

Key: 4022

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 3.840

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
CAMPBELL THOMAS W & CLAIRE				38-5-28-0				55 JAMES WAY			
55 JAMES WAY				TRANSFER HISTORY				DOS T SALE PRICE BK-PG (Cert)			
SCITUATE, MA 02066				CAMPBELL THOMAS W & CLAIRE				12/11/1995 QS 206,000 (88966)			
				BARRON AUDREY				01/08/1991 XX (C00081048)			
				BARRON WILLIAM F				09/23/1955 XX (L00022579)			

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 %

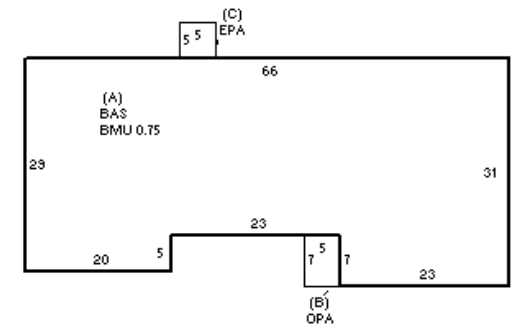
LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	15,613	SC 1.00	100	1.00	100	1.00	396,000	2.35	100	1.00	R03 0.90	333,930

TOTAL	15,613 SF	ZONING	FRNT	131	ASSESSED	CURRENT	PREVIOUS
Ngh	SCITUATE	NOTE			LAND	333,900	320,400
Inf1	FACTOR 100		BUILDING	305,900	276,100		
Inf2	PHY 100		DETACHED	100	100		
			OTHER	0	0		
					TOTAL	639,900	596,600

DETAILED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	30 0.70		10	17.03	100



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	9/17/2010	PL
MODEL	1		RESIDENTIAL	LIST	9/17/2010	EST
STYLE	1	0.85	RANCH [100%]	REVIEW	4/5/2011	ER
QUALITY	+	1.10	AVG +/GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

BUILDING

YEAR BLT	1955	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	443,293																								
NET AREA	1,845	DETAIL ADJ	0.867	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	1,384		47.75	66,080																										
\$NLA(RCN)	\$240	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	BAS	L	BASE AREA	1,845	1955	195.21	360,162																										
				ROOF SHAPE	1	GABLE	1.00	B	OPA	N	OPEN PORCH	35		56.67	1,983																										
				ROOF COVER	1	ASPH SHINGLES	1.00	C	EPA	N	ENCLOSED PORCH	25		99.22	2,481																										
				FLOOR COVER	14	COMB	1.00	F11	O	O	FPL 1S 1OP	1		8,009.10	8,009																										
				INT FINISH	1	PLASTER	1.00																																		
				HEATING/COOLING	2	HOT WATER	1.02																																		
				FUEL SOURCE	99	N/A	1.00																																		
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