

Key: 3005

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 2.913

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
GAROFALO DAVID F & SHAY M 39 SEDGEWICK DR SCITUATE, MA 02066				14-4-10-0				39 SEDGEWICK DR			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
GAROFALO DAVID F & SHAY M				05/07/2012	O	600,000	41336-134				
DRISCOLL M C AND KEVIN TR				03/30/1995	A	100	13500-85				
DRISCOLL WILLIAM & MARY				01/01/1972	XX		3678-627				

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	%
18-182	04/04/2018	3	ALTERATIONS	40,390	07/16/2018	JD	100	100
61-309	03/16/2017	5	SPLIT/SUB/LA		06/05/2017	JD	100	100
12-377	07/11/2012	2	ADDITIONS	27,000	06/25/2013	SJ	100	100

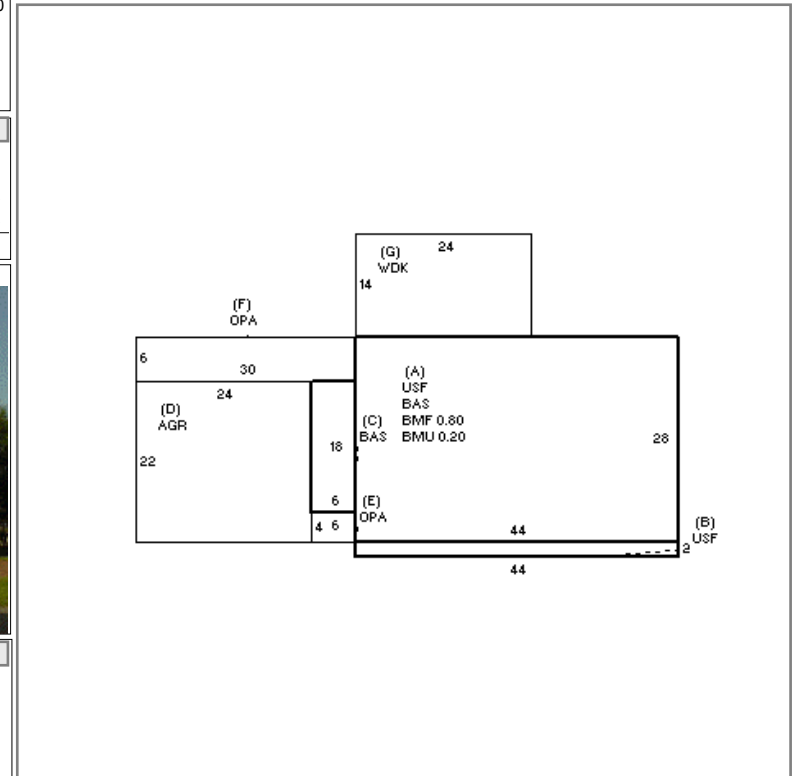
LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,000	NS 1.00	100	1.00	660,000	1.00	100	1.00	WV2	1.50	606,060
300	A	0.815	NS 1.00	100	1.00	29,700	1.00	100	1.00	WV2	1.50	24,210

TOTAL	1.733 Acres	ZONING	FRNT	128	ASSESSED	CURRENT	PREVIOUS
Ngh	NO. SCITUATE	NOTE			LAND	630,300	574,200
Infl1	FACTOR 100		BUILDING	540,700	500,400		
Infl2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
					TOTAL	1,171,000	1,074,600

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	6/25/2013	SJ
MODEL	1		RESIDENTIAL	LIST	7/16/2018	JD
STYLE	5	1.00	COLONIAL [100%]	REVIEW	4/1/2011	KT
QUALITY	+	1.10	AVG +/GOOD - [100%]	OTHER FIX=SINK		
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS
OTHER FIX=SINK

G

YEAR BLT	1971	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	702,232
NET AREA	2,660	DETAIL ADJ	1.020	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	246		49.09	12,076		
\$NLA(RCN)	\$264	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	BMF	N	BSMT FINISH-SEP	986		68.91	67,946		
				ROOF SHAPE	1	GABLE	1.00	+	USF	L	UPPER STORY FIN	1,320	1971	196.16	258,931		
				ROOF COVER	1	ASPH SHINGLES	1.00	+	BAS	L	BASE AREA	1,340	1971	215.70	289,044		
				FLOOR COVER	99	N/A	1.00	D	AGR	N	ATT GARAGE	528		47.88	25,280		
				INT FINISH	99	N/A	1.00	+	OPA	N	OPEN PORCH	204		56.65	11,557		
				HEATING/COOLING	2	HOT WATER	1.02	G	WDK	N	WOOD DECK	336		42.24	14,192		
				FUEL SOURCE	2	GAS	1.00		F22	O	FPL 2S 2OP	1		12,435.50	12,436		
																CONDITION ELEM	CD
																EXTERIOR	
																INTERIOR	
																KITCHEN	
																BATHS	
																HEAT	
																ELECT	
																EFF.YR/AGE	1995 / 27
																COND	23 23 %
																FUNC	0
																ECON	0
																DEPR	23 % GD 77
																RCNLD	\$540,700