

Key: 1646

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 1.588

LEGAL

LAND

DETACHED

BUILDING

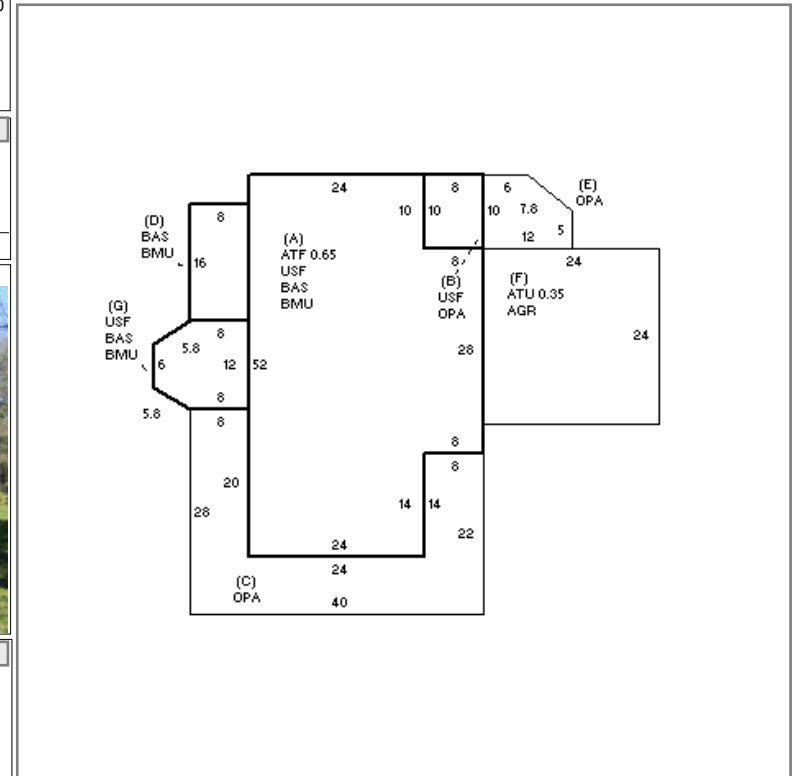
CURRENT OWNER				PARCEL ID				LOCATION			
SCHAFFER JOSEPH & ASHLEY 53 BOOTH HILL RD SCITUATE, MA 02066				19-3-3-0				53 BOOTH HILL RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
SCHAFFER JOSEPH & ASHLEY				11/25/2019	QS	930,000	51998-259				
HEGER MICHAEL P TRUSTEE				06/02/1995	F	83,000	13613-17				
HEGER MICHAEL P AND SUSAN				08/23/1994	QS	80,000	13099-82				

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	%
21-1113	08/04/2021	2	ADDITIONS	103,150	04/20/2022	JD	100	100
02-007	01/04/2002	2	ADDITIONS				100	100
94-348	07/01/1994	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	40,000	NS 1.00	100	1.00	374,000	1.00	100	1.00	R03	0.85	343,430
300	A	0.982	NS 1.00	100	1.00	16,830	1.00	100	1.00	R03	0.85	16,530

TOTAL	1.900 Acres	ZONING		FRNT	99	ASSESSED	CURRENT	PREVIOUS
Ngh	NO. SCITUATE	NOTE		LAND	360,000	360,000	347,400	
Inf1	FACTOR 100		BUILDING	959,300	959,300	889,100		
Inf2	PHY 100		DETACHED	28,300	28,300	26,900		
				OTHER	0	0	0	
				TOTAL	1,347,600	1,263,400		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
GFU	A	1.00	30 0.70 24X30	2002	720	46.65	23,500
ASH	A	1.00	30 0.70 22X16	2002	352	6.08	1,500
PTD	A	1.00	30 0.70 33X20	1996	660	7.04	3,300



BUILDING	CD	ADJ	DESC	MEASURE	4/20/2022	JD
MODEL	1		RESIDENTIAL	LIST	4/20/2022	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	9/10/2020	JD
QUALITY	G	1.20	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS	EXTRA SINK MLS
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YEAR BLT	1995	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	1,077,848	
NET AREA	4,391	DETAIL ADJ	1.040	FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,741		49.71	86,548			
\$NLA(RCN)	\$245	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	+	BAS	L	BASE AREA	1,741	1995	226.25	393,896			
CAPACITY			UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	+	USF	L	UPPER STORY FIN	1,693	1995	205.75	348,331		
STORIES	2.5	1.00	ROOF COVER	1	ASPH SHINGLES	1.00	A	ATF	L	ATTIC FINISH	957	1995	146.18	139,895				
ROOMS	10	1.00	FLOOR COVER	24	COMB	1.00	+	OPA	N	OPEN PORCH	777		61.80	48,019				
BEDROOMS	4	1.00	INT FINISH	2	DRYWALL	1.00	F	AGR	N	ATT GARAGE	576		51.17	29,476				
BATHROOMS	3	1.00	HEATING/COOLING	11	HW/COOL AIR	1.04	F	ATU	N	ATTIC UNF	202		44.40	8,969				
# 1/2 BATHS	2	1.00	FUEL SOURCE	1	OIL	1.00		F11	O	FPL 1S 1OP	1		8,737.20	8,737				
TOT FIXTURES	14	\$13,978																
# UNITS	1	1.00																
																EFF.YR/AGE	2011 / 11	
																COND	11 11 %	
																FUNC	0	
																ECON	0	
																DEPR	11 % GD 89	
																RCNLD	\$959,300	