Key: 1630

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 1.571

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
KARAA FADI A & SHOREH TASSO 488 HIGHLAND AVE NEWARK, NJ 07104	19-2-11-0	2 TRUDY'S LN

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
KARAA FADI A & SHOREH TAS	04/11/2012	S	208,950	(117824)
FEDERAL NATIONAL MORTGAGE	03/24/2011	L	326,970	(115831)
CONROY MICHAEL J & MARY K	08/16/2000	F		(97937)

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	%
05-429		3	ALTERATIONS		06/07/2007	SJ	100	100
05-429	07/20/2005	3	ALTERATIONS		06/15/2006	SJ	100	100
97-223	05/01/1997	3	ALTERATIONS				100	100

LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	21,652	WS 1.00	100 1.00	100 1.00	374,000	1.74	85 0.85	R04 1.00			323,100

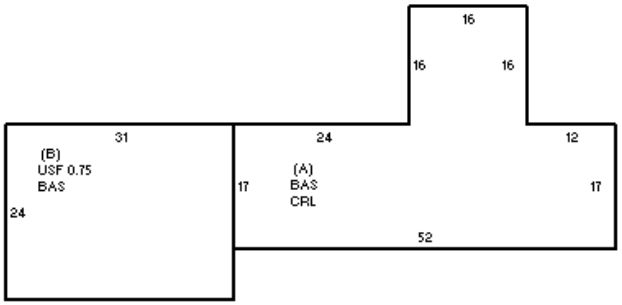
TOTAL	21,649 SF	ZONING		FRNT	187
Ngh	W. SCITUATE	NOTE	. INFL. 3 = SEPTIC EASEMENT . .		
Infl1	FACTOR 100				
Infl2	PHY 100				

ASSESSED	CURRENT	PREVIOUS
LAND	323,100	293,700
BUILDING	354,400	324,600
DETACHED	0	0
OTHER	0	0
TOTAL	**677,500**	**618,300**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 09/12/2003



BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	4	1.10	CAPE [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	4/2/2009	PL
LIST		
REVIEW	3/21/2011	KT

BLDG COMMENTS

FY12 STYLE CHANGE FROM RANCH TO CAPE PER FIELD REVIEW.

YEAR BLT	1920	SIZE ADJ	1.000
NET AREA	2,442	DETAIL ADJ	1.122
$NLA(RCN)	$220	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	6	1.00
BEDROOMS	2	1.00
BATHROOMS	1	1.00
# 1/2 BATHS	0	1.00
TOT FIXTURES	3	$2,693
# UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	3	CONT WALL	1.00
EXT COVER	2	CLAPBOARD	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH SHINGLES	1.00
FLOOR COVER	99	N/A	1.00
INT FINISH	99	N/A	1.00
HEATING/COOLING	2	HOT WATER	1.02
FUEL SOURCE	99	N/A	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	CRL	N	BSMT CRAWL	1,140		10.16	11,584
+	BAS	L	BASE AREA	1,884	1920	218.54	411,734
B	USF	L	UPPER STORY FIN	558	1920	198.74	110,897

TOTAL RCN 536,908

CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	

EFF.YR/AGE 1970 / 52

COND	34	34 %	
FUNC	0		
ECON	0		
DEPR	34	% GD	66

RCNLD $354,400