

Key: 5414

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 5.145

LEGAL

LAND

DETACHED

BUILDING

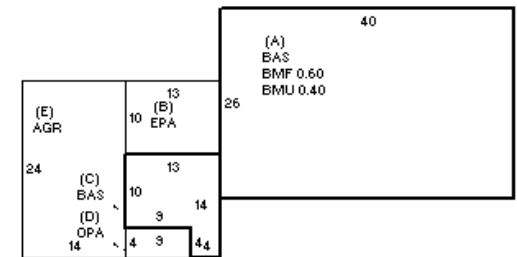
CURRENT OWNER				PARCEL ID				LOCATION			
WALGREEN ROBERT A & ANNE S 23 POPLAR AVENUE SCITUATE, MA 02066				45-16-21-0				23 POPLAR AV			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
WALGREEN ROBERT A & ANNE				12/29/1993	F		1 (85749)				
WALGREEN ROBERT A				10/29/1986	XX		74203-0				
WALGREEN ROBERT A & JUDIT				01/01/1976	XX		(C00055535)				

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	%	

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	12,204	HBR 1.00	100	1.00	100	1.00	506,000	2.96	100	1.00	R03 1.15	420,100

TOTAL	12,204 SF	ZONING	FRNT	102	ASSESSED	CURRENT	PREVIOUS
Ngh	HARBOR	NOTE			LAND	420,100	381,900
Inf1	FACTOR 100		BUILDING	230,300	207,800		
Inf2	PHY 100		DETACHED	7,000	6,300		
			OTHER	0	0		
			TOTAL	657,400	596,000		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	30 0.70		30	17.03	400
S/V	A	1.00	SV 1.00	1982	6,000	1.10	6,600



BUILDING	CD	ADJ	DESC	MEASURE	7/13/2009	PL
MODEL	1		RESIDENTIAL	LIST	7/13/2009	EST
STYLE	1	0.85	RANCH [100%]	REVIEW	3/25/2011	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	1959	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	333,813		
NET AREA	1,186	DETAIL ADJ	0.867	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	416		46.65	19,405	CONDITION ELEM	CD		
\$NLA(RCN)	\$281	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	BMF	N	BSMT FINISH-SEP	624		65.48	40,861	EXTERIOR			
				ROOF SHAPE	1	GABLE	1.00	B	EPA	N	ENCLOSED PORCH	130		90.20	11,726	INTERIOR			
				ROOF COVER	1	ASPH SHINGLES	1.00	+	BAS	L	BASE AREA	1,186	1959	196.84	233,448	KITCHEN			
				FLOOR COVER	14	COMB	1.00	D	OPA	N	OPEN PORCH	36		51.50	1,854	BATHS			
				INT FINISH	1	PLASTER	1.00	E	AGR	N	ATT GARAGE	336		49.48	16,625	HEAT			
				HEATING/COOLING	2	HOT WATER	1.02	FPL	O	O	FIREPLACE	1		7,813.00	7,813	ELECT			
				FUEL SOURCE	99	N/A	1.00												
																		EFF.YR/AGE	1972 / 50
																		COND	31 31 %
																		FUNC	0
																		ECON	0
																		DEPR	31 % GD 69
																		RCNLD	\$230,300