

Key: 2092

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 2.017

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
MESCHINI ANTHONY J 140 HOLLETT ST SCITUATE, MA 02066				20-4-37-0				140 HOLLETT ST			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
MESCHINI ANTHONY J				03/16/2004	F		1 27741-302				
MESCHINI ANTHONY & AMERIC				10/27/1995	A		13922-319				
MESCHINI AMERICO J & HILD				01/01/1950	XX		2060-325				

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	%
		6	CYCL GROWTH				100	100


LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	16,430	NS 1.00	100	1.00	374,000	2.24	100	1.00	R02	0.85	316,480

TOTAL	16,430 SF	ZONING	NO. SCITUATE	FRNT	57	ASSESSED	CURRENT	PREVIOUS
Ngh	NO. SCITUATE	NOTE		LAND	316,500	304,600		
Infl1	FACTOR 100			BUILDING	106,300	98,800		
Infl2	PHY 100			DETACHED	0	0		
				OTHER	0	0		
				<b>TOTAL</b>	<b>422,800</b>	<b>403,400</b>		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								10/31/2003



BUILDING	CD	ADJ	DESC	MEASURE	8/23/2010	PL
MODEL	1		RESIDENTIAL	LIST	8/23/2010	EST
STYLE	1	0.85	RANCH [100%]	REVIEW	3/25/2011	KT
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

BUILDING

YEAR BLT	1950	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	241,487
NET AREA	1,156	DETAIL ADJ	0.823	FOUNDATION	2	SLAB	0.95	+	BAS	L	BASE AREA	1,156	1950	188.06	217,399	CONDITION ELEM	CD
\$NLA(RCN)	\$209	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	+	OPA	N	OPEN PORCH	288		51.50	14,832	EXTERIOR	
CAPACITY			UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	F11	O	FPL 1S 1OP	1		7,281.00	7,281	INTERIOR	
STORIES	1	1.00	ROOF COVER	1	ASPH SHINGLES	1.00	FLOOR COVER	99	N/A							KITCHEN	
ROOMS	5	1.00	INT FINISH	99	N/A	1.00	HEATING/COOLING	2	HOT WATER	1.02	FUEL SOURCE	99	N/A	1.00		BATHS	
BEDROOMS	2	1.00														HEAT	
BATHROOMS	1	1.00														ELECT	
# 1/2 BATHS	0	1.00														EFF.YR/AGE	1956 / 66
TOT FIXTURES	3	\$1,975														COND	56 56 %
# UNITS	1	1.00														FUNC	0
																ECON	0
																DEPR	56 % GD 44
																RCNLD	\$106,300

