

Key: 1532

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 1.479

LEGAL

LAND

DETACHED

BUILDING

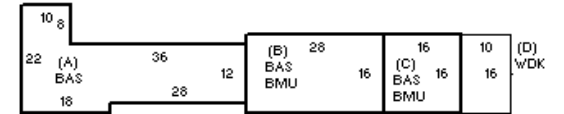
CURRENT OWNER				PARCEL ID				LOCATION				
SNOW CHRISTOPHER E & DOROTHY B				25-4-3-0				19 CLAPP RD				
19 CLAPP ROAD				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)	
SCITUATE, MA 02066				SNOW CHRISTOPHER E & DORO				09/16/1993	QS	125,512	12209-332	
				DUFRESNE GASTON TR				06/01/1984	XX	5659-391		
				DUFRESNE GASTON				01/01/1946	XX	1771-34		

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	%
15-449	07/21/2015	3	ALTERATIONS	15,000	06/20/2016	SJ	100	100
02-118	03/01/2002	3	ALTERATIONS				100	100
95-533	09/01/1995	2	ADDITIONS				100	100

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,000	WS 1.00	100	1.00	374,000	1.00	100	1.00	R03	0.85	343,430
300	A	1,082	WS 1.00	100	1.00	16,830	1.00	100	1.00	R03	0.85	18,210

TOTAL	2.000 Acres		ZONING	FRNT	189	ASSESSED	CURRENT	PREVIOUS
Ngh	W. SCITUATE		N O T E	REMOVED INFL3 (FY12)		LAND	361,600	329,700
Infl1	FACTOR 100			BUILDING	221,200	196,700		
Infl2	PHY 100			DETACHED	600	500		
				OTHER	0	0		
				TOTAL		583,400	526,900	

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
S/V	A	1.00	SV 1.00 SHED		500	1.10	600



BUILDING	CD	ADJ	DESC	MEASURE	4/8/2009	PL
MODEL	1		RESIDENTIAL	LIST		
STYLE	1	0.85	RANCH [100%]	REVIEW	3/21/2011	KT
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	1940	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	307,290															
NET AREA	1,372	DETAIL ADJ	0.849	FOUNDATION	1	PIER	0.98	+	BAS	L	BASE AREA	1,372	1940	185.59	254,631																	
\$NLA(RCN)	\$224	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	+	BMU	N	BSMT UNFINISHED	704		52.84	37,196																	
				ROOF SHAPE	1	GABLE	1.00	D	WDK	N	WOOD DECK	160		38.40	6,144																	
				ROOF COVER	1	ASPH SHINGLES	1.00	F11	O	O	FPL 1S 10P	1		7,281.00	7,281																	
				FLOOR COVER	99	N/A	1.00																									
				INT FINISH	99	N/A	1.00																									
				HEATING/COOLING	2	HOT WATER	1.02																									
				FUEL SOURCE	99	N/A	1.00																									
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