Key: 503

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 447

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
RUSSELL JOHN L & MICHAELE A 81 MAPLE ST SCITUATE, MA 02066	36-1-11-0	81 MAPLE ST

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
RUSSELL JOHN L & MICHAELE	11/10/2015	F	1	46260-136
RUSSELL JOHN L	01/01/1984	QS	89,500	5768-322
CONSTANTINE JAMES AND JAN	01/01/1979	XX		4585-407

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	100	SINGLE FAMILY		1	1 of 1

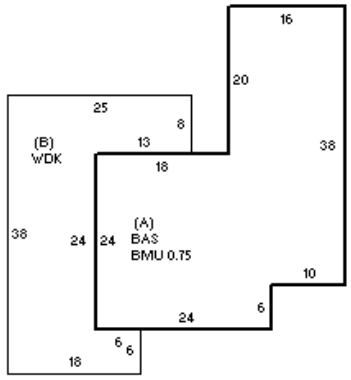
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
09-232	06/03/2009	7	OTHERS	18,000	08/05/2010	SJ	100	100
98-239	06/04/1998	3	ALTERATIONS				100	100

LAND

CD	T	AC/SF/UN	Ngh		Infl1		Infl2		ADJ BASE	SAF	Infl3		Lpi		VC	CREDIT AMT	ADJ VALUE
100	S	40,000	WS	1.00	100	1.00	100	1.00	374,000	1.00	100	1.00	R03	0.85			343,430
300	A	1.462	WS	1.00	100	1.00	100	1.00	16,830	1.00	100	1.00	R03	0.85			24,610

TOTAL	2.380 Acres	ZONING		FRNT	80
Ngh	W. SCITUATE	NOTE	.REMOVED INFL3 (FY12)		
Infl1	FACTOR 100				
Infl2	PHY 100				

ASSESSED	CURRENT	PREVIOUS
LAND	368,000	335,800
BUILDING	197,500	178,200
DETACHED	54,100	51,000
OTHER	0	0
TOTAL	**619,600**	**565,000**



DETACHED

TY	QUAL		COND		DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	-	0.90	30	0.70	GARAGE	1951	704	37.96	18,700
S/V	A	1.00	SV	1.00	GUNITE/STEEL		10,000	1.10	11,000
DGF	A	1.00	10	0.90	24 X 26	2009	624	43.36	24,400

PHOTO 09/15/2003

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	1	0.85	RANCH [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	8/5/2010	SJ
LIST		
REVIEW	3/7/2011	KT

YEAR BLT	1951	SIZE ADJ	1.000
NET AREA	1,076	DETAIL ADJ	0.850
$NLA(RCN)	$266	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	5	1.00
BEDROOMS	2	1.00
BATHROOMS	1	1.00
# 1/2 BATHS	0	1.00
TOT FIXTURES	3	$2,040
# UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	CONT BSMT WALL	1.00
EXT COVER	1	WD SHINGLES	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH SHINGLES	1.00
FLOOR COVER	99	N/A	1.00
INT FINISH	99	N/A	1.00
HEATING/COOLING	1	FORCED AIR	1.00
FUEL SOURCE	99	N/A	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	807		50.39	40,668
A	BAS	L	BASE AREA	1,076	1951	198.35	213,427
B	WDK	N	WOOD DECK	596		38.40	22,886
	F11	O	FPL 1S 1OP	1		7,281.00	7,281

TOTAL RCN	286,302

CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	

EFF.YR/AGE	1972 / 50		
COND	31	31 %	
FUNC	0		
ECON	0		
DEPR	31	% GD	69
RCNLD			$197,500