

Key: 11110

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 8.572

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
CAROLAN PATRICK J 34 FOX VINE LN SCITUATE, MA 02066				25-2-6-G				34 FOX VINE LN			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
CAROLAN PATRICK J				12/09/1998	QS	405,500	(94593)				
BUILDERS & DEVELOPERS COO				08/08/1997	QS	110,000	(C00091861)				

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	%
16-11	01/11/2016	3	ALTERATIONS	40,900	06/16/2016	SJ	100	100
14-452	07/29/2014	3	ALTERATIONS	26,500	07/13/2015	SJ	100	100
97-330	06/01/1997	1	NEW CONST				100	100

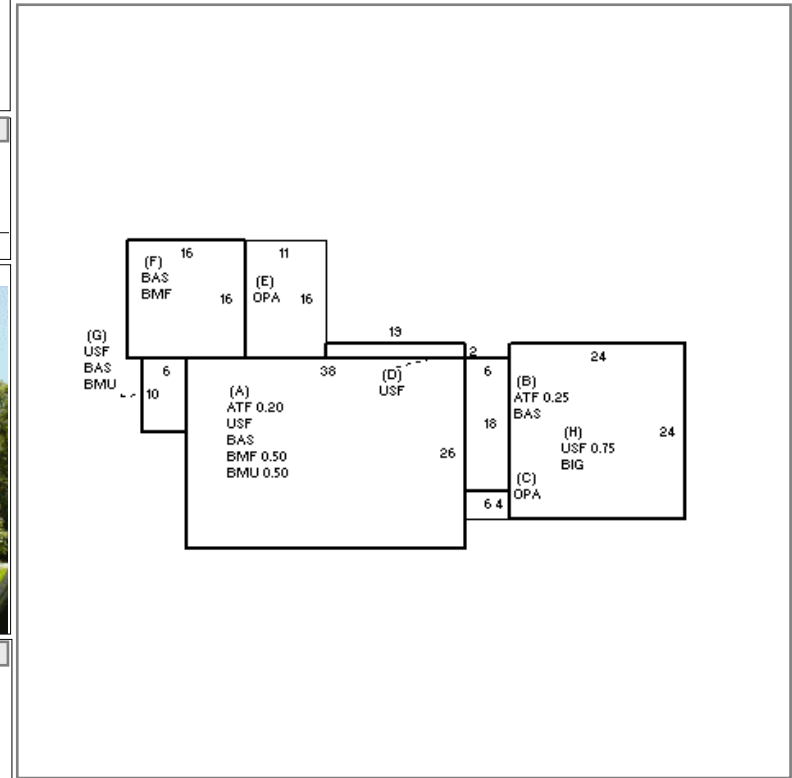
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	15,083	NS 1.00	100	1.00	440,000	2.43	100	1.00	R04		370,190

TOTAL	15,072 SF	ZONING	FRNT	46	ASSESSED	CURRENT	PREVIOUS
Ngh	NO. SCITUATE	NOTE			LAND	370,200	336,500
Inf1	FACTOR 100		BUILDING	626,200	581,000		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
TOTAL					996,400	917,500	

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS
FY12 FR- VG TO AVG



BUILDING	CD	ADJ	DESC	MEASURE	7/13/2015	SJ
MODEL	1		RESIDENTIAL	LIST	7/13/2015	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	3/1/2011	ER
QUALITY	+	1.10	AVG +/GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1998	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	3,155	DETAIL ADJ	1.000	FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	554		48.39	26,810
\$NLA(RCN)	\$236	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	+	ATF	L	ATTIC FINISH	225	1998	133.64	30,069
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,412	1998	206.84	292,053
				ROOF COVER	1	ASPH SHINGLES	1.00	+	OPA	N	OPEN PORCH	200		56.65	11,330
				FLOOR COVER	13	COMB	1.00	+	USF	L	UPPER STORY FIN	1,518	1998	188.10	285,530
				INT FINISH	2	DRYWALL	1.00	+	BMF	N	BSMT FINISH-SEP	750		67.94	50,952
				HEATING/COOLING	1	FORCED AIR	1.00	H	BIG	N	BUILT-IN GARAGE	576		46.91	27,019
				FUEL SOURCE	99	N/A	1.00		FPL	O	FIREPLACE	1		8,594.30	8,594
									GFP	O	GAS FIREPLACE	1		6,111.60	6,112

TOTAL RCN	745,510
CONDITION ELEM	CD
EXTERIOR	
INTERIOR	G
KITCHEN	V
BATHS	
HEAT	
ELECT	
EFF.YR/AGE	2006 / 16
COND	16 16 %
FUNC	0
ECON	0
DEPR	16 % GD 84
RCNLD	\$626,200