

Key: 4289

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 4.060

LEGAL

| CURRENT OWNER | | | | PARCEL ID | | | | LOCATION | | | |
|---|--|--|--|------------|----|-------------|--|--------------|--|--|--|
| FOYNES ANDREW L & ELIZABETH A W 19 TENTH AVE SCITUATE, MA 02066 | | | | 39-4-13-0 | | | | 19 TENTH AV | | | |
| TRANSFER HISTORY | | | | DOS | T | SALE PRICE | | BK-PG (Cert) | | | |
| FOYNES ANDREW L & SILVIO FRANK D JR & LINDA | | | | 03/29/2002 | QS | 283,000 | | (100994) | | | |
| CROSSEN JACQUELINE MARIE | | | | 01/01/1984 | XX | 69689-0 | | | | | |
| | | | | 06/28/1983 | XX | (C00067768) | | | | | |

| 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 | % |
| 95-26 | 01/18/1995 | 6 | CYCL GROWTH | | 09/15/2009 | PL | 100 | 100 |
| 93-466 | 08/09/1993 | 3 | ALTERATIONS | | | | 100 | 100 |
| | | 3 | ALTERATIONS | | | | 100 | 100 |

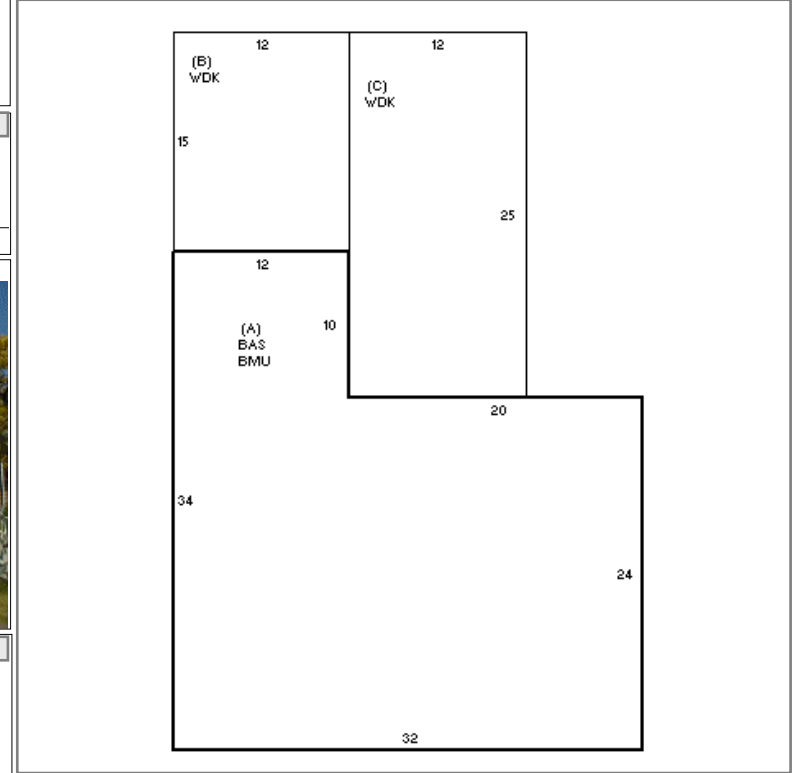
LAND

| CD | T | AC/SF/UN | Ngh | Infl1 | Infl2 | ADJ BASE | SAF | Infl3 | Lpi | VC | CREDIT AMT | ADJ VALUE | |
|-----|---|----------|---------|-------|-------|----------|------|---------|------|-----|------------|-----------|---------|
| 100 | S | 9,000 | OS 1.00 | 100 | 1.00 | 100 | 1.00 | 440,000 | 3.95 | 100 | 1.00 | R08 1.00 | 359,180 |

| TOTAL | 9,017 SF | ZONING | C/W 12B | FRNT | 76 | ASSESSED | CURRENT | PREVIOUS |
|-------|------------|------------------|---------|--------------|----|----------------|----------------|----------|
| Ngh | OCEANSIDE | N O T E | C/W 12B | LAND | | 359,200 | 326,500 | |
| Infl1 | FACTOR 100 | | | BUILDING | | 180,800 | 163,100 | |
| Infl2 | PHY 100 | | | DETACHED | | 0 | 0 | |
| | | | | OTHER | | 0 | 0 | |
| | | | | TOTAL | | 540,000 | 489,600 | |

