

Key: 1328

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 1.275

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
CATLENDER JASON M & S/O CATLENDER JASON M TR & 26 GARDINER RD SCITUATE, MA 02066				4-1-2-0				26 GARDINER RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
CATLENDER JASON M TR & CATLENDER JASON M & MOSHFEGH, BEHNAZ				06/21/2023	F	100	58022-114				
				05/02/2014	QS	1,096,000	44287-97				
				11/21/2006	H	1	33708-91				

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 %
19-745	10/03/2019	3	ALTERATIONS	53,500	08/25/2020	JD	100 100
18-28	01/17/2018	3	ALTERATIONS	60,200	07/16/2018	JD	100 100
		7	OTHERS		03/26/2004	PJB	100 100
02-253	09/11/2002	2	ADDITIONS	109,500			100 100
		2	ADDITIONS				100 100

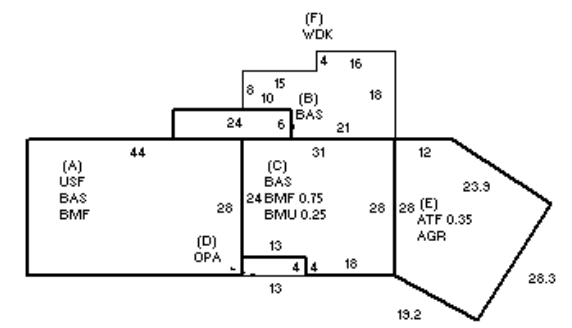
LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	31,788	NS	1.00	1.00	1.00	1.00	792,000	1.23	100	1.00	RV1 1.80	708,700

TOTAL	31,788 SF	ZONING	FRNT	198	ASSESSED	CURRENT	PREVIOUS
Ngh	NO. SCITUATE	N O T E	IN M3....		LAND	708,700	644,300
Inf1	FACTOR 100		BUILDING	890,100	823,300		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
TOTAL						1,598,800	1,467,600

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								08/25/2020



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	8/25/2020	JD
MODEL	1		RESIDENTIAL	LIST	8/25/2020	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	7/16/2018	JD
QUALITY	G	1.20	GOOD [100%]	BLDG COMMENTS		
FRAME	1	1.00	WOOD FRAME [100%]	OTHER FIX=2 SINKS		

YEAR BLT	1969	SIZE ADJ	1.000
NET AREA	3,703	DETAIL ADJ	1.040
\$NLA(RCN)	\$280	OVERALL	1.000

INDIN

CAPACITY				UNITS	ADJ	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	1,034,983	
STORIES			2	1.00	FOUNDATION	4	CONT BSMT WALL	1.00	+	BMF	N	BSMT FINISH-SEP	1,844			67.80	125,022	CONDITION ELEM	CD	
ROOMS			12	1.00	EXT COVER	1	WD SHINGLES	1.00	A	USF	L	UPPER STORY FIN	1,232	1969		209.34	257,903	EXTERIOR	G	
BEDROOMS			5	1.00	ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	2,192	1969		230.19	504,584	INTERIOR	G	
BATHROOMS			3	1.00	ROOF COVER	1	ASPH SHINGLES	1.00	C	BMU	N	BSMT UNFINISHED	204			48.30	9,853	KITCHEN	G	
# 1/2 BATHS			1	1.00	FLOOR COVER	24	COMB	1.00	D	OPA	N	OPEN PORCH	52			61.80	3,214	BATHS	V	
TOT FIXTURES			13	\$12,979	INT FINISH	1	PLASTER	1.00	E	AGR	N	ATT GARAGE	798			48.00	38,303	HEAT	U	
# UNITS			1	1.00	HEATING/COOLING	11	HW/COOL AIR	1.04	E	ATF	L	ATTIC FINISH	279	1969		148.73	41,496	ELECT	U	
					FUEL SOURCE	2	GAS	1.00	F	WDK	N	WOOD DECK	438			46.08	20,183			
										F21	O	FPL 2S 1OP	2			9,886.20	19,772			
										ODS	O	OUT DOOR SHOWER	1			1,674.00	1,674			
																		EFF.YR/AGE	2008 / 14	
																		COND	14 14 %	
																		FUNC	0	
																		ECON	0	
																		DEPR	14 % GD 86	
																		RCNLD	\$890,100	