Key: 1114

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 1.063

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
GEARIN PAUL & WATSON MARGARET 3 LOUISE LN SCITUATE, MA 02066	26-2-9-0	3 LOUISE LN

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
GEARIN PAUL &	12/30/2014	QS	490,000	45100-136
VON PIER ELIZABETH	02/27/2004	F	1	27623-348
VON PIER HUBERT & ELIZABE	01/12/2004	F		27370-341

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	100	SINGLE FAMILY		1	1 of 1

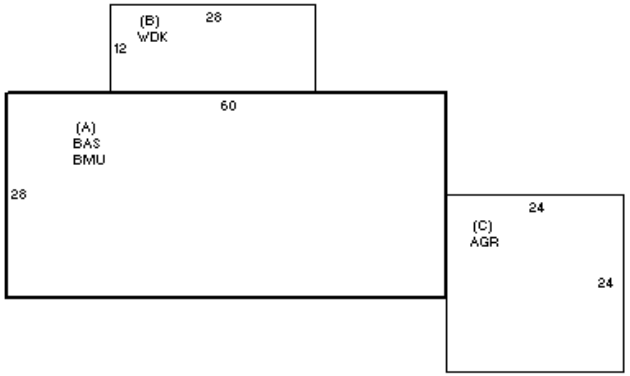
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
01-556	10/02/2001	3	ALTERATIONS				100	100
		7	OTHERS				100	100

LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	22,396	SC 1.00	100 1.00	100 1.00	396,000	1.68	100 1.00	R03 0.90			343,050

TOTAL	22,396 SF	ZONING		FRNT	69
Ngh	SCITUATE	NOTE	. . . .		
Infl1	FACTOR 100				
Infl2	PHY 100				

ASSESSED	CURRENT	PREVIOUS
LAND	343,100	329,200
BUILDING	353,900	318,900
DETACHED	0	0
OTHER	0	0
TOTAL	**697,000**	**648,100**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 10/06/2003

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	1	0.85	RANCH [100%]
QUALITY	+	1.10	AVG +/GOOD - [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	8/6/2010	PL
LIST		
REVIEW	3/11/2011	KT

YEAR BLT	1970	SIZE ADJ	1.000
NET AREA	1,680	DETAIL ADJ	0.884
$NLA(RCN)	$281	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	6	1.00
BEDROOMS	3	1.00
BATHROOMS	2	1.00
# 1/2 BATHS	0	1.00
TOT FIXTURES	6	$4,667
# UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	CONT BSMT WALL	1.00
EXT COVER	1	WD SHINGLES	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH SHINGLES	1.00
FLOOR COVER	99	N/A	1.00
INT FINISH	99	N/A	1.00
HEATING/COOLING	11	HW/COOL AIR	1.04
FUEL SOURCE	99	N/A	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	1,680		45.85	77,023
A	BAS	L	BASE AREA	1,680	1970	202.93	340,926
B	WDK	N	WOOD DECK	336		42.24	14,192
C	AGR	N	ATT GARAGE	576		46.91	27,019
	F11	O	FPL 1S 1OP	1		8,009.10	8,009

TOTAL RCN	471,837

CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	

EFF.YR/AGE	1990 / 32		
COND	25	25 %	
FUNC	0		
ECON	0		
DEPR	25	% GD	75
RCNLD			$353,900