DETACHED

| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD |
|----|------|------|----------|----|-------|-----------|-------|
| | | | | | | | |



BUILDING

| BUILDING | CD | ADJ | DESC | MEASURE | 9/15/2009 | PL |
|----------|----|------|-------------------|---------|-----------|-----|
| MODEL | 1 | | RESIDENTIAL | LIST | 9/15/2009 | EST |
| STYLE | 1 | 0.85 | RANCH [100%] | REVIEW | 4/1/2011 | ER |
| QUALITY | A | 1.00 | AVERAGE [100%] | | | |
| FRAME | 1 | 1.00 | WOOD FRAME [100%] | | | |

| BLDG COMMENTS |
|---------------|
| |

G

| YEAR BLT | 1951 | SIZE ADJ | 1.000 | ELEMENT | CD | DESCRIPTION | ADJ | S | BAT | T | DESCRIPTION | UNITS | YB | ADJ PRICE | RCN | TOTAL RCN | 262,018 | |
|--------------|-------|------------|---------|-----------------|----|----------------|------|---|-----|---|-----------------|-------|------|-----------|---------|----------------|------------|------------|
| NET AREA | 888 | DETAIL ADJ | 0.867 | FOUNDATION | 4 | CONT BSMT WALL | 1.00 | A | BMU | N | BSMT UNFINISHED | 888 | | 48.84 | 43,366 | CONDITION ELEM | CD | |
| \$NLA(RCN) | \$295 | OVERALL | 1.000 | EXT COVER | 4 | VINYL | 1.00 | A | BAS | L | BASE AREA | 888 | 1951 | 214.93 | 190,858 | EXTERIOR | | |
| | | | | ROOF SHAPE | 1 | GABLE | 1.00 | + | WDK | N | WOOD DECK | 480 | | 38.40 | 18,432 | INTERIOR | | |
| | | | | ROOF COVER | 1 | ASPH SHINGLES | 1.00 | | F11 | O | FPL 1S 1OP | 1 | | 7,281.00 | 7,281 | KITCHEN | | |
| | | | | FLOOR COVER | 14 | COMB | 1.00 | | | | | | | | | BATHS | | |
| | | | | INT FINISH | 1 | PLASTER | 1.00 | | | | | | | | | HEAT | | |
| | | | | HEATING/COOLING | 2 | HOT WATER | 1.02 | | | | | | | | | ELECT | | |
| | | | | FUEL SOURCE | 99 | N/A | 1.00 | | | | | | | | | | | |
| CAPACITY | | UNITS | ADJ | | | | | | | | | | | | | | | |
| STORIES | | 1 | 1.00 | | | | | | | | | | | | | | | |
| ROOMS | | 5 | 1.00 | | | | | | | | | | | | | | | |
| BEDROOMS | | 3 | 1.00 | | | | | | | | | | | | | | | |
| BATHROOMS | | 1 | 1.00 | | | | | | | | | | | | | | | |
| # 1/2 BATHS | | 0 | 1.00 | | | | | | | | | | | | | | | |
| TOT FIXTURES | | 3 | \$2,081 | | | | | | | | | | | | | | | |
| # UNITS | | 1 | 1.00 | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | EFF.YR/AGE | 1972 / 50 |
| | | | | | | | | | | | | | | | | | COND | 31 31 % |
| | | | | | | | | | | | | | | | | | FUNC | 0 |
| | | | | | | | | | | | | | | | | | ECON | 0 |
| | | | | | | | | | | | | | | | | | DEPR | 31 % GD 69 |
| | | | | | | | | | | | | | | | | | RCNLD | \$180,800 |