

Key: 6258

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 5.957

LEGAL

LAND

DETACHED

BUILDING

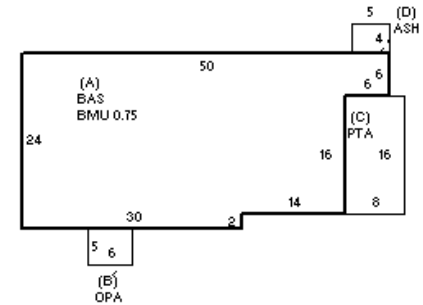
CURRENT OWNER				PARCEL ID				LOCATION			
HOFFMAN RICHARD W & HOFFMAN WILLIAM E PO BOX 870 SCITUATE, MA 02066-0870				53-2-4-0				251 STOCKBRIDGE RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
HOFFMAN RICHARD W & YEATON PATRICIA, TR				08/10/2010	H	250,000	38826-238				
STONE DOROTHY E TRUSTEE				08/10/2010	H	1	38826-233				
				04/23/1992	F	1	10921-59				

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	%
SS16-03		5	SPLIT/SUB/LA		04/27/2015	SJ	100	100

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	11,112 GB	1.00	100	1.00	374,000	3.24	100	1.00	R02	0.85	308,820

TOTAL	11,112 SF	ZONING		FRNT	33	ASSESSED	CURRENT	PREVIOUS
Ngh	GREENBUSH	NOTE				LAND	308,800	264,200
Infl1	FACTOR 100		BUILDING	183,100	165,200			
Infl2	PHY 100		DETACHED	1,000	900			
			OTHER	0	0			
						TOTAL	492,900	430,300

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00 25 0.75			80	15.97	1,000



BUILDING	CD	ADJ	DESC	MEASURE	4/27/2015	SJ
MODEL	1		RESIDENTIAL	LIST	10/29/2001	EST
STYLE	1	0.85	RANCH [100%]	REVIEW	3/18/2011	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	1942	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	265,378	
NET AREA	1,064	DETAIL ADJ	0.850	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	798		50.56	40,349	CONDITION ELEM	CD	
\$NLA(RCN)	\$249	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	BAS	L	BASE AREA	1,064	1942	199.07	211,809	EXTERIOR		
				ROOF SHAPE	1	GABLE	1.00	B	OPA	N	OPEN PORCH	30		51.50	1,545	INTERIOR		
				ROOF COVER	1	ASPH SHINGLES	1.00	C	PTA	N	PATIO	128		14.90	1,907	KITCHEN		
				FLOOR COVER	2	SOFTWOOD	1.00	D	ASH	N	ATT SHED	20		22.35	447	BATHS		
				INT FINISH	1	PLASTER	1.00		F11	O	FPL 1S 1OP	1		7,281.00	7,281	HEAT		
				HEATING/COOLING	1	FORCED AIR	1.00									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	\$183,100