

Key: 1708

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 1.649

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
CAULFIELD JEFFREY K & BRODERICK ERIN A 113 CLAPP RD SCITUATE, MA 02066				24-2-27-0				113 CLAPP RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
CAULFIELD JEFFREY K & CAULFIELD THOMAS P TR				08/22/2017	F	550,000	48828-64				
				06/15/2017	QS	550,000	48548-145				
DIESELMAN TRACY HALL TRUS				12/27/1991	QS		10667-50				

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 %

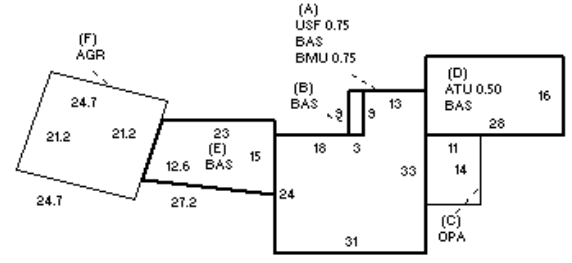
LAND

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	4,082	WS 1.00	100	1.00	16,830	1.00	100	1.00	R03	0.85	68,700

DETACHED

TOTAL	5.000 Acres	ZONING	FRNT	20	ASSESSED	CURRENT	PREVIOUS
Ngh	W. SCITUATE	NOTE REMOVED INFL3 (FY12)			LAND	412,100	378,100
Infl1	FACTOR 100		BUILDING	345,700	318,200		
Infl2	PHY 100		DETACHED	9,600	8,700		
			OTHER	0	0		
TOTAL						767,400	705,000

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
S/V	A	1.00	SV 1.00 SHED		700	1.10	800
S/V	A	1.00	SV 1.00 VINYL STEEL	1964	8,000	1.10	8,800



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	8/18/2010	PL
MODEL	1		RESIDENTIAL	LIST	8/18/2010	EST
STYLE	4	1.10	CAPE [100%]	REVIEW	3/22/2011	KT
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

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YEAR BLT	1955	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	596,073		
NET AREA	2,323	DETAIL ADJ	1.122	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	646		54.52	35,220	CONDITION ELEM	CD		
\$NLA(RCN)	\$257	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	USF	L	UPPER STORY FIN	646	1955	200.46	129,498	EXTERIOR			
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,677	1955	220.43	369,668	INTERIOR			
				ROOF COVER	1	ASPH SHINGLES	1.00	C	OPA	N	OPEN PORCH	154		51.50	7,931	KITCHEN			
				FLOOR COVER	99	N/A	1.00	D	ATU	N	ATTIC UNF	224		37.00	8,288	BATHS			
				INT FINISH	99	N/A	1.00	F	AGR	N	ATT GARAGE	522		43.61	22,767	HEAT			
				HEATING/COOLING	2	HOT WATER	1.02	F11	O	FPL 1S 1OP	1		7,281.00	7,281	ELECT				
				FUEL SOURCE	1	OIL	1.00	F21	O	FPL 2S 1OP	1		8,239.00	8,239					
																		EFF.YR/AGE	1965 / 57
																		COND	42 42 %
																		FUNC	0
																		ECON	0
																		DEPR	42 % GD 58
																		RCNLD	\$345,700