

Key: 7845

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 7.507

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
MOORE JAMES & RITA 2 ELIAS LN MILTON, MA 02186				73-4-28-0				117 RIVER ST			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
MOORE JAMES & RITA				06/30/2022	QS	1,200,000 (134107)					
DEVINE DAVID H & SUSAN L				05/20/2011	O	310,000 (116037)					
NELSON MARY J				03/01/2011	F	1 (115746)					


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	%
12-217	04/23/2012	1	NEW CONST		06/17/2014	MR	100	100
		1	NEW CONST		05/08/2013	SJ	100	100
		4	DEMO		06/11/2012	SJ	100	100
02-215	04/22/2002	6	CYCL GROWTH		04/26/2011		100	100
		3	ALTERATIONS				100	100

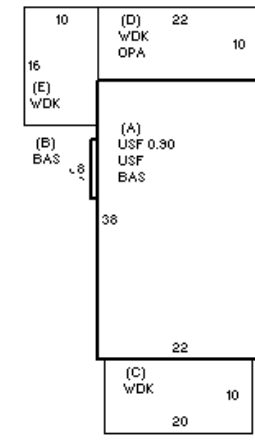
LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	4,822 HUM	1.00	100	1.00	100	1.00	550,000	7.16	100	1.00	R08 1.25	436,170

DETACHED

TOTAL	4,835 SF	ZONING	FRNT	51	ASSESSED	CURRENT	PREVIOUS
Ngh	HUMAROCK	NOTE	LAND	436,200	396,500		
Inf1	FACTOR 100		BUILDING	665,000	580,900		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
			TOTAL	1,101,200	977,400		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	06/12/2023
									



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	6/12/2023	JD	BLDG COMMENTS
MODEL	1		RESIDENTIAL	LIST	6/12/2023	EST	MLS
STYLE	5	1.00	COLONIAL [100%]	REVIEW	6/10/2022	JD	
QUALITY	V	1.40	VERY GOOD [100%]				
FRAME	1	1.00	WOOD FRAME [100%]				

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YEAR BLT	2013	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	700.032
NET AREA	2,432	DETAIL ADJ	1.010	FOUNDATION	1	PIER	0.98	A	BAS	L	BASE AREA	836	2013	275.72	230,499		
\$NLA(RCN)	\$288	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	USF	L	UPPER STORY FIN	1,588	2013	250.73	398,166		
CAPACITY				ROOF SHAPE	1	GABLE	1.00	B	BAS	L	BASE AREA	8	2013	275.80	2,206		
STORIES	2.75	UNITS	1.00	ROOF COVER	1	ASPH SHINGLES	1.00	+	WDK	N	WOOD DECK	580		53.76	31,181		
ROOMS	7	ADJ	1.00	FLOOR COVER	1	HARDWOOD	1.00	D	OPA	N	OPEN PORCH	220		72.10	15,862		
BEDROOMS	4		1.00	INT FINISH	2	DRYWALL	1.00		GFP	O	GAS FIREPLACE	1		7,778.40	7,778		
BATHROOMS	3		1.00	HEATING/COOLING	9	WARM/COOL AIR	1.03		ODS	O	OUT DOOR SHOWER	1		1,897.00	1,897		
# 1/2 BATHS	1		1.00	FUEL SOURCE	2	GAS	1.00										
TOT FIXTURES	11		\$12,443														
# UNITS	1		1.00														

CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	G
BATHS	G
HEAT	A
ELECT	A

EFF.YR/AGE	2017 / 5
COND	5 5 %
FUNC	0
ECON	0
DEPR	5 % GD 95
RCNLD	\$665,000