

Key: 6713

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 6.410

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
LANGENDORFER SALLIE R 126 GILSON RD SCITUATE, MA 02066				64-11-7-0				126 GILSON RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
LANGENDORFER SALLIE R				03/28/2003	F	24630-120					
PEDINI PAUL S				12/13/1982	QS	84,500	5260-32				
BOYLE ROBERT AND DOROTHY				03/06/1980	QS	57,200	4801-59				

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	%
03-415	07/15/2003	7	OTHERS		02/16/2023	JD	100	100
97-564	09/26/1997	3	ALTERATIONS	1,800	04/01/9015	SJ	100	100
		2	ADDITIONS				100	100

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	33,140 CLF	1.00	100	1.00	572,000	1.18	100	1.00	R05	1.30	514,070

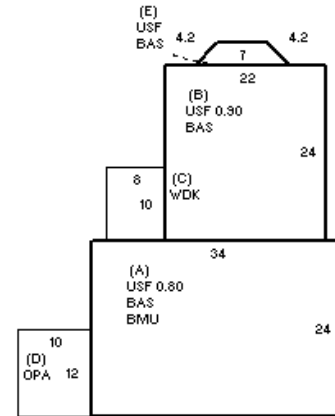
TOTAL	33,140 SF	ZONING		FRNT	98	ASSESSED	CURRENT	PREVIOUS
Ngh	CLIFFS	NOTE	LAND	514,100	467,300			
Inf1	FACTOR 100		BUILDING	358,800	220,900			
Inf2	PHY 100		DETACHED	7,100	6,800			
			OTHER	0	0			
		TOTAL		880,000	695,000			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	-	0.90	60 0.40		400	44.35	7,100



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	2/7/2023	JD
MODEL	1		RESIDENTIAL	LIST	2/7/2023	EST
STYLE	7	1.20	CONVENTIONAL [100%]	REVIEW	3/15/2011	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1920	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	2,532	DETAIL ADJ	1.224	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	816		50.18	40,949
\$NLA(RCN)	\$253	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	+	USF	L	UPPER STORY FIN	1,158	1920	215.63	249,705
CAPACITY		UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,374	1920	237.12	325,802
STORIES	1.9	1.00		ROOF COVER	1	ASPH SHINGLES	1.00	C	WDK	N	WOOD DECK	80		38.40	3,072
ROOMS	9	1.00		FLOOR COVER	2	SOFTWOOD	1.00	D	OPA	N	OPEN PORCH	120		51.50	6,180
BEDROOMS	4	1.00		INT FINISH	1	PLASTER	1.00	F21	O	FPL 2S 1OP	1		8,239.00	8,239	
BATHROOMS	2	1.00		HEATING/COOLING	2	HOT WATER	1.02								
# 1/2 BATHS	0	1.00		FUEL SOURCE	99	N/A	1.00								
TOT FIXTURES	7	\$6,854													
# UNITS	1	1.00													

TOTAL RCN	640,801	
CONDITION ELEM	CD	
EXTERIOR	F	
INTERIOR	F	
KITCHEN	F	
BATHS	F	
HEAT	A	
ELECT	A	
EFF.YR/AGE	1963 / 59	
COND	44	44 %
FUNC	0	
ECON	0	
DEPR	44	% GD 56
RCNLD	\$358,800	