

Key: 1082

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 1.031

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
CHASE MELINDA B 98 ABERDEEN DR SCITUATE, MA 02066				26-5-6-0				98 ABERDEEN DR			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
CHASE MELINDA B				11/26/2018	F		1 50555-224				
CHASE MELINDA B & RICHARD				09/15/2006	A	393,000	33366-82				
KAUPER JEAN D				01/29/1981	QS		4947-339				

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	%

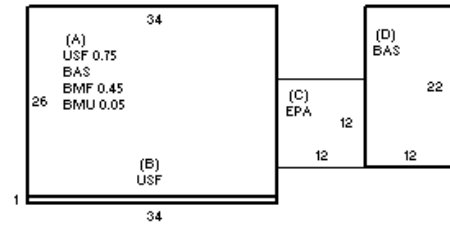
LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	20,579	SC	1.00	100	1.00	100	1.00	R04	0.90		340,710

TOTAL	20,579 SF	ZONING	FRNT	126	ASSESSED	CURRENT	PREVIOUS
Ngh	SCITUATE	NOTE			LAND	340,700	327,000
Inf1	FACTOR 100		BUILDING	210,700	196,000		
Inf2	PHY 100		DETACHED	600	500		
			OTHER	0	0		
			TOTAL	552,000	523,500		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
S/V	A	1.00	SV 1.00 SHED		500	1.10	600



BUILDING

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

G

YEAR BLT	1960	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	478,924															
NET AREA	1,845	DETAIL ADJ	1.020	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	44		69.48	3,057																	
\$NLA(RCN)	\$260	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	BMF	N	BSMT FINISH-SEP	398		97.52	38,811																	
				ROOF SHAPE	1	GABLE	1.00	+	USF	L	UPPER STORY FIN	697	1960	208.85	145,569																	
				ROOF COVER	1	ASPH SHINGLES	1.00	C	EPA	N	ENCLOSED PORCH	144		99.22	14,288																	
				FLOOR COVER	99	N/A	1.00	+	BAS	L	BASE AREA	1,148	1960	229.66	263,648																	
				INT FINISH	99	N/A	1.00	F21	O	O	FPL 2S 1OP	1		9,062.90	9,063																	
				HEATING/COOLING	2	HOT WATER	1.02																									
				FUEL SOURCE	99	N/A	1.00																									
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