

Key: 1886

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 1.813

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
ROJIK CHRISTOPHER & SONJA 590 FIRST PARISH RD SCITUATE, MA 02066				31-1-35-0				590 FIRST PARISH RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
ROJIK CHRISTOPHER & SONJA				06/01/2020	QS	680,000	52843-146				
MURPHY PETER J & LISA M				08/04/1994	QS	110,000	13065-46				
REUBLINGER ARTHUR H				06/04/1985	XX		6130-318				

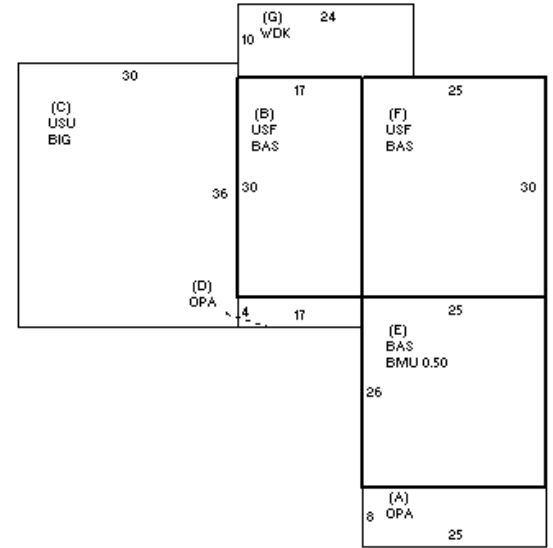
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
05-101		7	OTHERS		07/14/2021	JD	100	100
05-101		2	ADDITIONS		06/30/2011	SJ	100	100
05-101		2	ADDITIONS		07/29/2010	SJ	100	100
05-101		2	ADDITIONS		06/25/2008	SJ	100	100
05-101		2	ADDITIONS		06/27/2006	SJ	100	100

LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	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	0.055	WS 1.00	100	1.00	16,830	1.00	100	1.00	R03	0.85	930

DETACHED

TOTAL	42,384 SF	ZONING	FRNT	204	ASSESSED	CURRENT	PREVIOUS
Ngh	W. SCITUATE	NOTE			LAND	344,400	313,100
Inf1	FACTOR 100		LAND BUILDING	516,500	487,700		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
					<b>TOTAL</b>	<b>860,900</b>	<b>800,800</b>



BUILDING

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	07/15/2021

BUILDING	CD	ADJ	DESC	MEASURE	7/14/2021	JD
MODEL	1		RESIDENTIAL	LIST	7/14/2021	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	9/21/2020	JD
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1928	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	737,879
NET AREA	3,170	DETAIL ADJ	1.020	FOUNDATION	4	CONT BSMT WALL	1.00	+	OPA	N	OPEN PORCH	268		51.50	13,802		
\$NLA(RCN)	\$233	OVERALL	1.000	EXT COVER	4	VINYL	1.00	+	BAS	L	BASE AREA	1,260	2006	185.56	233,804		
				ROOF SHAPE	1	GABLE	1.00	+	USF	L	UPPER STORY FIN	1,260	2006	168.75	212,620		
				ROOF COVER	1	ASPH SHINGLES	1.00	C	BIG	N	BUILT-IN GARAGE	1,080		38.95	42,071		
				FLOOR COVER	24	COMB	1.00	C	USU	N	UPPER STORY UNF	1,080		74.38	80,333		
				INT FINISH	2	DRYWALL	1.00	E	BMU	N	BSMT UNFINISHED	325		63.15	20,524		
				HEATING/COOLING	2	HOT WATER	1.02	E	BAS	L	BASE AREA	650	1928	185.56	120,613		
				FUEL SOURCE	2	GAS	1.00	G	WDK	N	WOOD DECK	240		38.40	9,216		

CONDITION ELEM	CD	TOTAL RCN
EXTERIOR	A	
INTERIOR	A	
KITCHEN	A	
BATHS	A	
HEAT	A	
ELECT	A	

EFF. YR/AGE	2002 / 20
COND	18 18 %
FUNC	10 LAYOUT
ECON	0
DEPR	30 % GD 70

RCNLD	\$516,500
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