

Key: 6406

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 6.109

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
BUMSTEAD LAURIE A TR 31 BLANCHARD RD SCITUATE, MA 02066				55-5-26-0				31 BLANCHARD RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
BUMSTEAD LAURIE A TR				08/03/2021	F	1 (132450)					
O'BRIEN LAURIE ANN				06/16/2014	F	100 (120532)					
O'BRIEN MICHAEL C				05/11/1988	QS	102,000 (76949)					

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	%
		3	ALTERATIONS				100	100

LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	13,471	HBR 1.00	100	1.00	616,000	2.70	100	1.00	WV1	1.40	514,520

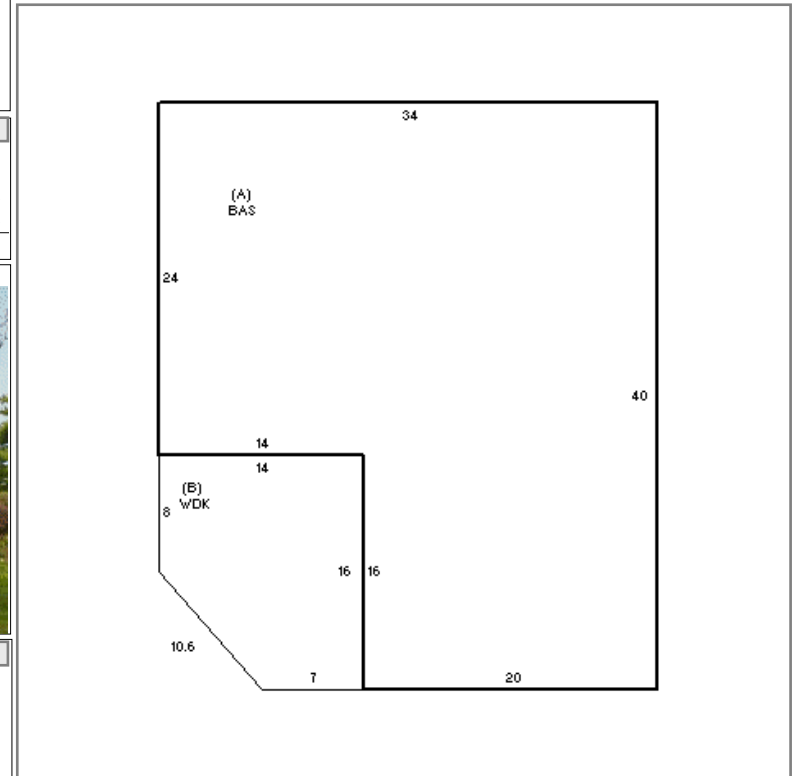
TOTAL	13,460 SF	ZONING		FRNT	99	ASSESSED	CURRENT	PREVIOUS
Ngh	HARBOR	NOTE	LAND	514,500	434,300			
Inf1	FACTOR 100		BUILDING	157,800	142,500			
Inf2	PHY 100		DETACHED	500	500			
			OTHER	0	0			
TOTAL			TOTAL	672,800	577,300			

DETACHED

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



BLDG COMMENTS



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	11/23/2010	PL
MODEL	1		RESIDENTIAL	LIST	11/23/2010	EST
STYLE	1	0.85	RANCH [100%]	REVIEW	3/17/2011	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

G

YEAR BLT	1954	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	228,679	
NET AREA	1,136	DETAIL ADJ	0.807	FOUNDATION	2	SLAB	0.95	A	BAS	L	BASE AREA	1,136	1954	185.43	210,644	CONDITION ELEM	CD	
\$NLA(RCN)	\$201	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	B	WDK	N	WOOD DECK	196		38.40	7,526	EXTERIOR		
				ROOF SHAPE	1	GABLE	1.00		F11	O	FPL 1S 10P	1		7,281.00	7,281	INTERIOR		
				ROOF COVER	1	ASPH SHINGLES	1.00									KITCHEN		
				FLOOR COVER	14	COMB	1.00									BATHS		
				INT FINISH	1	PLASTER	1.00									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	\$157,800