

Key: 7433

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 7.108

LEG
AL
LAND


CURRENT OWNER				PARCEL ID				LOCATION				
LEONDIKE CHARLES C & RENEE M TRS PO BOX 744 13 BRUNSWICK ST HUMAROCK, MA 02047				72-16-4-0				13 BRUNSWICK ST				
				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)	
				LEONDIKE CHARLES C & LEONDIKE CHARLES & RENEE DAPRATO ALFRED A				04/23/2014	F		1 (120316)	
						08/18/2004	QS	622,500	(105920)			
						07/02/2004	F		1 (105646)			
CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	5,600	HUM 1.00	100	1.00	550,000	6.21	100	1.00	R08	1.25	438,960

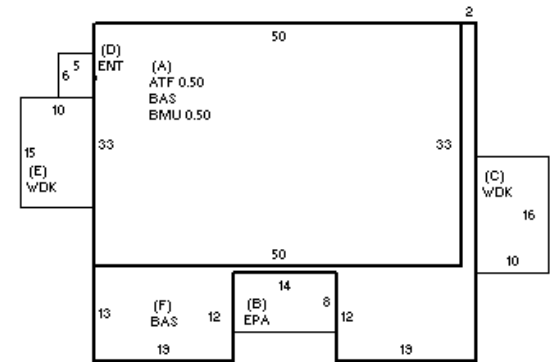
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD
1040	100	TWO FAMILY				1	1 of 1
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st %
96-495	10/15/1996	3	ALTERATIONS				100 100
95-192	04/18/1995	3	ALTERATIONS				100 100
91-871	12/11/1991	3	ALTERATIONS				100 100
91-156	05/01/1991	3	ALTERATIONS				100 100
		7	OTHERS				100 100

LAND

TOTAL	5,619 SF	ZONING	FRNT	78	ASSESSED	CURRENT	PREVIOUS
Ngh	HUMAROCK	NOTE			LAND	439,000	399,100
Infl1	FACTOR 100		BUILDING	498,700	450,100		
Infl2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
			TOTAL	937,700	849,200		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	09/19/2003
									



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE		
MODEL	1		RESIDENTIAL	LIST		
STYLE	4	1.10	CAPE [100%]	REVIEW	3/8/2011	ER
QUALITY	+	1.10	AVG +/GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

BLDG

YEAR BLT	1953	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	722,700															
NET AREA	3,049	DETAIL ADJ	1.122	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	825		55.02	45,388																	
\$NLA(RCN)	\$237	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	ATF	L	ATTIC FINISH	825	1953	150.45	124,120																	
				ROOF SHAPE	1	GABLE	1.00	B	EPA	N	ENCLOSED PORCH	112		99.22	11,112																	
				ROOF COVER	1	ASPH SHINGLES	1.00	+	WDK	N	WOOD DECK	310		42.24	13,094																	
				FLOOR COVER	14	COMB	1.00	D	ENT	N	ENCLOSED ENTRY	30		107.47	3,224																	
				INT FINISH	1	PLASTER	1.00	+	BAS	L	BASE AREA	2,224	1953	232.85	517,862																	
				HEATING/COOLING	1	FORCED AIR	1.00																									
				FUEL SOURCE	99	N/A	1.00																									
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