

Key: 6300

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 6.003

LEGAL

CURRENT OWNER						PARCEL ID			LOCATION				
TRITON REAL ESTATE MANAGEMENT GROUP LLC 10 NEW DRIFTWAY, UNIT 102 SCITUATE, MA 02066						53-5-36-0			10 NEW DRIFTWAY				
						TRANSFER HISTORY			DOS	T	SALE PRICE	BK-PG (Cert)	
						TRITON REAL ESTATE MANAGE			12/22/2022	QS	345,000	57541-128	
COUNTRY WAY ASSOCIATES IN			12/22/1999	F		18148-23							
MORIN DAVID D & ELLEN L			06/07/1985	QS	240,000	6138-7							

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
3430	100	COMM CONDO				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
19-409	05/30/2019	3	ALTERATIONS	38,000	08/26/2019	JD	100	100
		5	SPLIT/SUB/LA		04/19/2005	SJ	100	100
		4	DEMO				100	100
		1	NEW CONST				100	100
		3	ALTERATIONS				100	100

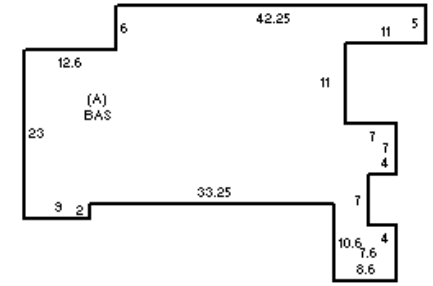
LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE

TOTAL	SF	ZONING	FRNT	212	ASSESSED	CURRENT	PREVIOUS
Ngh		NOTE			LAND	0	0
Infl1			BUILDING	353,800	396,800		
Infl2			DETACHED	0	0		
			OTHER	0	0		
			TOTAL	353,800	396,800		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	12/21/2021	PJK
MODEL	11		CI CONDO	LIST	5/4/2011	DF
STYLE	7	1.14	CONDO-OFC [100%]	REVIEW	8/24/2019	JD
QUALITY	G	1.25	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS		
UNIT 101		

G

YEAR BLT	2004	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	368,493
NET AREA	1,322	DETAIL ADJ	1.409	COMPLEX	63	JACOB HATCH	1.20	A	BAS	L	BAS AREA	1,322	2004	278.74	368,493		
\$NLA(RCN)	\$279	OVERALL	1.000	EXT. COVER	2	CLAPBOARD	1.00										
				ROOF SHAPE	1	GABLE	1.00										
				ROOF COVER	1	ASPHALT SHINGLE	1.00										
				FLOOR COVER	3	W/W CARPET	1.00										
				INT. FINISH	2	DRYWALL	1.00										
				HEATING/COOLING	9	WARM/COOL AIR	1.03										
				FUEL SOURCE	2	GAS	1.00										
				LOCATION	2	INTERIOR UNIT	1.00										
				FLOOR	1	1ST FLOOR	1.00										
				VIEW	0		1.00										
				NET ADJ CODE	0		1.00										
																RCNLD	\$353,800

CONDITION ELEM		CD
EXTERIOR		A
INTERIOR		G
CDN/APP		A
EFF.YR/AGE		2008 / 14
COND	4 4 %	
FUNC	0	
ECON	0	
DEPR	4 % GD	96