

Key: 4141

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 3.959

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
BELL RYAN & MAURA 143 TILDEN RD SCITUATE, MA 02066				39-27-4-0				143 TILDEN RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
BELL RYAN & MAURA				03/10/2020	F	1	52450-346				
BELL RYAN &				07/30/2014	QS	505,000	44581-63				
DAVIS JESSAMYN BRITAIN				10/31/2012	F	100	42176-226				

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	%
23-0099	01/31/2023	3	ALTERATIONS	62,000	05/18/2023	NC	100	100
18-134	03/15/2018	2	ADDITIONS	250,000	06/19/2018	JD	100	50
18-134	03/15/2018	2	ADDITIONS	250,000	12/19/2018	JD	100	100
		7	OTHERS		10/06/2014	MR	100	100
07-480	08/14/2007	3	ALTERATIONS	42,236	07/10/2008	SJ	100	100

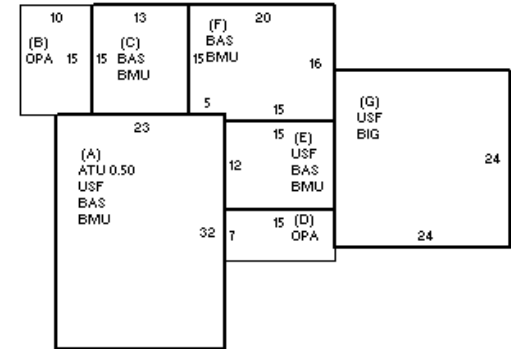
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	20,305 OS	1.00	100	1.00	440,000	1.84	100	1.00	R02	1.00	378,190

TOTAL	20,305 SF	ZONING	FRNT 183	ASSESSED	LAND 378,200 BUILDING 781,300 DETACHED 15,900 OTHER 0	CURRENT	378,200 781,300 15,900 0	PREVIOUS	343,800 662,800 15,100 0
Ngh	OCEANSIDE	N O T E	LOT 2	TOTAL	1,175,400		1,021,700		
Inf1	FACTOR 100								
Inf2	PHY 100								

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
BBN	A	1.00 50 0.50	30 X 30		900	35.30	15,900



BLDG COMMENTS



BUILDING	CD	ADJ	DESC	MEASURE	12/19/2018	JD
MODEL	1		RESIDENTIAL	LIST	12/19/2018	JD
STYLE	7	1.20	CONVENTIONAL [100%]	REVIEW	6/28/2023	MR
QUALITY	+	1.10	AVG +/GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1884	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	
NET AREA	2,918	DETAIL ADJ	1.248	FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,426		47.42	67,623	
\$NLA(RCN)	\$297	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	+	BAS	L	BASE AREA	1,426	1884	260.74	371,811	
CAPACITY			UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	+	USF	L	UPPER STORY FIN	1,492	1884	237.11	353,772
STORIES	2.5	1.00	ROOF COVER	1	ASPH SHINGLES	1.00	A	ATU	N	ATTIC UNF	368		40.70	14,978		
ROOMS	7	1.00	FLOOR COVER	2	SOFTWOOD	1.00	+	OPA	N	OPEN PORCH	255		56.65	14,446		
BEDROOMS	4	1.00	INT FINISH	1	PLASTER	1.00	G	BIG	N	BUILT-IN GARAGE	576		58.54	33,721		
BATHROOMS	2	1.00	HEATING/COOLING	11	HW/COOL AIR	1.04		ODS	O	OUT DOOR SHOWER	1		1,842.50	1,843		
# 1/2 BATHS	1	1.00	FUEL SOURCE	1	OIL	1.00										
TOT FIXTURES	9	\$9,885														
# UNITS	1	1.00														

TOTAL RCN	868,077
CONDITION ELEM	CD
EXTERIOR	V
INTERIOR	V
KITCHEN	V
BATHS	V
HEAT	U
ELECT	U
EFF.YR/AGE	2012 / 10
COND	10 10 %
FUNC	0
ECON	0
DEPR	10 % GD 90
RCNLD	\$781,300