Key: 7047

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 6,736

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
DUFFY JUDITH A LE & DUFFY JAMES P 20 SACHEM RD NORTON, MA 02766	69-2-10-A	271 CENTRAL AV

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
DUFFY JUDITH A LE &	07/07/2008	V	1	(112191)
DUFFY JUDITH A	11/19/2002	QS	525,000	(102417)
LACAVA LEAH M	11/29/2000	A	395,000	(C00098441)

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

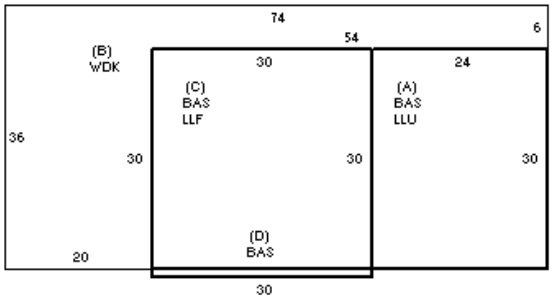
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
13-470	07/19/2013	3	ALTERATIONS	87,000	06/17/2014	MR	100	100
13-122	03/20/2013	3	ALTERATIONS	1,100	09/03/2013	SJ	100	100
		6	CYCL GROWTH		08/02/2005	SJ	100	100

LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	20,000	HUM 1.00	100 1.00	100 1.00	638,000	1.87	100 1.00	RF2 1.45			547,720

TOTAL	19,994 SF	ZONING		FRNT	199
Ngh	HUMAROCK	NOTE	C/W 10B		
Infl1	FACTOR 100				
Infl2	PHY 100				

ASSESSED	CURRENT	PREVIOUS
LAND	547,700	497,900
BUILDING	475,400	428,800
DETACHED	97,100	92,600
OTHER	0	0
TOTAL	**1,120,200**	**1,019,300**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	10 0.90			110	14.29	1,400
PPD	A 1.00	50 0.50	4X300		1,200	159.55	95,700

PHOTO 09/23/2003

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	3	1.00	SPLIT LEVEL [100%]
QUALITY	G	1.20	GOOD [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	6/7/2014	RJM
LIST	6/7/2014	EST
REVIEW	6/14/2014	TD

YEAR BLT	1968	SIZE ADJ	1.000
NET AREA	2,550	DETAIL ADJ	1.020
$NLA(RCN)	$249	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	9	1.00
BEDROOMS	5	1.00
BATHROOMS	3	1.00
# 1/2 BATHS	0	1.00
TOT FIXTURES	9	$8,813
# UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	CONT BSMT WALL	1.00
EXT COVER	2	CLAPBOARD	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH SHINGLES	1.00
FLOOR COVER	34	COMB	1.00
INT FINISH	1	PLASTER	1.00
HEATING/COOLING	2	HOT WATER	1.02
FUEL SOURCE	99	N/A	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	LLU	N	LOWER LEVEL UNF	720		66.52	47,893
B	WDK	N	WOOD DECK	1,044		46.08	48,108
C	LLF	L	LOWER LEVEL FIN	900	1968	158.04	142,234
+	BAS	L	BASE AREA	1,650	1968	229.12	378,049
	F11	O	FPL 1S 1OP	1		8,737.20	8,737

TOTAL RCN	633,834
CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	

EFF.YR/AGE	1990 / 32		
COND	25	25 %	
FUNC	0		
ECON	0		
DEPR	25	% GD	75
RCNLD			$475,400