

Key: 2439

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 2.351

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
BURKHARDT KAREN O 81 ANN VINAL RD SCITUATE, MA 02066				27-5-4-0				81 ANN VINAL RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
BURKHARDT KAREN O				06/13/2017	F	100	48535-48				
BURKHARDT THOMAS W				06/23/1989	QS	80,000	9194-143				
ANDRADE ALBERT & THERESA				01/01/1984	QS		5581-92				

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	%
97-237	05/15/1997	2	ADDITIONS				100	100

LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	3,915	NS 1.00	100	1.00	336,600	8.75	90	0.90	R02	0.85	264,680

TOTAL	3,915 SF	ZONING	FRNT	25	ASSESSED	CURRENT	PREVIOUS
Ngh	NO. SCITUATE	NOTE			LAND	264,700	254,800
Inf1	FACTOR 100		BUILDING	133,300	125,100		
Inf2	PHY 100		DETACHED	600	500		
			OTHER	0	0		
					TOTAL	398,600	380,400

DETACHED

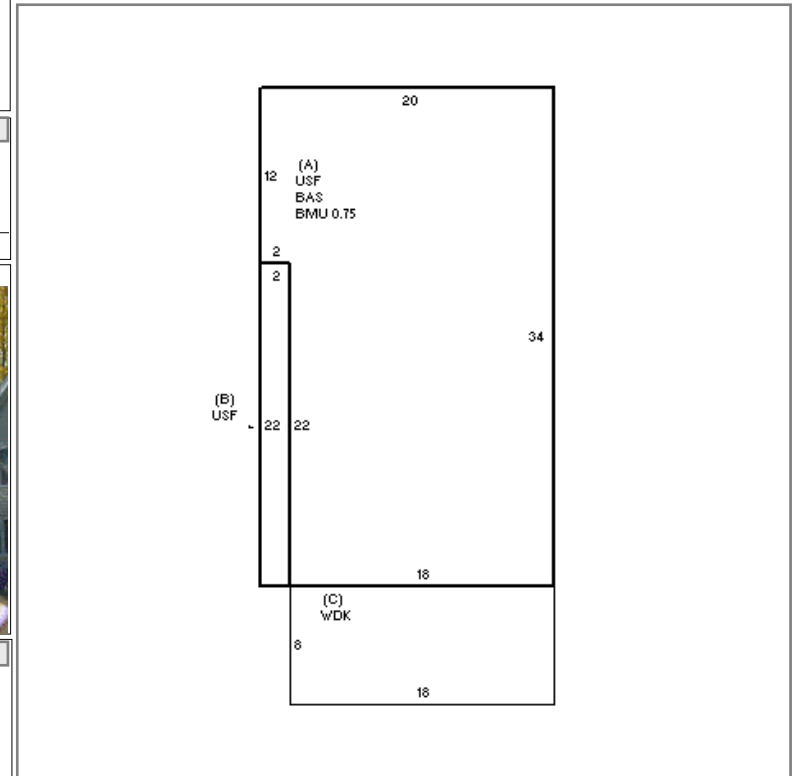
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
S/V	A	1.00	SV 1.00 SHED		500	1.10	600



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	4/10/2009	PL
MODEL	1		RESIDENTIAL	LIST		
STYLE	7	1.20	CONVENTIONAL [100%]	REVIEW	3/29/2011	KT
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1936	SIZE ADJ	1.000
NET AREA	1,316	DETAIL ADJ	1.200
\$NLA(RCN)	\$281	OVERALL	1.000
CAPACITY		UNITS	ADJ
STORIES	2	1.00	
ROOMS	4	1.00	
BEDROOMS	2	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
FOUNDATION	4	CONT BSMT WALL	1.00
EXT COVER	2	CLAPBOARD	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH SHINGLES	1.00
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

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	477		61.93	29,540
A	BAS	L	BASE AREA	636	1936	264.85	168,444
+	USF	L	UPPER STORY FIN	680	1936	240.85	163,779
C	WDK	N	WOOD DECK	144		38.40	5,530

TOTAL RCN	370,173
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	\$133,300