

Key: 971

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 905

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CURRENT OWNER				PARCEL ID				LOCATION			
CLARK WILLIAM J & MARY E 61 HUGHEY ROAD SCITUATE, MA 02066				48-2-11-0				61 HUGHEY RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
CLARK WILLIAM J & MARY E				01/01/1973	QS		(49183)				
FRAMAR CONSTRUCTION CO IN				01/01/1972	XX		(C00048013)				
MARINELLI FRANK V				01/01/1970	XX		(C00043741)				

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	%

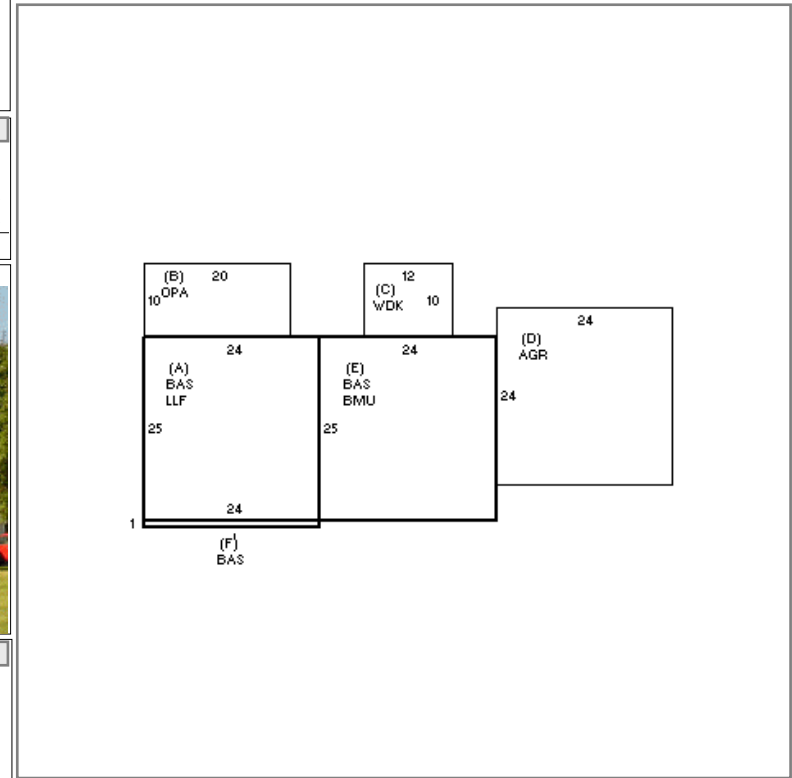
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CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	35,790	SC 1.00	100	1.00	376,200	1.10	W95 0.95	R04	0.90		340,930

TOTAL	35,806 SF	ZONING	FRNT	148	ASSESSED	CURRENT	PREVIOUS
Ngh	SCITUATE	N O T E  IN M49...			LAND	340,900	327,200
Inf1	FACTOR 100		BUILDING	321,100	289,400		
Inf2	PHY 100		DETACHED	7,700	7,000		
			OTHER	0	0		
			<b>TOTAL</b>	<b>669,700</b>	<b>623,600</b>		

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TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
S/V	A	1.00	SV 1.00 VINYL STEEL	1977	7,000	1.10	7,700



BUILDING	CD	ADJ	DESC	MEASURE	4/27/2009	PL
MODEL	1		RESIDENTIAL	LIST	4/27/2009	EST
STYLE	3	1.00	SPLIT LEVEL [100%]	REVIEW	3/10/2011	KT
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

STORY HEIGHT ADJ

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YEAR BLT	1971	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	428,118
NET AREA	1,824	DETAIL ADJ	1.020	FOUNDATION	4	CONT BSMT WALL	1.00	A	LLF	L	LOWER LEVEL FIN	600	1971	144.30	86,582		
\$NLA(RCN)	\$235	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	B	OPA	N	OPEN PORCH	200		51.50	10,300		
CAPACITY			UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	C	WDK	N	WOOD DECK	120	38.40	4,608		
STORIES	2	1.00	ROOF COVER	1	ASPH SHINGLES	1.00	D	AGR	N	ATT GARAGE	576		42.64	24,563			
ROOMS	7	1.00	FLOOR COVER	99	N/A	1.00	E	BMU	N	BSMT UNFINISHED	600		56.12	33,672			
BEDROOMS	3	1.00	INT FINISH	99	N/A	1.00	+	BAS	L	BASE AREA	1,224	1971	209.21	256,074			
BATHROOMS	1	1.00	HEATING/COOLING	2	HOT WATER	1.02	F21	O	FPL 2S 1OP		1		8,239.00	8,239			
# 1/2 BATHS	1	1.00	FUEL SOURCE	99	N/A	1.00											
TOT FIXTURES	5	\$4,080															
# UNITS	1	1.00															
																EFF.YR/AGE	1990 / 32
																COND	25 25 %
																FUNC	0
																ECON	0
																DEPR	25 % GD 75
																RCNLD	\$321,100