

Key: 1839

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 1.766

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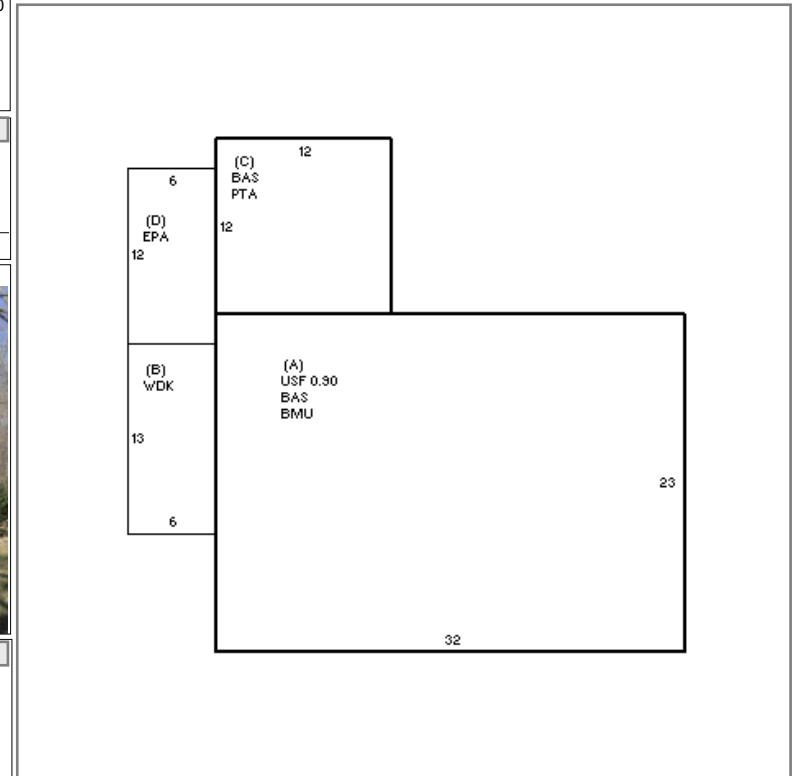
CURRENT OWNER				PARCEL ID				LOCATION				
TWEDT NATHAN & MEGAN 72 GROVE ST SCITUATE, MA 02066				30-1-22-0				72 GROVE ST				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
TWEDT NATHAN & MEGAN				04/21/2022	QS	635,000	56714-259					
AUGROS JOHN & ANNE				07/26/2019	QS	499,300	51417-244					
WHITNEY BARBARA				02/27/2017	QS	431,000	48149-148					
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	299,200	1.00	80	0.80	R03	0.85	274,750
300	A	2,192	WS 1.00	100	1.00	5,049	1.00	W30	0.30	R03	0.85	11,070

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	%
16-77	02/24/2016	3	CYCL GROWTH		04/18/2018	JD	100	100
16-77	02/24/2016	3	ALTERATIONS	85,700	06/29/2016	SJ	100	50
90-104	03/28/1990	3	ALTERATIONS	85,700	07/11/2017	SJ	100	100

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TOTAL	3.110 Acres	ZONING	FRNT	175	ASSESSED	CURRENT	PREVIOUS
Ngh	W. SCITUATE	N O T E	INFL.3 = TOPO		LAND	285,800	322,800
Inf1	FACTOR 100		BUILDING	323,200	295,600		
Inf2	PHY 100		DETACHED	5,300	5,000		
			OTHER	0	0		
			TOTAL	614,300	623,400		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	L	0.80 50 0.50	GARAGE		240	43.80	5,300



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BUILDING	CD	ADJ	DESC	MEASURE	4/18/2018	JD
MODEL	1		RESIDENTIAL	LIST	4/18/2018	EST
STYLE	7	1.20	CONVENTIONAL [100%]	REVIEW	3/29/2023	JD
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

MLS

YEAR BLT	1942	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	448,898		
NET AREA	1,542	DETAIL ADJ	1.248	FOUNDATION	5	BRICK/STONE	1.00	A	BMU	N	BSMT UNFINISHED	736		51.99	38,267	CONDITION ELEM	CD		
\$NLA(RCN)	\$291	OVERALL	1.000	EXT COVER	4	VINYL	1.00	+	BAS	L	BASE AREA	880	1942	265.18	233,361	EXTERIOR	A		
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	662	1942	241.16	159,645	INTERIOR	A		
				ROOF COVER	1	ASPH SHINGLES	1.00	B	WDK	N	WOOD DECK	78		38.40	2,995	KITCHEN	G		
				FLOOR COVER	24	COMB	1.00	C	PTA	N	PATIO	144		14.90	2,146	BATHS	G		
				INT FINISH	1	PLASTER	1.00	D	EPA	N	ENCLOSED PORCH	72		90.19	6,494	BATHS	G		
				HEATING/COOLING	11	HW/COOL AIR	1.04									HEAT	U		
				FUEL SOURCE	2	GAS	1.00									ELECT	A		
																		EFF.YR/AGE	1977 / 45
																		COND	28 28 %
																		FUNC	0
																		ECON	0
																		DEPR	28 % GD 72
																		RCNLD	\$323,200