

Key: 10748

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 8.390

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
WINICK DAVID B JR 7 GRAHAM RD LEXINGTON, MA 02420				69-1-40-A				0 CENTRAL AV			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
WINICK DAVID B JR				11/03/2017	U	78,000		(126014)			
CASSARINO PHILIP & MATTHE				06/22/1992	QS			(83145)			
ANZALDI ROSE S				01/01/1978	XX			57791-0			

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1060	100	ACC IMP					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	9,500	HUM 1.00	VU 0.05	100 1.00	31,900	3.75	100 1.00	RF2 1.45			26,110

TOTAL	9,500 SF	ZONING	FRNT	36	ASSESSED	CURRENT	PREVIOUS
Ngh	HUMAROCK	NOTE MARSHLAND...			LAND	26,100	23,700
Infl1	VACANT UNBLD		BUILDING	0	0		
Infl2	PHY 100		DETACHED	45,000	42,900		
			OTHER	0	0		
			TOTAL	71,100	66,600		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
PPD	A	1.00 20 0.80			300	187.70	45,000	

BUILDING	CD	ADJ	DESC	MEASURE
MODEL				LIST
STYLE				REVIEW
QUALITY				
FRAME				

YEAR BLT	NET AREA	\$NLA(RCN)	SIZE ADJ	DETAIL ADJ	OVERALL	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	CONDITION ELEM	CD
CAPACITY			UNITS	ADJ																
																		EFF.YR/AGE		
																		COND		
																		FUNC		
																		ECON		
																		DEPR	% GD	
																		RCNLD		