

Key: 7715

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 7.387

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
LONERGAN RICHARD A & ANN F PO BOX 655 151 RIVER ST HUMAROCK, MA 02047				73-6-29-0				151 RIVER ST			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
LONERGAN RICHARD A & ANN				01/05/2017	F	1 (124622)					
LONERGAN RICHARD A & ANN				09/14/2007	F	1 (111068)					
LONERGAN RICHARD A & ANN				03/24/2005	G	530,000 (106967)					

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	%
21-119	02/09/2021	3	ALTERATIONS	16,000	05/25/2021	JD	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	550,000	6.92	100 1.00	RV2	1.25		436,830

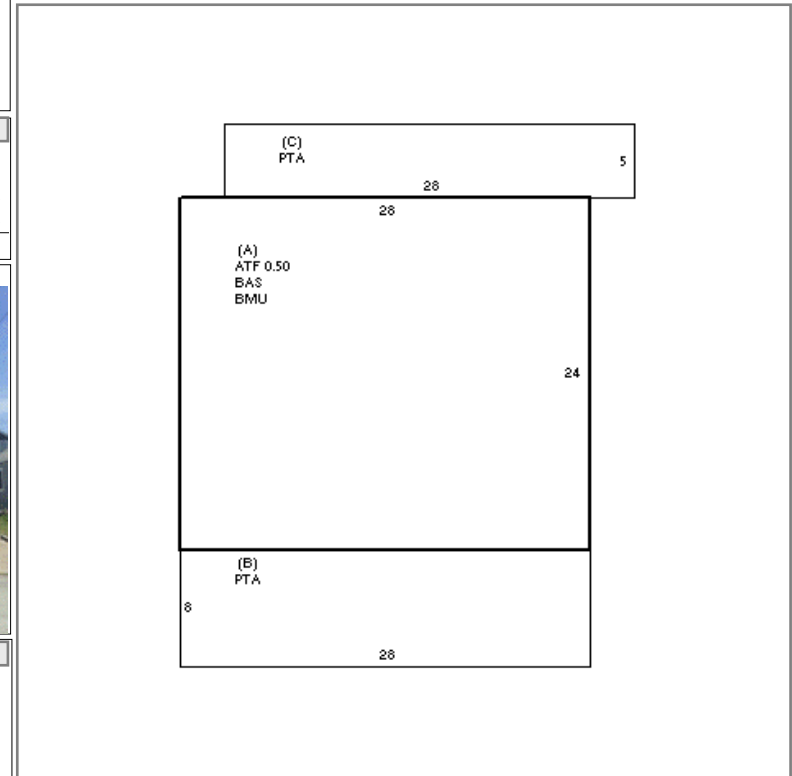
TOTAL	5,009 SF	ZONING	FRNT	50	ASSESSED	CURRENT	PREVIOUS
Ngh	HUMAROCK	NOTE	LAND	436,800	397,100		
Inf1	FACTOR 100		BUILDING	208,300	185,500		
Inf2	PHY 100		DETACHED	800	800		
			OTHER	0	0		
			TOTAL	645,900	583,400		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHP	-	0.90 30 0.70	8X10		80	14.37	800



BUILDING	CD	ADJ	DESC	MEASURE	5/25/2021	JD
MODEL	1		RESIDENTIAL	LIST	5/25/2021	EST
STYLE	4	1.10	CAPE [100%]	REVIEW	3/4/2011	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	672		53.72	36,100
EXT COVER	1	WD SHINGLES	1.00	A	BAS	L	BASE AREA	672	1940	261.79	175,925
ROOF SHAPE	1	GABLE	1.00	A	ATF	L	ATTIC FINISH	336	1940	169.15	56,833
ROOF COVER	1	ASPH SHINGLES	1.00	+	PTA	N	PATIO	364		14.90	5,424
FLOOR COVER	14	COMB	1.00	F21	O	FPL 2S 1OP		1		8,239.00	8,239
INT FINISH	1	PLASTER	1.00	GEN	O	GENERATOR		1		0.00	
HEATING/COOLING	1	FORCED AIR	1.00	ODS	O	OUT DOOR SHOWER		1		1,476.00	1,476
FUEL SOURCE	2	GAS	1.00								



YEAR BLT	1940	SIZE ADJ	1.000
NET AREA	1,008	DETAIL ADJ	1.100
\$NLA(RCN)	\$287	OVERALL	1.000
CAPACITY		UNITS	ADJ
STORIES	1.5	1.00	
ROOMS	6	1.00	
BEDROOMS	2	1.00	
BATHROOMS	2	1.00	
# 1/2 BATHS	0	1.00	
TOT FIXTURES	6	\$5,280	
# UNITS	1	1.00	

TOTAL RCN	289,277	
CONDITION ELEM	CD	
EXTERIOR	G	
INTERIOR	G	
KITCHEN	G	
BATHS	G	
HEAT	A	
ELECT	A	
EFF.YR/AGE	1977 / 45	
COND	28	28 %
FUNC	0	
ECON	0	
DEPR	28	% GD 72
RCNLD	\$208,300	