

Key: 1597

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 1.539

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
CHANDLER SCOT N & JULIE 756 C J CUSHING WAY SCITUATE, MA 02066				25-2-5-C				756 C J CUSHING WAY			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
CHANDLER SCOT N & JULIE				10/29/2009	QS	495,000	(113929)				
BALINBIN JASON & LUCIA				10/16/2000	QS	325,000	(98230)				
KLEM THOMAS J & CHERYL S				10/29/1982	XX		66763-0				

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	%
07-465	08/10/2007	2	ADDITIONS	5,000	06/16/2008	SJ	100	100
06-130		2	ADDITIONS	18,500	06/01/2007	SJ	100	100
		6	CYCL GROWTH		06/15/2006	SJ	100	100
06-130	03/22/2006	3	ALTERATIONS	18,500	06/15/2006	SJ	100	100

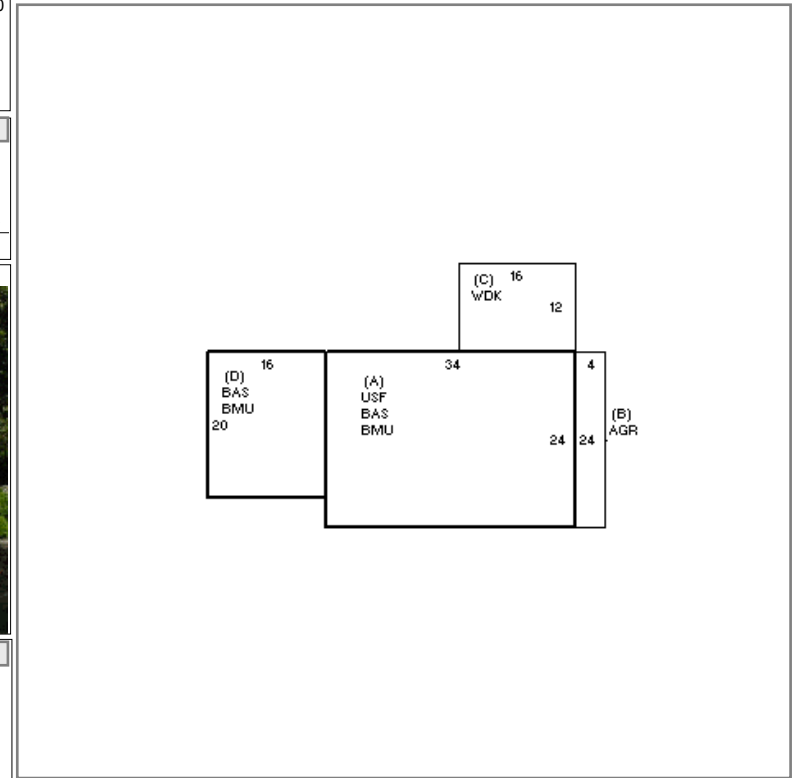
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,000	WS 1.00	100	1.00	374,000	1.00	100	1.00	R01	0.85	343,430
300	A	0.202	WS 1.00	100	1.00	16,830	1.00	100	1.00	R01	0.85	3,400

TOTAL	1.120 Acres		ZONING	FRNT	102	ASSESSED	CURRENT	PREVIOUS
Ngh	W. SCITUATE		NOTE			LAND	346,800	296,900
Inf1	FACTOR 100			BUILDING	413,200	382,900		
Inf2	PHY 100			DETACHED	13,200	12,000		
				OTHER	0	0		
				TOTAL	773,200	691,800		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
S/V	A	1.00	SV 1.00 IPG -20 X 36	2006	12,000	1.10	13,200



BLDG COMMENTS



BUILDING	CD	ADJ	DESC	MEASURE	10/6/2015	SJ
MODEL	1		RESIDENTIAL	LIST	10/6/2015	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	3/21/2011	KT
QUALITY	+	1.10	AVG +/GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1980	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	1,952	DETAIL ADJ	1.040	FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,136		50.11	56,922
\$NLA(RCN)	\$275	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	+	BAS	L	BASE AREA	1,136	1980	231.51	262,995
				ROOF SHAPE	3	GAMBREL	1.00	A	USF	L	UPPER STORY FIN	816	1980	210.53	171,795
				ROOF COVER	1	ASPH SHINGLES	1.00	B	AGR	N	ATT GARAGE	96		72.76	6,985
				FLOOR COVER	99	N/A	1.00	C	WDK	N	WOOD DECK	192		42.24	8,110
				INT FINISH	99	N/A	1.00		BMG	O	BSMT GARAGE	2		2,740.10	5,480
				HEATING/COOLING	11	HW/COOL AIR	1.04		F11	O	FPL 1S 1OP	1		8,009.10	8,009
				FUEL SOURCE	99	N/A	1.00		F21	O	FPL 2S 1OP	1		9,062.90	9,063

TOTAL RCN	536,680
CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	
EFF.YR/AGE	1995 / 27
COND	23 23 %
FUNC	0
ECON	0
DEPR	23 % GD 77
RCNLD	\$413,200