

Key: 8695

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 8.106

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
BLCR HOLDINGS, LLC 7 TRAP FALLS RD SHELTON, CT 06484				50-1-33-0				159-161 FRONT ST			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
BLCR HOLDINGS, LLC				11/30/2012	QS	395,000	42323-178				
GAMFAM LLC				04/17/2002	F	1,000	21920-163				
GAMFAM LLC				11/30/2001	F	1,000	(C00100376)				

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
3430	100	COMM CONDO				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
18-830	11/27/2018	3	ALTERATIONS	110,000	08/20/2019	JD	100	100
16-173	04/13/2016	3	ALTERATIONS	12,150	07/25/2016	SJ	100	100
13-545	08/12/2013	3	ALTERATIONS	46,885	07/01/2014	ROM	100	100
		7	OTHERS		04/29/2013	SJ	100	100
08-424	09/05/2008	3	ALTERATIONS	3,000	08/10/2009	SJ	100	100

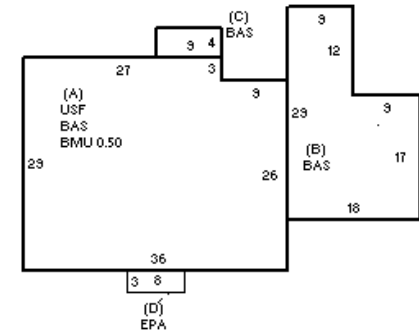
LAND

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

TOTAL	SF	ZONING	FRNT	291	ASSESSED	CURRENT	PREVIOUS
Ngh		NOTE			LAND	0	0
Infl1			BUILDING	621,100	591,500		
Infl2			DETACHED	0	0		
			OTHER	0	0		
					TOTAL	621,100	591,500

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	10/2/2018	TCK
MODEL	11		CI CONDO	LIST	8/20/2019	JD
STYLE	8	1.14	CONDO-RTL [100%]	REVIEW	10/10/2018	MR
QUALITY	G	1.25	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS
WILLIAM RAVEIS RE/MTGE/INS

YEAR BLT	1925	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	690,152
NET AREA	2,484	DETAIL ADJ	2.371	COMPLEX	87	OTIS HOUSE	2.00	A	BMU	N	BSMT TOTAL AREA	509		75.57	38,468	CONDITION ELEM	CD
\$NLA(RCN)	\$278	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLES	1.00	A	USF	L	UP-STRY FIN	1,017	1925	259.23	263,633	EXTERIOR	G
				ROOF SHAPE	2	HIP	1.01	+	BAS	L	BAS AREA	1,467	1925	259.23	380,284	INTERIOR	V
				ROOF COVER	1	ASPHALT SHINGLE	1.00	D	EPA	N	ENCL PORCH	24		150.83	3,620	CDN/APP	V
				FLOOR COVER	3	W/W CARPET	1.00										
				INT. FINISH	1	PLASTER	1.00										
				HEATING/COOLING	9	WARM/COOL AIR	1.03										
				FUEL SOURCE	1	OIL	1.00										
				LOCATION	5	STAND ALONE	1.00										
				FLOOR	8	MULTI LEVEL	1.00										
				VIEW	4	AVERAGE	1.00										
				NET ADJ CODE	0		1.00										
																EFF.YR/AGE	1989 / 33
																COND	10 10 %
																FUNC	0
																ECON	0
																DEPR	10 % GD 90
																RCNLD	\$621,100