

Key: 7707

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 7.379

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
JORDAN KYLE & COLLEEN 91 STRASSER AVE WESTWOOD, MA 02090				73-6-22-0				137 RIVER ST			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
JORDAN KYLE & COLLEEN				01/15/2002	A	175,000		(100615)			
RAFTERY JAMES M AND FRANC				01/01/1973	QS	15,500		(C00049523)			
RAFTERY JAMES & FRANCES				01/01/1973	XX	49523-0					

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	%
92-281	04/14/1992	2	ADDITIONS				100	100

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	5,000	HUM 1.00	100	1.00	100	1.00	550,000	6.92	100	1.00	R08 1.25	436,830

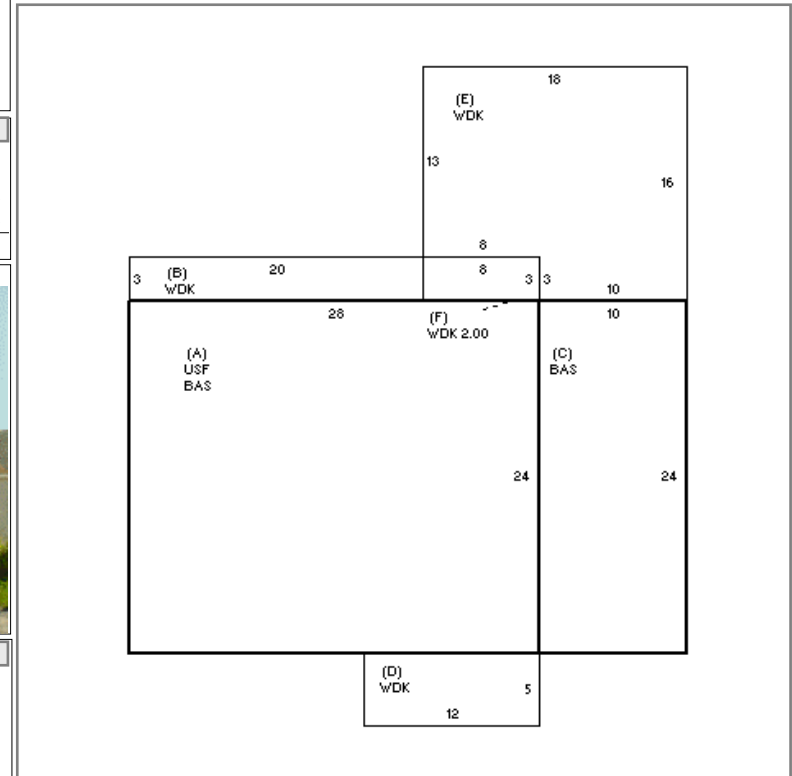
TOTAL	5,009 SF	ZONING	FRNT	49	ASSESSED	CURRENT	PREVIOUS
Ngh	HUMAROCK	NOTE	LAND	436,800	397,100		
Inf1	FACTOR 100		BUILDING	216,300	204,200		
Inf2	PHY 100		DETACHED	100	100		
			OTHER	0	0		
			TOTAL	653,200	601,400		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	30 0.70	1975	10	17.03	100



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	4/27/2010	PL
MODEL	1		RESIDENTIAL	LIST	4/27/2010	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	3/4/2011	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1950	SIZE ADJ	1.000
NET AREA	1,584	DETAIL ADJ	0.950
\$NLA(RCN)	\$210	OVERALL	1.000
CAPACITY		UNITS	ADJ
STORIES	2	1.00	
ROOMS	6	1.00	
BEDROOMS	2	1.00	
BATHROOMS	1	1.00	
# 1/2 BATHS	0	1.00	
TOT FIXTURES	3	\$2,280	
# UNITS	1	1.00	

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	2	SLAB	0.95
EXT COVER	4	VINYL	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH SHINGLES	1.00
FLOOR COVER	14	COMB	1.00
INT FINISH	1	PLASTER	1.00
HEATING/COOLING	99	N/A	1.00
FUEL SOURCE	99	N/A	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BAS	L	BASE AREA	912	1950	200.66	183,002
A	USF	L	UPPER STORY FIN	672	1950	182.48	122,626
+	WDK	N	WOOD DECK	432		38.40	16,589
	F21	O	FPL 2S 1OP	1		8,239.00	8,239

TOTAL RCN	332,736
CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	
EFF.YR/AGE	1972 / 50
COND	31 31 %
FUNC	4 PARTIAL HEAT
ECON	0
DEPR	35 % GD 65
RCNLD	\$216,300