

Key: 426

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 375

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
STRAIGHT CAROL A 204 CLAPP ROAD SCITUATE, MA 02066				18-1-3-0				204 CLAPP RD			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
STRAIGHT CAROL A				11/28/1994	F	100		13281-248			
STRAIGHT GERALDINE				01/01/1969	XX			44304-0			
MERRITT CLINTON ET AL				01/01/1963	XX			P0008-4772			

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	%
18-490	07/30/2018	3	ALTERATIONS	6,000	07/02/2019	JD	100	100
		7	OTHERS				100	100

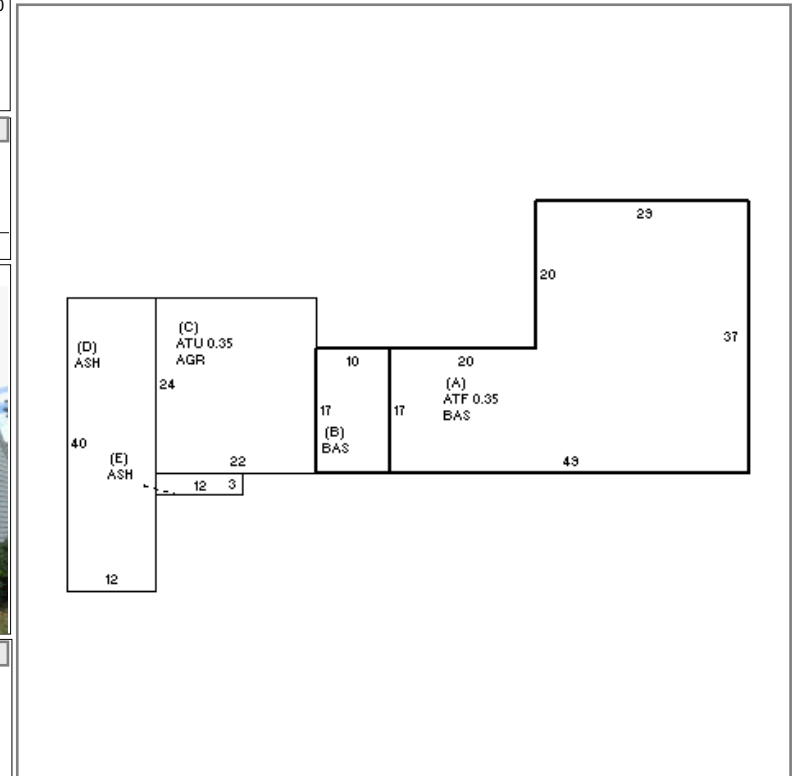
CD	T	AC/SF/UN	NgH	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,000	WS 1.00	100	1.00	374,000	1.00	100	1.00	R03	0.85	343,430
300	A	1,081	WS 1.00	100	1.00	8,415	1.00	W50	0.50	R03	0.85	9,100

TOTAL	1.999 Acres	ZONING	W. SCITUATE	FRNT	275	ASSESSED	352,500	CURRENT	320,900	PREVIOUS	305,100
NgH	W. SCITUATE	NOTE		LAND		0	0	0	0	0	0
Inf1	FACTOR 100		BUILDING		0	0	0	0	0	0	0
Inf2	PHY 100		DETACHED		0	0	0	0	0	0	0
			OTHER		0	0	0	0	0	0	0
				TOTAL		695,700	626,000				

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS	
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BUILDING	CD	ADJ	DESC	MEASURE	7/2/2019	JD
MODEL	1		RESIDENTIAL	LIST	7/2/2019	EST
STYLE	19	1.15	ANTIQUE [100%]	REVIEW	3/7/2011	KT
QUALITY	+	1.10	AVG +/GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1800	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	553,584		
NET AREA	2,078	DETAIL ADJ	1.173	FOUNDATION	5	BRICK/STONE	1.00	+	BAS	L	BASE AREA	1,583	1800	258.12	408,609	CONDITION ELEM	CD		
\$NLA(RCN)	\$266	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	A	ATF	L	ATTIC FINISH	495	1800	166.78	82,554	EXTERIOR	F		
				ROOF SHAPE	1	GABLE	1.00	C	AGR	N	ATT GARAGE	528		47.88	25,280	INTERIOR	A		
				ROOF COVER	1	ASPH SHINGLES	1.00	C	ATU	N	ATTIC UNF	185		40.70	7,530	KITCHEN	A		
				FLOOR COVER	24	COMB	1.00	+	ASH	N	ATT SHED	516		16.26	8,390	BATHS	A		
				INT FINISH	1	PLASTER	1.00	F21	O	FPL 2S 1OP	2		9,062.35	18,125	HEAT	A			
				HEATING/COOLING	2	HOT WATER	1.02								ELECT	A			
				FUEL SOURCE	1	OIL	1.00												
																		EFF.YR/AGE	1967 / 55
																		COND	38 38 %
																		FUNC	0
																		ECON	0
																		DEPR	38 % GD 62
																		RCNLD	\$343,200