

Key: 11097

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 8.559

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
CARDIA MICHAEL B & WENDY A 12 TRUDY'S LN SCITUATE, MA 02066				19-2-11-C				12 TRUDY'S LN			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
CARDIA MICHAEL B & WENDY				03/27/2015	QS	582,500	(121650)				
FLAHERTY JAMES M JR				05/31/2002	QS	500,000	(101357)				
WALTON PHILIP A & SARNEY				03/31/2000	QS	395,000	(L00097177)				

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	%
97-189	04/01/1997	1	NEW CONST				100	100

LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,000	WS 1.00	100	1.00	440,000	1.00	100	1.00	R04	1.00	404,040
300	A	0.382	WS 1.00	100	1.00	19,800	1.00	100	1.00	R04	1.00	7,560

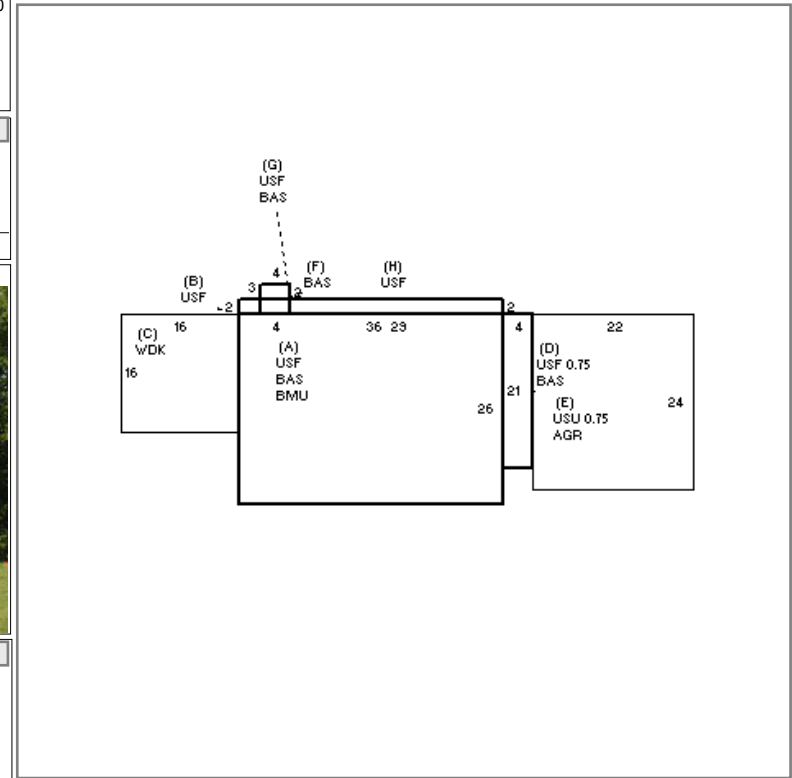
TOTAL	1.300 Acres	ZONING	FRNT	38	ASSESSED	CURRENT	PREVIOUS
Ngh	W. SCITUATE	NOTE	LAND	411,600	374,600		
Inf1	FACTOR 100		BUILDING	453,700	420,500		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
			TOTAL	865,300	795,100		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS  
FY12 QUALITY CHANGE FROM VGD TO AVG+ PER FIELD REVIEW.



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	5/9/2011	SJ
MODEL	1		RESIDENTIAL	LIST	5/9/2011	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	1997	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	2,107	DETAIL ADJ	1.020	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	936		52.89	49,501
\$NLA(RCN)	\$273	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	+	USF	L	UPPER STORY FIN	1,071	1997	198.10	212,160
				ROOF SHAPE	1	GABLE	1.00	C	WDK	N	WOOD DECK	256		42.24	10,813
				ROOF COVER	1	ASPH SHINGLES	1.00	+	BAS	L	BASE AREA	1,036	1997	217.83	225,675
				FLOOR COVER	13	COMB	1.00	E	AGR	N	ATT GARAGE	528		47.88	25,280
				INT FINISH	2	DRYWALL	1.00	E	USU	N	UPPER STORY UNF	396		87.32	34,579
				HEATING/COOLING	2	HOT WATER	1.02	F21	O		FPL 2S 10P	1		9,062.90	9,063
				FUEL SOURCE	99	N/A	1.00								

TOTAL RCN	574,252
CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	
EFF.YR/AGE	2000 / 22
COND	20 20 %
FUNC	0
ECON	0
DEPR	21 % GD 79
RCNLD	\$453,700