

Key: 1094

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 1.043

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CURRENT OWNER				PARCEL ID				LOCATION			
CONNOLLY FRANCIS M 78 ABERDEEN DR SCITUATE, MA 02066				26-5-13-0				78 ABERDEEN DR			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
CONNOLLY FRANCIS M				01/10/2020	QS	460,000	52213-284				
GAGE JENIFER TR & JOHN TR				03/22/2016	F		1 46710-187				
GAGE JOHN K				12/04/2007	F		1 35366-297				

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	%

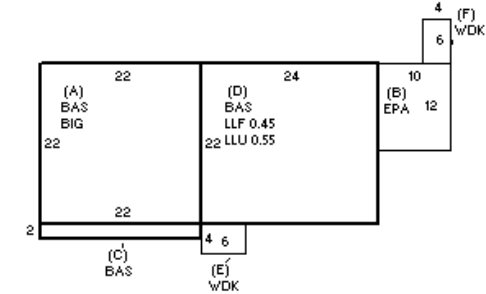
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CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	20,130	SC 1.00	100	1.00	100	1.00		R04	0.90		340,120

TOTAL	20,130 SF	ZONING	FRNT	151	ASSESSED	CURRENT	PREVIOUS
Ngh	SCITUATE	NOTE			LAND	340,100	326,400
Infl1	FACTOR 100		BUILDING	250,500	222,800		
Infl2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
<b>TOTAL</b>						<b>590,600</b>	<b>549,200</b>

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TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



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BUILDING	CD	ADJ	DESC	MEASURE	7/1/2021	JD
MODEL	1		RESIDENTIAL	LIST	7/1/2021	EST
STYLE	2	1.00	RAISED RANCH [100%]	REVIEW	9/14/2020	JD
QUALITY	+	1.10	AVG +/GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS  
MLS

YEAR BLT	1960	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	357,895															
NET AREA	1,294	DETAIL ADJ	1.020	FOUNDATION	4	CONT BSMT WALL	1.00	A	BIG	N	BUILT-IN GARAGE	484		49.88	24,140	CONDITION ELEM	CD															
\$NLA(RCN)	\$277	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	B	EPA	N	ENCLOSED PORCH	120		99.22	11,906	EXTERIOR	F															
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,056	1960	236.99	250,262	INTERIOR	G															
				ROOF COVER	1	ASPH SHINGLES	1.00	D	LLU	N	LOWER LEVEL UNF	290		68.80	19,953	KITCHEN	G															
				FLOOR COVER	24	COMB	1.00	D	LLF	L	LOWER LEVEL FIN	238	1960	163.47	38,905	BATHS	A															
				INT FINISH	1	PLASTER	1.00	+	WDK	N	WOOD DECK	48		42.24	2,027	HEAT	A															
				HEATING/COOLING	2	HOT WATER	1.02	F11	O	FPL 1S 1OP	1		8,009.10	8,009	ELECT	U																
				FUEL SOURCE	1	OIL	1.00	GEN	O	GENERATOR	1		0.00																			
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