

Key: 3128

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 3.036

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
NEWMAN JACQUELINE L TR & MONTELLE G TR 40 GRASSHOPPER LN SCITUATE, MA 02066				8-5-6-0				40 GRASSHOPPER LN			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
NEWMAN JACQUELINE L TR & MONTELLE G TR				09/29/2021	F	1	55749-196				
NEWMAN JACQUELINE L				03/07/2005	F	1	30104-349				
NEWMAN MONTELLE & JACQUEL				06/17/2003	O	925,000	25469-148				

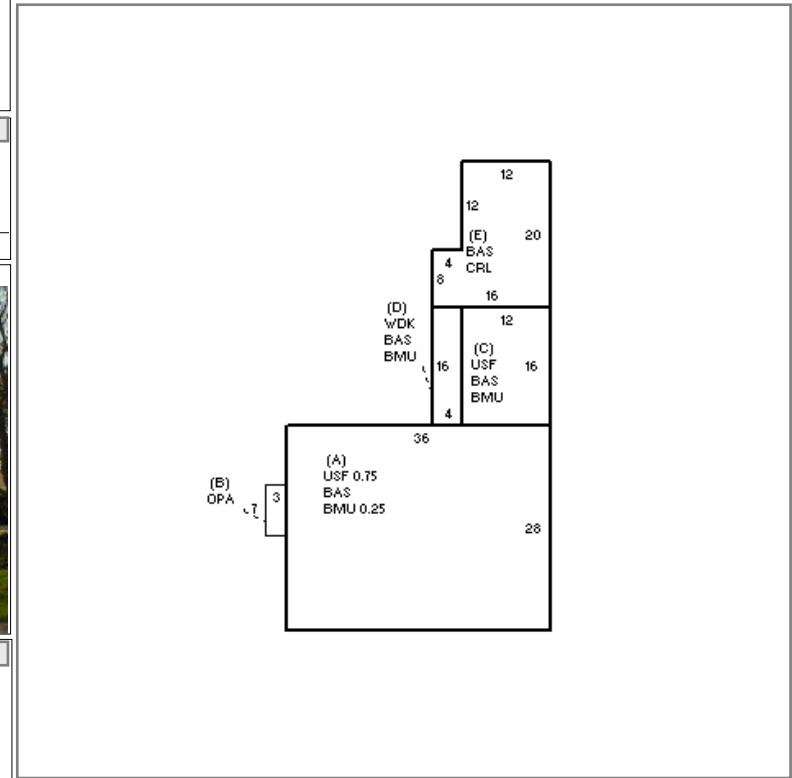
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
12-399	07/17/2012	2	ADDITIONS	75,500	06/21/2013	SJ	100	100
03-476	08/11/2003	3	ALTERATIONS	73,000	05/10/2005	SJ	100	100
		3	ALTERATIONS		06/22/2004	SJ	100	100
88-14	01/01/1988	2	ADDITIONS				100	100

TOTAL	10,411 SF	ZONING	FRNT	61	ASSESSED	CURRENT	PREVIOUS
Ngh	MINOT BCH	N O T E			LAND	904,900	822,700
Inf1	FACTOR 100		BUILDING	533,300	480,900		
Inf2	PHY 100		DETACHED	8,900	8,500		
			OTHER	0	0		
<b>TOTAL</b>			<b>1,447,100</b>	<b>1,312,100</b>			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	A	1.00 60 0.40	GARAGE	1929	480	46.56	8,900



BLDG COMMENTS



BUILDING	CD	ADJ	DESC	MEASURE	6/21/2013	SJ
MODEL	1		RESIDENTIAL	LIST	6/21/2013	SJ
STYLE	4	1.10	CAPE [100%]	REVIEW	4/5/2011	KT
QUALITY	G	1.20	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1929	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	711,101
NET AREA	2,484	DETAIL ADJ	1.144	FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	508		61.13	31,054		
\$NLA(RCN)	\$286	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	+	BAS	L	BASE AREA	1,072	1929	266.81	286,025		
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	756	1929	242.64	183,434		
				ROOF COVER	2	WOOD SHINGLES	1.01	B	OPA	N	OPEN PORCH	21		61.83	1,298		
				FLOOR COVER	99	N/A	1.00	C	BAS	L	BASE AREA	192	2005	266.81	51,228		
				INT FINISH	99	N/A	1.00	C	USF	L	UPPER STORY FIN	192	2005	242.64	46,586		
				HEATING/COOLING	9	WARM/COOL AIR	1.03	D	WDK	N	WOOD DECK	64		46.09	2,950		
				FUEL SOURCE	99	N/A	1.00	E	CRL	N	BSMT CRAWL	272		13.65	3,713		
								E	BAS	L	BASE AREA	272	2012	266.81	72,574		
									F21	O	FPL 2S 1OP	1		9,886.80	9,887		
									F22	O	FPL 2S 2OP	1		13,566.00	13,566		

CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	
EFF.YR/AGE	1990 / 32
COND	25 25 %
FUNC	0
ECON	0
DEPR	25 % GD 75
RCNLD	\$533,300