

Key: 529

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 473

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CURRENT OWNER				PARCEL ID				LOCATION				CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
MARCIN ANNE C & EDWARD TRS 454 FIRST PARISH RD SCITUATE, MA 02066				37-5-3-F				454 FIRST PARISH RD				1010	100	SINGLE FAMILY			1		1 of 1	
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)													
MARCIN ANNE C & EDWARD TR				10/01/2019	F	100	()													
MARCIN ANNE				03/22/2018	A	1	49612-51													
CHEVIGNARD E H TR				11/13/1984	QS		5860-348													
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	100	1.00	396,000	1.00	100	1.00	R02	0.90	363,640					
200	A	0.918	SC	1.00	100	1.00	100	1.00	156,420	1.00	100	1.00	R02	0.90	143,590					
300	A	1.994	SC	1.00	100	1.00	100	1.00	17,820	1.00	100	1.00	R02	0.90	35,530					

1010	100	SINGLE FAMILY			BN ID	BN	CARD	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
96-41	02/01/1996	7	OTHERS		04/13/2023	JD	100	100
		2	ADDITIONS				100	100

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TOTAL	3.830 Acres		ZONING	FRNT	388	ASSESSED	CURRENT	PREVIOUS
Ngh	SCITUATE		N O T E			LAND	542,800	522,700
Inf1	FACTOR 100			BUILDING	481,100	320,000		
Inf2	PHY 100			DETACHED	22,000	17,300		
				OTHER	0	0		
				TOTAL		1,045,900	860,000	

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	A	1.00	50 0.50 24X44		1,056	39.07	20,600
SHF	A	1.00	50 0.50 12X20		240	11.87	1,400



BLDG COMMENTS

FP=5

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BUILDING	CD	ADJ	DESC	MEASURE	4/13/2023	JD
MODEL	1		RESIDENTIAL	LIST	4/13/2023	EST
STYLE	19	1.15	ANTIQUE [100%]	REVIEW	3/8/2011	KT
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1750	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	962,187	
NET AREA	4,488	DETAIL ADJ	1.173	FOUNDATION	5	BRICK/STONE	1.00	A	BMU	N	BSMT UNFINISHED	238		63.15	15,030	CONDITION ELEM CD		
\$NLA(RCN)	\$214	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	+	USF	L	UPPER STORY FIN	2,028	1750	192.93	391,269	EXTERIOR	P	
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	2,460	1750	212.16	521,904	INTERIOR	F	
				ROOF COVER	1	ASPH SHINGLES	1.00	D	OPA	N	OPEN PORCH	135		51.50	6,953	KITCHEN	F	
				FLOOR COVER	12	COMB	1.00		F24	O	FPL 2S 4OP	1		18,585.00	18,585	BATHS	F	
				INT FINISH	1	PLASTER	1.00									HEAT	O	
				HEATING/COOLING	2	HOT WATER	1.02									ELECT	A	
				FUEL SOURCE	2	GAS	1.00											
CAPACITY				UNITS	ADJ													
STORIES	1.85	1.00																
ROOMS	7	1.00																
BEDROOMS	4	1.00																
BATHROOMS	3	1.00																
# 1/2 BATHS	0	1.00																
TOT FIXTURES	9	\$8,446																
# UNITS	1	1.00																
EFF.YR/AGE																1959 / 63		
COND																50 50 %		
FUNC																0		
ECON																0		
DEPR																50 % GD 50		
RCNLD																\$481,100		

