

Key: 1407

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 1.355

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
CHISHOLM GERALD M & MARY F TR 12 SEDGEWICK DR SCITUATE, MA 02066				14-5-1-0				12 SEDGEWICK DR			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
CHISHOLM GERALD M & MARY				02/28/2007	F	650,000	34175-164				
CHISHOLM GERALD M & MARY F				12/20/2000	F	100	19192-65				
CHISHOLM GERALD M & MARY				01/01/1975	XX		3979-502				

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	%
10-193	05/03/2010	3	ALTERATIONS	6,800	06/22/2010	SJ	100	100
90-533	09/01/1990	3	ALTERATIONS				100	100

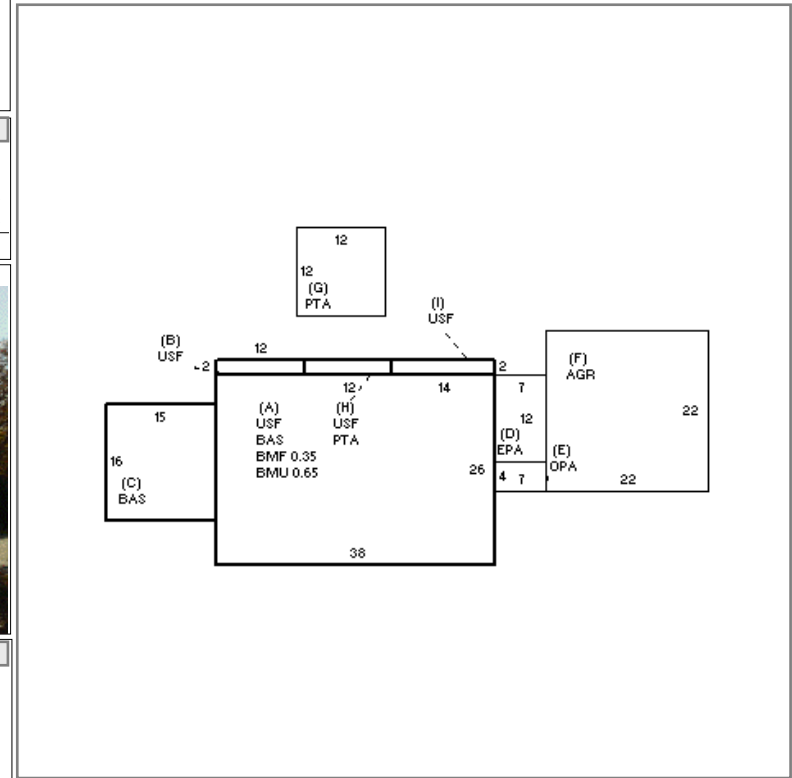
LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	21,826	NS 1.00	100	1.00	440,000	1.73	100	1.00	R04	1.00	380,370

TOTAL	21,826 SF	ZONING	IN M13. . . .	FRNT	121	ASSESSED	CURRENT	PREVIOUS
Ngh	NO. SCITUATE	NOTE		LAND	380,400	345,800		
Infl1	FACTOR 100			BUILDING	449,800	422,100		
Infl2	PHY 100			DETACHED	0	0		
				OTHER	0	0		
				TOTAL	830,200	767,900		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	6/22/2010	SJ
MODEL	1		RESIDENTIAL	LIST	6/22/2010	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	3/18/2011	KT
QUALITY	+	1.10	AVG +/GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

G

YEAR BLT	1962	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	599,680	
NET AREA	2,292	DETAIL ADJ	1.020	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	642		52.05	33,418	CONDITION ELEM	CD	
\$NLA(RCN)	\$262	OVERALL	1.000	EXT COVER	4	VINYL	1.00	A	BMF	N	BSMT FINISH-SEP	346		73.07	25,282	EXTERIOR		
CAPACITY			UNITS	ADJ	ROOF SHAPE	2	HIP	1.00	+	USF	L	UPPER STORY FIN	1,064	1962	200.89	213,749	INTERIOR	
STORIES	2	1.00	ROOF COVER	1	ASPH SHINGLES	1.00	+	BAS	L	BASE AREA	1,228	1962	220.91	271,274	KITCHEN			
ROOMS	8	1.00	FLOOR COVER	99	N/A	1.00	D	EPA	N	ENCLOSED PORCH	84		99.22	8,335	BATHS			
BEDROOMS	4	1.00	INT FINISH	99	N/A	1.00	E	OPA	N	OPEN PORCH	28		56.65	1,586	HEAT			
BATHROOMS	1	1.00	HEATING/COOLING	2	HOT WATER	1.02	F	AGR	N	ATT GARAGE	484		48.90	23,667	ELECT			
# 1/2 BATHS	2	1.00	FUEL SOURCE	99	N/A	1.00	+	PTA	N	PATIO	168		16.39	2,753				
TOT FIXTURES	8	\$7,181						F22	O	FPL 2S 2OP	1		12,435.50	12,436				
# UNITS	1	1.00																
																EFF.YR/AGE	1990 / 32	
																COND	25 25 %	
																FUNC	0	
																ECON	0	
																DEPR	25 % GD 75	
																RCNLD	\$449,800	