

Key: 4841

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 4.592

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
RICHARDSON MARK C 109 ELM ST SCITUATE, MA 02066				44-2-18-0				109 ELM ST			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
RICHARDSON MARK C				12/30/2019	F	1		52168-1			
NEWTON ANNE				01/01/1950	QS			2070-99			

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	%
22-476	11/21/2022	5	SPLIT/SUB/LA		01/06/2023	JD	100	100
12-451	08/09/2012	3	ALTERATIONS	42,500	08/05/2013	SJ	100	100
94-577	11/16/1994	3	ALTERATIONS				100	100

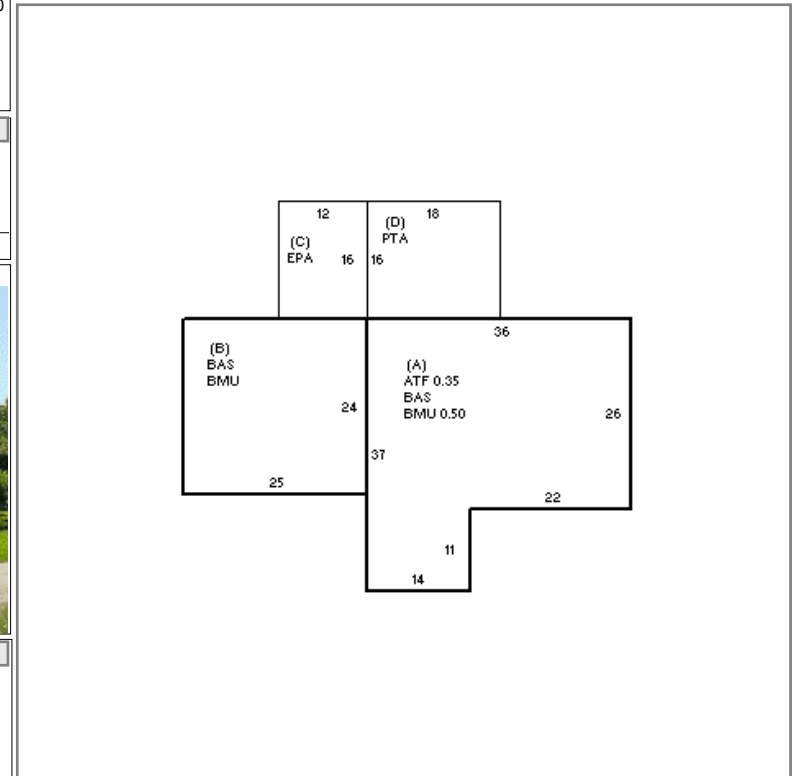
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,000	SC 1.00	100	1.00	396,000	1.00	100	1.00	R03	0.90	363,640
300	A	5,771	SC 1.00	100	1.00	16,038	0.87	W90	0.90	R03	0.90	80,810

TOTAL	6.689 Acres	ZONING	FRNT	970	ASSESSED	CURRENT	PREVIOUS
Ngh	SCITUATE	N O T E	Parent parcel of 44-2-18-A, 44-2-18-B and 44-2-18-C (LOT 3)		LAND	444,500	591,500
Inf1	FACTOR 100		BUILDING	250,200	233,200		
Inf2	PHY 100		DETACHED	900	8,300		
			OTHER	0	0		
			TOTAL	695,600	833,000		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	30 0.70		30	17.03	400
SHF	A	1.00	30 0.70		40	17.03	500



BLDG COMMENTS
FY12 QUALITY CHANGE FROM GD TO AVG+, STYLE CHANGE FROM CAPE TO ANTIQUE PER FIELD REVIEW.



BUILDING	CD	ADJ	DESC	MEASURE	6/19/2009	PL
MODEL	1		RESIDENTIAL	LIST	6/19/2009	EST
STYLE	19	1.15	ANTIQUUE [100%]	REVIEW	3/30/2011	ER
QUALITY	+	1.10	AVG +/GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1725	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	595,650		
NET AREA	2,072	DETAIL ADJ	1.173	FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,145		49.97	57,214	CONDITION ELEM	CD		
\$NLA(RCN)	\$287	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	+	BAS	L	BASE AREA	1,690	1725	258.40	436,688	EXTERIOR			
				ROOF SHAPE	1	GABLE	1.00	A	ATF	L	ATTIC FINISH	382	1725	166.95	63,776	INTERIOR			
				ROOF COVER	1	ASPH SHINGLES	1.00	C	EPA	N	ENCLOSED PORCH	192		99.22	19,050	KITCHEN			
				FLOOR COVER	2	SOFTWOOD	1.00	D	PTA	N	PATIO	288		16.39	4,720	BATHS			
				INT FINISH	1	PLASTER	1.00		F11	O	FPL 1S 10P	1		8,009.10	8,009	HEAT			
				HEATING/COOLING	2	HOT WATER	1.02									ELECT			
				FUEL SOURCE	99	N/A	1.00												
																		EFF.YR/AGE	1955 / 67
																		COND	58 58 %
																		FUNC	0
																		ECON	0
																		DEPR	58 % GD 42
																		RCNLD	\$250,200