Key: 6975

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 6,667

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
FRIEDEL ERIK & KATIE C 15 CLIFF AVENUE SCITUATE, MA 02066	64-5-6-0	15 CLIFF AV

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
FRIEDEL ERIK & KATIE C	01/30/2015	H	460,000	(121510)
JENNINGS THOMAS F	01/08/2015	H	1	(121442)
JENNINGS ROBERT W	05/01/1985	QS		(71184)

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	100	SINGLE FAMILY		1	1 of 1

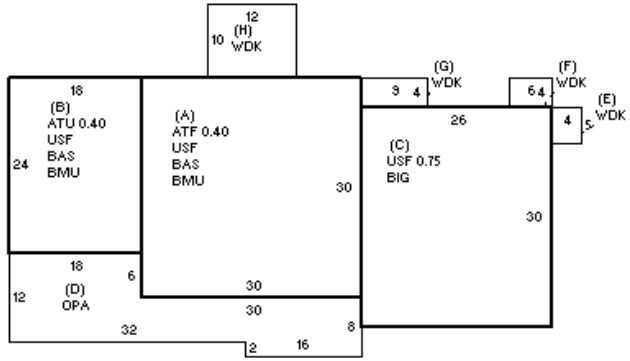
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
		4	DEMO		06/08/2017	SJ	100	100
16-736	11/29/2016	1	NEW CONST	515,000	06/08/2017	SJ	100	60
16-736	11/29/2016	1	NEW CONST	515,000	05/23/2018	JD	100	100

LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	10,000	CLF 1.00	100 1.00	100 1.00	792,000	3.58	100 1.00	R09 1.80			650,150

TOTAL	10,000 SF	ZONING		FRNT	96
Ngh	CLIFFS	NOTE			
Infl1	FACTOR 100				
Infl2	PHY 100				

ASSESSED	CURRENT	PREVIOUS
LAND	650,200	591,000
BUILDING	1,085,500	936,500
DETACHED	0	0
OTHER	0	0
TOTAL	**1,735,700**	**1,527,500**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 06/18/2018

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	5	1.00	COLONIAL [100%]
QUALITY	V	1.40	VERY GOOD [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	6/8/2017	SJ
LIST	5/23/2018	EST
REVIEW		

BLDG COMMENTS

outside shower & generator
heat = radiant with central ac

YEAR BLT	2017	SIZE ADJ	1.000
NET AREA	3,609	DETAIL ADJ	1.040
$NLA(RCN)	$301	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	2.5	1.00
ROOMS	8	1.00
BEDROOMS	3	1.00
BATHROOMS	3	1.00
# 1/2 BATHS	1	1.00
TOT FIXTURES	14	$16,307
# UNITS	0	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	CONT BSMT WALL	1.00
EXT COVER	1	WD SHINGLES	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH SHINGLES	1.00
FLOOR COVER	1	HARDWOOD	1.00
INT FINISH	1	PLASTER	1.00
HEATING/COOLING	10	HOT/COLD WATER	1.04
FUEL SOURCE	2	GAS	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	1,332		61.30	81,648
+	BAS	L	BASE AREA	1,332	2017	269.48	358,947
+	USF	L	UPPER STORY FIN	1,917	2017	245.06	469,785
A	ATF	L	ATTIC FINISH	360	2017	174.11	62,681
B	ATU	N	ATTIC UNF	173		51.80	8,961
C	BIG	N	BUILT-IN GARAGE	780		58.43	45,576
D	OPA	N	OPEN PORCH	428		72.10	30,859
+	WDK	N	WOOD DECK	200		53.76	10,752

TOTAL RCN	1,085,517
CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	
EFF.YR/AGE	2107 / 0
COND	0 0 %
FUNC	0
ECON	0
DEPR	0 % GD 100
RCNLD	$1,085,500