

Key: 3500

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 3.359

LEGAL

LAND

DETACHED

BUILDING

| CURRENT OWNER   |  |  |  | PARCEL ID  |    |                  |  | LOCATION     |  |  |  |
|---|--|--|--|------------|----|------------------|--|--------------|--|--|--|
| DEVINE MARIE M TR<br>S/O HERBERT J DEVINE & KELLY A<br>37 GREENFIELD LN<br>SCITUATE, MA 02066 |  |  |  | 34-6-11-0  |    |                  |  | 6 FIFTH AV   |  |  |  |
| TRANSFER HISTORY  |  |  |  | DOS        | T  | SALE PRICE       |  | BK-PG (Cert) |  |  |  |
| HERBERT J DEVINE & KELLY  |  |  |  | 05/25/2023 | F  | 1 (131096)       |  |              |  |  |  |
| DEVINE MARIE M TR   |  |  |  | 11/16/2020 | QS | 660,000 (131096) |  |              |  |  |  |
| HOPEY BARBARA   |  |  |  | 06/27/2018 | QS | 509,900 (127025) |  |              |  |  |  |

| 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 %   |
| 13-591 | 09/10/2013 | 3             | ALTERATIONS | 17,814 | 07/02/2014 | ROM    | 100 100 |
| 94-318 | 07/18/1994 | 2             | ADDITIONS   |        |            |        | 100 100 |
| 93-338 | 06/12/1993 | 2             | ADDITIONS   |        |            |        | 100 100 |
| 91-255 | 06/14/1991 | 3             | ALTERATIONS |        |            |        | 100 100 |
| 90-341 | 06/19/1990 | 3             | ALTERATIONS |        |            |        | 100 100 |

| CD  | T | AC/SF/UN | Ngh     | Inf1 | Inf2 | ADJ BASE | SAF  | Inf3 | Lpi  | VC  | CREDIT AMT | ADJ VALUE |
|-----|---|----------|---------|------|------|----------|------|------|------|-----|------------|-----------|
| 100 | S | 14,000   | OS 1.00 | 100  | 1.00 | 440,000  | 2.61 | 100  | 1.00 | R08 | 1.00       | 368,400   |

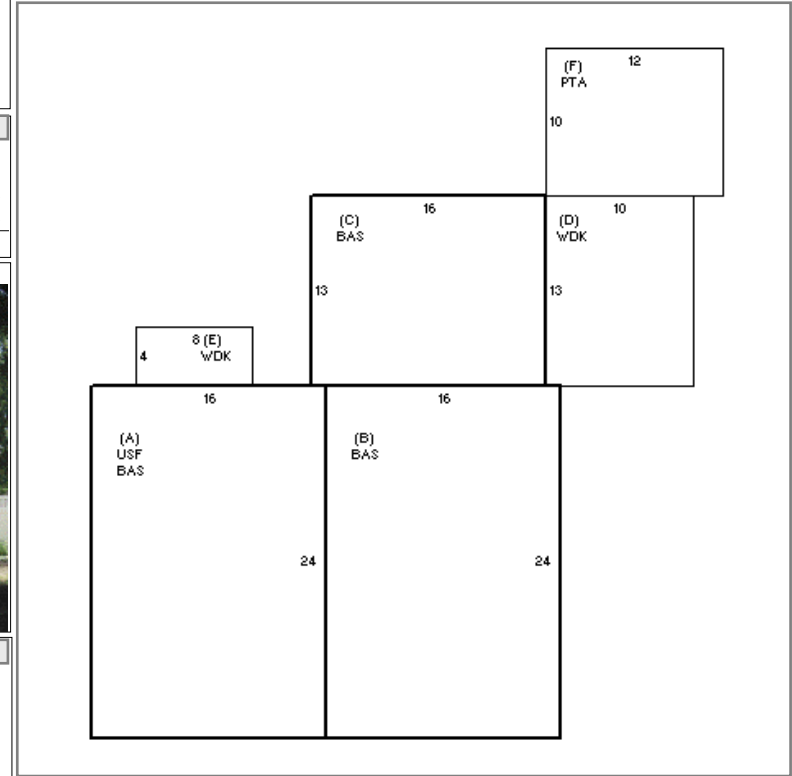
| TOTAL | 13,983 SF  | ZONING | N O T E | FRNT         | 91 | ASSESSED       | CURRENT        | PREVIOUS |
|-------|------------|--------|---------|--------------|----|----------------|----------------|----------|
| Ngh   | OCEANSIDE  |        |         | LAND         |    | 368,400        | 334,900        |          |
| Inf1  | FACTOR 100 |        |         | BUILDING     |    | 351,100        | 312,500        |          |
| Inf2  | PHY 100    |        |         | DETACHED     |    | 1,300          | 1,200          |          |
|       |            |        |         | OTHER        |    | 0              | 0              |          |
|       |            |        |         | <b>TOTAL</b> |    | <b>720,800</b> | <b>648,600</b> |          |

