

Key: 5795

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 5.521

LEGALS

| CURRENT OWNER  |  |  |  | PARCEL ID  |   |               |  | LOCATION          |  |  |  |
|--|--|--|--|------------|---|---------------|--|-------------------|--|--|--|
| WARD LAWRENCE J TR<br>PATRICIA TR<br>37 STOCKBRIDGE RD<br>SCITUATE, MA 02066 |  |  |  | 50-11-4-0  |   |               |  | 37 STOCKBRIDGE RD |  |  |  |
| TRANSFER HISTORY   |  |  |  | DOS        | T | SALE PRICE    |  | BK-PG (Cert)      |  |  |  |
| WARD LAWRENCE J TR   |  |  |  | 12/14/2012 | F | 100 (118404)  |  |                   |  |  |  |
| WARD LAWRENCE J & PATRICI  |  |  |  | 12/03/2012 | F | 1 (118343)    |  |                   |  |  |  |
| WARD LAWRENCE J & PATRICI  |  |  |  | 10/21/2011 | F | -100 (116650) |  |                   |  |  |  |

| 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    | %   |
| 11-055 | 09/09/2011 | 2             | ADDITIONS | 75,000 | 08/09/2012 | SJ | 100    | 100 |

LAND

| CD  | T | AC/SF/UN | Ngh      | Inf1 | Inf2 | ADJ BASE | SAF  | Inf3    | Lpi  | VC  | CREDIT AMT | ADJ VALUE |         |
|-----|---|----------|----------|------|------|----------|------|---------|------|-----|------------|-----------|---------|
| 100 | S | 16,000   | HBR 1.00 | 100  | 1.00 | 100      | 1.00 | 616,000 | 2.30 | 100 | 1.00       | R02 1.40  | 520,310 |

| TOTAL | 15,987 SF  | ZONING | FRNT     | 131     | ASSESSED | CURRENT | PREVIOUS |
|-------|------------|--------|----------|---------|----------|---------|----------|
| Ngh   | HARBOR     | NOTE   | LAND     | 520,300 | 439,200  |         |          |
| Inf1  | FACTOR 100 |        | BUILDING | 211,100 | 198,200  |         |          |
| Inf2  | PHY 100    |        | DETACHED | 4,900   | 4,700    |         |          |
|       |            |        | OTHER    | 0       | 0        |         |          |
|       |            | TOTAL  |          | 736,300 | 642,100  |         |          |

DETACHED

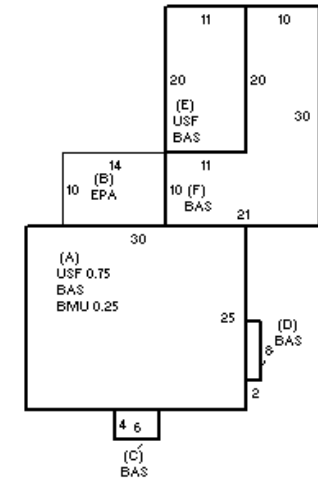
| TY  | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD |
|-----|------|------|----------|----|-------|-----------|-------|
| LBN | -    | 0.90 | 70 0.30  |    | 544   | 29.59     | 4,800 |
| SHF | A    | 1.00 | 30 0.70  |    | 10    | 17.03     | 100   |



BLDG COMMENTS  
FY12 FR- CAPE TO ANTIQUE

BUILDING

| BUILDING | CD | ADJ  | DESC                | MEASURE | 8/9/2012  | SJ  |
|----------|----|------|---------------------|---------|-----------|-----|
| MODEL    | 1  |      | RESIDENTIAL         | LIST    | 8/9/2012  | EST |
| STYLE    | 19 | 1.15 | ANTIQUE [100%]      | REVIEW  | 3/22/2011 | ER  |
| QUALITY  | +  | 1.10 | AVG +/GOOD - [100%] |         |           |     |
| FRAME    | 1  | 1.00 | WOOD FRAME [100%]   |         |           |     |



| YEAR BLT     | 1900  | SIZE ADJ   | 1.000   |
|--------------|-------|------------|---------|
| NET AREA     | 2,203 | DETAIL ADJ | 1.173   |
| \$NLA(RCN)   | \$266 | OVERALL    | 1.000   |
| CAPACITY     |       | UNITS      | ADJ     |
| STORIES      |       | 1.75       | 1.00    |
| ROOMS        |       | 8          | 1.00    |
| BEDROOMS     |       | 4          | 1.00    |
| BATHROOMS    |       | 1          | 1.00    |
| # 1/2 BATHS  |       | 1          | 1.00    |
| TOT FIXTURES |       | 5          | \$5,161 |
| # 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     | 2  | SOFTWOOD       | 1.00 |
| INT FINISH      | 1  | PLASTER        | 1.00 |
| HEATING/COOLING | 2  | HOT WATER      | 1.02 |
| FUEL SOURCE     | 99 | N/A            | 1.00 |

| S | BAT | T | DESCRIPTION     | UNITS | YB   | ADJ PRICE | RCN     |
|---|-----|---|-----------------|-------|------|-----------|---------|
| A | BMU | N | BSMT UNFINISHED | 188   |      | 69.46     | 13,059  |
| + | USF | L | UPPER STORY FIN | 783   | 1900 | 232.51    | 182,054 |
| B | EPA | N | ENCLOSED PORCH  | 140   |      | 99.22     | 13,891  |
| + | BAS | L | BASE AREA       | 1,420 | 1900 | 255.68    | 363,059 |
|   | F21 | O | FPL 2S 1OP      | 1     |      | 9,062.90  | 9,063   |

| TOTAL RCN      | 586,288    |
|----------------|------------|
| CONDITION ELEM | CD         |
| EXTERIOR       |            |
| INTERIOR       |            |
| KITCHEN        |            |
| BATHS          |            |
| HEAT           |            |
| ELECT          |            |
| EFF.YR/AGE     | 1952 / 70  |
| COND           | 64 64 %    |
| FUNC           | 0          |
| ECON           | 0          |
| DEPR           | 64 % GD 36 |
| RCNLD          | \$211,100  |