

Key: 2918

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 2.826

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
TONDORF JOSEPH & KATHLEEN 3 MUSQUASHICUT AV SCITUATE, MA 02066				14-1-24-0				3 MUSQUASHICUT AV			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
TONDORF JOSEPH & KATHLEEN				01/08/2015	QS	385,000	45126-114				
BURNS CAROLYN C TR				02/01/2005	F	1	29937-194				
BURNS CAROLYN C				01/01/1984	QS		5694-199				

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	%

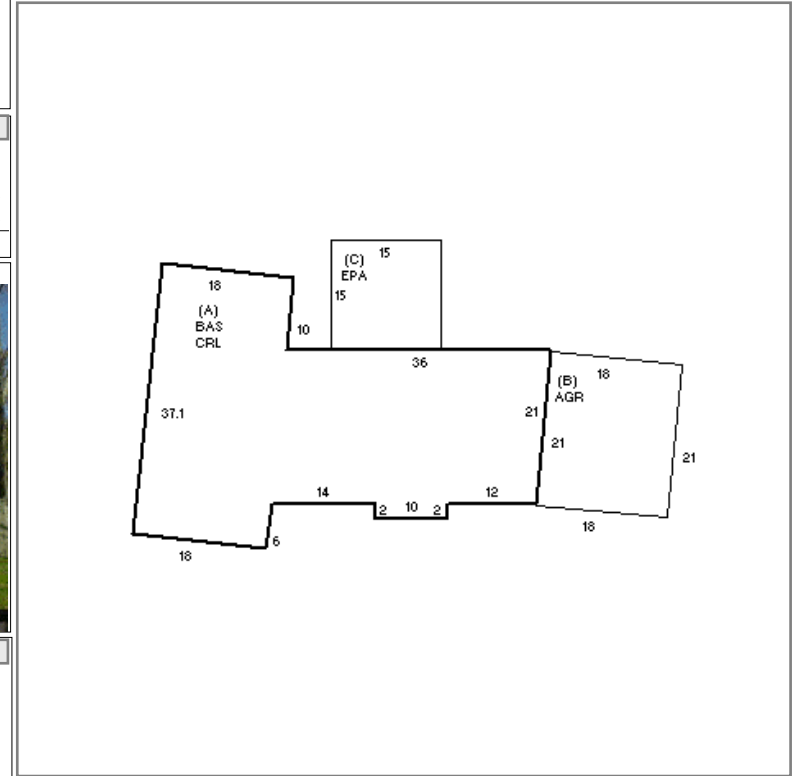
LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	10,029	NS 1.00	100	1.00	374,000	3.57	100	1.00	R03	0.85	307,060

TOTAL	10,029 SF	ZONING		FRNT	233	ASSESSED	CURRENT	PREVIOUS
Ngh	NO. SCITUATE	NOTE				LAND	307,100	295,600
Infl1	FACTOR 100					BUILDING	230,400	208,000
Infl2	PHY 100					DETACHED	0	0
						OTHER	0	0
						TOTAL	537,500	503,600

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	3/24/2009	PL
MODEL	1		RESIDENTIAL	LIST		
STYLE	1	0.85	RANCH [100%]	REVIEW	3/31/2011	KT
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

LOADING

YEAR BLT	1955	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	333,886	
NET AREA	1,449	DETAIL ADJ	0.867	FOUNDATION	4	CONT BSMT WALL	1.00	A	CRL	N	BSMT CRAWL	1,449		9.60	13,907	CONDITION ELEM	CD	
\$NLA(RCN)	\$230	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	BAS	L	BASE AREA	1,449	1955	186.97	270,915	EXTERIOR		
				ROOF SHAPE	1	GABLE	1.00	B	AGR	N	ATT GARAGE	378		47.67	18,020	INTERIOR		
				ROOF COVER	1	ASPH SHINGLES	1.00	C	EPA	N	ENCLOSED PORCH	225		90.20	20,295	KITCHEN		
				FLOOR COVER	99	N/A	1.00		F11	O	FPL 1S 10P	1		7,281.00	7,281	BATHS		
				INT FINISH	99	N/A	1.00									HEAT		
				HEATING/COOLING	2	HOT WATER	1.02									ELECT		
				FUEL SOURCE	2	GAS	1.00											
																	EFF.YR/AGE	1972 / 50
																	COND	31 31 %
																	FUNC	0
																	ECON	0
																	DEPR	31 % GD 69
																	RCNLD	\$230,400