

Key: 4883

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 4.635

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
FREED JEROME M & ADAMS JESSICA L 193 FIRST PARISH RD SCITUATE, MA 02066				44-3-62-0				193 FIRST PARISH RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
FREED JEROME M & EVANS MARYRITA				09/30/2019	H	460,000	51718-111				
CUMMINGS MARY E				01/01/1965	QS	3111-279	3077-216				
CUMMINGS MARY E				01/01/1964	XX	3077-216					

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	%
20-78	02/04/2020	2	ADDITIONS	250,000	07/14/2020	JD	100	50
20-78	02/04/2020	2	ADDITIONS	250,000	03/22/2021	JD	100	100
19-753	10/09/2019	4	DEMO				100	100
		1	NEW CONST		01/15/2004	PJB	100	100
02-310	06/17/2002	3	ALTERATIONS				100	100

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	20,823	SC 1.00	100	1.00	396,000	1.80	100	1.00	R02	0.90	341,040

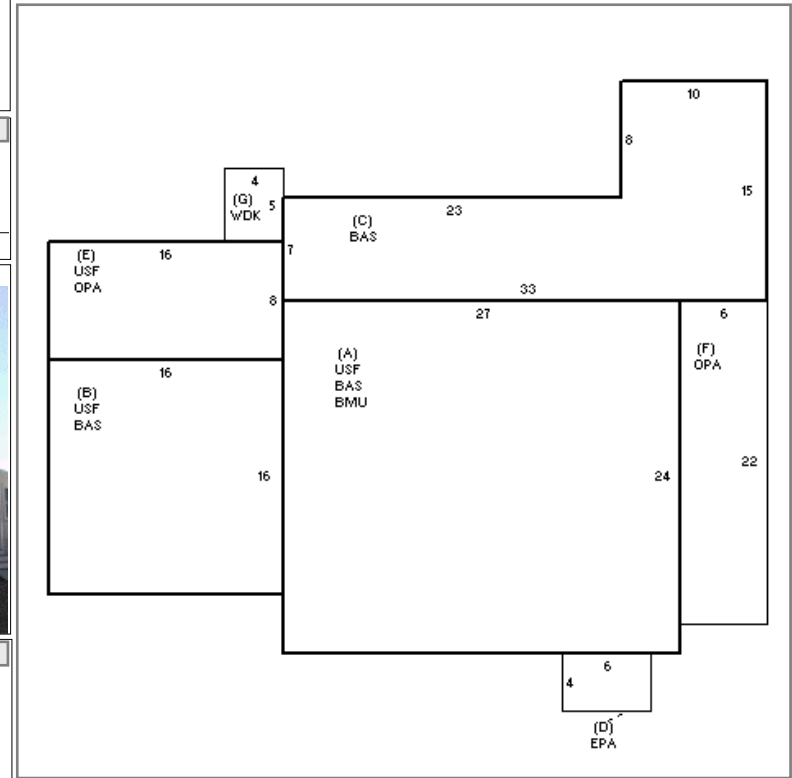
TOTAL	20,823 SF	ZONING	SCITUATE	FRNT	100	ASSESSED	CURRENT	PREVIOUS
Ngh	SCITUATE	NOTE	LAND	341,000	327,300			
Inf1	FACTOR 100		BUILDING	718,400	639,400			
Inf2	PHY 100		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	1,059,400	966,700			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	7/14/2020	JD
MODEL	1		RESIDENTIAL	LIST	7/14/2020	EST
STYLE	7	1.20	CONVENTIONAL [100%]	REVIEW	3/22/2021	JD
QUALITY	G	1.20	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1924	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	2,247	DETAIL ADJ	1.248	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	648		65.37	42,361
\$NLA(RCN)	\$320	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	USF	L	UPPER STORY FIN	648	1924	269.00	174,314
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	904	1924	295.81	267,408
				ROOF COVER	1	ASPH SHINGLES	1.00	+	USF	L	UPPER STORY FIN	384	2020	269.00	103,297
				FLOOR COVER	2	SOFTWOOD	1.00	C	BAS	L	BASE AREA	311	2020	295.81	91,996
				INT FINISH	1	PLASTER	1.00	D	EPA	N	ENCLOSED PORCH	24		108.25	2,598
				HEATING/COOLING	11	HW/COOL AIR	1.04	+	OPA	N	OPEN PORCH	260		61.80	16,068
				FUEL SOURCE	2	GAS	1.00	G	WDK	N	WOOD DECK	20		46.08	922
									F21	O	FPL 2S 1OP	1		9,886.80	9,887
									GEN	O	GENERATOR	1		0.00	



MEASURE	7/14/2020	JD
LIST	7/14/2020	EST
REVIEW	3/22/2021	JD

TOTAL RCN	718,435
CONDITION ELEM	CD
EXTERIOR	V
INTERIOR	V
KITCHEN	V
BATHS	V
HEAT	U
ELECT	U
EFF.YR/AGE	2022 / 0
COND	0 0 %
FUNC	0
ECON	0
DEPR	0 % GD 100
RCNLD	\$718,400