

Key: 6312

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 6.014

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CURRENT OWNER				PARCEL ID				LOCATION					
US BANK NATL ASSOC TR C/O RUSHMORE LOAN MANAGEMENT 15480 LAGUNA CANYON RD SUITE 100 IRVINE, CA 92618				54-1-18-0				59 GREENFIELD LN					
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)						
US BANK NATL ASSOC TR				06/03/2013	F	10	43148-272						
DEUTSCHE BANK NATIONAL TR				01/10/2013	L	394,250	42526-52						
STONE EDWARD P & CLARE A				06/01/2007	H	482,000	34621-108						
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	15,950	HBR 1.00	100	1.00	100	1.00	506,000	2.31	100	1.00	R04 1.15	427,320

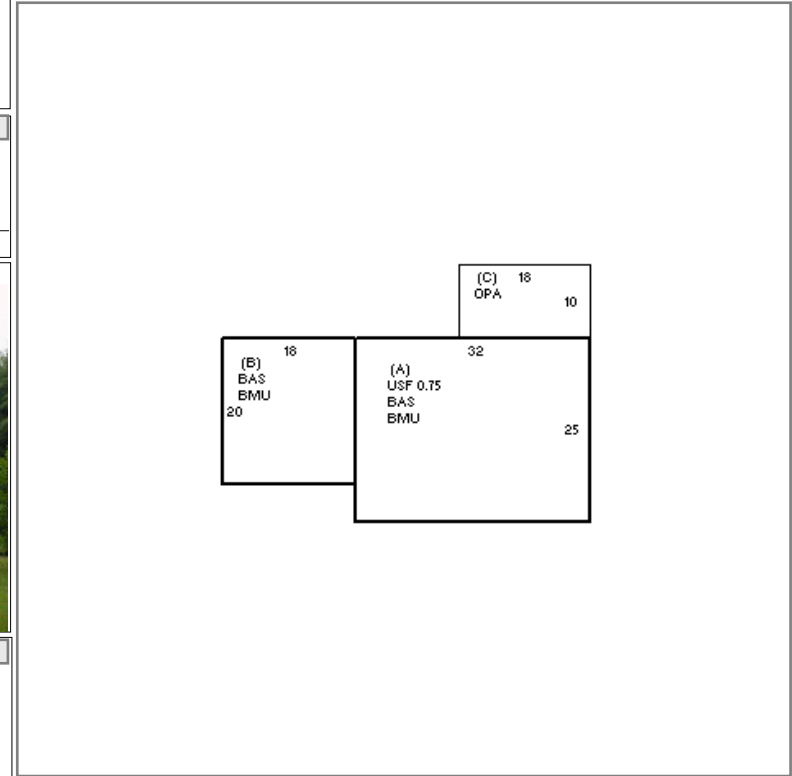
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD
1010	100	SINGLE FAMILY				1	1 of 1
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st %
94-239	06/09/1994	3	ALTERATIONS				100 100
92-256	04/07/1992	3	ALTERATIONS				100 100
90-299	06/06/1990	3	ALTERATIONS				100 100
89-319	06/22/1989	3	ALTERATIONS				100 100

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TOTAL	15,950 SF	ZONING	FRNT	115	ASSESSED	CURRENT	PREVIOUS
Ngh	HARBOR	N O T E			LAND	427,300	388,500
Inf1	FACTOR 100		BUILDING	209,700	195,200		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
					TOTAL	637,000	583,700

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TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



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BUILDING	CD	ADJ	DESC	MEASURE	9/16/2009	PL
MODEL	1		RESIDENTIAL	LIST	9/16/2009	EST
STYLE	4	1.10	CAPE [100%]	REVIEW	3/17/2011	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	1947	SIZE ADJ	1.000
NET AREA	1,760	DETAIL ADJ	1.122
\$NLA(RCN)	\$271	OVERALL	1.000
CAPACITY		UNITS	ADJ
STORIES		1.75	1.00
ROOMS		6	1.00
BEDROOMS		3	1.00
BATHROOMS		2	1.00
# 1/2 BATHS		1	1.00
TOT FIXTURES		8	\$7,181
# UNITS		1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	CONT BSMT WALL	1.00
EXT COVER	2	CLAPBOARD	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	TOTAL RCN	476.606
+	BMU	N	BSMT UNFINISHED	1,160		45.30	52,548	CONDITION ELEM CD	
+	BAS	L	BASE AREA	1,160	1947	231.79	268,873	EXTERIOR	
A	USF	L	UPPER STORY FIN	600	1947	210.79	126,471	INTERIOR	
C	OPA	N	OPEN PORCH	180		51.50	9,270	KITCHEN	
	BMG	O	BSMT GARAGE	2		2,491.00	4,982	BATHS	
	F11	O	FPL 1S 1OP	1		7,281.00	7,281	HEAT	
								ELECT	
								EFF.YR/AGE	1956 / 66
								COND	56 56 %
								FUNC	0
								ECON	0
								DEPR	56 % GD 44
								RCNLD	\$209,700