Key: 5336

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 5,080

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
SHEA KEVIN R 2 RICHFIELD ROAD SCITUATE, MA 02066	45-6-9-F	2 RICHFIELD RD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
SHEA KEVIN R	10/16/1996	H	100	(90396)
SHEA KEVIN R & MAUREEN A	06/19/1987	QS	15,000	75399-0
SHEA KEVIN ROBERT & PEGEE	08/07/1979	XX		(C00062356)

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

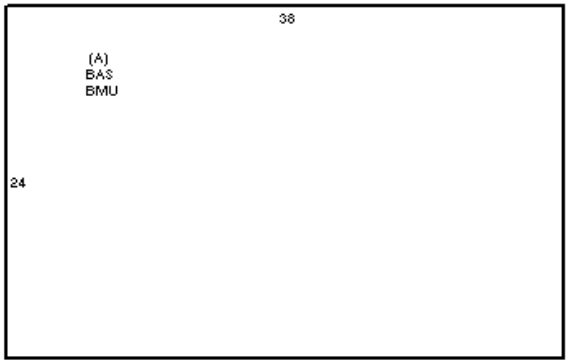
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%

LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	6,055	OS 1.00	100 1.00	100 1.00	440,000	5.76	100 1.00	R03 1.00			352,390

TOTAL	6,055 SF	ZONING		FRNT	71
Ngh	OCEANSIDE	NOTE			
Infl1	FACTOR 100				
Infl2	PHY 100				

ASSESSED	CURRENT	PREVIOUS
LAND	352,400	320,400
BUILDING	176,000	158,700
DETACHED	0	0
OTHER	0	0
TOTAL	**528,400**	**479,100**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 10/17/2003

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	10/13/2010	PL
LIST	10/13/2010	EST
REVIEW	3/25/2011	ER

YEAR BLT	1979	SIZE ADJ	1.000
NET AREA	912	DETAIL ADJ	0.841
$NLA(RCN)	$257	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	5	1.00
BEDROOMS	3	1.00
BATHROOMS	1	1.00
# 1/2 BATHS	0	1.00
TOT FIXTURES	3	$2,018
# 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	14	COMB	1.00
INT FINISH	2	DRYWALL	1.00
HEATING/COOLING	5	ELECTRIC BB	0.99
FUEL SOURCE	3	ELECTRIC	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	912		48.46	44,193
A	BAS	L	BASE AREA	912	1979	206.71	188,521

TOTAL RCN	234,732

CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	

EFF.YR/AGE	1990 / 32	
COND	25	25 %
FUNC	0	
ECON	0	
DEPR	25	% GD 75
RCNLD		$176,000