

Key: 1647

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 1.589

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
PAGE DUANE E & EILEEN M 880 C J CUSHING WAY SCITUATE, MA 02066				19-1-6-F				880 C J CUSHING WAY			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
PAGE DUANE E & EILEEN M				06/24/1998	N	120,000	16326-144				
CORBEIL LAWRENCE J TRUSTE				07/17/1995	XX		13698-198				
CORBEIL LAWRENCE J TRUSTE				05/17/1994	B	46,600	12886-6				

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	%
16-540	09/15/2016	2	ADDITIONS	26,000	06/26/2017	SJ	100	100
13-150	03/27/2013	3	ALTERATIONS	15,000	06/24/2013	SJ	100	100
98-285	06/22/1998	1	NEW CONST				100	100

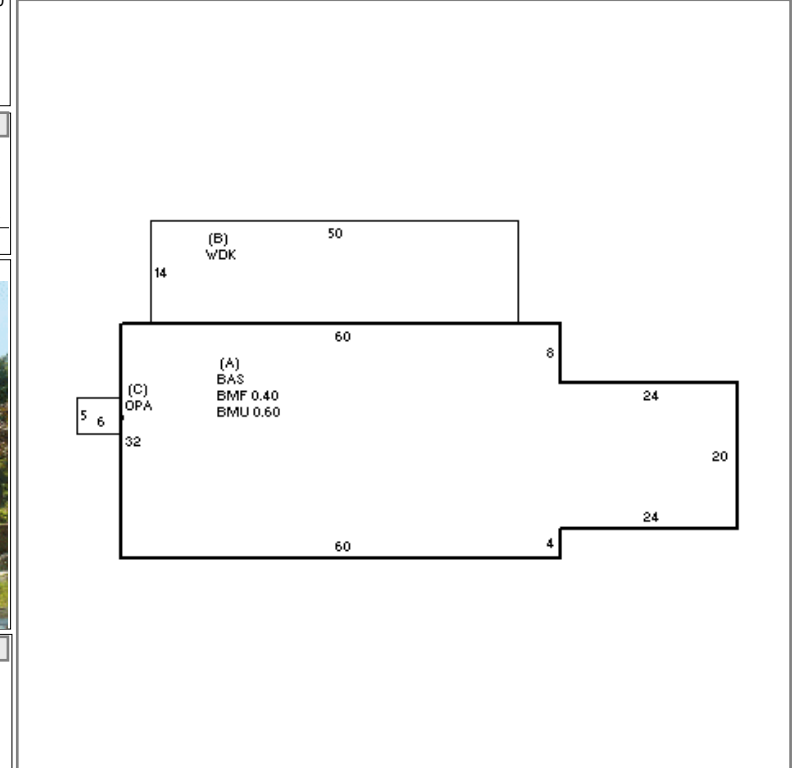
LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,000	WS 1.00	100	1.00	374,000	1.00	100	1.00	R01	0.85	343,430
300	A	6,812	WS 1.00	100	1.00	16,830	0.75	100	1.00	R01	0.85	85,670

TOTAL	7.730 Acres	ZONING	FRNT	437	ASSESSED	CURRENT	PREVIOUS
Ngh	W. SCITUATE	N O T E	...FRONTAGE LOT... WETLANDS		LAND	429,100	371,200
Inf1	FACTOR 100		BUILDING	434,700	391,600		
Inf2	PHY 100		DETACHED	25,200	24,000		
			OTHER	0	0		
			TOTAL	889,000	786,800		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	-	0.90	20 0.80 GARAGE	1999	864	36.42	25,200



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	4/1/2009	PL
MODEL	1		RESIDENTIAL	LIST		
STYLE	1	0.85	RANCH [100%]	REVIEW	3/21/2011	KT
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

INDING

YEAR BLT	1999	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	557,364		
NET AREA	2,400	DETAIL ADJ	0.867	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	1,440		39.28	56,562	CONDITION ELEM	CD		
\$NLA(RCN)	\$232	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	A	BMF	N	BSMT FINISH-SEP	960		55.14	52,935	EXTERIOR			
				ROOF SHAPE	1	GABLE	1.00	A	BAS	L	BASE AREA	2,400	1999	169.42	406,612	INTERIOR			
				ROOF COVER	1	ASPH SHINGLES	1.00	B	WDK	N	WOOD DECK	700		38.40	26,880	KITCHEN			
				FLOOR COVER	99	N/A	1.00	C	OPA	N	OPEN PORCH	30		51.50	1,545	BATHS			
				INT FINISH	99	N/A	1.00	F11	O	O	FPL 1S 1OP	1		7,281.00	7,281	HEAT			
				HEATING/COOLING	2	HOT WATER	1.02									ELECT			
				FUEL SOURCE	1	OIL	1.00												
CAPACITY		UNITS	ADJ															EFF.YR/AGE	1999 / 23
STORIES	1	1.00																COND	20 20 %
ROOMS	8	1.00																FUNC	0
BEDROOMS	4	1.00																ECON	0
BATHROOMS	2	1.00																DEPR	22 % GD 78
# 1/2 BATHS	1	1.00																RCNLD	\$434,700
TOT FIXTURES	8	\$5,549																	
# UNITS	1	1.00																	