

Key: 3337

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 3.218

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
ROBINSON ANDREW & AMANDA 19 BORDEN RD SCITUATE, MA 02066				28-18-6-0				19 BORDEN RD			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
ROBINSON ANDREW & AMANDA				06/26/2013	QS	305,000		(119176)			
LABADIA MATTHEW V & KATHE				05/27/2005	QS	335,000		(107319)			
HAMALAINEN GAIL F				10/29/1990	QS	80782-					

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	%
90-677	11/01/1990	3	ALTERATIONS				100	100

LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	8,779	OS 1.00	100	1.00	440,000	4.05	100	1.00	R03	1.00	358,720

TOTAL	8,779 SF	ZONING	N O T E	FRNT	207	ASSESSED	CURRENT	PREVIOUS
Ngh	OCEANSIDE					LAND	358,700	326,100
Inf1	FACTOR 100					BUILDING	97,000	90,400
Inf2	PHY 100					DETACHED	200	200
						OTHER	0	0
						TOTAL	455,900	416,700

DETACHED

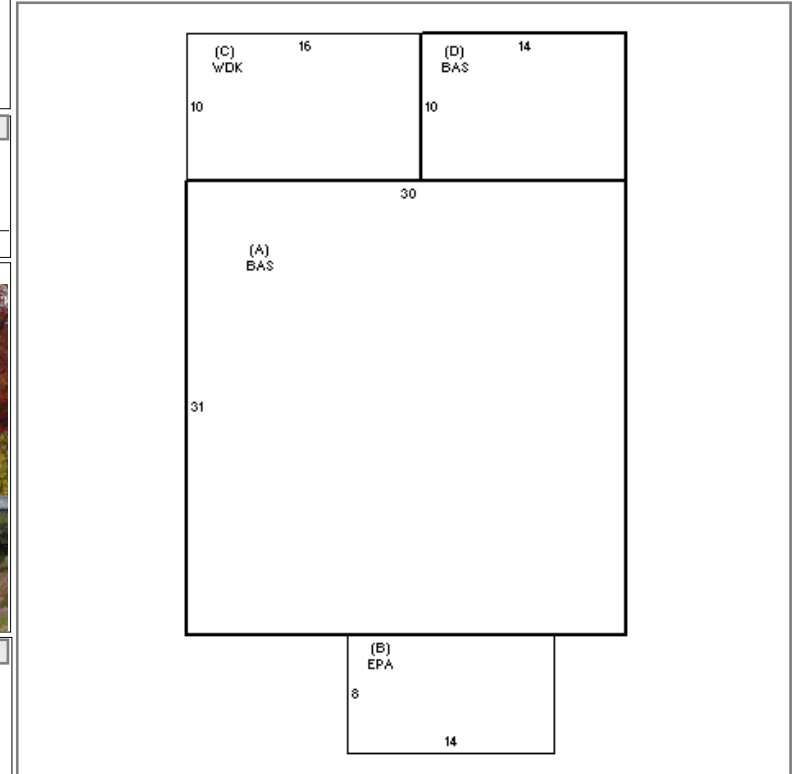
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
S/V	A	1.00	SV 1.00 SHED		200	1.10	200



BLDG COMMENTS
SALES REVIEW
FY12 STYLE CHANGE FROM CONVENTIONAL TO COTT/BUNG PER FIELD REVIEW.

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	9/7/2010	PL
MODEL	1		RESIDENTIAL	LIST		
STYLE	6	0.85	COTT/BUNGALOW [100%]	REVIEW	4/7/2011	KT
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1935	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ
NET AREA	1,070	DETAIL ADJ	0.850	FOUNDATION	5	BRICK/STONE	1.00
\$NLA(RCN)	\$216	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00
CAPACITY		UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00
STORIES	1	1.00		ROOF COVER	1	ASPH SHINGLES	1.00
ROOMS	6	1.00		FLOOR COVER	99	N/A	1.00
BEDROOMS	3	1.00		INT FINISH	99	N/A	1.00
BATHROOMS	1	1.00		HEATING/COOLING	1	FORCED AIR	1.00
# 1/2 BATHS	0	1.00		FUEL SOURCE	99	N/A	1.00
TOT FIXTURES	3	\$2,040					
# UNITS	1	1.00					

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BAS	L	BASE AREA	1,070	1935	198.71	212,620
B	EPA	N	ENCLOSED PORCH	112		90.20	10,102
C	WDK	N	WOOD DECK	160		38.40	6,144

TOTAL RCN	230,906
CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	
EFF.YR/AGE	1955 / 67
COND	58 58 %
FUNC	0
ECON	0
DEPR	58 % GD 42
RCNLD	\$97,000