

Key: 199

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 180

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
RICCI LAURA C 43 HENRY TURNER BAILEY SCITUATE, MA 02066				12-1-22-0				43 HENRY TURNER BAILE RD			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
RICCI LAURA C				04/30/1993	H	119,000 (84522)					
GARDINIER MARJORIE E				05/10/1991	QS	50,000 (C00081419)					
GARDINIER GLENN V				10/25/1966	XX	50,000 (C00039559)					

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	%
09-211	05/01/2009	7	OTHERS	25,000	06/15/2009	SJ	100	100
09-211	05/01/2009	7	OTHERS	25,000	06/21/2010	SJ	100	100
00-350	07/31/2000	7	OTHERS				100	100
96-338	07/25/1996	7	OTHERS				100	100
95-02	01/03/1995	7	OTHERS				100	100

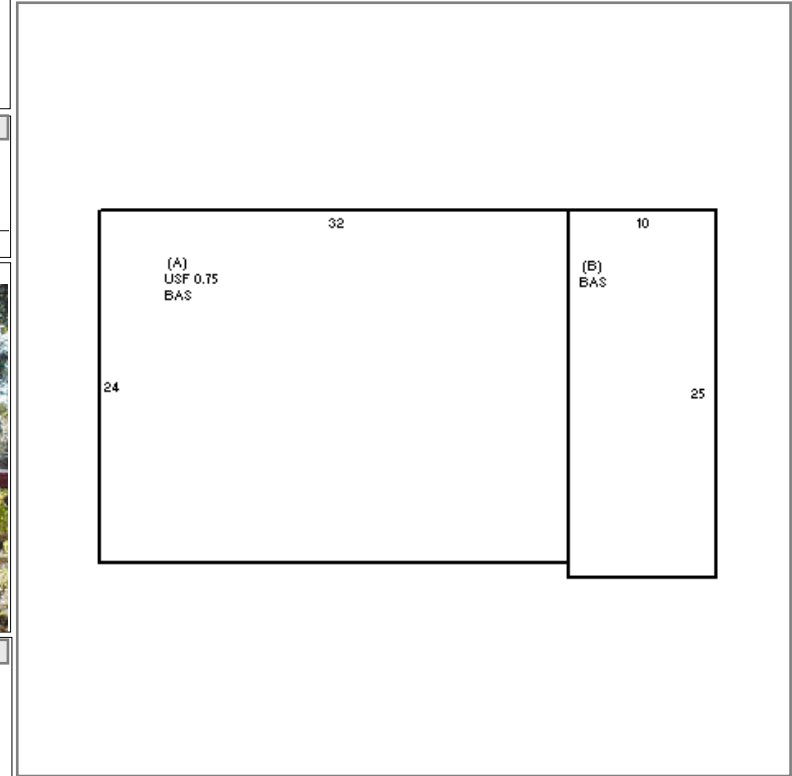
LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	21,640	NS 1.00	100	1.00	374,000	1.74	100	1.00	R02	0.85	323,080

TOTAL	21,640 SF	ZONING	FRNT	346	ASSESSED	CURRENT	PREVIOUS
Ngh	NO. SCITUATE	NOTE	LAND	323,100	311,000		
Infl1	FACTOR 100		BUILDING	163,100	151,800		
Infl2	PHY 100		DETACHED	34,900	33,100		
			OTHER	0	0		
			TOTAL	521,100	495,900		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	-	0.90	50 0.50 GARAGE		240	49.28	5,900
FBN	A	1.00	10 0.90 1SFR	1996	600	27.60	14,900
S/V	A	1.00	SV 1.00 SHED	1995	500	1.10	600
S/V	A	1.00	SV 1.00 SHED	2000	500	1.10	600
FBN	A	1.00	10 0.90 1SFR	2009	520	27.60	12,900



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	6/21/2010	SJ
MODEL	1		RESIDENTIAL	LIST		
STYLE	4	1.10	CAPE [100%]	REVIEW	3/4/2011	KT
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

G

YEAR BLT	1948	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	370,731
NET AREA	1,594	DETAIL ADJ	1.098	FOUNDATION	1	PIER	0.98	+	BAS	L	BASE AREA	1,018	1948	231.69	235,860	CONDITION ELEM	CD
\$NLA(RCN)	\$233	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	USF	L	UPPER STORY FIN	576	1948	210.70	121,362	EXTERIOR	
				ROOF SHAPE	1	GABLE	1.00		F21	O	FPL 2S 1OP	1		8,239.00	8,239	INTERIOR	
				ROOF COVER	1	ASPH SHINGLES	1.00									KITCHEN	
				FLOOR COVER	99	N/A	1.00									BATHS	
				INT FINISH	99	N/A	1.00									HEAT	
				HEATING/COOLING	2	HOT WATER	1.02									ELECT	
				FUEL SOURCE	99	N/A	1.00										
																EFF.YR/AGE	1956 / 66
																COND	56 56 %
																FUNC	0
																ECON	0
																DEPR	56 % GD 44
																RCNLD	\$163,100