

Key: 2139

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 2.065

LEGAL

LAND

DETACHED

BUILDING

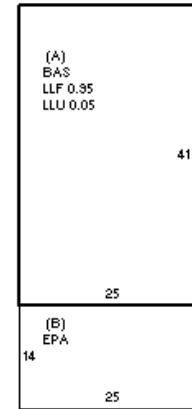
CURRENT OWNER				PARCEL ID				LOCATION			
BEARCE ROBERT J & XIAOLING 609 COUNTRY WAY SCITUATE, MA 02066				20-2-4-0				609 COUNTRY WAY			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
BEARCE ROBERT J & XIAOLIN				01/31/2013	A	91,703	42619-110				
BEARCE EBEN E JR & ROWENA				05/20/1999	QS	-100	17472-30				
BEARCE EBEN E JR & ROWENA				01/01/1955	XX		2340-215				

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	%

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	20,840	NS 1.00	100 1.00	100 1.00	336,600	1.80	90 0.90	R02	0.85		289,900

TOTAL	20,840 SF	ZONING		FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	NO. SCITUATE	NOTE				LAND	289,900	279,100
Inf1	FACTOR 100					BUILDING	271,400	245,000
Inf2	PHY 100					DETACHED	5,500	5,200
						OTHER	0	0
						TOTAL	566,800	529,300

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	L	0.80	50 0.50		240	43.80	5,300
S/V	A	1.00	SV 1.00		200	1.10	200



BUILDING	CD	ADJ	DESC	MEASURE	4/2/2009	PL
MODEL	1		RESIDENTIAL	LIST		
STYLE	2	1.00	RAISED RANCH [100%]	REVIEW	3/25/2011	KT
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	1956	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	393,293	
NET AREA	1,999	DETAIL ADJ	1.020	FOUNDATION	4	CONT BSMT WALL	1.00	A	LLU	N	LOWER LEVEL UNF	51		59.43	3,031	CONDITION ELEM	CD	
\$NLA(RCN)	\$197	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	A	LLF	L	LOWER LEVEL FIN	974	1956	141.19	137,518	EXTERIOR		
				ROOF SHAPE	1	GABLE	1.00	A	BAS	L	BASE AREA	1,025	1956	204.70	209,813	INTERIOR		
				ROOF COVER	1	ASPH SHINGLES	1.00	B	EPA	N	ENCLOSED PORCH	350		90.20	31,570	KITCHEN		
				FLOOR COVER	99	N/A	1.00	F11	O	FPL 1S 10P	1		7,281.00	7,281	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	1972 / 50
																	COND	31 31 %
																	FUNC	0
																	ECON	0
																	DEPR	31 % GD 69
																	RCNLD	\$271,400