

Key: 11587

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 8.748

LEGAL

CURRENT OWNER		PARCEL ID		LOCATION	
BRABHAM CHRISTOPHER & JENNIFER 1 PITNEY DR MENDHAM, NJ 07945		52-2-1-F		24 GREENBRIAR WAY	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
BRABHAM CHRISTOPHER & JEN		09/26/2012	F	100	42005-187
BRABHAM JENNIFER		02/09/2007	QS	1,085,000	34096-56
EASTGATE PROPERTIES,LLC		03/30/2006	F	-100	32437-255


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 %
03-640	10/15/2003	1	NEW CONST		08/15/2006	SJ	0 100
		1	NEW CONST		07/28/2005	SJ	0 0
		1	NEW CONST	284,070	09/13/2004	SJ	100 100

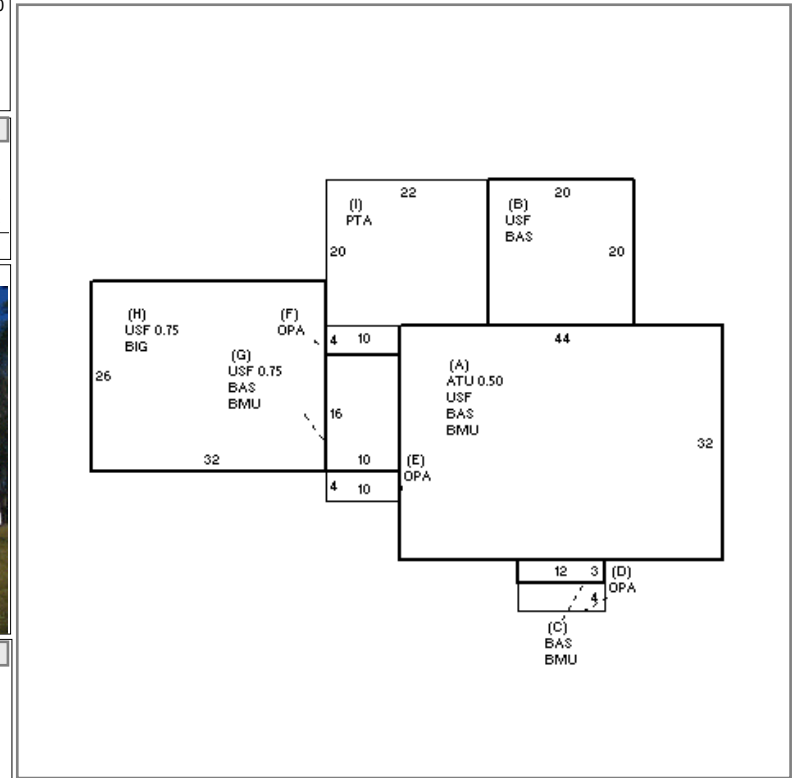
LAND

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	100	1.00	616,000	1.00	100	1.00	R06 1.40	565,660
300	A	0.872	WS 1.00	100	1.00	100	1.00	27,720	1.00	100	1.00	R06 1.40	24,170

DETACHED

TOTAL	1.790 Acres	ZONING	FRNT	100	ASSESSED	CURRENT	PREVIOUS
Ngh	W. SCITUATE	NOTE	LAND	589,800	460,700		
Inf1	FACTOR 100		BUILDING	1,138,800	993,500		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
			TOTAL	1,728,600	1,454,200		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	12/14/2006
									



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	5/5/2015	SJ
MODEL	1		RESIDENTIAL	LIST	5/5/2015	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	2/28/2011	ER
QUALITY	V	1.40	VERY GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS: FY12 QUALITY CHANGE FROM EXC TO VG PER FIELD REVIEW.

INDING

YEAR BLT	2006	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	1,355,735
NET AREA	4,556	DETAIL ADJ	1.040	FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,604		58.94	94,539		
\$NLA(RCN)	\$298	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	+	USF	L	UPPER STORY FIN	2,552	2006	239.20	610,443		
				ROOF SHAPE	1	GABLE	1.00	A	ATU	N	ATTIC UNF	704		51.80	36,467		
				ROOF COVER	1	ASPH SHINGLES	1.00	+	BAS	L	BASE AREA	2,004	2006	263.03	527,121		
				FLOOR COVER	13	COMB	1.00	+	OPA	N	OPEN PORCH	128		72.10	9,229		
				INT FINISH	2	DRYWALL	1.00	H	BIG	N	BUILT-IN GARAGE	832		57.79	48,080		
				HEATING/COOLING	11	HW/COOL AIR	1.04	I	PTA	N	PATIO	440		20.86	9,178		
				FUEL SOURCE	99	N/A	1.00		F11	O	FPL 1S 1OP	1		10,193.40	10,193		

CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	

EFF.YR/AGE	2006 / 16
COND	16 16 %
FUNC	0
ECON	0
DEPR	16 % GD 84

RCNLD \$1,138,800