

Key: 1687

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 1.629

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
WORCESTER EMILY G & POPE CHRISTOPHER L 100 CLAPP RD SCITUATE, MA 02066				24-1-7-0				100 CLAPP RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
WORCESTER EMILY G & FESSENDEN JAMES L & HALLORAN MEAGHAN A &				07/31/2020	QS	685,000	53180-83				
				11/15/2013	QS	521,250	43825-191				
				03/23/2009	F	1	36962-282				

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	%
SS09-9		5	SPLIT/SUB/LA		12/04/2008	ER	100	100
05-619		3	ALTERATIONS		06/07/2007	SJ	100	100
05-619	09/26/2005	3	ALTERATIONS	45,000	06/15/2006	SJ	100	100
97-218	05/06/1997	2	ADDITIONS				100	100
89-352	07/01/1989	3	ALTERATIONS				100	100

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	36,958	WS 1.00	100	1.00	374,000	1.07	100	1.00	R03 0.85		340,160

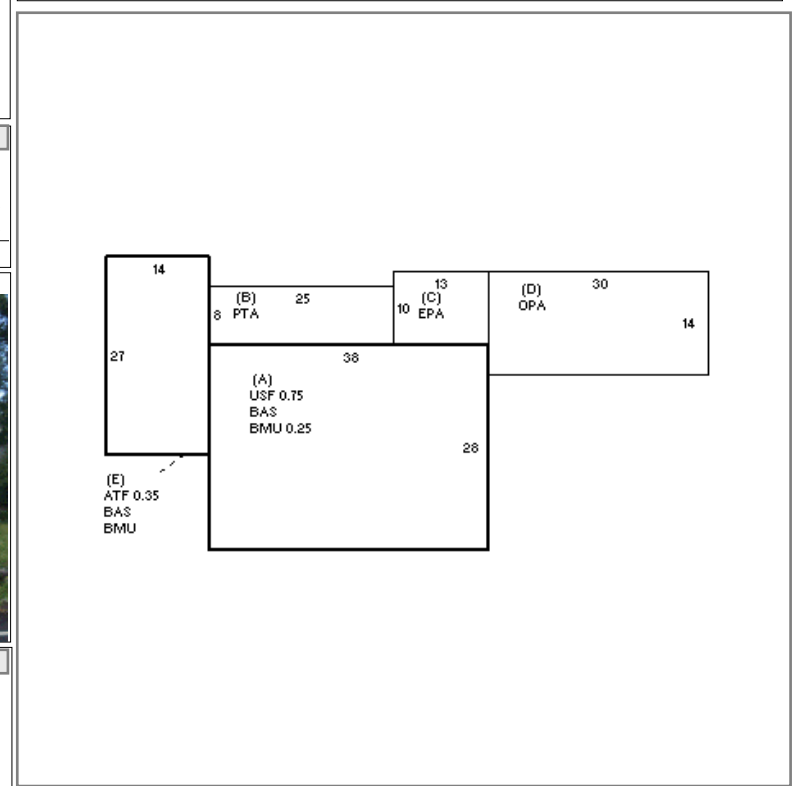
TOTAL	36,958 SF	ZONING	FRNT	601	ASSESSED	CURRENT	PREVIOUS
Ngh	W. SCITUATE	N O T E ... SHARED SEPTIC FIELD WITH #92 CLAPP RD ON 24-1-7-D. PARCEL A 3455 SF	LAND	340,200	309,200		
Inf1	FACTOR 100		BUILDING	518,700	461,600		
Inf2	PHY 100		DETACHED	1,600	1,600		
			OTHER	0	0		
<b>TOTAL</b>				<b>860,500</b>	<b>772,400</b>		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	20 0.80		160	12.89	1,600



BLDG COMMENTS

MLS



BUILDING	CD	ADJ	DESC	MEASURE	6/13/2022	JD
MODEL	1		RESIDENTIAL	LIST	6/13/2022	EST
STYLE	19	1.15	ANTIQUE [100%]	REVIEW	9/28/2020	JD
QUALITY	+	1.10	AVG +/GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1785	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	2,372	DETAIL ADJ	1.184	FOUNDATION	5	BRICK/STONE	1.00	+	BMU	N	BSMT UNFINISHED	644		60.06	38,682
\$NLA(RCN)	\$288	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	+	BAS	L	BASE AREA	1,442	1785	254.78	367,391
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	798	1785	231.69	184,891
				ROOF COVER	2	WOOD SHINGLES	1.01	B	PTA	N	PATIO	200		16.39	3,278
				FLOOR COVER	1	HARDWOOD	1.00	C	EPA	N	ENCLOSED PORCH	130		99.22	12,899
				INT FINISH	1	PLASTER	1.00	D	OPA	N	OPEN PORCH	420		56.65	23,793
				HEATING/COOLING	2	HOT WATER	1.02	E	ATF	L	ATTIC FINISH	132	1785	164.62	21,729
				FUEL SOURCE	2	GAS	1.00	F24	O		FPL 2S 4OP	1		20,443.50	20,444

TOTAL RCN	682,484	CONDITION ELEM	CD
		EXTERIOR	A
		INTERIOR	G
		KITCHEN	V
		BATHS	G
		HEAT	A
		ELECT	U
EFF.YR/AGE		1991 / 31	
COND	25	25 %	
FUNC	0		
ECON	0		
DEPR	24	% GD	76
RCNLD	\$518,700		