

Key: 3145

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 3.053

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
CAMACHO FRANK E & CHRISTINE				8-4-4-0				18 COLLIER AV			
18 COLLIER AV				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)
SCITUATE, MA 02066				CAMACHO FRANK E & CHRISTI				01/03/2007	QS	770,000	33926-26
				CHASE CLIFFORD				06/10/2005	QS	779,000	30695-260
				CAMPBELL SUSAN E				06/10/2004	QS	790,000	28416-316

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	%
12-055	02/07/2012	3	ALTERATIONS	91,000	06/18/2012	SJ	100	100
	06/05/2011	7	OTHERS	10,000	06/18/2012	SJ	100	100
		3	ALTERATIONS		05/22/2006		100	100
		6	CYCL GROWTH		04/05/2005	SJ	100	100
00-20	01/26/2000	3	ALTERATIONS				100	100

LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	8,000	MB 1.00	100	1.00	1,100,000	4.42	100	1.00	R07	2.50	892,610

TOTAL	8,015 SF	ZONING	FRNT	50	ASSESSED	CURRENT	PREVIOUS
Ngh	MINOT BCH	NOTE			LAND	892,600	811,500
Infl1	FACTOR 100		BUILDING	428,000	386,400		
Infl2	PHY 100		DETACHED	1,100	1,000		
			OTHER	0	0		
			<b>TOTAL</b>		<b>1,321,700</b>	<b>1,198,900</b>	

DETACHED

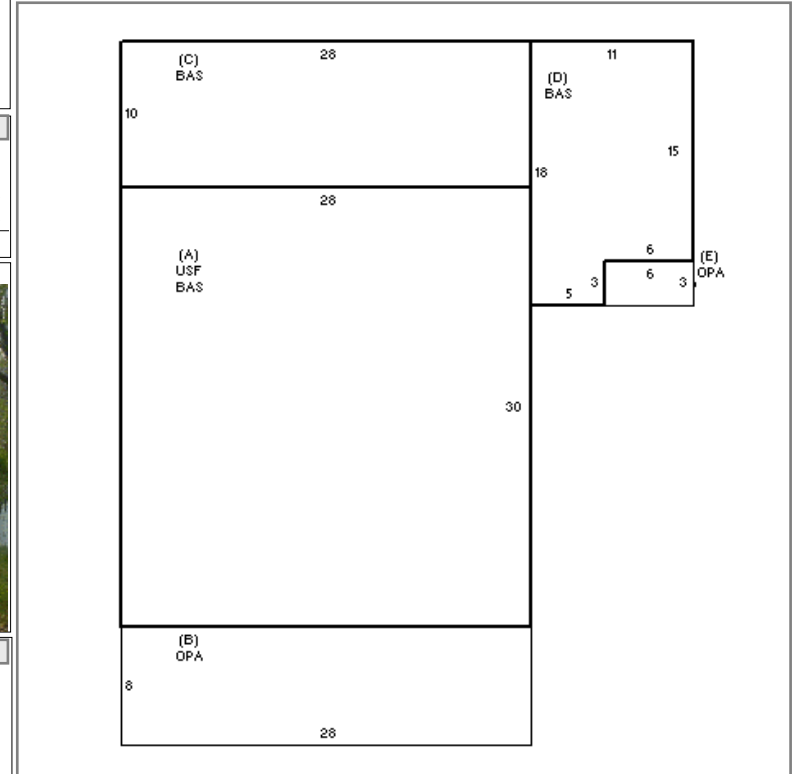
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
S/V	A	1.00	SV 1.00 SHED	2011	1,000	1.10	1,100



BLDG COMMENTS
xtra shower

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	6/18/2012	SJ
MODEL	1		RESIDENTIAL	LIST	6/18/2012	EST
STYLE	7	1.20	CONVENTIONAL [100%]	REVIEW	4/6/2011	KT
QUALITY	+	1.10	AVG +/GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1910	SIZE ADJ	1.000
NET AREA	2,140	DETAIL ADJ	1.185
\$NLA(RCN)	\$267	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	2	1.00
ROOMS	8	1.00
BEDROOMS	3	1.00
BATHROOMS	3	1.00
# 1/2 BATHS	1	1.00
TOT FIXTURES	12	\$12,514
# UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	2	SLAB	0.95
EXT COVER	1	WD SHINGLES	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	11	HW/COOL AIR	1.04
FUEL SOURCE	99	N/A	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BAS	L	BASE AREA	1,300	1910	259.39	337,207
A	USF	L	UPPER STORY FIN	840	1910	235.89	198,145
+	OPA	N	OPEN PORCH	242		56.65	13,709
	F21	O	FPL 2S 1OP	1		9,062.90	9,063
	GEN	O	GENERATOR	1		0.00	

TOTAL RCN	570,638
CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	
EFF.YR/AGE	1990 / 32
COND	25 25%
FUNC	0
ECON	0
DEPR	25 % GD 75
RCNLD	\$428,000