

Key: 1470

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 1.417

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
AFANASENKO ANGELA K & DR NICOLAI TRS 303 C J CUSHING WAY SCITUATE, MA 02066				47-2-16-0				303 C J CUSHING WAY			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
AFANASENKO ANGELA K & AFANASENKO ANGELA, NICOLA				07/06/2022	F		1 (134128)				
AFANASENKO NICOLIA & ANGE				06/19/2018	F		1 (121608)				
				03/10/2015	F	100	(121608)				

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
0130	75	MULTI-USE RES				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
14-276	05/22/2014	3	ALTERATIONS	21,000	07/01/2014	ROM	100	100
12-625	10/24/2012	2	ADDITIONS	270,000	09/05/2013	SJ	100	100
04-169	04/01/2004	3	ALTERATIONS	30,000	09/27/2004	SJ	100	100

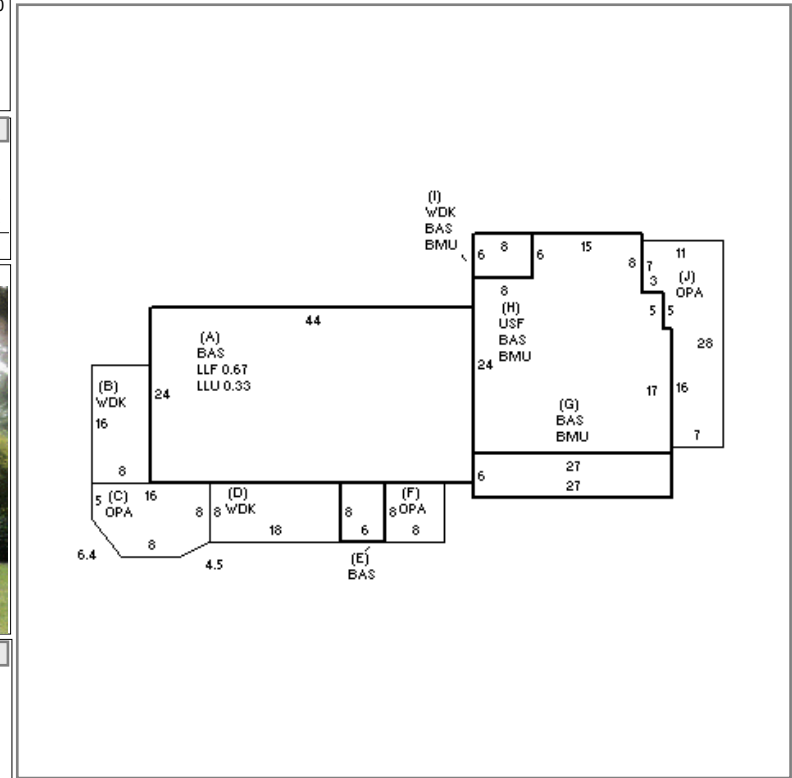
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,000	WS 1.00	100	1.00	374,000	1.00	100	1.00	R03	0.85	343,430
300	A	0.162	WS 1.00	100	1.00	16,830	1.00	100	1.00	R03	0.85	2,730

TOTAL	1.080 Acres	ZONING	FRNT	213	ASSESSED	CURRENT	PREVIOUS
Ngh	W. SCITUATE	NOTE	LAND	346,200	314,800		
Inf1	FACTOR 100		BUILDING	715,800	642,800		
Inf2	PHY 100		DETACHED	1,200	1,200		
			OTHER	0	0		
			TOTAL	1,063,200	958,800		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	30 0.70		128	13.66	1,200



BLDG COMMENTS
FRESH START CHIROPRACTIC



BUILDING	CD	ADJ	DESC	MEASURE	9/5/2013	SJ
MODEL	1		RESIDENTIAL	LIST	9/5/2013	SJ
STYLE	5	1.00	COLONIAL [100%]	REVIEW	8/29/2023	JD
QUALITY	+	1.10	AVG +/GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1971	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	3,472	DETAIL ADJ	1.020	FOUNDATION	4	CONT BSMT WALL	1.00	A	LLU	N	LOWER LEVEL UNF	348		59.88	20,837
\$NLA(RCN)	\$229	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	LLF	L	LOWER LEVEL FIN	708	1971	142.26	100,718
				ROOF SHAPE	1	GABLE	1.00	+	WDK	N	WOOD DECK	320		42.24	13,517
				ROOF COVER	1	ASPH SHINGLES	1.00	+	OPA	N	OPEN PORCH	439		56.65	24,870
				FLOOR COVER	3	W/W CARPET	1.00	+	BAS	L	BASE AREA	1,266	1971	206.24	261,104
				INT FINISH	2	DRYWALL	1.00	+	BMU	N	BSMT UNFINISHED	935		52.89	49,448
				HEATING/COOLING	2	HOT WATER	1.02	+	BAS	L	BASE AREA	773	2013	206.24	159,426
				FUEL SOURCE	2	GAS	1.00	H	USF	L	UPPER STORY FIN	725	2013	187.56	135,979
									BMG	O	BSMT GARAGE	2		2,740.10	5,480
									F12	O	FPL 1S 2OP	1		11,381.70	11,382

TOTAL RCN	795,328
CONDITION ELEM	CD
EXTERIOR	V
INTERIOR	G
KITCHEN	G
BATHS	G
HEAT	A
ELECT	A
EFF.YR/AGE	2012 / 10
COND	10 10 %
FUNC	0
ECON	0
DEPR	10 % GD 90
RCNLD	\$715,800