	ER
QUALITY	+	1.10	AVG +/GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1996	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	3,176	DETAIL ADJ	1.040	FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	701		46.59	32,658
\$NLA(RCN)	\$259	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	A	BMF	N	BSMT FINISH-SEP	851		65.40	55,656
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,552	1996	214.87	333,477
				ROOF COVER	1	ASPH SHINGLES	1.00	+	USF	L	UPPER STORY FIN	1,624	1996	195.40	317,330
				FLOOR COVER	13	COMB	1.00	A	ATU	N	ATTIC UNF	532		40.70	21,652
				INT FINISH	2	DRYWALL	1.00	C	WDK	N	WOOD DECK	364		42.24	15,376
				HEATING/COOLING	11	HW/COOL AIR	1.04	E	OPA	N	OPEN PORCH	32		56.65	1,813
				FUEL SOURCE	99	N/A	1.00	F	BIG	N	BUILT-IN GARAGE	576		48.79	28,101
									FPL	O	FIREPLACE	1		8,594.30	8,594

TOTAL RCN	822,894	CONDITION ELEM	CD
EXTERIOR			
INTERIOR			
KITCHEN			
BATHS			
HEAT			
ELECT			
EFF.YR/AGE	1996 / 26		
COND	23	23 %	
FUNC	0		
ECON	0		
DEPR	23	% GD	77
RCNLD	\$633,600		