

Key: 6754

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 6.450

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
WOODS THOMAS 181 KENT ST SCITUATE, MA 02066				60-2-39-0				181 KENT ST			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
WOODS THOMAS				08/23/2019	QS	390,000		51547-53			
SCHILPP ADAM F				11/19/2012	QS	275,000		42261-16			
REED WM D & ANNE M				06/30/2000	QS	175,000		18660-159			

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	%
05-574	09/02/2005	2	ADDITIONS	1,000	09/05/2006	SJ	100	100

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	38,200	HBR 1.00	100	1.00	430,100	1.04	W85 0.85	R04	1.15		392,680

TOTAL	38,202 SF	ZONING		FRNT	132	ASSESSED	CURRENT	PREVIOUS
Ngh	HARBOR	NOTE				LAND	392,700	357,000
Infl1	FACTOR 100					BUILDING	154,300	137,300
Infl2	PHY 100					DETACHED	600	600
						OTHER	0	0
						<b>TOTAL</b>	<b>547,600</b>	<b>494,900</b>

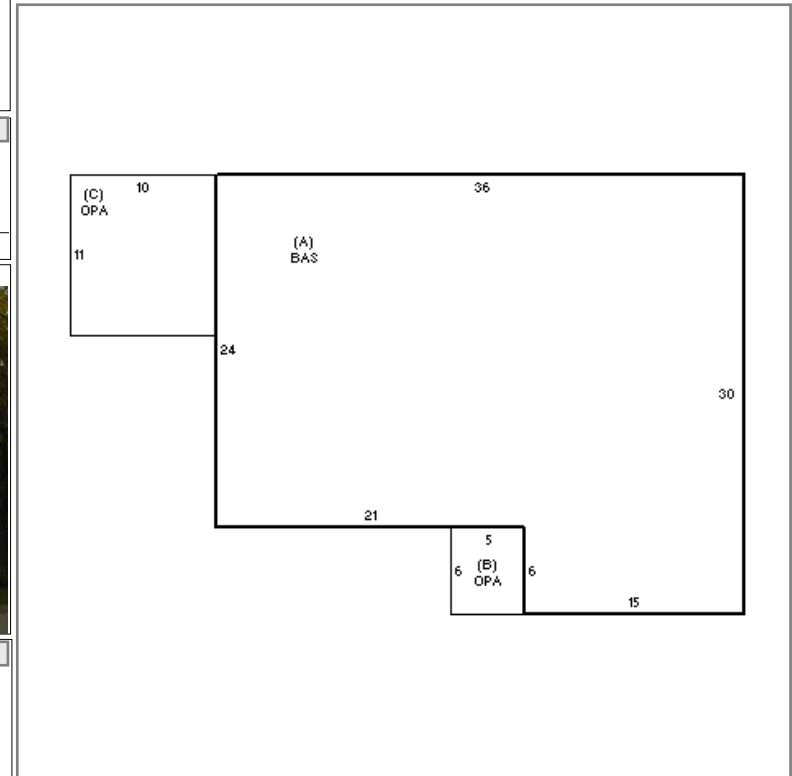
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	30 0.70		50	17.03	600



BLDG COMMENTS

MLS

BUILDING	CD	ADJ	DESC	MEASURE	10/1/2009	PL
MODEL	1		RESIDENTIAL	LIST	10/1/2009	EST
STYLE	1	0.85	RANCH [100%]	REVIEW	9/3/2020	JD
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1957	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	954	DETAIL ADJ	0.831	FOUNDATION	2	SLAB	0.95	A	BAS	L	BASE AREA	954	1957	201.28	192,017
\$NLA(RCN)	\$219	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	+	OPA	N	OPEN PORCH	140		51.50	7,210
				ROOF SHAPE	1	GABLE	1.00	F11	O	O	FPL 1S 1OP	1		7,281.00	7,281
				ROOF COVER	1	ASPH SHINGLES	1.00								
				FLOOR COVER	14	COMB	1.00								
				INT FINISH	1	PLASTER	1.00								
				HEATING/COOLING	9	WARM/COOL AIR	1.03								
				FUEL SOURCE	2	GAS	1.00								
CAPACITY		UNITS	ADJ												
STORIES		1	1.00												
ROOMS		5	1.00												
BEDROOMS		3	1.00												
BATHROOMS		1	1.00												
# 1/2 BATHS		0	1.00												
TOT FIXTURES		3	\$1,994												
# UNITS		1	1.00												

TOTAL RCN	208,502	
CONDITION ELEM	CD	
EXTERIOR	G	
INTERIOR	G	
KITCHEN	G	
BATHS	A	
HEAT	U	
ELECT	A	
EFF.YR/AGE	1984 / 38	
COND	26 26 %	
FUNC	0	
ECON	0	
DEPR	26 % GD	74
RCNLD	\$154,300	