

Key: 7464

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 7.138

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
OLSCHAN JEANINE L 1827 MARION RD CHESHIRE, CT 06410				72-1-1-0				24 WEBSTER ST			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
OLSCHAN JEANINE L				06/27/2005	QS	875,000	30790-19				
FLATTES M L & TWOMEY H T				09/11/1992	QS		11254-53				
FLATTES MARY ELLEN TRUSTE				02/03/1992	XX		10737-175				

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	%
13-528	08/09/2013	1	NEW CONST	600,000	06/17/2014	MR	100	90
13-258	08/09/2013	1	NEW CONST	600,000	08/26/2015	SJ	100	100
13-370	06/17/2013	4	DEMO		05/12/2014	SJ	100	100
13-370	06/17/2013	4	DEMO	100	06/17/2014	MR	100	100
		7	OTHERS		05/08/2013	SJ	100	100

LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	7,500	HUM	1.00	100	1.00	100	1.00	WF7	1.70		605,060

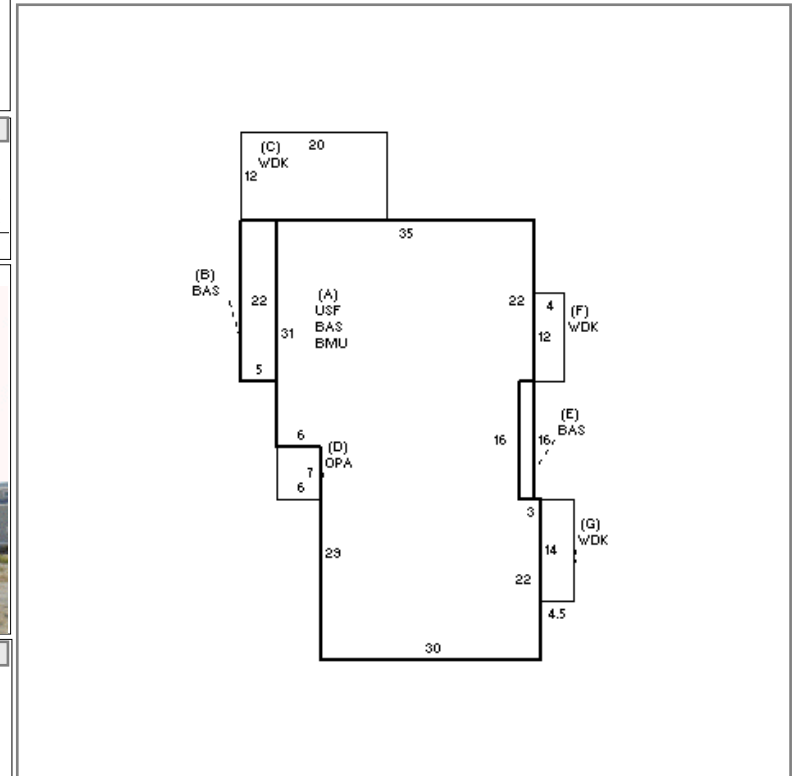
TOTAL	7,500 SF	ZONING	FRNT	147	ASSESSED	CURRENT	PREVIOUS
Ngh	HUMAROCK	NOTE			LAND	605,100	517,700
Inf1	FACTOR 100		BUILDING	1,048,100	913,800		
Inf2	PHY 100		DETACHED	1,100	1,100		
			OTHER	0	0		
			TOTAL		1,654,300	1,432,600	

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	40 0.60 18X8		144	13.23	1,100



BLDG COMMENTS
DROP STAIR ATTIC



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	6/17/2014	MR
MODEL	1		RESIDENTIAL	LIST	6/17/2014	MR
STYLE	5	1.00	COLONIAL [100%]	REVIEW	6/30/2014	TD
QUALITY	V	1.40	VERY GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

INDING

YEAR BLT	2014	SIZE ADJ	1.000
NET AREA	3,974	DETAIL ADJ	1.009
\$NLA(RCN)	\$287	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	2	1.00
ROOMS	9	1.00
BEDROOMS	5	1.00
BATHROOMS	4	1.00
# 1/2 BATHS	0	1.00
TOT FIXTURES	15	\$16,951
# UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	1	PIER	0.98
EXT COVER	4	VINYL	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH SHINGLES	1.00
FLOOR COVER	1	HARDWOOD	1.00
INT FINISH	2	DRYWALL	1.00
HEATING/COOLING	9	WARM/COOL AIR	1.03
FUEL SOURCE	2	GAS	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	1,916		57.00	109,203
A	USF	L	UPPER STORY FIN	1,916	2014	235.32	450,876
+	BAS	L	BASE AREA	2,058	2014	258.77	532,543
+	WDK	N	WOOD DECK	351		53.76	18,869
D	OPA	N	OPEN PORCH	42		72.10	3,028
	GFP	O	GAS FIREPLACE	1		7,778.40	7,778

TOTAL RCN	1,139,249
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A

EFF.YR/AGE	2014 / 8
COND	8 8 %
FUNC	0
ECON	0
DEPR	8 % GD 92

RCNLD	\$1,048,100
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