

Key: 1608

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 1.549

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
HUNNEFELD PETER, MAUREEN & KEAVENEY MARY F 97 ARBORWAY DR SCITUATE, MA 02066				25-6-4-0				97 ARBORWAY DR			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
HUNNEFELD PETER, MAUREEN				08/28/2015	QS	440,000	45983-312				
JACOBUCCI JOHN J & EILEEN				01/01/1965	QS		3137-154				
JACOBUCCI JOHN J				01/01/1964	XX		3039-270				

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 %
89-305	06/01/1989	3	ALTERATIONS				100 100

LAND

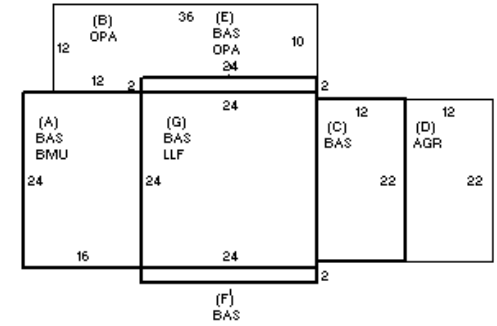
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,000 SC	1.00	100	1.00	396,000	1.00	100	1.00	R04	0.90	363,640
300	A	0.012 SC	1.00	100	1.00	17,820	1.00	100	1.00	R04	0.90	210

DETACHED

TOTAL	40,511 SF	ZONING	FRNT	160	ASSESSED	CURRENT	PREVIOUS
Ngh	SCITUATE	NOTE			LAND	363,900	349,200
Inf1	FACTOR 100		BUILDING	323,900	288,300		
Inf2	PHY 100		DETACHED	6,900	6,300		
			OTHER	0	0		
			TOTAL	694,700	643,800		

BUILDING

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
S/V	A	1.00 SV	1.00 SHED		300	1.10	300
S/V	A	1.00 SV	1.00 VINYL STEEL	1978	6,000	1.10	6,600



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	4/14/2011	PL
MODEL	1		RESIDENTIAL	LIST	4/14/2011	EST
STYLE	3	1.00	SPLIT LEVEL [100%]	REVIEW	3/21/2011	KT
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1960	SIZE ADJ	1.000
NET AREA	1,896	DETAIL ADJ	1.020
\$NLA(RCN)	\$231	OVERALL	1.000
CAPACITY		UNITS	ADJ
STORIES	1	1.00	
ROOMS	6	1.00	
BEDROOMS	3	1.00	
BATHROOMS	1	1.00	
# 1/2 BATHS	2	1.00	
TOT FIXTURES	7	\$5,712	
# UNITS	1	1.00	

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	384		63.15	24,250
EXT COVER	1	WD SHINGLES	1.00	+	OPA	N	OPEN PORCH	432		51.50	22,248
ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,320	1960	207.71	274,171
ROOF COVER	1	ASPH SHINGLES	1.00	D	AGR	N	ATT GARAGE	264		53.94	14,239
FLOOR COVER	99	N/A	1.00	G	LLF	L	LOWER LEVEL FIN	576	1960	143.27	82,521
INT FINISH	99	N/A	1.00		F11	O	FPL 1S 1OP	2		7,281.00	14,582
HEATING/COOLING	2	HOT WATER	1.02								
FUEL SOURCE	99	N/A	1.00								

TOTAL RCN	437,703
CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	
EFF.YR/AGE	1985 / 37
COND	26 26 %
FUNC	0
ECON	0
DEPR	26 % GD 74
RCNLD	\$323,900