

Key: 9611

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 8.236

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
15VV LLC 42 OTIS PL SCITUATE, MA 02066				50-4-21-A				42 OTIS PL			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
15VV LLC				10/20/2021	QS	881,000		55871-257			
HESS MICHAEL & CYNTHIA				04/18/2018	QS	555,000		49705-58			
ATTRIDGE JOHN F JR &				08/06/2015	F	1		45894-67			

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1020	100	CONDOMINIUM				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
18-570	08/28/2018	3	ALTERATIONS	12,000	08/20/2019	JD	100	100
11-420	07/13/2011	3	ALTERATIONS	7,000	08/06/2012	SJ	100	100

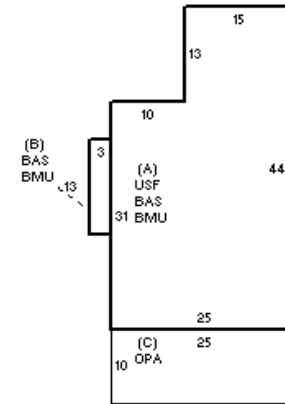
LAND

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

TOTAL	SF	ZONING	FRNT	108	ASSESSED	CURRENT	PREVIOUS
Ngh		NOTE			LAND	0	0
Infl1					BUILDING	776,400	704,500
Infl2					DETACHED	400	0
					OTHER	0	0
					TOTAL	776,800	704,500

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00 30 0.70	4X8		32	17.03	400



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	5/8/2023	NC
MODEL	10		CONDO	LIST	5/8/2023	REF
STYLE	1	1.00	CONDO [100%]	REVIEW	6/16/2023	MR
QUALITY	+	1.15	GOOD-AVE+ [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS		

G

YEAR BLT	1920	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	825,942		
NET AREA	1,979	DETAIL ADJ	1.699	COMPLEX	55	OTIS/ALLEN PL	1.65	+	BMU	N	BSMT UNFINISHED	1,009		26.22	26,456	CONDITION ELEM	CD		
\$NLA(RCN)	\$417	OVERALL	1.000	STYLE	22	DUPLEX	1.00	+	BAS	L	BAS AREA	1,009	1920	394.13	397,678	INTERIOR	V		
				VIEW/LOC	9	NONE	1.00	A	USF	L	UP-STRY FIN	970	1920	394.13	382,307	KITCHEN	V		
				HVAC	11	HW/COOL AIR	1.03	C	OPA	N	OPEN PORCH	250		28.06	7,015	BATHS	V		
				FUEL SOURCE	2	GAS	1.00		FPL	O	FPL, FIREPLACE	1		4,330.90	4,331	EXTERIOR	A		
				FLOOR LEVEL	5	END UNIT	1.00												
				CONDO MODEL	99		1.00												
				INT QUALITY	0		1.00												
																		EFF.YR/AGE	2002 / 20
																		COND	6 6 %
																		FUNC	0
																		ECON	0
																		DEPR	6 % GD 94
																		RCNLD	\$776,400