

Key: 3039

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 2.948

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LAND

CURRENT OWNER				PARCEL ID				LOCATION				
DIRUBBO DAVID J & CATRINA M 4 CLIFF ESTATE RD SCITUATE, MA 02066				8-7-4-C				4 CLIFF ESTATE RD				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
DIRUBBO DAVID J & CATRINA				05/04/2020	O	1,550,000	52704-324					
CAVANARO WILLIAM J TR &				11/22/2019	F	100	51991-301					
CAVANARO WILLIAM & CYNTHI				01/27/2017	QS	1,150,000	48052-92					
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	20,822	MB 1.00	100	1.00	1,320,000	1.80	100	1.00	WV8	3.00	1,136,760

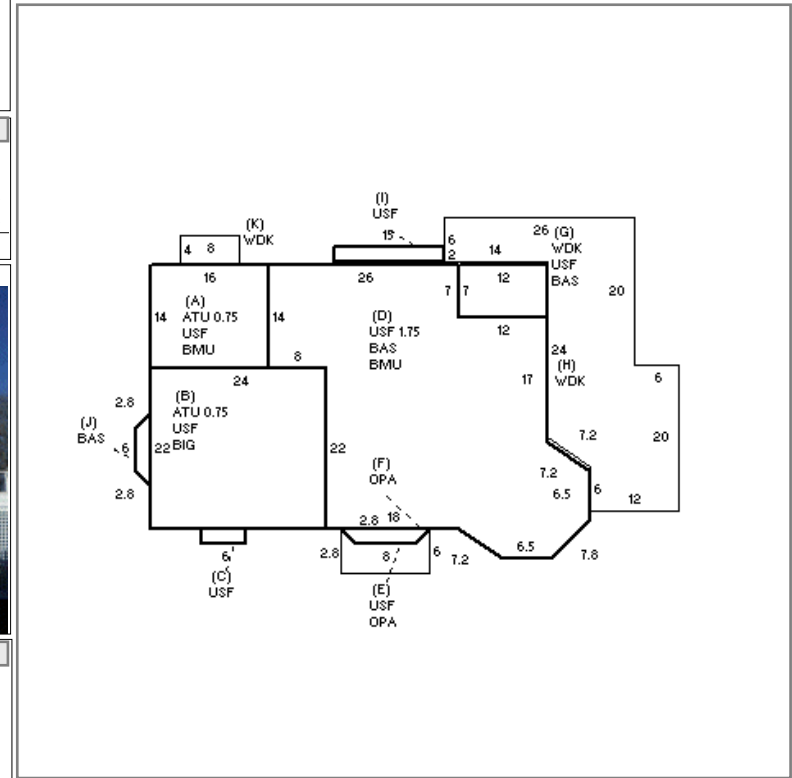
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
21-1133	08/09/2021	1	NEW CONST	510,000	04/05/2022	JD	100	70
21-1133	08/09/2021	1	NEW CONST	510,000	11/02/2022	JD	100	100
21-520	05/20/2021	4	DEMO	10,000	04/05/2022	JD	100	100
21-189	03/02/2021	2	ADDITIONS	510,000	05/11/2021	JD	100	5
11-371	06/21/2011	2	ADDITIONS	52,000	06/18/2012	SJ	100	100

LAND

TOTAL	20,822 SF	ZONING	FRNT	94	ASSESSED	CURRENT	PREVIOUS
Ngh	MINOT BCH	NOTE			LAND	1,136,800	1,033,400
Inf1	FACTOR 100		BUILDING	2,047,600	1,170,600		
Inf2	PHY 100		DETACHED	5,600	5,300		
			OTHER	0	0		
			TOTAL		3,190,000	2,209,300	

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
HTB	G	1.20	10 0.90		1	6,218.16	5,600



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	4/5/2022	JD
MODEL	1		RESIDENTIAL	LIST	4/5/2022	JD
STYLE	20	1.35	NEW STYLE [100%]	REVIEW	11/2/2022	JD
QUALITY	E	1.80	EXCELLENT [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

BLDG

YEAR BLT	2022	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	2,178,302			
NET AREA	4,334	DETAIL ADJ	1.404	FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,437		77.52	111,400					
\$NLA(RCN)	\$503	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	+	ATU	N	ATTIC UNF	564		66.60	37,562					
				ROOF SHAPE	2	HIP	1.00	B	BIG	N	BUILT-IN GARAGE	528		110.00	58,081					
				ROOF COVER	1	ASPH SHINGLES	1.00	+	USF	L	UPPER STORY FIN	764	0	417.12	318,683					
				FLOOR COVER	12	COMB	1.00	+	OPA	N	OPEN PORCH	72		92.70	6,674					
				INT FINISH	2	DRYWALL	1.00	+	BAS	L	BASE AREA	1,313	2022	458.68	602,251					
				HEATING/COOLING	10	HOT/COLD WATER	1.04	+	WDK	N	WOOD DECK	752		69.12	51,979					
				FUEL SOURCE	2	GAS	1.00	+	USF	L	UPPER STORY FIN	2,257	2022	417.12	941,449					
													BMG	O	BSMT GARAGE	1	4,483.80	4,484		
													GEN	O	GENERATOR	1	0.00			
													GFP	O	GAS FIREPLACE	1	10,000.80	10,001		
													ODS	O	OUT DOOR SHOWER	1	3,391.20	3,391		
																EFF.YR/AGE	2016 / 6			
																COND	6	6 %		
																FUNC	0			
																ECON	0			
																DEPR	6	% GD	94	
																RCNLD				\$2,047,600