

Key: 1051

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 1.000

LEGAL

LAND

DETACHED

BUILDING

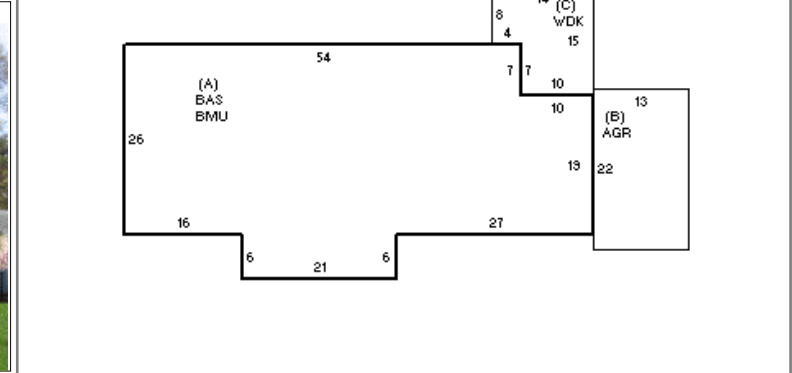
CURRENT OWNER				PARCEL ID				LOCATION			
ALVES CAROLINA 20 HUGHEY RD SCITUATE, MA 02066				48-2-22-0				20 HUGHEY RD			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
ALVES CAROLINA				07/16/2018	F	(88839)					
ALVES CAROLINA M & PETER				11/14/1995	QS	175,000		(88839)			
ALLGOR STANLEY J & D LIND				07/17/1981	XX	65170-0					

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	%

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	24,331	SC 1.00	100	1.00	100	1.00		R04	0.90		345,480

TOTAL	24,331 SF	ZONING	FRNT 124	ASSESSED	CURRENT	PREVIOUS
Ngh	SCITUATE	NOTE		LAND	345,500	331,500
Infl1	FACTOR 100			BUILDING	285,500	257,600
Infl2	PHY 100			DETACHED	0	0
				OTHER	0	0
				TOTAL	631,000	589,100

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	7/22/2009	PL
MODEL	1		RESIDENTIAL	LIST	7/22/2009	EST
STYLE	1	0.85	RANCH [100%]	REVIEW	3/11/2011	KT
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	1958	SIZE ADJ	1.000
NET AREA	1,720	DETAIL ADJ	0.867
\$NLA(RCN)	\$241	OVERALL	1.000
CAPACITY		UNITS	ADJ
STORIES	1	1.00	
ROOMS	6	1.00	
BEDROOMS	3	1.00	
BATHROOMS	1	1.00	
# 1/2 BATHS	1	1.00	
TOT FIXTURES	5	\$3,468	
# UNITS	1	1.00	

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	CONT BSMT WALL	1.00
EXT COVER	1	WD SHINGLES	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH SHINGLES	1.00
FLOOR COVER	99	N/A	1.00
INT FINISH	99	N/A	1.00
HEATING/COOLING	2	HOT WATER	1.02
FUEL SOURCE	99	N/A	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	1,720		41.51	71,398
A	BAS	L	BASE AREA	1,720	1958	180.02	309,638
B	AGR	N	ATT GARAGE	286		52.35	14,971
C	WDK	N	WOOD DECK	182		38.40	6,989
	F11	O	FPL 1S 10P	1		7,281.00	7,281

TOTAL RCN	413,745
CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	
EFF.YR/AGE	1972 / 50
COND	31 31 %
FUNC	0
ECON	0
DEPR	31 % GD 69
RCNLD	\$285,500