

Key: 6204

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 5.911

LEGALS

LAND

DETACHED

BUILDING

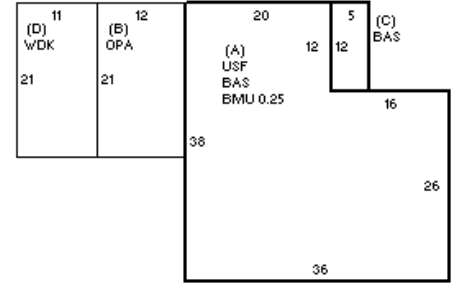
CURRENT OWNER				PARCEL ID				LOCATION			
SPENCE JORDAN K & DOWNEY TARYN S/O SPENCE JORDAN K 254 STOCKBRIDGE RD SCITUATE, MA 02066				53-4-2-0				254 STOCKBRIDGE RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
SPENCE JORDAN K				02/13/2023	H	1	57668-223				
SPENCE JORDAN K & DOWNEY				10/13/2011	F	-100	40435-262				
SPENCE JORDAN K				05/28/2010	H	225,000	38578-268				

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	%
89-603	11/01/1989	7	OTHERS		08/03/2023	JD	100	100
89-510	10/12/1989	3	ALTERATIONS				100	100
		3	ALTERATIONS				100	100
		7	OTHERS				100	100

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	12,825 GB	1.00	100	1.00	317,900	2.83	85	0.85	R02	0.85	264,720

TOTAL	12,825 SF	ZONING	FRNT	286	ASSESSED	CURRENT	PREVIOUS
Ngh	GREENBUSH	N O T E MBTA EASMENT INFL3=COMMUTER RAIL	LAND	264,700	226,500		
Infl1	FACTOR 100		BUILDING	314,800	172,600		
Infl2	PHY 100		DETACHED	5,800	7,100		
			OTHER	0	0		
			TOTAL	585,300	406,200		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	20 0.80		224	12.01	2,200
HTB	A	1.00	30 0.70		1	5,181.80	3,600



BUILDING	CD	ADJ	DESC	MEASURE	8/3/2023	JD
MODEL	1		RESIDENTIAL	LIST	8/3/2023	EST
STYLE	7	1.20	CONVENTIONAL [100%]	REVIEW	3/18/2011	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	1902	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	2,412	DETAIL ADJ	1.224	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	294		63.15	18,566
\$NLA(RCN)	\$251	OVERALL	1.000	EXT COVER	4	VINYL	1.00	A	USF	L	UPPER STORY FIN	1,176	1902	217.28	255,518
				ROOF SHAPE	1	GABLE	1.00	B	OPA	N	OPEN PORCH	252		51.50	12,978
				ROOF COVER	1	ASPH SHINGLES	1.00	+	BAS	L	BASE AREA	1,236	1902	238.93	295,312
				FLOOR COVER	2	SOFTWOOD	1.00	D	WDK	N	WOOD DECK	231		38.40	8,870
				INT FINISH	1	PLASTER	1.00	F21	O	O	FPL 2S 1OP	1		8,239.00	8,239
				HEATING/COOLING	2	HOT WATER	1.02								
				FUEL SOURCE	2	GAS	1.00								

TOTAL RCN	605,358
CONDITION ELEM	CD
EXTERIOR	F
INTERIOR	F
KITCHEN	F
BATHS	F
HEAT	O
ELECT	O
EFF.YR/AGE	1960 / 62
COND	48 48 %
FUNC	0
ECON	0
DEPR	48 % GD 52
RCNLD	\$314,800