

Key: 1077

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 1.026

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
STONE MATTHEW A 83 ABERDEEN DR SCITUATE, MA 02066				26-5-28-0				83 ABERDEEN DR			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
STONE MATTHEW A				09/03/2020	QS	545,000	53378-192				
CHAPMAN ELIZABETH A				02/08/2013	F		1 42657-266				
CHAPMAN ELIZABETH A TRS				03/18/2011	F	-100	39759-307				

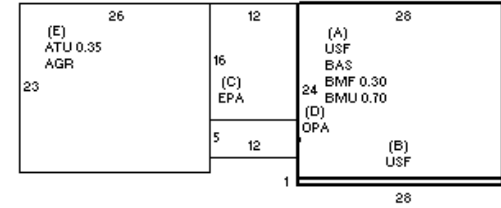
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	20,400	SC 1.00	100	1.00	396,000	1.84	100	1.00	R04	0.90	340,490

TOTAL	20,400 SF	ZONING		FRNT	160	ASSESSED	CURRENT	PREVIOUS
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Ngh	SCITUATE	NOTE	LAND	340,500	326,700
Inf1	FACTOR 100		BUILDING	288,700	266,200
Inf2	PHY 100		DETACHED	0	0
			OTHER	0	0
TOTAL			TOTAL	629,200	592,900

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	7/1/2021	JD
MODEL	1		RESIDENTIAL	LIST	7/1/2021	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	10/5/2020	JD
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	1960	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	400,908	
NET AREA	1,372	DETAIL ADJ	1.030	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	470		53.72	25,248	CONDITION ELEM	CD	
\$NLA(RCN)	\$292	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	BMF	N	BSMT FINISH-SEP	202		75.41	15,233	EXTERIOR	A	
CAPACITY			UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	A	BAS	L	BASE AREA	672	1960	225.16	151,306	INTERIOR	A
STORIES	2	1.00	ROOF COVER	1	ASPH SHINGLES	1.00	1.00	+	USF	L	UPPER STORY FIN	700	1960	204.76	143,330	KITCHEN	A	
ROOMS	6	1.00	FLOOR COVER	24	COMB	1.00	1.00	C	EPA	N	ENCLOSED PORCH	192		90.20	17,318	BATHS	A	
BEDROOMS	3	1.00	INT FINISH	1	PLASTER	1.00	1.00	D	OPA	N	OPEN PORCH	60		51.50	3,090	HEAT	U	
BATHROOMS	1	1.00	HEATING/COOLING	9	WARM/COOL AIR	1.03	1.03	E	AGR	N	ATT GARAGE	598		42.29	25,291	ELECT	U	
# 1/2 BATHS	1	1.00	FUEL SOURCE	1	OIL	1.00	1.00	E	ATU	N	ATTIC UNF	209		37.00	7,733			
TOT FIXTURES	5	\$4,120							F21	O	FPL 2S 1OP	1		8,239.00	8,239			
# UNITS	1	1.00																
																EFF.YR/AGE	1977 / 45	
																COND	28 28 %	
																FUNC	0	
																ECON	0	
																DEPR	28 % GD 72	
																RCNLD	\$288,700	