

Key: 1845

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 1.772

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
COLLIER ROBERT & LAURETTA W C/O GAIL COLLIER DEARTH 36 GROVE STREET SCITUATE, MA 02066				30-1-28-0				40 GROVE ST			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
COLLIER ROBERT & LAURETTA				01/01/1965	QS		3149-294				
MERRITT HENRY B AND MAY D				01/01/1956	XX		2411-410				

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	%

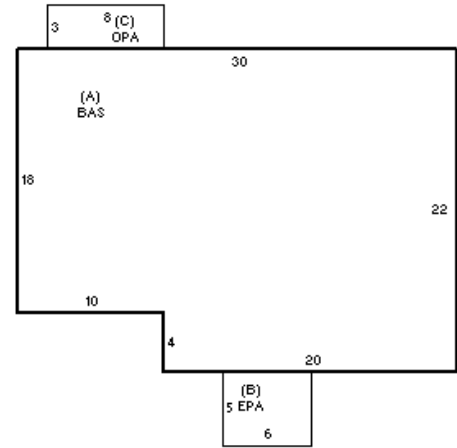
LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	24,453	WS 1.00	100	1.00	100	1.00	374,000	1.55	100	R03 0.85	326,430

TOTAL	24,453 SF	ZONING	FRNT	60	ASSESSED	CURRENT	PREVIOUS
Ngh	W. SCITUATE	NOTE IN M31. . . .	LAND	326,400	296,800		
Inf1	FACTOR 100		BUILDING	42,200	41,900		
Inf2	PHY 100		DETACHED	200	200		
			OTHER	0	0		
			TOTAL	368,800	338,900		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
S/V	A	1.00	SV 1.00 SHED		200	1.10	200	09/16/2003



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	4/15/2009	PL	BLDG COMMENTS
MODEL	1		RESIDENTIAL	LIST			FY12 QUALITY CHANGE FROM AVG TO AVG- PER FIELD REVIEW. STYLE CHANGE FROM CONVENTIONAL TO COTT.
STYLE	6	0.85	COTT/BUNGALOW [100%]	REVIEW	3/23/2011	KT	
QUALITY	-	0.90	LOW +/- AVG - [100%]				
FRAME	1	1.00	WOOD FRAME [100%]				

LAND

YEAR BLT	1920	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	117,338		
NET AREA	620	DETAIL ADJ	0.708	FOUNDATION	1	PIER	0.98	A	BAS	L	BASE AREA	620	1920	181.07	112,261	CONDITION ELEM	CD		
\$NLA(RCN)	\$189	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	B	EPA	N	ENCLOSED PORCH	30		81.18	2,435				
				ROOF SHAPE	1	GABLE	1.00	C	OPA	N	OPEN PORCH	24		46.35	1,112	EXTERIOR			
				ROOF COVER	1	ASPH SHINGLES	1.00									INTERIOR			
				FLOOR COVER	99	N/A	1.00									KITCHEN			
				INT FINISH	99	N/A	1.00									BATHS			
				HEATING/COOLING	13	NONE	0.85									HEAT			
				FUEL SOURCE	8	NONE	1.00									ELECT			
																	EFF.YR/AGE	1952 / 70	
																	COND	64	64 %
																	FUNC	0	
																	ECON	0	
																	DEPR	64	% GD 36
																	RCNLD		\$42,200