

Key: 5542

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 5.271

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
BABIGIAN ROBERT & LIMA-BABIGIAN ROCHELLE 12 TAFT MILL ROAD SOUTH GRAFTON, MA 01560				46-14-3-0				147 JERICHO RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
BABIGIAN ROBERT & BRENNAN CHRISTINE M				11/04/2021	QS	750,000	55965-80				
ADAMS EILEEN M TRUSTEE				01/31/2017	F	1	48065-87				
				12/13/2000	QS	-100	19165-223				

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	%
92-321	04/27/1992	7	OTHERS		05/07/2022	JD	100	100
92-301	04/21/1992	1	NEW CONST				100	100
90-194	04/26/1990	4	DEMO				100	100
		3	ALTERATIONS				100	100


LAND

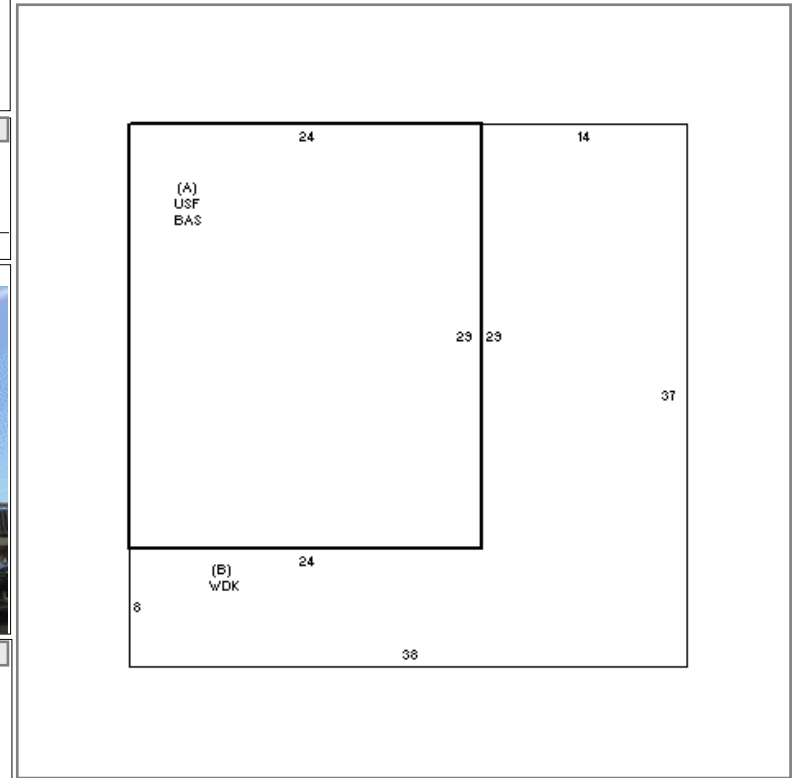
CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	4,350	OS 1.00	100	1.00	440,000	7.91	100	1.00	R08	1.00	347,450

TOTAL	4,356 SF	ZONING	FRNT	61	ASSESSED	CURRENT	PREVIOUS
Ngh	OCEANSIDE	NOTE			LAND	347,500	315,900
Infl1	FACTOR 100		BUILDING	348,300	324,100		
Infl2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
			TOTAL		695,800	640,000	

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								07/19/2022





BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	7/19/2022	JD
MODEL	1		RESIDENTIAL	LIST	7/19/2022	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	5/7/2022	JD
QUALITY	G	1.20	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1992	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	386,993	
NET AREA	1,392	DETAIL ADJ	0.999	FOUNDATION	1	PIER	0.98	A	BAS	L	BASE AREA	696	1992	261.05	181,688	CONDITION ELEM	CD	
\$NLA(RCN)	\$278	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	A	USF	L	UPPER STORY FIN	696	1992	237.39	165,226	EXTERIOR	G	
				ROOF SHAPE	1	GABLE	1.00	B	WDK	N	WOOD DECK	710		46.08	32,717	INTERIOR	G	
				ROOF COVER	1	ASPH SHINGLES	1.00		ODS	O	OUT DOOR SHOWER	1		1,608.00	1,608	KITCHEN	V	
				FLOOR COVER	13	COMB	1.00									BATHS	G	
				INT FINISH	2	DRYWALL	1.00									HEAT	A	
				HEATING/COOLING	2	HOT WATER	1.02									ELECT	U	
				FUEL SOURCE	2	GAS	1.00											
CAPACITY		UNITS	ADJ															
STORIES		2	1.00															
ROOMS		5	1.00															
BEDROOMS		3	1.00															
BATHROOMS		2	1.00															
# 1/2 BATHS		0	1.00															
TOT FIXTURES		6	\$5,754															
# UNITS		1	1.00															
EFF.YR/AGE 2012 / 10																		
COND 10 10 %																		
FUNC 0																		
ECON 0																		
DEPR 10 % GD 90																		
RCNLD \$348,300																		