

Key: 4422

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 4.191

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CURRENT OWNER				PARCEL ID				LOCATION			
JOHNSON DONALD C 10 INNSBRUCK LANE KINGSTON, MA 02364				39-12-19-0				39 RICHFIELD RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
JOHNSON DONALD C				11/05/2020	A	117,500	(131051)				
JOHNSON K STEPHEN JR &				11/05/2020	H		(131050)				
JOHNSON KARL S				05/11/1990	A	85,000	(80107)				

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	%
	06/01/2022	7	OTHERS		05/22/2023	JD	100	100

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CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	10,000	OS 1.00	100	1.00	100	1.00	440,000	3.58	100	1.00	R03 1.00	361,190

TOTAL	10,000 SF	ZONING	FRNT	97	ASSESSED	CURRENT	PREVIOUS
Ngh	OCEANSIDE	N O T E			LAND	361,200	328,400
Infl1	FACTOR 100		BUILDING	128,700	64,500		
Infl2	PHY 100		DETACHED	1,200	600		
			OTHER	0	0		
					TOTAL	491,100	393,500

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	30 0.70	12X10		120	13.93
							1,200



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	9/27/2010	PL
MODEL	1		RESIDENTIAL	LIST	9/27/2010	EST
STYLE	6	0.85	COTT/BUNGALOW [100%]	REVIEW	4/1/2011	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

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YEAR BLT	1942	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	201,104
NET AREA	912	DETAIL ADJ	0.850	FOUNDATION	3	CONT WALL	1.00	A	BAS	L	BASE AREA	912	1942	208.92	190,539	CONDITION ELEM CD	
\$NLA(RCN)	\$221	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	+	WDK	N	WOOD DECK	222		38.40	8,525	EXTERIOR	A
				ROOF SHAPE	1	GABLE	1.00									INTERIOR	A
				ROOF COVER	1	ASPH SHINGLES	1.00									KITCHEN	A
				FLOOR COVER	2	SOFTWOOD	1.00									BATHS	A
				INT FINISH	1	PLASTER	1.00									HEAT	A
				HEATING/COOLING	1	FORCED AIR	1.00									ELECT	A
				FUEL SOURCE	2	GAS	1.00									EFF.YR/AGE 1968 / 54	
																COND	36 36 %
																FUNC	0
																ECON	0
																DEPR	36 % GD 64
																RCNLD	\$128,700

