

Key: 3083

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 2.990

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
CONNORS GEORGE S/O CONNORS GEORGE TR 34 CHERRY LN SCITUATE, MA 02066				8-7-25-0				34 CHERRY LN			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
CONNORS GEORGE TR				04/14/2023	F	100	57825-108				
CONNORS GEORGE				01/31/2007	F	-100	34054-187				
CONNORS MARION				04/13/2001	F		19665-344				

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	%
12-696	11/08/2012	3	ALTERATIONS	3,000	06/21/2013	SJ	100	100
10-240	06/09/2010	3	ALTERATIONS	10,000	09/09/2010	SJ	100	100
10-240	06/09/2010	3	ALTERATIONS	10,000	06/15/2011	SJ	100	100
10-240	06/09/2010	3	ALTERATIONS	10,000	06/18/2012	SJ	100	100
04-193	04/16/2004	3	ALTERATIONS		07/20/2004	SJ	100	100

LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	3,378	MB 1.00	100	1.00	100	1.00	935,000	10.08	85	0.85	R07 2.50	731,000

TOTAL	3,398 SF	ZONING	FRNT	60	ASSESSED	CURRENT	PREVIOUS
Ngh	MINOT BCH	NOTE			LAND	731,000	664,600
Infl1	FACTOR 100		BUILDING	123,100	115,600		
Infl2	PHY 100		DETACHED	200	200		
			OTHER	0	0		
TOTAL			854,300	780,400			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
S/V	A	1.00	SV 1.00 SHED		200	1.10	200



BUILDING	CD	ADJ	DESC	MEASURE	6/21/2013	SJ
MODEL	1		RESIDENTIAL	LIST	6/21/2013	EST
STYLE	7	1.20	CONVENTIONAL [100%]	REVIEW	7/20/2004	
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

DETACHED

BUILDING

YEAR BLT	1920	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	341,948	
NET AREA	1,209	DETAIL ADJ	1.176	FOUNDATION	1	PIER	0.98	A	CRL	N	BSMT CRAWL	528		13.22	6,978	CONDITION ELEM	CD	
\$NLA(RCN)	\$283	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	USF	L	UPPER STORY FIN	528	1920	241.45	127,483	EXTERIOR		
				ROOF SHAPE	3	GAMBREL	1.00	B	EPA	N	ENCLOSED PORCH	154		90.20	13,891	INTERIOR		
				ROOF COVER	1	ASPH SHINGLES	1.00	C	WDK	N	WOOD DECK	45		38.40	1,728	KITCHEN		
				FLOOR COVER	99	N/A	1.00	+	BAS	L	BASE AREA	681	1920	265.50	180,807	BATHS		
				INT FINISH	99	N/A	1.00		F21	O	FPL 2S 1OP	1		8,239.00	8,239	HEAT		
				HEATING/COOLING	1	FORCED AIR	1.00									ELECT		
				FUEL SOURCE	99	N/A	1.00											
CAPACITY		UNITS	ADJ															
STORIES		2	1.00															
ROOMS		6	1.00															
BEDROOMS		3	1.00															
BATHROOMS		1	1.00															
# 1/2 BATHS		0	1.00															
TOT FIXTURES		3	\$2,822															
# UNITS		1	1.00															
																EFF.YR/AGE	1952 / 70	
																COND	64 64 %	
																FUNC	0	
																ECON	0	
																DEPR	64 % GD 36	
																RCNLD	\$123,100	

