

Key: 1168

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 1.117

LEGAL

LAND

DETACHED

BUILDING

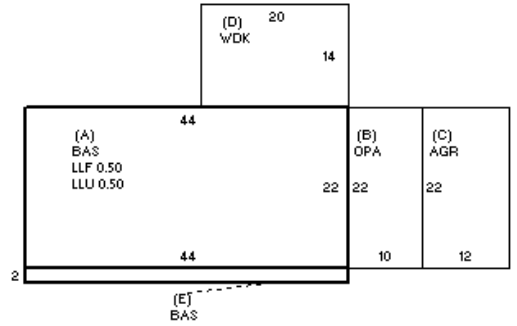
CURRENT OWNER				PARCEL ID				LOCATION			
O'CONNOR JOHN PAUL 47 EDGEWOOD RD SCITUATE, MA 02066				48-2-54-P				47 EDGEWOOD RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
O'CONNOR JOHN PAUL				04/06/2022	H		1 (133691)				
O'CONNOR JOHN PAUL & KEND				04/30/2015	QS	375,000	(121760)				
DOMICO TERRENCE K & BARBA				01/01/1974	QS		(51404)				

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	%
		6	CYCL GROWTH		03/11/2015		100	100

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	20,400	SC 1.00	100	1.00	396,000	1.84	100	1.00	R03	0.90	340,490

TOTAL	20,400 SF	ZONING	NOOTE	FRNT	126	ASSESSED	LAND 340,500 BUILDING 266,200 DETACHED 0 OTHER 0 TOTAL 606,700	CURRENT	326,700 236,900 0 0 563,600	PREVIOUS	326,700 236,900 0 0 563,600
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TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	3/11/2015
MODEL	1		RESIDENTIAL	LIST	3/11/2015
STYLE	2	1.00	RAISED RANCH [100%]	REVIEW	3/15/2011
QUALITY	A	1.00	AVERAGE [100%]		KT
FRAME	1	1.00	WOOD FRAME [100%]		

YEAR BLT	1963	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	364,715		
NET AREA	1,540	DETAIL ADJ	1.030	FOUNDATION	4	CONT BSMT WALL	1.00	A	LLU	N	LOWER LEVEL UNF	484		60.14	29,106	TOTAL RCN	364,715		
\$NLA(RCN)	\$237	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	LLF	L	LOWER LEVEL FIN	484	1963	142.87	69,151	CONDITION ELEM	CD		
				ROOF SHAPE	1	GABLE	1.00	B	OPA	N	OPEN PORCH	220		51.50	11,330	EXTERIOR			
				ROOF COVER	1	ASPH SHINGLES	1.00	C	AGR	N	ATT GARAGE	264		53.94	14,239	INTERIOR			
				FLOOR COVER	99	N/A	1.00	D	WDK	N	WOOD DECK	280		38.40	10,752	KITCHEN			
				INT FINISH	99	N/A	1.00	+	BAS	L	BASE AREA	1,056	1963	207.14	218,736	BATHS			
				HEATING/COOLING	9	WARM/COOL AIR	1.03	F11	O	O	FPL 1S 1OP	1		7,281.00	7,281	BATHS			
				FUEL SOURCE	99	N/A	1.00											HEAT	
																	ELECT		
																	EFF.YR/AGE	1980 / 42	
																	COND	27 27 %	
																	FUNC	0	
																	ECON	0	
																	DEPR	27 % GD 73	
																	RCNLD	\$266,200	