

Key: 10886

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 8.407

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
WOLFFER JAMES T & JUDITH G				48-1-1-G				364 C J CUSHING WAY			
364 C J CUSHING WAY				TRANSFER HISTORY				DOS T SALE PRICE BK-PG (Cert)			
SCITUATE, MA 02066				WOLFFER JAMES T & JUDITH				03/20/2000 QS 407,000 18363-249			
				VETTER BRIAN C & DIANA J				01/16/1998 QS 302,500 15812-252			
				ZACCARDI PETER E & MARY A				05/16/1997 QS 62,000 15179-232			

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	%
22-0377	04/13/2022	3	ALTERATIONS	2,800	08/16/2022	JD	100	100
11-700	11/18/2011	3	ALTERATIONS	4,500	08/08/2012	SJ	100	100
03-348	06/24/2003	3	ALTERATIONS	1,200	09/26/2004	SJ	100	100
97-277	05/28/1997	1	NEW CONST				100	100

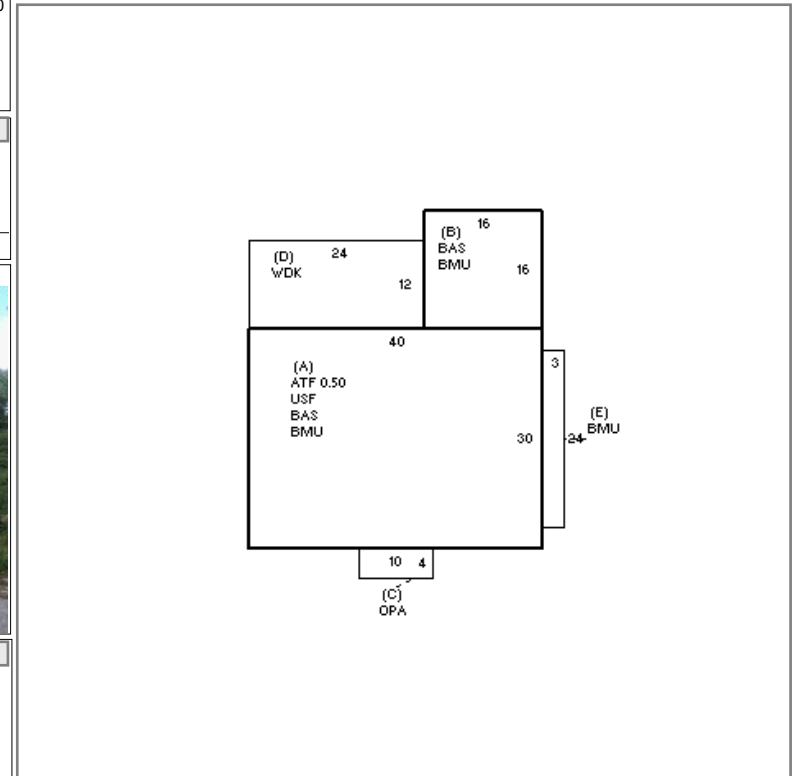
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,000	WS 1.00	100	1.00	374,000	1.00	100	1.00	R01	0.85	343,430
300	A	0.922	WS 1.00	100	1.00	16,830	1.00	100	1.00	R01	0.85	15,520

TOTAL	1.840 Acres		ZONING	FRNT	176	ASSESSED	CURRENT	PREVIOUS
Ngh	W. SCITUATE		NOTE			LAND	359,000	307,900
Inf1	FACTOR 100			BUILDING	588,100	545,800		
Inf2	PHY 100			DETACHED	1,000	1,000		
				OTHER	0	0		
						TOTAL	948,100	854,700

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	20 0.80 8 X 10	2003	80	15.97	1,000



BUILDING	CD	ADJ	DESC	MEASURE	8/16/2022	JD
MODEL	1		RESIDENTIAL	LIST	8/16/2022	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	1997	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	3,256	DETAIL ADJ	1.040	FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,528		46.73	71,399
\$NLA(RCN)	\$226	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	+	BAS	L	BASE AREA	1,456	1997	214.15	311,796
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	1,200	1997	194.74	233,692
				ROOF COVER	1	ASPH SHINGLES	1.00	A	ATF	L	ATTIC FINISH	600	1997	138.36	83,017
				FLOOR COVER	13	COMB	1.00	C	OPA	N	OPEN PORCH	40		56.65	2,266
				INT FINISH	2	DRYWALL	1.00	D	WDK	N	WOOD DECK	288		42.24	12,165
				HEATING/COOLING	11	HW/COOL AIR	1.04	BMG	O	O	BSMT GARAGE	2		2,740.10	5,480
				FUEL SOURCE	1	OIL	1.00	F11	O	O	FPL 1S 1OP	1		8,009.10	8,009

TOTAL RCN	735,145	
CONDITION ELEM CD		
EXTERIOR		G
INTERIOR		A
KITCHEN		A
BATHS		A
HEAT		A
ELECT		A
EFF.YR/AGE 2002 / 20		
COND	18	18 %
FUNC	0	
ECON	0	
DEPR	20	% GD 80
RCNLD	\$588,100	