

Key: 10729

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 8.379

LEGAL

LAND

CURRENT OWNER				PARCEL ID				LOCATION			
CARROLL JOSEPH P & LAURA C 8 BLOSSOM ST SCITUATE, MA 02066				24-1-2-A				8 BLOSSOM ST			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
CARROLL JOSEPH P & LAURA				02/14/2001	F	1	19368-199				
CARROLL JOHN P & LAURA C				10/05/1999	XX	1	17929-252				
CARROLL LAURA C TRUSTEE				08/10/1995	QS	109,000	13751-348				

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 %
23-0816	09/11/2023	3	ALTERATIONS	30,000			0 0
95-467	10/01/1995	2	ADDITIONS				100 100
95-467	08/01/1995	1	NEW CONST				100 100
		6	CYCL GROWTH				100 100

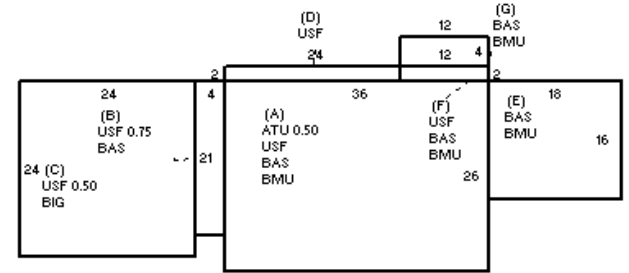
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	40,000	WS 1.00	100	1.00	100	1.00	440,000	1.00	100	1.00	R04 1.00	404,040
300	A	0.252	WS 1.00	100	1.00	100	1.00	19,800	1.00	100	1.00	R04 1.00	4,990

TOTAL	1.170 Acres	ZONING	FRNT	38	ASSESSED	CURRENT	PREVIOUS
Ngh	W. SCITUATE	NOTE			LAND	409,000	372,100
Inf1	FACTOR 100		BUILDING	542,800	503,800		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
					TOTAL	951,800	875,900

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS
FY12 QUALITY CHANGE FROM VGD TO GD PER FIELD REVIEW.



DETACHED

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	5/5/2011	SJ
MODEL	1		RESIDENTIAL	LIST	5/5/2011	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	3/2/2011	ER
QUALITY	+	1.10	AVG +/GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1996	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ
NET AREA	2,739	DETAIL ADJ	1.020	FOUNDATION	4	CONT BSMT WALL	1.00
\$NLA(RCN)	\$251	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00
CAPACITY				ROOF SHAPE	1	GABLE	1.00
STORIES	2.5	UNITS	1.00	ROOF COVER	1	ASPH SHINGLES	1.00
ROOMS	9	ADJ	1.00	FLOOR COVER	13	COMB	1.00
BEDROOMS	4		1.00	INT FINISH	2	DRYWALL	1.00
BATHROOMS	2		1.00	HEATING/COOLING	2	HOT WATER	1.02
# 1/2 BATHS	1		1.00	FUEL SOURCE	99	N/A	1.00
TOT FIXTURES	8		\$7,181				
# UNITS	1		1.00				

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	1,296		48.49	62,839
A	ATU	N	ATTIC UNF	468		40.70	19,048
+	BAS	L	BASE AREA	1,380	1996	214.99	296,692
C	BIG	N	BUILT-IN GARAGE	576		47.85	27,561
+	USF	L	UPPER STORY FIN	1,359	1996	195.51	265,704
F11	O		FPL 1S 10P	1		8,009.10	8,009

TOTAL RCN	687,033
CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	
EFF.YR/AGE	2000 / 22
COND	20 20 %
FUNC	0
ECON	0
DEPR	21 % GD 79
RCNLD	\$542,800