

Key: 1065

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 1.014

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
SOUSA A M & CAROL GERBIS TRS 36 ARBORWAY DR SCITUATE, MA 02066				26-5-35-0				36 ARBORWAY DR			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
SOUSA A M & CAROL GERBIS				09/03/2020	F	100	53376-93				
SOUSA CAROL GERBIS & FERN				03/29/2004	F	1	27824-59				
SOUSA CAROL GERBIS				04/19/2001	F		19689-344				

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	%

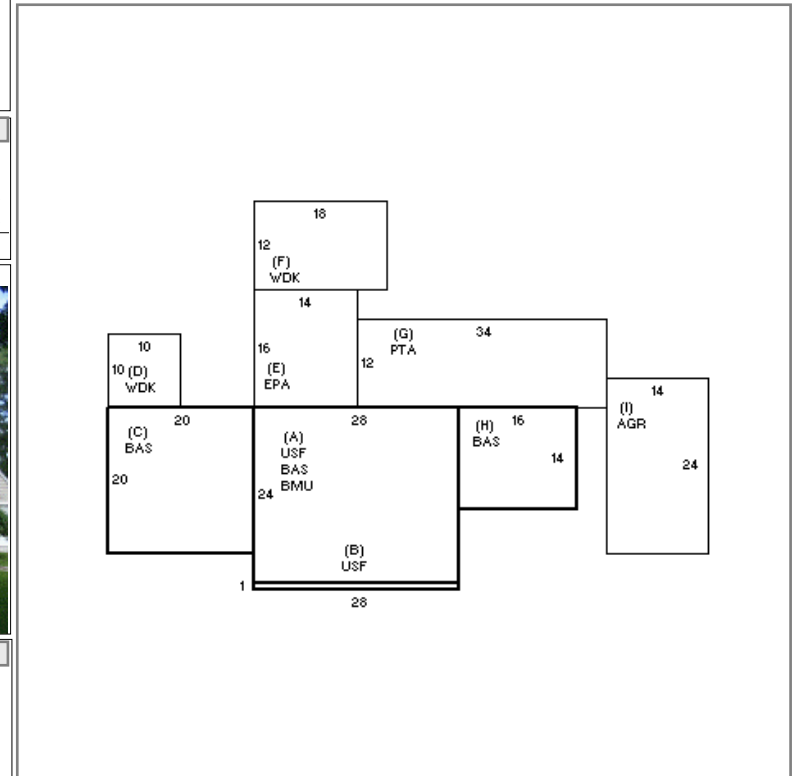
LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	20,146	SC	1.00	100	1.00	100	1.00	R04	0.90		340,160

TOTAL	20,146 SF	ZONING	FRNT	125	ASSESSED	CURRENT	PREVIOUS
Ngh	SCITUATE	NOTE			LAND	340,200	326,400
Infl1	FACTOR 100		BUILDING	346,700	325,300		
Infl2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
			TOTAL		686,900	651,700	

DETAILED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	8/5/2010	PL
MODEL	1		RESIDENTIAL	LIST	8/5/2010	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%]			

BLDG COMMENTS

LOADING

YEAR BLT	1959	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	502,525
NET AREA	1,996	DETAIL ADJ	1.000	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	672		53.72	36,100		
\$NLA(RCN)	\$252	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	+	USF	L	UPPER STORY FIN	700	1959	183.27	128,286		
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,296	1959	201.52	261,176		
				ROOF COVER	1	ASPH SHINGLES	1.00	+	WDK	N	WOOD DECK	316		38.40	12,134		
				FLOOR COVER	99	N/A	1.00	E	EPA	N	ENCLOSED PORCH	224		90.20	20,205		
				INT FINISH	99	N/A	1.00	G	PTA	N	PATIO	408		14.90	6,079		
				HEATING/COOLING	1	FORCED AIR	1.00	I	AGR	N	ATT GARAGE	336		49.48	16,625		
				FUEL SOURCE	99	N/A	1.00	F11	O	FPL 1S 1OP	1		7,281.00	7,281			
								F21	O	FPL 2S 1OP	1		8,239.00	8,239			
																EFF.YR/AGE	1972 / 50
																COND	31 31 %
																FUNC	0
																ECON	0
																DEPR	31 % GD 69
																RCNLD	\$346,700