

Key: 1022

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 975

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
MITCHELL MATTHEW K & CAMPBELL BRIANNA C 56 ARBORWAY DR SCITUATE, MA 02066				26-5-31-0				56 ARBORWAY DR			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
MITCHELL MATTHEW K & MITCHELL KELLEY & MATTHEW				08/07/2020	A	500,000	53215-98				
CROWLEY JOHN A & CATHERIN				12/01/1992	QS	195,000	11468-124				
				01/01/1965	XX		3098-227				

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	%
00-274	06/20/2000	7	OTHERS ALTERATIONS		07/01/2021	JD	100	100

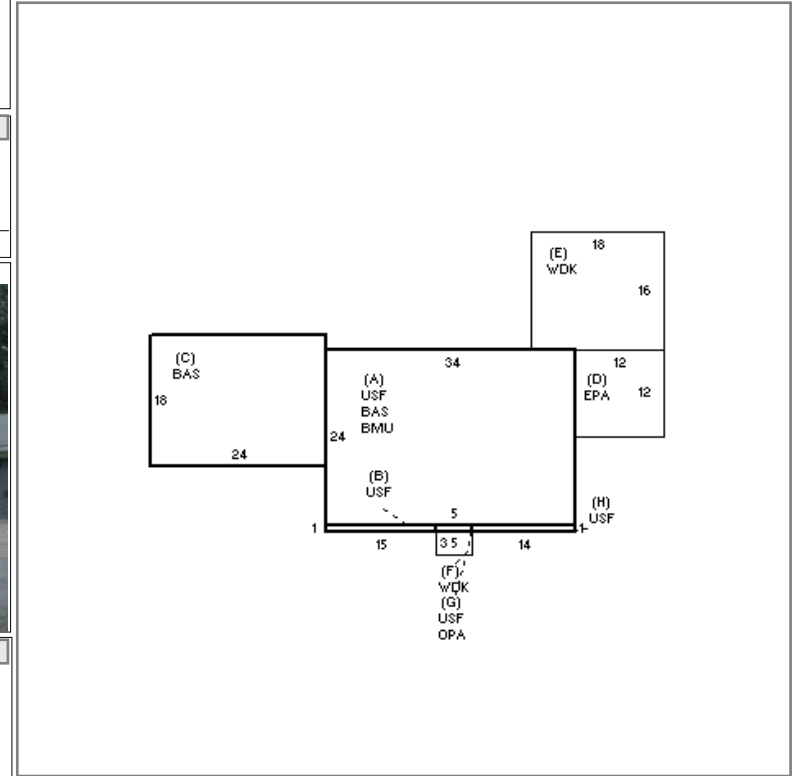
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	20,608	SC	1.00	100	1.00	100	1.00	R04	0.90		340,760

TOTAL	20,608 SF	ZONING	FRNT	400	ASSESSED	CURRENT	PREVIOUS
Ngh	SCITUATE	NOTE			LAND	340,800	327,000
Inf1	FACTOR 100		BUILDING	321,400	298,200		
Inf2	PHY 100		DETACHED	16,100	15,300		
			OTHER	0	0		
			TOTAL	678,300	640,500		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	-	0.90 30 0.70	24X24	1974	576	39.81	16,100



BLDG COMMENTS



BUILDING	CD	ADJ	DESC	MEASURE	7/1/2021	JD
MODEL	1		RESIDENTIAL	LIST	7/1/2021	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	3/11/2011	KT
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1959	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	2,098	DETAIL ADJ	1.040	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	816		50.18	40,949
\$NLA(RCN)	\$239	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	+	USF	L	UPPER STORY FIN	850	1959	189.00	160,651
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,248	1959	207.83	259,374
				ROOF COVER	1	ASPH SHINGLES	1.00	D	EPA	N	ENCLOSED PORCH	144		90.20	12,989
				FLOOR COVER	24	COMB	1.00	+	WDK	N	WOOD DECK	303		38.40	11,635
				INT FINISH	1	PLASTER	1.00	G	OPA	N	OPEN PORCH	5		51.60	258
				HEATING/COOLING	2	HOT WATER	1.02	F21	O	FPL 2S 1OP	1		8,239.00	8,239	
				FUEL SOURCE	2	GAS	1.00	ODS	O	OUT DOOR SHOWER	1		1,395.00	1,395	

TOTAL RCN	502,146
CONDITION ELEM CD	
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A
EFF.YR/AGE 1968 / 54	
COND	36 36%
FUNC	0
ECON	0
DEPR	36 % GD 64
RCNLD	\$321,400