

Key: 1806

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 1.733

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
LITCHFIELD BONNIE J & SUSAN J				30-2-11-0				713 FIRST PARISH RD			
713 FIRST PARISH RD				TRANSFER HISTORY				DOS T SALE PRICE BK-PG (Cert)			
SCITUATE, MA 02066				LITCHFIELD BONNIE J & SUS				01/07/2016 A 293,400 46468-168			
				COOK HARRY J & JEAN R				02/18/1987 QS 7990-80			
				COOK HARRY JAMES & JEAN R				01/01/1947 XX 1924-247			

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	%
97-494	08/25/1997	7	OTHERS ALTERATIONS		04/28/2010		100	100
		3					100	100

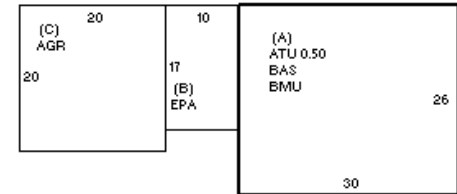
LAND

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	0.032	WS 1.00	100	1.00	16,830	1.00	100	1.00	R03	0.85	540

TOTAL	41,414 SF	ZONING	FRNT	97	ASSESSED	CURRENT	PREVIOUS
Ngh	W. SCITUATE	NOTE			LAND	344,000	312,700
Infl1	FACTOR 100		BUILDING	222,300	200,700		
Infl2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
			TOTAL	566,300	513,400		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	8/19/2010	PL
MODEL	1		RESIDENTIAL	LIST	8/19/2010	EST
STYLE	4	1.10	CAPE [100%]	REVIEW	3/23/2011	
QUALITY	A	1.00	AVERAGE [100%]	OTHER FIX=SINK		
FRAME	1	1.00	WOOD FRAME [100%]			

INDING

YEAR BLT	1951	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	322,229																								
NET AREA	780	DETAIL ADJ	1.100	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	780		50.94	39,734																										
\$NLA(RCN)	\$413	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	A	BAS	L	BASE AREA	780	1951	285.44	222,647																										
				ROOF SHAPE	1	GABLE	1.00	A	ATU	N	ATTIC UNF	390		37.00	14,430																										
				ROOF COVER	1	ASP SHINGLES	1.00	B	EPA	N	ENCLOSED PORCH	170		90.20	15,334																										
				FLOOR COVER	99	N/A	1.00	C	AGR	N	ATT GARAGE	400		46.88	18,751																										
				INT FINISH	99	N/A	1.00		FPL	O	FIREPLACE	1		7,813.00	7,813																										
				HEATING/COOLING	1	FORCED AIR	1.00																																		
				FUEL SOURCE	99	N/A	1.00																																		
				<table border="1"> <thead> <tr> <th>CAPACITY</th> <th>UNITS</th> <th>ADJ</th> </tr> </thead> <tbody> <tr> <td>STORIES</td> <td>1.5</td> <td>1.00</td> </tr> <tr> <td>ROOMS</td> <td>4</td> <td>1.00</td> </tr> <tr> <td>BEDROOMS</td> <td>2</td> <td>1.00</td> </tr> <tr> <td>BATHROOMS</td> <td>1</td> <td>1.00</td> </tr> <tr> <td># 1/2 BATHS</td> <td>0</td> <td>1.00</td> </tr> <tr> <td>TOT FIXTURES</td> <td>4</td> <td>\$3,520</td> </tr> <tr> <td># UNITS</td> <td>1</td> <td>1.00</td> </tr> </tbody> </table>														CAPACITY	UNITS	ADJ	STORIES	1.5	1.00	ROOMS	4	1.00	BEDROOMS	2	1.00	BATHROOMS	1	1.00	# 1/2 BATHS	0	1.00	TOT FIXTURES	4	\$3,520	# UNITS	1	1.00
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																EFF.YR/AGE	1972 / 50																								
																COND	31 31 %																								
																FUNC	0																								
																ECON	0																								
																DEPR	31 % GD 69																								
																RCNLD	\$222,300																								