

Key: 4243

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 4.032

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
RODER MARK S & DIANE T 11 TURNER ROAD SCITUATE, MA 02066				39-3-6-0				11 TURNER RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
RODER MARK S & DIANE T				03/18/1988	QS	165,000	(76731)				
MARCELINO MANUEL S & EUGE				01/01/1976	XX		(C00055350)				
PETERSEN ROBERT L JR & LO				01/01/1975	XX		(C00053563)				

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	%
12-452	08/13/2012	7	OTHERS		07/13/2022	JD	100	100
09-189	05/15/2009	2	ADDITIONS	11,700	07/16/2013	SJ	100	100
		3	ALTERATIONS	4,700	07/29/2009	SJ	100	100

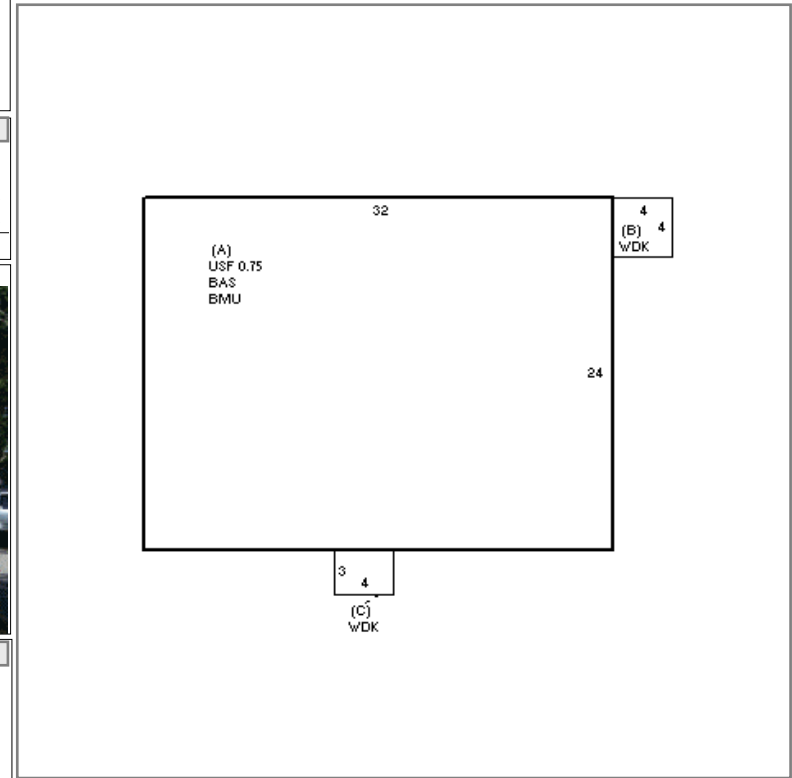
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	13,824	OS 1.00	100	1.00	100	1.00	440,000	2.64	100	1.00	R03 1.00	368,110

TOTAL	13,809 SF	ZONING	FRNT	100	ASSESSED	CURRENT	PREVIOUS
Ngh	OCEANSIDE	NOTE	LAND	368,100	334,600		
Inf1	FACTOR 100		BUILDING	268,200	242,000		
Inf2	PHY 100		DETACHED	2,000	1,900		
			OTHER	0	0		
TOTAL			638,300	578,500			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	
SHF	A	1.00	10 0.90	12 X 15	2010	180	12.55	2,000



BUILDING	CD	ADJ	DESC	MEASURE	7/13/2022	JD
MODEL	1		RESIDENTIAL	LIST	7/13/2022	EST
STYLE	4	1.10	CAPE [100%]	REVIEW	4/4/2011	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1987	SIZE ADJ	1.000
NET AREA	1,344	DETAIL ADJ	1.089
\$NLA(RCN)	\$270	OVERALL	1.000

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	CONT BSMT WALL	1.00
EXT COVER	2	CLAPBOARD	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH SHINGLES	1.00
FLOOR COVER	13	COMB	1.00
INT FINISH	2	DRYWALL	1.00
HEATING/COOLING	5	ELECTRIC BB	0.99
FUEL SOURCE	3	ELECTRIC	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	768		51.24	39,349
A	BAS	L	BASE AREA	768	1987	239.20	183,708
A	USF	L	UPPER STORY FIN	576	1987	217.53	125,297
+	WDK	N	WOOD DECK	28		38.39	1,075
	FPL	O	FIREPLACE	1		7,813.00	7,813

TOTAL RCN	362,469
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A
EFF.YR/AGE	1987 / 35
COND	26 26 %
FUNC	0
ECON	0
DEPR	26 % GD 74
RCNLD	\$268,200