

Key: 10877

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 8.398

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
EDWARDS CHAD & AMANDA 145 JUDGE CUSHING RD SCITUATE, MA 02066				52-1-19-0				145 JUDGE CUSHING RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
EDWARDS CHAD & AMANDA				12/07/2021	QS	1,030,000	56132-29				
FLYHOMES INVESTMENTS MA L				10/18/2021	QS	1,030,000	55859-263				
ZELEN RANDY S				08/29/2017	QS	755,000	48858-170				

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	%
94-262	06/17/1994	7	OTHERS		08/02/2022	JD	100	100
		1	NEW CONST				100	100
		6	CYCL GROWTH				100	100

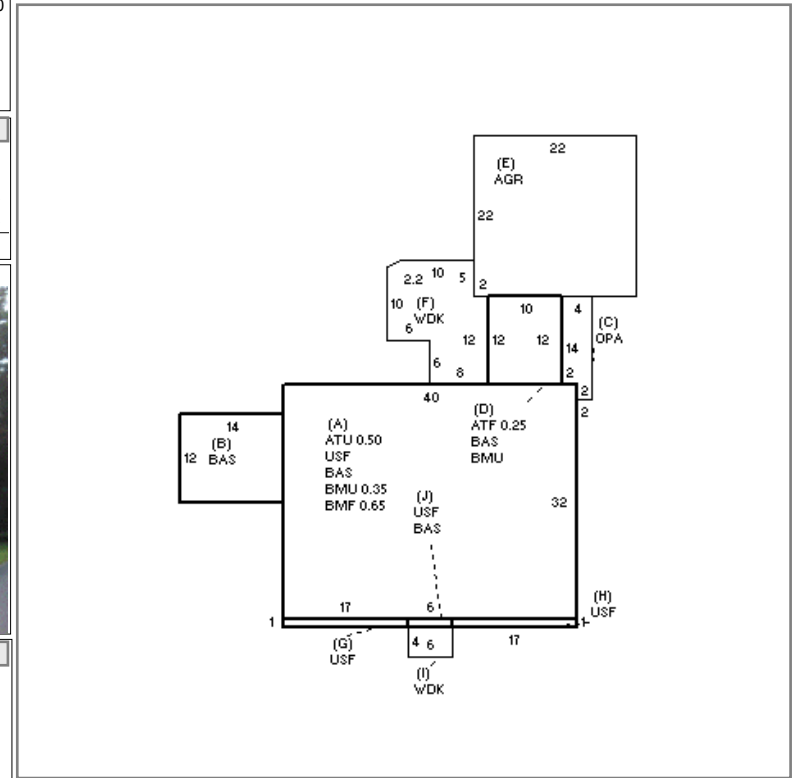
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,000	GB 1.00	100	1.00	440,000	1.00	100	1.00	R05	1.00	404,040
300	A	0.476	GB 1.00	100	1.00	19,800	1.00	100	1.00	R05	1.00	9,420

TOTAL	1.394 Acres	ZONING	FRNT 137	ASSESSED	413,500	CURRENT	1,100,200	PREVIOUS	376,400
Ngh	GREENBUSH	NOTE	LAND	683,100	BUILDING	3,600	OTHER	0	3,500
Inf1	FACTOR 100		OTHER	0	TOTAL	1,011,700			
Inf2	PHY 100								

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
HTB	A	1.00	30 0.70		1	5,181.80	3,600



BLDG COMMENTS	MLS
---------------	-----



BUILDING	CD	ADJ	DESC	MEASURE	8/2/2022	JD
MODEL	1		RESIDENTIAL	LIST	8/2/2022	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	3/2/2011	ER
QUALITY	G	1.20	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1995	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	
NET AREA	2,924	DETAIL ADJ	1.050	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMF	N	BSMT FINISH-SEP	832		72.98	60,716	
\$NLA(RCN)	\$288	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	A	ATU	N	ATTIC UNF	640		44.40	28,416	
CAPACITY			UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,574	1995	239.05	376,260
STORIES	2.5	1.00	ROOF COVER	2	WOOD SHINGLES	1.01	C	OPA	N	OPEN PORCH	52		61.80	3,214		
ROOMS	8	1.00	FLOOR COVER	13	COMB	1.00	+	BMU	N	BSMT UNFINISHED	568		51.98	29,527		
BEDROOMS	4	1.00	INT FINISH	2	DRYWALL	1.00	D	ATF	L	ATTIC FINISH	30	1995	154.44	4,633		
BATHROOMS	2	1.00	HEATING/COOLING	11	HW/COOL AIR	1.04	E	AGR	N	ATT GARAGE	484		53.34	25,818		
# 1/2 BATHS	1	1.00	FUEL SOURCE	2	GAS	1.00	+	WDK	N	WOOD DECK	215		46.08	9,907		
TOT FIXTURES	8	\$8,064					+	USF	L	UPPER STORY FIN	1,320	1995	217.39	286,952		
# UNITS	1	1.00						F21	O	FPL 2S 1OP	1		9,886.80	9,887		
								GEN	O	GENERATOR	1		0.00			

TOTAL RCN	843,395
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	G
KITCHEN	G
BATHS	A
HEAT	A
ELECT	A
EFF.YR/AGE	2003 / 19
COND	18 18 %
FUNC	0
ECON	0
DEPR	19 % GD 81
RCNLD	\$683,100