Key: 2755

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 2,658

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
PEDEN JEFFREY J II & HAYES JULIE E 62 SURFSIDE RD SCITUATE, MA 02066	15-3-12-A	62 SURFSIDE RD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
PEDEN JEFFREY J II &	08/28/2020	QS	890,000	53333-263
PALMER JOHN L JR	10/28/2013	QS	960,000	43758-233
MITCHELL, MALVIKA D & DON	02/24/2010	O	575,000	38265-326

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	100	SINGLE FAMILY		1	1 of 1

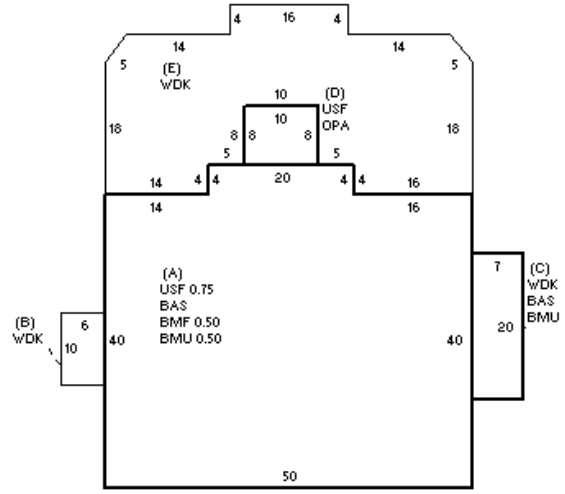
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
		7	OTHERS		06/22/2021	JD	100	100
12-220	04/23/2012	3	ALTERATIONS	40,000	09/10/2012	SJ	100	100
12-220	04/23/2012	3	ALTERATIONS	40,000	06/23/2013	SJ	100	100
10-116	04/08/2010	3	ALTERATIONS	60,000	06/16/2010	SJ	100	100
10-116	04/08/2010	3	ALTERATIONS	60,000	06/20/2011	SJ	100	100

LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	22,300	MB 1.00	100 1.00	100 1.00	594,000	1.69	W90 0.90	WV3 1.50			514,400

TOTAL	22,300 SF	ZONING		FRNT	118
Ngh	MINOT BCH	NOTE	. . . .		
Infl1	FACTOR 100				
Infl2	PHY 100				

ASSESSED	CURRENT	PREVIOUS
LAND	514,400	405,300
BUILDING	814,600	733,900
DETACHED	800	700
OTHER	0	0
TOTAL	**1,329,800**	**1,139,900**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
S/V	A 1.00	SV 1.00	SHED		700	1.10	800

PHOTO 06/22/2021

BLDG COMMENTS

MLS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	4	1.10	CAPE [100%]
QUALITY	+	1.10	AVG +/GOOD - [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	6/22/2021	JD
LIST	6/22/2021	EST
REVIEW	10/2/2020	JD

YEAR BLT	1972	SIZE ADJ	1.000
NET AREA	3,860	DETAIL ADJ	1.144
$NLA(RCN)	$274	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	9	1.00
BEDROOMS	3	1.00
BATHROOMS	3	1.00
# 1/2 BATHS	1	1.00
TOT FIXTURES	11	$11,074
# UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	CONT BSMT WALL	1.00
EXT COVER	4	VINYL	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH SHINGLES	1.00
FLOOR COVER	1	HARDWOOD	1.00
INT FINISH	1	PLASTER	1.00
HEATING/COOLING	11	HW/COOL AIR	1.04
FUEL SOURCE	2	GAS	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	1,180		43.72	51,586
A	BMF	N	BSMT FINISH-SEP	1,040		61.37	63,824
+	BAS	L	BASE AREA	2,220	1972	231.05	512,933
+	USF	L	UPPER STORY FIN	1,640	1972	210.12	344,590
+	WDK	N	WOOD DECK	1,192		42.24	50,350
D	OPA	N	OPEN PORCH	80		56.65	4,532
	BMG	O	BSMT GARAGE	3		2,739.73	8,219
	F21	O	FPL 2S 1OP	1		9,062.90	9,063
	ODS	O	OUT DOOR SHOWER	1		1,688.50	1,689

TOTAL RCN 1,057,860

CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	G
KITCHEN	G
BATHS	A
HEAT	A
ELECT	U

EFF.YR/AGE 1994 / 28

COND	24	24 %	
FUNC	0		
ECON	0		
DEPR	23	% GD	77

RCNLD $814,600