

Key: 9652

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 8.270

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
CADOGAN DANIEL & KERYN 33 MOUNT HOPE LN SCITUATE, MA 02066				17-2-13-C				33 MOUNT HOPE LN			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
CADOGAN DANIEL & KERYN				09/12/2018	F	100	50279-222				
CADOGAN DAVID & KERYN				06/27/2018	QS	764,000	49970-152				
BALLINGER DAVID A & WENDY				09/20/1996	QS	326,000	14666-55				


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	%
14-610	09/09/2014	3	ALTERATIONS	17,000	07/09/2015	SJ	100	100
02-428	08/01/2002	3	ALTERATIONS				100	100
99-76	03/05/1999	7	OTHERS				100	100

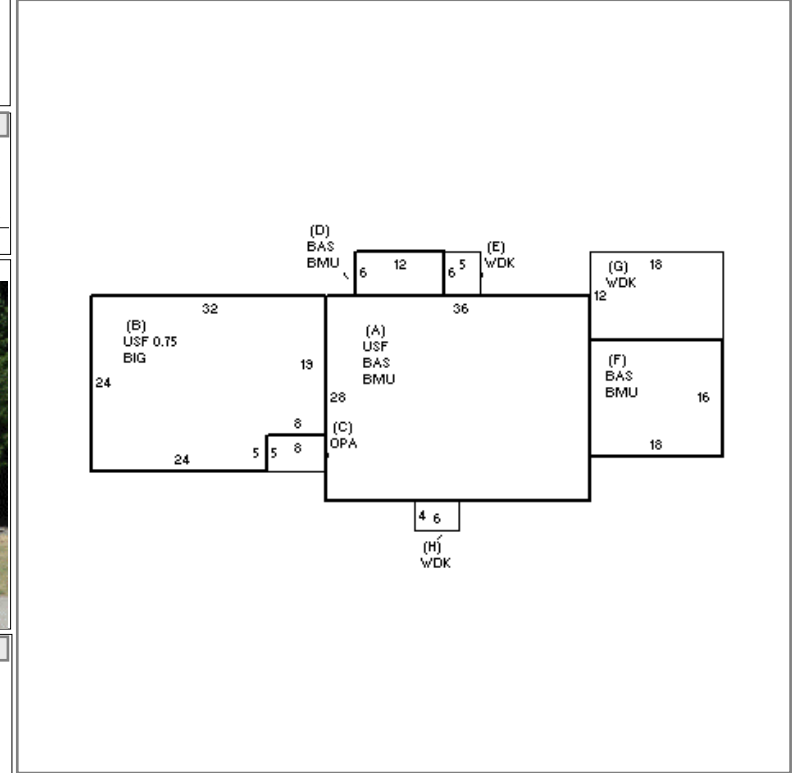
LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,000	WS 1.00	100	1.00	100	1.00	1.00	R04	1.00		404,040

DETAILED

TOTAL	40,013 SF	ZONING	FRNT	458	ASSESSED	CURRENT	PREVIOUS
Ngh	W. SCITUATE	NOTE	LAND	404,000	367,300		
Inf1	FACTOR 100		BUILDING	705,400	655,300		
Inf2	PHY 100		DETACHED	15,300	14,500		
			OTHER	0	0		
			TOTAL	1,124,700	1,037,100		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	09/09/2019
IPG	A	1.00	20 0.80	1999	512	37.28	15,300		



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	4/1/2009	PL	BLDG COMMENTS
MODEL	1		RESIDENTIAL	LIST	4/1/2009	EST	FY2020 New Furnace
STYLE	5	1.00	COLONIAL [100%]	REVIEW	9/9/2019	JD	
QUALITY	G	1.20	GOOD [100%]				
FRAME	1	1.00	WOOD FRAME [100%]				

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YEAR BLT	1991	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	801,541
NET AREA	2,922	DETAIL ADJ	1.040	FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,368		52.24	71,461		
\$NLA(RCN)	\$274	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	+	BAS	L	BASE AREA	1,368	1991	236.77	323,902		
				ROOF SHAPE	1	GABLE	1.00	+	USF	L	UPPER STORY FIN	1,554	1991	215.32	334,603		
				ROOF COVER	1	ASPH SHINGLES	1.00	B	BIG	N	BUILT-IN GARAGE	728		50.74	36,942		
				FLOOR COVER	13	COMB	1.00	C	OPA	N	OPEN PORCH	40		61.80	2,472		
				INT FINISH	2	DRYWALL	1.00	+	WDK	N	WOOD DECK	270		46.08	12,442		
				HEATING/COOLING	11	HW/COOL AIR	1.04	F11	O	FPL 1S 1OP	1		8,737.20	8,737			
				FUEL SOURCE	2	GAS	1.00	GEN	O	GENERATOR	1		0.00				

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

EFF.YR/AGE	2010 / 12	
COND	12	12 %
FUNC	0	
ECON	0	
DEPR	12	% GD 88

RCNLD	\$705,400
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