

Key: 7109

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 6.792

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
PERFETTI MARK P & KAREN M TRS 2 LADDS WAY SCITUATE, MA 02066				69-1-9-0				294 CENTRAL AV			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
PERFETTI MARK P & KAREN M				06/23/2020	F	1 (103292)					
PERFETTI MARK P & KAREN				05/12/2003	A	660,000 (103292)					
PERFETTI RENATO & MARK TR				12/24/1997	QS	1 92616-					


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	%
19-150	03/11/2019	7	OTHERS		06/04/2019	TCK	100	100
18-524	08/09/2018	3	ALTERATIONS	28,000	06/04/2019	TCK	100	100
		3	ALTERATIONS	50,000	06/04/2019	TCK	100	100
		7	OTHERS		06/13/2018	JD	100	50
13-138	03/25/2013	3	ALTERATIONS	10,000	09/03/2013	SJ	100	100

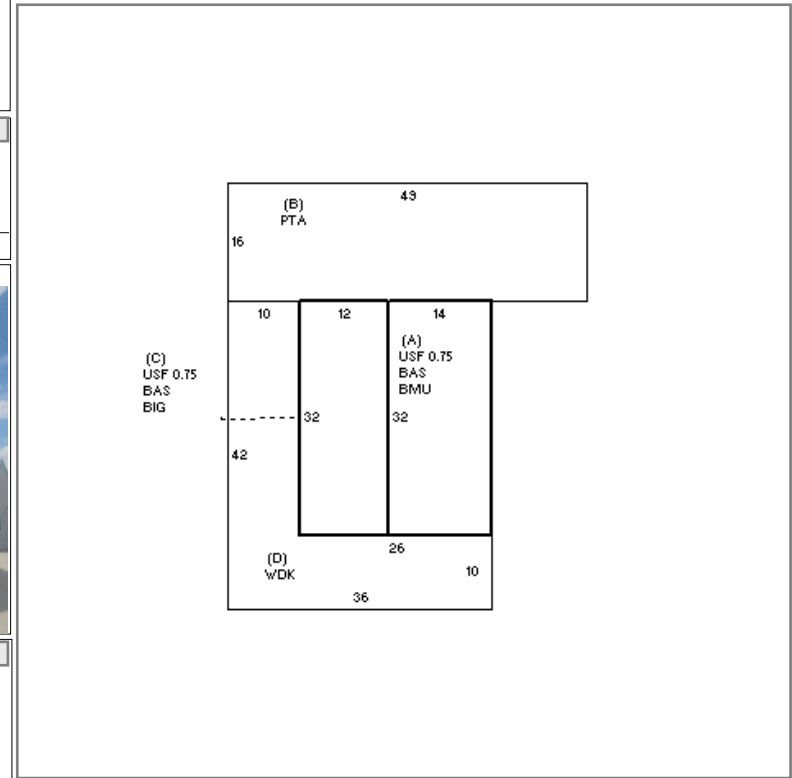
LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	10,500 HUM	1.00	100	1.00	100	1.00	748,000	3.41	100	1.00	WF7 1.70	615,680

TOTAL	10,498 SF	ZONING		FRNT	48	ASSESSED	CURRENT	PREVIOUS
Ngh	HUMAROCK	NOTE		LAND	615,700	526,800		
Inf1	FACTOR 100		BUILDING	333,400	296,500			
Inf2	PHY 100		DETACHED	0	0			
			OTHER	0	0			
				TOTAL	949,100	823,300		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	06/04/2019
									



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	6/4/2019	TCK
MODEL	1		RESIDENTIAL	LIST	6/4/2019	TCK
STYLE	4	1.10	CAPE [100%]	REVIEW	3/10/2011	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS		

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YEAR BLT	1976	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	444,494		
NET AREA	1,456	DETAIL ADJ	1.133	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	448		63.15	28,291	CONDITION ELEM CD			
\$NLA(RCN)	\$305	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	+	BAS	L	BASE AREA	832	1976	244.09	203,084	EXTERIOR			
CAPACITY				ROOF SHAPE	1	GABLE	1.00	+	USF	L	UPPER STORY FIN	624	1976	221.97	138,512	INTERIOR			
STORIES	1.75	ADJ	1.00	ROOF COVER	1	ASPH SHINGLES	1.00	B	PTA	N	PATIO	784		14.90	11,682	KITCHEN			
ROOMS	6		1.00	FLOOR COVER	14	COMB	1.00	C	BIG	N	BUILT-IN GARAGE	384		53.76	20,645	BATHS			
BEDROOMS	3		1.00	INT FINISH	2	DRYWALL	1.00	D	WDK	N	WOOD DECK	680		38.40	26,112	HEAT			
BATHROOMS	2		1.00	HEATING/COOLING	9	WARM/COOL AIR	1.03		BMG	O	BSMT GARAGE	1		2,491.00	2,491	ELECT			
# 1/2 BATHS	0		1.00	FUEL SOURCE	3	ELECTRIC	1.00		F21	O	FPL 2S 1OP	1		8,239.00	8,239	EFF.YR/AGE			
TOT FIXTURES	6	\$5,438																1988 / 34	
# UNITS	1	1.00																COND 25 25 %	
																FUNC 0			
																ECON 0			
																DEPR 25 % GD 75			
																RCNLD \$333,400			