

Key: 2261

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 2.179

LEG
A
L

L
A
N
D

D
E
T
A
C
H
E
D

B
U
I
L
D
I
N
G

CURRENT OWNER				PARCEL ID				LOCATION			
THOMPSON GEORGE M II 54 SEDGEWICK DR SCITUATE, MA 02066				21-6-2-0				54 SEDGEWICK DR			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
THOMPSON GEORGE M II				12/03/2021	F	1	56118-123				
THOMPSON GEORGE M II				11/18/2021	H	1	56036-337				
THOMPSON GEORGE M & SUSAN				10/01/1983	QS	137,900	5494-444				

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	%
19-957	12/24/2019	3	ALTERATIONS	5,000	05/11/2020	JD	100	100
08-134	04/01/2008	3	ALTERATIONS	35,000	05/28/2008	SJ	100	100
08-134	04/01/2008	3	ALTERATIONS	35,000	06/24/2009	SJ	100	100
07-671	11/15/2007	3	ALTERATIONS	5,600	05/28/2008	SJ	100	100
95-627	10/01/1995	3	ALTERATIONS				100	100

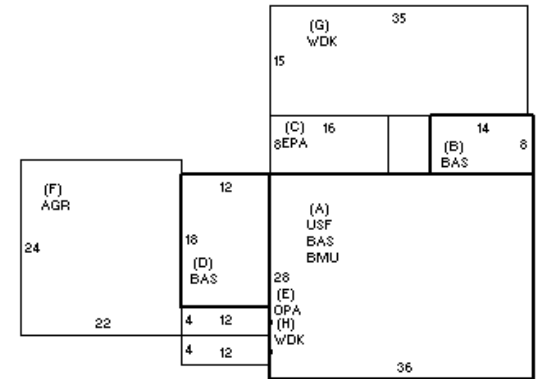
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE			
100	S	22,440	NS	1.00	100	1.00	1.00	594,000	1.68	90	0.90	WW2	1.50		514,660

TOTAL	22,433 SF	ZONING	FRNT	131	ASSESSED	CURRENT	PREVIOUS
Ngh	NO. SCITUATE	N O T E			LAND	514,700	467,900
Inf1	FACTOR 100		BUILDING	506,500	468,400		
Inf2	PHY 100		DETACHED	16,800	15,400		
			OTHER	0	0		
					TOTAL	1,038,000	951,700

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
S/V	A	1.00	SV 1.00		11,000	1.10	12,100	05/11/2020
HTB	A	1.00	10 0.90		1	5,181.80	4,700	



BUILDING	CD	ADJ	DESC	MEASURE	5/11/2020	JD
MODEL	1		RESIDENTIAL	LIST	5/11/2020	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	3/28/2011	KT
QUALITY	+	1.10	AVG +/GOOD - [100%]	BLDG COMMENTS		
FRAME	1	1.00	WOOD FRAME [100%]	OTHER FIX=SINK		



YEAR BLT	1963	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	641,103			
NET AREA	2,344	DETAIL ADJ	1.040	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	1,008		51.73	52,142	CONDITION ELEM	CD			
\$NLA(RCN)	\$274	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	USF	L	UPPER STORY FIN	1,008	1963	203.95	205,586	EXTERIOR	A			
				ROOF SHAPE	3	GAMBREL	1.00	+	BAS	L	BASE AREA	1,336	1963	224.27	299,630	INTERIOR	G			
				ROOF COVER	1	ASPH SHINGLES	1.00	C	EPA	N	ENCLOSED PORCH	128		99.22	12,701	KITCHEN	G			
				FLOOR COVER	24	COMB	1.00	E	OPA	N	OPEN PORCH	48		56.65	2,719	BATHS	G			
				INT FINISH	2	DRYWALL	1.00	F	AGR	N	ATT GARAGE	528		47.88	25,280	HEAT	U			
				HEATING/COOLING	11	HW/COOL AIR	1.04	+	WDK	N	WOOD DECK	573		42.24	24,203	ELECT	U			
				FUEL SOURCE	1	OIL	1.00	F22	O	FPL 2S 2OP	1		12,435.50	12,436						
												GEN	O	GENERATOR	1	0.00				
CAPACITY		UNITS	ADJ															EFF.YR/AGE	2000 / 22	
STORIES	2	1.00															COND	20 20 %		
ROOMS	7	1.00															FUNC	0		
BEDROOMS	3	1.00															ECON	0		
BATHROOMS	2	1.00															DEPR	21	% GD	79
# 1/2 BATHS	0	1.00															RCNLD	\$506,500		
TOT FIXTURES	7	\$6,406																		
# UNITS	1	1.00																		