

Key: 3322

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 3.203

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
YELLOPE CATHERINE TRUSTEE 279 HATHERLY ROAD SCITUATE, MA 02066				28-18-13-0				279 HATHERLY RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
YELLOPE CATHERINE TRUSTEE				04/07/1997	F		1 (91197)				
YELLOPE BRUCE J & CATHERI				01/01/1974	XX		51506-0				
GUREVITZ ADRIENNE				01/01/1972	XX		(C00047113)				

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	%
01-617	10/24/2001	7	OTHERS ALTERATIONS		03/12/2019	JD	100	100
		3					100	100

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	13,656	OS 1.00	100	1.00	440,000	2.67	100	1.00	V11	1.00	367,820

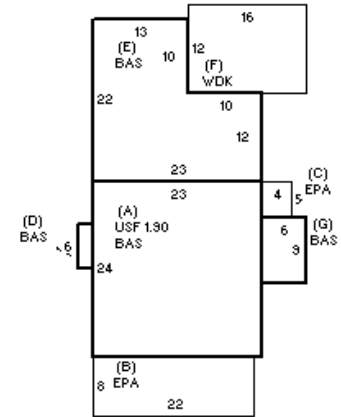
TOTAL	13,656 SF	ZONING		FRNT	38	ASSESSED	CURRENT	PREVIOUS
Ngh	OCEANSIDE	NOTE		LAND	367,800	334,400		
Inf1	FACTOR 100		BUILDING	260,700	232,100			
Inf2	PHY 100		DETACHED	7,300	6,900			
			OTHER	0	0			
				TOTAL	635,800	573,400		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	L	0.80	70 0.30 GARAGE	1932	720	33.57	7,300



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	3/12/2019	JD
MODEL	1		RESIDENTIAL	LIST	3/12/2019	JD
STYLE	7	1.20	CONVENTIONAL [100%]	REVIEW	4/6/2011	KT
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1932	SIZE ADJ	1.000
NET AREA	2,073	DETAIL ADJ	1.185
\$NLA(RCN)	\$252	OVERALL	1.000
CAPACITY		UNITS	ADJ
STORIES	2.9	1.00	
ROOMS	8	1.00	
BEDROOMS	4	1.00	
BATHROOMS	3	1.00	
# 1/2 BATHS	0	1.00	
TOT FIXTURES	9	\$8,532	
# UNITS	1	1.00	

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	2	SLAB	0.95
EXT COVER	4	VINYL	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH SHINGLES	1.00
FLOOR COVER	24	COMB	1.00
INT FINISH	1	PLASTER	1.00
HEATING/COOLING	11	HW/COOL AIR	1.04
FUEL SOURCE	2	GAS	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BAS	L	BASE AREA	1,024	1932	237.31	243,003
A	USF	L	UPPER STORY FIN	1,049	1932	215.81	226,381
+	EPA	N	ENCLOSED PORCH	196		90.20	17,679
F	WDK	N	WOOD DECK	192		38.40	7,373
	F31	O	FPL 3S 10P	2		9,197.00	18,394

TOTAL RCN	521,362
CONDITION ELEM	CD
EXTERIOR	F
INTERIOR	F
KITCHEN	F
BATHS	F
HEAT	U
ELECT	A
EFF.YR/AGE	1966 / 56
COND	40 40 %
FUNC	10 structural
ECON	0
DEPR	50 % GD 50
RCNLD	\$260,700