

Key: 7847

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 7.509

LEGAL

CURRENT OWNER		PARCEL ID		LOCATION	
SANCHEZ F B TRUST LLC 46 POWDER HOUSE RD MEDFORD, MA 02155		73-4-30-0		121 RIVER ST	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
SANCHEZ F B TRUST LLC		11/18/2002	F	10	(102413)
SANCHEZ FEDERICO AND BREN		12/18/1995	XX		(C00088995)
SPARKS-SANCHEZ BRENDA		01/13/1993	QS	100,000	(C00084108)

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 %
96-266	06/25/1996	2	ADDITIONS				100 100
93-210	04/20/1993	3	ALTERATIONS				100 100

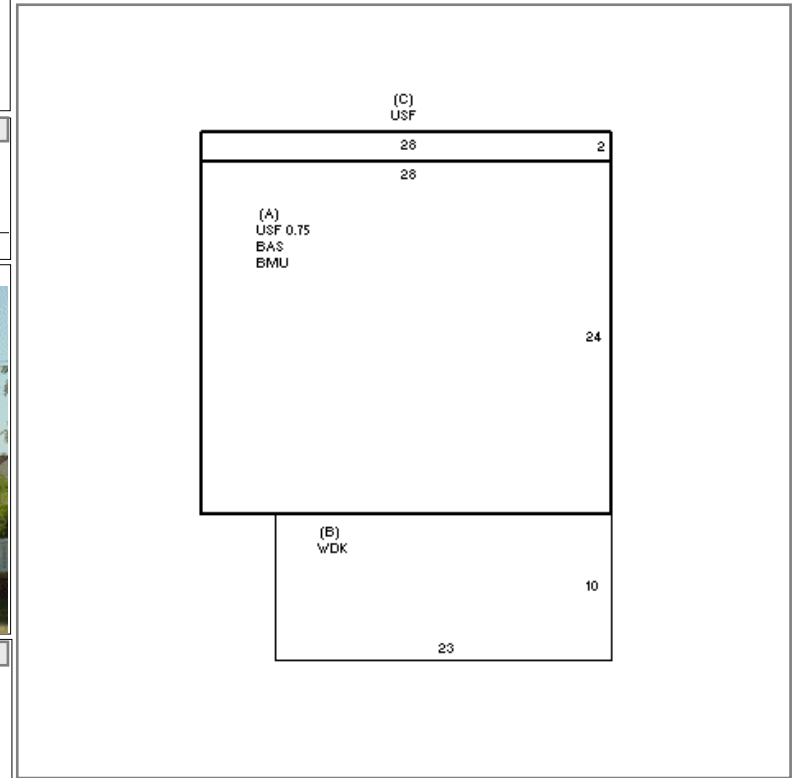
LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	4,964	HUM 1.00	100	1.00	100	1.00	550,000	6.97	100	1.00	R08 1.25	436,690

TOTAL	4,966 SF	ZONING	FRNT	49	ASSESSED	CURRENT	PREVIOUS
Ngh	HUMAROCK	NOTE	LAND	436,700	397,000		
Inf1	FACTOR 100		BUILDING	241,200	217,700		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
			TOTAL	677,900	614,700		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	4/26/2010	PL
MODEL	1		RESIDENTIAL	LIST	4/26/2010	EST
STYLE	4	1.10	CAPE [100%]	REVIEW	3/3/2011	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

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YEAR BLT	1952	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	349,560
NET AREA	1,232	DETAIL ADJ	1.100	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	672		53.72	36,100		
\$NLA(RCN)	\$284	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	BAS	L	BASE AREA	672	1952	247.18	166,108		
				ROOF SHAPE	1	GABLE	1.00	B	WDK	N	WOOD DECK	230		38.40	8,832		
				ROOF COVER	1	ASPH SHINGLES	1.00	+	USF	L	UPPER STORY FIN	560	1952	224.79	125,881		
				FLOOR COVER	14	COMB	1.00		F21	O	FPL 2S 10P	1		8,239.00	8,239		
				INT FINISH	1	PLASTER	1.00										
				HEATING/COOLING	1	FORCED AIR	1.00										
				FUEL SOURCE	99	N/A	1.00										
																CONDITION ELEM	CD
																EXTERIOR	
																INTERIOR	
																KITCHEN	
																BATHS	
																HEAT	
																ELECT	
																EFF.YR/AGE	1972 / 50
																COND	31 31 %
																FUNC	0
																ECON	0
																DEPR	31 % GD 69
																RCNLD	\$241,200