

Key: 1962

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 1.886

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER		PARCEL ID	LOCATION	
MITCHELL RUDOLPH JR & MARY H 9 1/2 PINCKNEY STREET BOSTON, MA 02114		36-1-15-A	93 MAPLE ST	
TRANSFER HISTORY		DOS	T	SALE PRICE
MITCHELL RUDOLPH JR & MAR		04/04/2022	F	1 56644-230
MITCHELL RUDOLPH JR		04/04/2022	F	1 56644-228
MITCHELL RUDOLPH		05/08/2012	F	1 41339-185

CLASS	CLASS%	DESCRIPTION		BN ID	BN	CARD
1010	100	SINGLE FAMILY			1	1 of 1
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	39,500	WS 1.00	100	1.00	374,000	1.01	100	1.00	R03	0.85	342,840

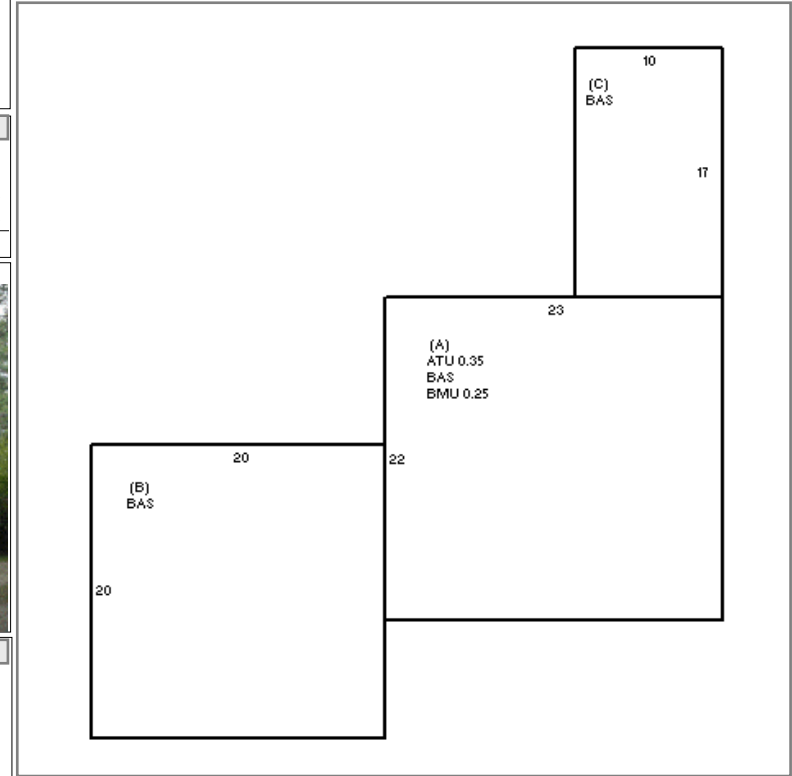
TOTAL	39,500 SF	ZONING	W. SCITUATE	FRNT	177	ASSESSED	LAND 342,800	CURRENT	311,700	PREVIOUS	112,700
Ngh	W. SCITUATE	NOTE				BUILDING 120,000			7,600		0
Inf1	FACTOR 100					DETACHED 8,100			0		0
Inf2	PHY 100					OTHER 0			470,900		432,000
						TOTAL					

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	L	0.80	60 0.40		504	36.72	7,400
S/V	A	1.00	SV 1.00		600	1.10	700



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	5/20/2009	PL
MODEL	1		RESIDENTIAL	LIST		
STYLE	7	1.20	CONVENTIONAL [100%]	REVIEW	3/24/2011	KT
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1932	SIZE ADJ	1.000
NET AREA	1,076	DETAIL ADJ	1.200
\$NLA(RCN)	\$310	OVERALL	1.000
CAPACITY		UNITS	ADJ
STORIES	1.5	1.00	
ROOMS	6	1.00	
BEDROOMS	3	1.00	
BATHROOMS	1	1.00	
# 1/2 BATHS	0	1.00	
TOT FIXTURES	3	\$2,880	
# UNITS	1	1.00	

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	127		63.15	8,020
EXT COVER	1	WD SHINGLES	1.00	A	ATU	N	ATTIC UNF	177		37.00	6,549
ROOF SHAPE	99	N/A	1.00	+	BAS	L	BASE AREA	1,076	1932	280.03	301,309
ROOF COVER	1	ASPH SHINGLES	1.00	F11	O	O	FPL 1S 1OP	2		7,281.00	14,562
FLOOR COVER	99	N/A	1.00								
INT FINISH	99	N/A	1.00								
HEATING/COOLING	1	FORCED AIR	1.00								
FUEL SOURCE	99	N/A	1.00								

TOTAL RCN	333,320
CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	
EFF.YR/AGE	1952 / 70
COND	64 64 %
FUNC	0
ECON	0
DEPR	64 % GD 36
RCNLD	\$120,000