

Key: 2056

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 1.982

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
MCELROY PAUL & HOLLY 4 GRIDLEY BRYANT RD SCITUATE, MA 02066				20-4-6-0				4 GRIDLEY BRYANT RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
MCELROY PAUL & HOLLY				10/26/2018	QS	612,500	50449-141				
CONSIDINE JAMES J & JUDIT				01/01/1978	QS		4307-193				
FASCIANO ANTHONY P TRUSTE				01/01/1977	XX		N/A-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	%
20-294	06/03/2020	3	ALTERATIONS	4,600	09/14/2020	JD	100	100
89-610	11/03/1989	2	ADDITIONS				100	100

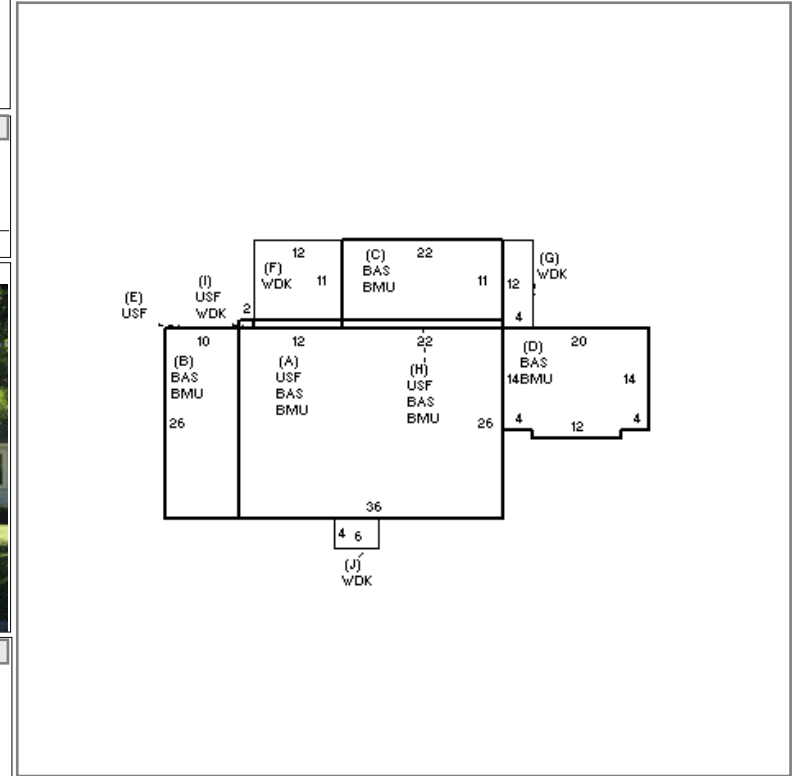
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	20,011	NS	1.00	100	1.00	100	1.00	R03	0.85		321,080

TOTAL	20,011 SF	ZONING	FRNT	323	ASSESSED	CURRENT	PREVIOUS
Ngh	NO. SCITUATE	NOTE			LAND	321,100	309,100
Inf1	FACTOR 100		BUILDING	525,100	486,800		
Inf2	PHY 100		DETACHED	800	700		
			OTHER	0	0		
			TOTAL	847,000	796,600		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	30 0.70 8 X 8		64	17.03	800



BLDG COMMENTS



BUILDING	CD	ADJ	DESC	MEASURE	4/2/2009	PL
MODEL	1		RESIDENTIAL	LIST		
STYLE	5	1.00	COLONIAL [100%]	REVIEW	9/14/2020	JD
QUALITY	+	1.10	AVG +/GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1976	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	2,724	DETAIL ADJ	1.030	FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,752		45.52	79,756
\$NLA(RCN)	\$250	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	+	BAS	L	BASE AREA	1,752	1976	217.10	380,364
				ROOF SHAPE	3	GAMBREL	1.00	+	USF	L	UPPER STORY FIN	972	1976	197.43	191,903
				ROOF COVER	2	WOOD SHINGLES	1.01	+	WDK	N	WOOD DECK	216		42.24	9,123
				FLOOR COVER	24	COMB	1.00		BMG	O	BSMT GARAGE	2		2,740.10	5,480
				INT FINISH	2	DRYWALL	1.00		F11	O	FPL 1S 1OP	1		8,009.10	8,009
				HEATING/COOLING	2	HOT WATER	1.02								
				FUEL SOURCE	1	OIL	1.00								

TOTAL RCN	681,886
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	G
KITCHEN	G
BATHS	G
HEAT	A
ELECT	A
EFF.YR/AGE	1994 / 28
COND	24 24%
FUNC	0
ECON	0
DEPR	23 % GD 77
RCNLD	\$525,100