

Key: 2626

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 2.533

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CURRENT OWNER				PARCEL ID				LOCATION				
BLACKBURN JAMES R JR & MARGARET M				7-8-20-0				101 INDIAN TRL				
101 INDIAN TRAIL				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)	
NORTH SCITUATE, MA 02066				BLACKBURN JAMES R JR & TRUEBLOOD ROGER C AND BET				10/27/1983	QS	123,000	5491-326	
				COLEMAN ROBERT H AND BARB				01/01/1974	QS	53,500	3913-785	
								01/01/1970	QS	28,000	3560-167	

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	%
08-605	12/03/2008	3	ALTERATIONS	20,000	06/08/2009	SJ	100	100

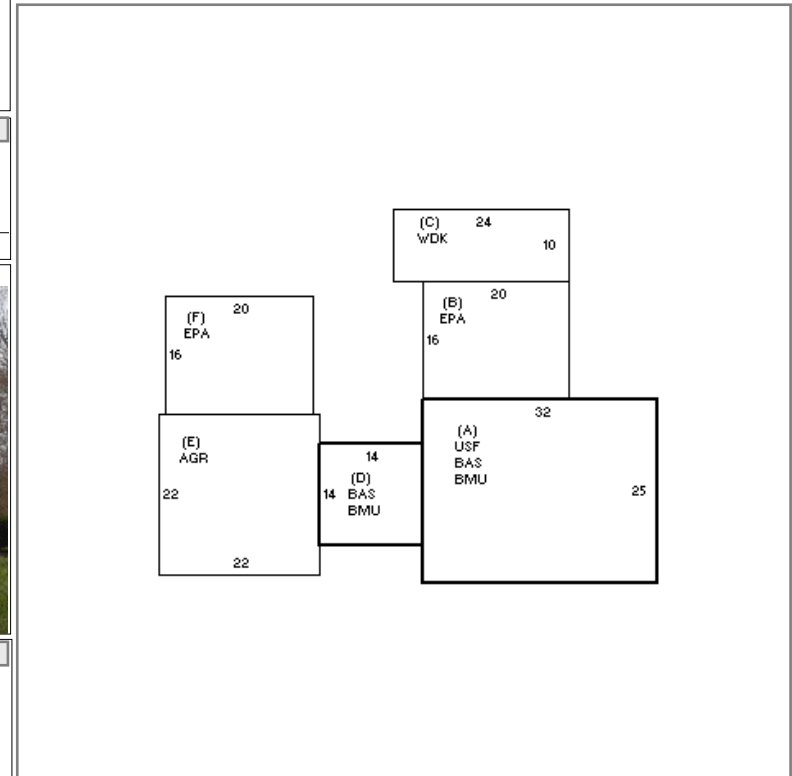
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CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	29,853	NS	1.00	100	1.00	100	1.00	R05	1.20		469,470

TOTAL	29,839 SF	ZONING	FRNT	144	ASSESSED	CURRENT	PREVIOUS
Ngh	NO. SCITUATE	N O T E			LAND	469,500	426,800
Inf1	FACTOR 100		BUILDING	415,500	382,500		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
			TOTAL		885,000	809,300	

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TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



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BUILDING	CD	ADJ	DESC	MEASURE	6/8/2009	SJ
MODEL	1		RESIDENTIAL	LIST	6/8/2009	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	3/30/2011	KT
QUALITY	+	1.10	AVG +/GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	1960	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	561,419	
NET AREA	1,796	DETAIL ADJ	1.000	FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	996		51.91	51,706	CONDITION ELEM	CD	
\$NLA(RCN)	\$313	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	+	BAS	L	BASE AREA	996	1960	226.32	225,410	EXTERIOR		
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	800	1960	205.81	164,647	INTERIOR		
				ROOF COVER	1	ASPH SHINGLES	1.00	+	EPA	N	ENCLOSED PORCH	640		99.22	63,501	KITCHEN		
				FLOOR COVER	99	N/A	1.00	C	WDK	N	WOOD DECK	240		42.24	10,138	BATHS		
				INT FINISH	99	N/A	1.00	E	AGR	N	ATT GARAGE	484		48.90	23,667	HEAT		
				HEATING/COOLING	1	FORCED AIR	1.00	F11	O	FPL 1S 1OP	1		8,009.10	8,009	ELECT			
				FUEL SOURCE	99	N/A	1.00	F21	O	FPL 2S 1OP	1		9,062.90	9,063				
								GEN	O	GENERATOR	1		0.00					
																	EFF.YR/AGE	1985 / 37
																	COND	26 26 %
																	FUNC	0
																	ECON	0
																	DEPR	26 % GD 74
																	RCNLD	\$415,500