Key: 5849

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 5,573

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
SVENSEN STEPHEN J & ANN E 70 FIRST PARISH RD SCITUATE, MA 02066	50-12-19-0	70 FIRST PARISH RD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
SVENSEN STEPHEN J & ANN E	05/30/2008	QS	375,000	36025-009
BERGMAN FRED M & CLARA I	12/11/2002	QS	1	23643-348
BERGMAN FRED M & CLARA I	01/01/1952	XX		2155-150

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

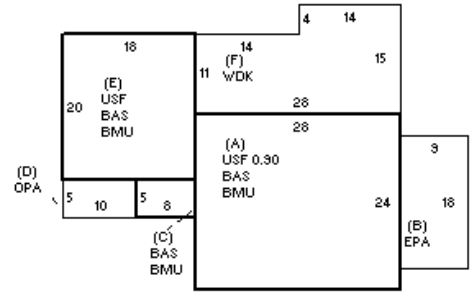
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
17-122	03/15/2017	2	ADDITIONS	120,000	08/07/2017	SJ	100	75
99-335	06/24/1999	3	ALTERATIONS				100	100

LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	15,148	HBR 1.00	100 1.00	100 1.00	616,000	2.42	100 1.00	R02 1.40			518,420

TOTAL	15,159 SF	ZONING		FRNT	70
Ngh	HARBOR	NOTE			
Infl1	FACTOR 100				
Infl2	PHY 100				

ASSESSED	CURRENT	PREVIOUS
LAND	518,400	437,600
BUILDING	460,700	409,600
DETACHED	500	500
OTHER	0	0
TOTAL	**979,600**	**847,700**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	30 0.70			40	17.03	500

PHOTO 10/01/2003

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	7	1.20	CONVENTIONAL [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	10/20/2010	PL
LIST	10/20/2010	EST
REVIEW	3/22/2011	ER

BLDG COMMENTS

FY12 FR- COLONIAL TO CONV
GOOD TO AVG

YEAR BLT	1927	SIZE ADJ	1.000
NET AREA	2,037	DETAIL ADJ	1.200
$NLA(RCN)	$276	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1.9	1.00
ROOMS	7	1.00
BEDROOMS	3	1.00
BATHROOMS	1	1.00
# 1/2 BATHS	0	1.00
TOT FIXTURES	3	$2,880
# 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	1	FORCED AIR	1.00
FUEL SOURCE	99	N/A	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	1,072		46.27	49,599
A	BAS	L	BASE AREA	672	1927	241.07	162,000
A	USF	L	UPPER STORY FIN	605	1927	219.23	132,633
B	EPA	N	ENCLOSED PORCH	162		90.20	14,612
+	BAS	L	BASE AREA	400	2017	241.07	96,428
D	OPA	N	OPEN PORCH	50		51.50	2,575
E	USF	L	UPPER STORY FIN	360	2017	219.23	78,922
F	WDK	N	WOOD DECK	364		38.40	13,978
	F21	O	FPL 2S 1OP	1		8,239.00	8,239

TOTAL RCN	561,866
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	G
KITCHEN	G
BATHS	G
HEAT	
ELECT	

EFF.YR/AGE	2004 / 18		
COND	17	17 %	
FUNC	0		
ECON	0		
DEPR	18	% GD	82
RCNLD			$460,700