| TY  | QUAL | COND         | DIM/NOTE     | YB | UNITS | ADJ PRICE | RCNLD |
|-----|------|--------------|--------------|----|-------|-----------|-------|
| SHF | A    | 1.00 30 0.70 | SHED 12 X 11 |    | 132   | 13.55     | 1,300 |



| BLDG COMMENTS | MLS |
|---------------|-----|
|---------------|-----|

| BUILDING | CD | ADJ  | DESC                | MEASURE | 7/25/2019 | JD  |
|----------|----|------|---------------------|---------|-----------|-----|
| MODEL    | 1  |      | RESIDENTIAL         | LIST    | 7/25/2019 | EST |
| STYLE    | 7  | 1.20 | CONVENTIONAL [100%] | REVIEW  | 9/29/2020 | JD  |
| QUALITY  | +  | 1.10 | AVG +/GOOD - [100%] |         |           |     |
| FRAME    | 1  | 1.00 | WOOD FRAME [100%]   |         |           |     |



| YEAR BLT   | 1953  | SIZE ADJ   | 1.000 | ELEMENT         | CD | DESCRIPTION    | ADJ  | S | BAT | T | DESCRIPTION     | UNITS | YB   | ADJ PRICE | RCN     | TOTAL RCN      | 417,967    |            |  |
|------------|-------|------------|-------|-----------------|----|----------------|------|---|-----|---|-----------------|-------|------|-----------|---------|----------------|------------|------------|--|
| NET AREA   | 1,360 | DETAIL ADJ | 1.236 | FOUNDATION      | 4  | CONT BSMT WALL | 1.00 | + | BAS | L | BASE AREA       | 976   | 1953 | 297.78    | 290,634 | CONDITION ELEM | CD         |            |  |
| \$NLA(RCN) | \$307 | OVERALL    | 1.000 | EXT COVER       | 1  | WD SHINGLES    | 1.00 | A | USF | L | UPPER STORY FIN | 384   | 1953 | 270.80    | 103,987 | EXTERIOR       | G          |            |  |
|            |       |            |       | ROOF SHAPE      | 1  | GABLE          | 1.00 | + | WDK | N | WOOD DECK       | 162   |      | 42.24     | 6,843   | INTERIOR       | G          |            |  |
|            |       |            |       | ROOF COVER      | 1  | ASPH SHINGLES  | 1.00 | F | PTA | N | PATIO           | 120   |      | 16.39     | 1,967   | KITCHEN        | V          |            |  |
|            |       |            |       | FLOOR COVER     | 1  | HARDWOOD       | 1.00 |   | F11 | O | FPL 1S 10P      | 1     |      | 8,009.10  | 8,009   | BATHS          | V          |            |  |
|            |       |            |       | INT FINISH      | 2  | DRYWALL        | 1.00 |   | GEN | O | GENERATOR       | 1     |      | 0.00      |         | HEAT           | U          |            |  |
|            |       |            |       | HEATING/COOLING | 9  | WARM/COOL AIR  | 1.03 |   |     |   |                 |       |      |           |         | ELECT          | U          |            |  |
|            |       |            |       | FUEL SOURCE     | 1  | OIL            | 1.00 |   |     |   |                 |       |      |           |         |                |            |            |  |
|            |       |            |       |                 |    |                |      |   |     |   |                 |       |      |           |         |                | EFF.YR/AGE | 2006 / 16  |  |
|            |       |            |       |                 |    |                |      |   |     |   |                 |       |      |           |         |                | COND       | 16 16 %    |  |
|            |       |            |       |                 |    |                |      |   |     |   |                 |       |      |           |         |                | FUNC       | 0          |  |
|            |       |            |       |                 |    |                |      |   |     |   |                 |       |      |           |         |                | ECON       | 0          |  |
|            |       |            |       |                 |    |                |      |   |     |   |                 |       |      |           |         |                | DEPR       | 16 % GD 84 |  |
|            |       |            |       |                 |    |                |      |   |     |   |                 |       |      |           |         |                | RCNLD      | \$351,100  |  |