

Key: 7001

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 6.692

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
RUTLEDGE WILLIAM V 18 LINCOLN AV SCITUATE, MA 02066				64-7-9-0				18 LINCOLN AV			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
RUTLEDGE WILLIAM V				05/10/2013	QS	805,000	43048-314				
BELL RICHARD G JR & ALICE				09/23/1994	QS	324,000	13162-37				
LAFLEUR RONALD & LORETTA				07/10/1980	XX	4849-139					

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	%
13-407	07/03/2013	3	ALTERATIONS	40,000	09/30/2014	RJM	100	100
		6	CYCL GROWTH		02/24/2004	PJB	100	100
		5	SPLIT/SUB/LA				100	100

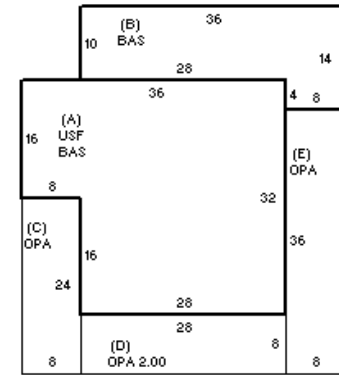
LAND

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	990,000	3.58	100	1.00	812,680

TOTAL	10,000 SF	ZONING	FRNT	299	ASSESSED	CURRENT	PREVIOUS
Ngh	CLIFFS	NOTE			LAND	812,700	755,200
Infl1	FACTOR 100		BUILDING	526,400	468,300		
Infl2	PHY 100		DETACHED	6,900	6,600		
			OTHER	0	0		
			TOTAL		1,346,000	1,230,100	

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	A	1.00	70 0.30		500	45.99	6,900



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	12/4/2010	PL
MODEL	1		RESIDENTIAL	LIST	12/4/2010	EST
STYLE	7	1.20	CONVENTIONAL [100%]	REVIEW	10/3/2014	RJM
QUALITY	+	1.10	AVG +/GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

LOADING

YEAR BLT	1915	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	683,656	
NET AREA	2,440	DETAIL ADJ	1.224	FOUNDATION	4	CONT BSMT WALL	1.00	+	BAS	L	BASE AREA	1,416	1915	262.25	371,347	CONDITION ELEM	CD	
\$NLA(RCN)	\$280	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	USF	L	UPPER STORY FIN	1,024	1915	238.49	244,212	EXTERIOR		
				ROOF SHAPE	2	HIP	1.00	+	OPA	N	OPEN PORCH	928		56.65	52,571	INTERIOR		
				ROOF COVER	1	ASPH SHINGLES	1.00		F21	O	FPL 2S 1OP	1		9,062.90	9,063	KITCHEN		
				FLOOR COVER	2	SOFTWOOD	1.00									BATHS		
				INT FINISH	1	PLASTER	1.00									HEAT		
				HEATING/COOLING	2	HOT WATER	1.02									ELECT		
				FUEL SOURCE	99	N/A	1.00											
																	EFF.YR/AGE	1995 / 27
																	COND	23 23 %
																	FUNC	0
																	ECON	0
																	DEPR	23 % GD 77
																	RCNLD	\$526,400