

Key: 1013

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 966

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
MCLAUGHLIN JOHN V & KAREN M S/O MCLAUGHLIN ERIC J TR 38 ACORN ST SCITUATE, MA 02066				26-5-48-0				38 ACORN ST			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
MCLAUGHLIN ERIC J TR				09/20/2023	F	10 58295-315		58295-315			
MCLAUGHLIN JOHN V & KAREN				05/22/1986	QS	164,000 6792-343		6792-343			
KAZANZIDES JOHN AND RUTH				01/01/1976	XX	4052-246		4052-246			

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	%
99-641	12/29/1999	3	ALTERATIONS				100	100
92-350	05/04/1992	2	ADDITIONS				100	100

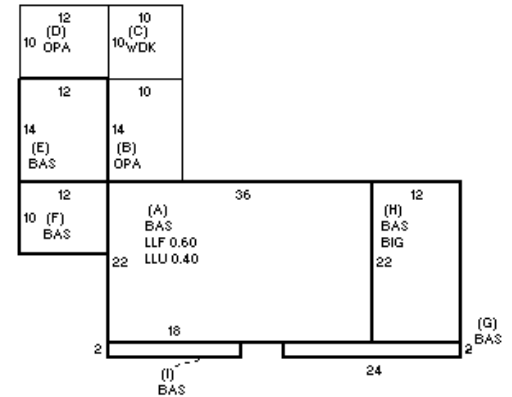
LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	21,616	SC	1.00	100	1.00	100	1.00	R04	0.90		342,060

TOTAL	21,616 SF	ZONING	FRNT	111	ASSESSED	CURRENT	PREVIOUS
Ngh	SCITUATE	NOTE			LAND	342,100	328,200
Inf1	FACTOR 100		BUILDING	312,700	282,000		
Inf2	PHY 100		DETACHED	100	100		
			OTHER	0	0		
			TOTAL	654,900	610,300		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
S/V	A	1.00	SV 1.00 SHED		100	1.10	100



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	8/4/2010	PL
MODEL	1		RESIDENTIAL	LIST		
STYLE	2	1.00	RAISED RANCH [100%]	REVIEW	3/11/2011	KT
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

BUILDING

YEAR BLT	1965	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	416,973																																																																																																																												
NET AREA	1,903	DETAIL ADJ	1.020	FOUNDATION	4	CONT BSMT WALL	1.00	A	LLU	N	LOWER LEVEL UNF	317		58.62	18,581																																																																																																																														
\$NLA(RCN)	\$219	OVERALL	1.000	EXT COVER	4	VINYL	1.00	A	LLF	L	LOWER LEVEL FIN	475	1965	139.26	66,149																																																																																																																														
				ROOF SHAPE	1	GABLE	1.00	+	OPA	N	OPEN PORCH	260		51.50	13,390																																																																																																																														
				ROOF COVER	1	ASPH SHINGLES	1.00	C	WDK	N	WOOD DECK	100		38.40	3,840																																																																																																																														
				FLOOR COVER	99	N/A	1.00	+	BAS	L	BASE AREA	1,428	1965	201.90	288,313																																																																																																																														
				INT FINISH	99	N/A	1.00	H	BIG	N	BUILT-IN GARAGE	264		55.01	14,523																																																																																																																														
				HEATING/COOLING	2	HOT WATER	1.02	F11	O	O	FPL 1S 1OP	1		7,281.00	7,281																																																																																																																														
				FUEL SOURCE	99	N/A	1.00																																																																																																																																						
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