

Key: 3313

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 3.194

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
SPIERS WILLIAM A JR & JOANNE 6 ORCHID TRL COVENTRY, RI 02816				28-16-7-0				41 MARSHALL AV			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
SPIERS WILLIAM A JR & JOA				08/24/2005	F		31199-86				
SPIERS WILLIAM A				05/11/1990	QS		9746-139				
SPIERS WILLIAM A				01/01/1969	XX		3445-741				

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	%
22-0801	07/26/2022	3	ALTERATIONS	13,949	03/23/2023	JD	100	100
14-130	04/01/2014	3	ALTERATIONS	5,600	07/02/2014	ROM	100	100
97-451	07/31/1997	3	ALTERATIONS				100	100
95-719	12/01/1995	3	ALTERATIONS				100	100

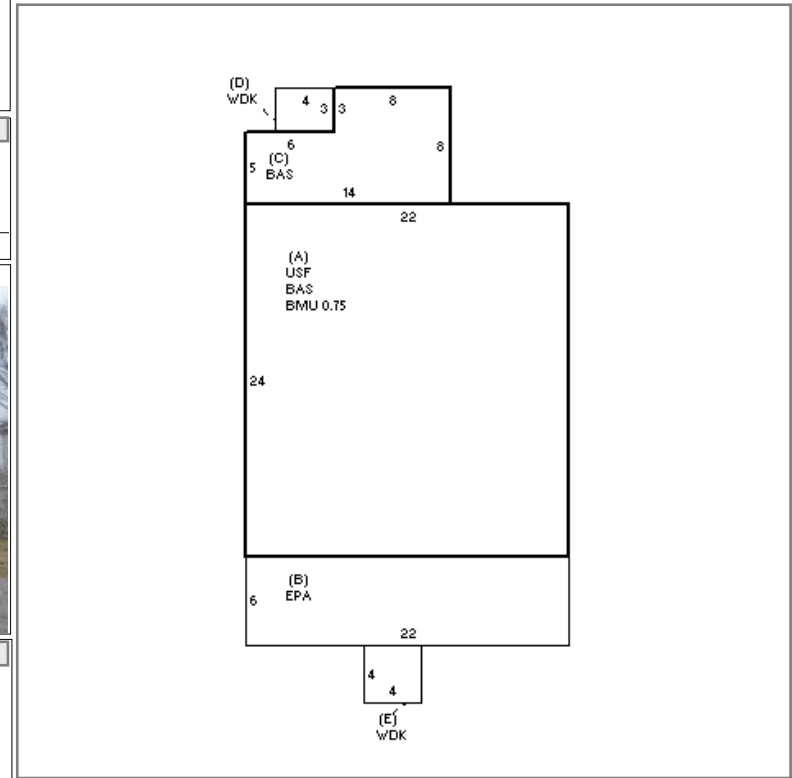
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	6,000	OS 1.00	100	1.00	440,000	5.81	100	1.00	V11	1.00	352,240

TOTAL	6,000 SF	ZONING		FRNT	106	ASSESSED	CURRENT	PREVIOUS
Ngh	OCEANSIDE	NOTE		LAND	352,200	320,200		
Inf1	FACTOR 100		BUILDING	198,100	119,300			
Inf2	PHY 100		DETACHED	3,800	6,200			
			OTHER	0	0			
				TOTAL	554,100	445,700		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	L	0.80 80 0.20	26X20		520	36.37	3,800



BLDG COMMENTS



BUILDING	CD	ADJ	DESC	MEASURE	3/23/2023	JD
MODEL	1		RESIDENTIAL	LIST	3/23/2023	EST
STYLE	7	1.20	CONVENTIONAL [100%]	REVIEW	7/3/2014	ROM
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1920	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	1,150	DETAIL ADJ	1.200	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	396		63.15	25,007
\$NLA(RCN)	\$308	OVERALL	1.000	EXT COVER	4	VINYL	1.00	A	USF	L	UPPER STORY FIN	528	1920	249.82	131,907
CAPACITY			UNITS	ADJ	ROOF SHAPE	2	HIP	1.00	B	EPA	N	ENCLOSED PORCH	132	90.20	11,906
STORIES	2	1.00	ROOF COVER	1	ASPH SHINGLES	1.00	+	BAS	L	BASE AREA	622	1920	274.71	170,872	
ROOMS	7	1.00	FLOOR COVER	12	COMB	1.00	+	WDK	N	WOOD DECK	28		38.39	1,075	
BEDROOMS	4	1.00	INT FINISH	1	PLASTER	1.00		F21	O	FPL 2S 1OP	1		8,239.00	8,239	
BATHROOMS	1	1.00	HEATING/COOLING	1	FORCED AIR	1.00									
# 1/2 BATHS	1	1.00	FUEL SOURCE	2	GAS	1.00									
TOT FIXTURES	5	\$4,800													
# UNITS	1	1.00													

TOTAL RCN	353,806
CONDITION ELEM	CD
EXTERIOR	F
INTERIOR	F
KITCHEN	F
BATHS	F
HEAT	A
ELECT	A
EFF.YR/AGE	1963 / 59
COND	44 44 %
FUNC	0
ECON	0
DEPR	44 % GD 56
RCNLD	\$198,100