

Key: 7473

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 7.147

LEGALS

CURRENT OWNER		PARCEL ID	LOCATION		
TRIPP STEVEN D & ELIZABETH 38 LOCHVIEW DRIVE WINDSOR, CT 06095		72-2-1-0	30 MARSHFIELD AV		
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
TRIPP STEVEN D & ELIZABETH		06/20/1985	QS	119,000	6159-49
SMITH, MARYANN		08/15/1979	QS	61,000	4706-358
CAMERON MARGARET W		01/01/1971	XX		3584-399

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	%
07-183		3	ALTERATIONS	18,500	09/11/2007	SJ	100	100

LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	12,000	HUM 1.00	100	1.00	673,200	3.01	90	0.90	WF7	1.70	558,350

TOTAL	12,000 SF	ZONING	FRNT 133	ASSESSED	CURRENT	PREVIOUS
Ngh	HUMAROCK	NOTE comm. influence		LAND	558,400	477,700
Inf1	FACTOR 100		BLDG	167,400	158,200	
Inf2	PHY 100		DETACHED	200	200	
			OTHER	0	0	
			<b>TOTAL</b>	<b>726,000</b>	<b>636,100</b>	

DETACHED

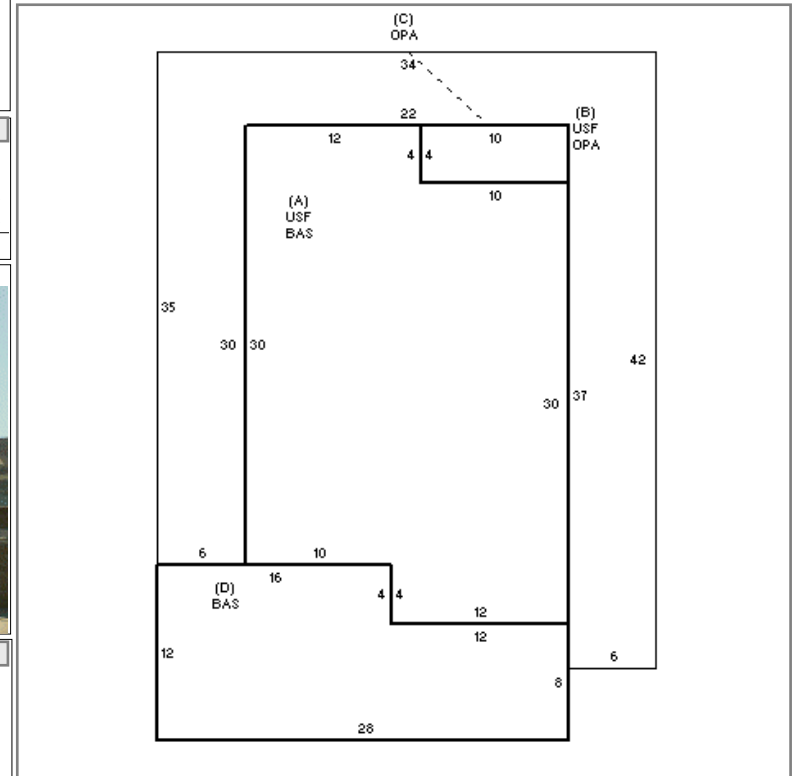
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
SHF	A	1.00	30 0.70		20	17.03	200	09/24/2003



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	10/14/2015	SJ
MODEL	1		RESIDENTIAL	LIST	10/14/2015	EST
STYLE	7	1.20	CONVENTIONAL [100%]	REVIEW	3/8/2011	ER
QUALITY	G	1.20	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



G

YEAR BLT	1905	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	523,212	
NET AREA	1,664	DETAIL ADJ	1.176	FOUNDATION	1	PIER	0.98	+	BAS	L	BASE AREA	956	1905	295.10	282,116	CONDITION ELEM	CD	
\$NLA(RCN)	\$314	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	+	USF	L	UPPER STORY FIN	708	1905	268.36	190,001	EXTERIOR		
				ROOF SHAPE	1	GABLE	1.00	+	OPA	N	OPEN PORCH	612		61.80	37,822	INTERIOR		
				ROOF COVER	1	ASPH SHINGLES	1.00		F21	O	FPL 2S 1OP	1		9,886.80	9,887	KITCHEN		
				FLOOR COVER	2	SOFTWOOD	1.00									BATHS		
				INT FINISH	1	PLASTER	1.00									HEAT		
				HEATING/COOLING	99	N/A	1.00									ELECT		
				FUEL SOURCE	99	N/A	1.00											
CAPACITY		UNITS	ADJ															
STORIES		2	1.00															
ROOMS		8	1.00															
BEDROOMS		4	1.00															
BATHROOMS		1	1.00															
# 1/2 BATHS		0	1.00															
TOT FIXTURES		3	\$3,386															
# UNITS		1	1.00															
																	EFF. YR/AGE	1952 / 70
																	COND	64 64 %
																	FUNC	4 PARTIAL HEAT
																	ECON	0
																	DEPR	68 % GD 32
																	RCNLD	\$167,400