

Key: 1067

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 1.016

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
DEFREITAS JON & VICTORIA 30 ARBORWAY DR SCITUATE, MA 02066				26-5-36-0				30 ARBORWAY DR			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
DEFREITAS JON & VICTORIA				09/11/1998	K	207,500	16594-110				
CORPORATION OF THE N E DI				01/01/1974	XX		3934-93				
ATLANTIC DISTRICT OF THE				01/01/1963	XX		2925-397				

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	%
06-725	11/21/2006	3	ALTERATIONS	24,500	06/12/2007	SJ	100	100

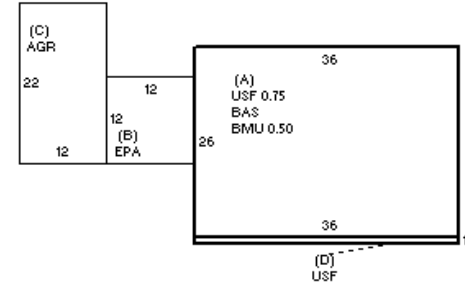
LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	20,132	SC	1.00	100	1.00	100	1.00	R04	0.90		340,140

TOTAL	20,132 SF	ZONING	NO	FRNT	173	ASSESSED	CURRENT	PREVIOUS
Ngh	SCITUATE	N O T E	LAND		340,100	326,400	
Inf1	FACTOR 100			BUILDING		339,000	305,600	
Inf2	PHY 100			DETACHED		0	0	
				OTHER		0	0	
				TOTAL		679,100	632,000	

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	8/5/2010	PL
MODEL	1		RESIDENTIAL	LIST		
STYLE	3	1.00	SPLIT LEVEL [100%]	REVIEW	3/11/2011	KT
QUALITY	+	1.10	AVG +/GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

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YEAR BLT	1960	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	451,978	
NET AREA	1,674	DETAIL ADJ	1.020	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	468		68.72	32,163	CONDITION ELEM	CD	
\$NLA(RCN)	\$270	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	BAS	L	BASE AREA	936	1960	234.15	219,166	EXTERIOR		
				ROOF SHAPE	1	GABLE	1.00	B	EPA	N	ENCLOSED PORCH	144		99.22	14,288	INTERIOR		
				ROOF COVER	1	ASPH SHINGLES	1.00	C	AGR	N	ATT GARAGE	264		59.33	15,663	KITCHEN		
				FLOOR COVER	99	N/A	1.00	+	USF	L	UPPER STORY FIN	738	1960	212.94	157,147	BATHS		
				INT FINISH	99	N/A	1.00	F21	O	O	FPL 2S 1OP	1		9,062.90	9,063	HEAT		
				HEATING/COOLING	2	HOT WATER	1.02									ELECT		
				FUEL SOURCE	99	N/A	1.00											
CAPACITY		UNITS	ADJ															
STORIES		1.75	1.00															
ROOMS		7	1.00															
BEDROOMS		3	1.00															
BATHROOMS		1	1.00															
# 1/2 BATHS		1	1.00															
TOT FIXTURES		5	\$4,488															
# UNITS		1	1.00															
																EFF.YR/AGE	1990 / 32	
																COND	25 25 %	
																FUNC	0	
																ECON	0	
																DEPR	25 % GD 75	
																RCNLD	\$339,000	