

Key: 8042

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 7.735

LEGAL

LAND

DETACHED

BUILDING

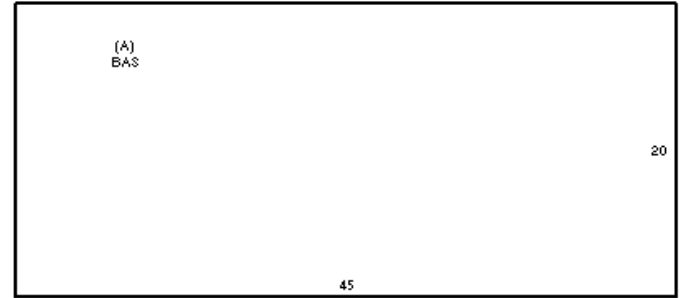
CURRENT OWNER		PARCEL ID		LOCATION	
DAVIS WILLIAM G TR 75 COUNTRY WAY MARSHFIELD, MA 02050		72-1-7-0		19 MARSHFIELD AV	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
DAVIS WILLIAM G TR		02/12/2015	F	100 (121544)	
DAVIS WILLIAM G TR		02/12/2015	F	100 45223-148	
DAVIS F,E,J,W,M,P &		02/12/2015	F	100 (121543)	

CLASS	CLASS%	DESCRIPTION		BN ID	BN	CARD	
3160	100	WAREHOUSE			1	1 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st %
11-460	07/27/2011	3	ALTERATIONS	1,000	09/06/2012	SJ	100 100

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE	
103	S	13,500	C06 1.00	100	1.00	100	1.00	369,748	2.18	80	0.80	C06 1.15	250,110

TOTAL	13,500 SF	ZONING	FRNT	75	ASSESSED	CURRENT	PREVIOUS
Ngh	6	NOTE	LAND	250,100	239,300		
Infl1	FACTOR 100		BUILDING	92,100	87,900		
Infl2	PHY 100		DETACHED	3,300	3,200		
			OTHER	97,600	95,000		
			TOTAL	443,100	425,400		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	50 0.50	8X20	160	12.89	1,000
C06	A	1.00	50 0.50		280	16.70	2,300



BUILDING	CD	ADJ	DESC	MEASURE	1/24/2022	PJK
MODEL	5		CIM-5	LIST	5/11/2011	DF
STYLE	31	0.81	STORE [100%]	REVIEW	4/25/2022	PJK
QUALITY	L	0.70	LOW COST [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS		

YEAR BLT	1976	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	900	DETAIL ADJ	0.775	FOUNDATION	2	SLAB	1.00	A	BAS	L	BASE AREA	900	1976	167.75	150,972
\$NLA(RCN)	\$168	OVERALL	1.000	EXT. COVER	15	CC - BLOCK	0.98								
CAPACITY				ROOF SHAPE	4	FLAT/SHED	0.98								
STORIES	1		1.00	ROOF COVER	11	MEMBRANE	1.02								
% HEATED	100		1.00	FLOOR COVER	4	TILE	0.98								
% AIR COND	100		1.03	INT. FINISH	2	DRYWALL	1.00								
% SPRINKLER	0		1.00	HEATING/COOL	1	FORCED AIR	1.00								
				FUEL SOURCE	1	OIL	1.00								

TOTAL RCN	150,972	
CONDITION ELEM		
EXTERIOR		F
INTERIOR		A
CDN/APP		F
EFF.YR/AGE	1974 / 48	
COND	39	39 %
FUNC	0	
ECON	0	
DEPR	39	% GD 61
RCNLD	\$92,100	

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CURRENT OWNER				PARCEL ID				LOCATION			
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TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				

CLASS	CLASS%	DESCRIPTION				BN ID	BN	CARD	
3160	100	WAREHOUSE					2	2 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%	

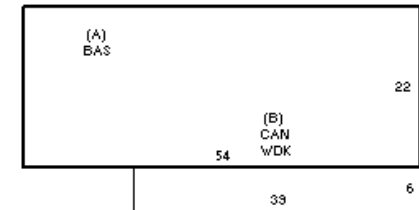
LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE

TOTAL	ZONING	FRNT	ASSESSED	CURRENT	PREVIOUS
Ngh	NOTE		LAND	97,600	
Infl1		BUILDING			
Infl2		DETACHED			
			OTHER		
			TOTAL		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	1/24/2022	PJK
MODEL	5		CIM-5	LIST	5/11/2011	DF
STYLE	31	0.81	STORE [100%]	REVIEW	4/25/2022	PJK
QUALITY	L	0.70	LOW COST [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS  
USED FOR STORAGE

G

YEAR BLT	1962	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	180,825
NET AREA	1,188	DETAIL ADJ	0.790	FOUNDATION	2	SLAB	1.00	A	BAS	L	BASE AREA	1,188	1962	146.14	173,617	CONDITION ELEM	CD
\$NLA(RCN)	\$152	OVERALL	1.000	EXT. COVER	15	CC - BLOCK	0.98	B	WDK	N	WOOD DECK	234		15.40	3,604	EXTERIOR	F
				ROOF SHAPE	4	FLAT/SHED	0.98	B	CAN	N	CANOPY	234		15.40	3,604	INTERIOR	A
				ROOF COVER	11	MEMBRANE	1.02									CDN/APP	F
				FLOOR COVER	4	TILE	0.98										
				INT. FINISH	3	WOOD PANEL	1.05										
				HEATING/COOL	1	FORCED AIR	1.00										
				FUEL SOURCE	1	OIL	1.00										
CAPACITY		UNITS	ADJ														
STORIES		1	1.00														
% HEATED		100	1.00														
% AIR COND		0	1.00														
% SPRINKLER		0	1.00														
																EFF.YR/AGE	1967 / 55
																COND	46 46 %
																FUNC	0
																ECON	0
																DEPR	46 % GD 54
																RCNLD	\$97,600