

Key: 3519

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 3.378

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
WINN CHRISTINA S/O SAWYER CHRISTINA W 28 STRAWBERRY LN SCITUATE, MA 02066				34-30-12-0				28 STRAWBERRY LN			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
SAWYER CHRISTINA W				04/28/2023	QS	865,000	57865-215				
WINN CHRISTINA				09/28/2018	F	1	50354-44				
WINN CHRISTOPHER				03/24/2000	F		18375-85				

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	%
94-206	05/27/2004	7	OTHERS		08/15/2023	JD	100	100
99-512	10/31/1999	3	ALTERATIONS				100	100
92-246	04/03/1992	2	ADDITIONS				100	100
		2	ADDITIONS				100	100
		6	CYCL GROWTH				100	100

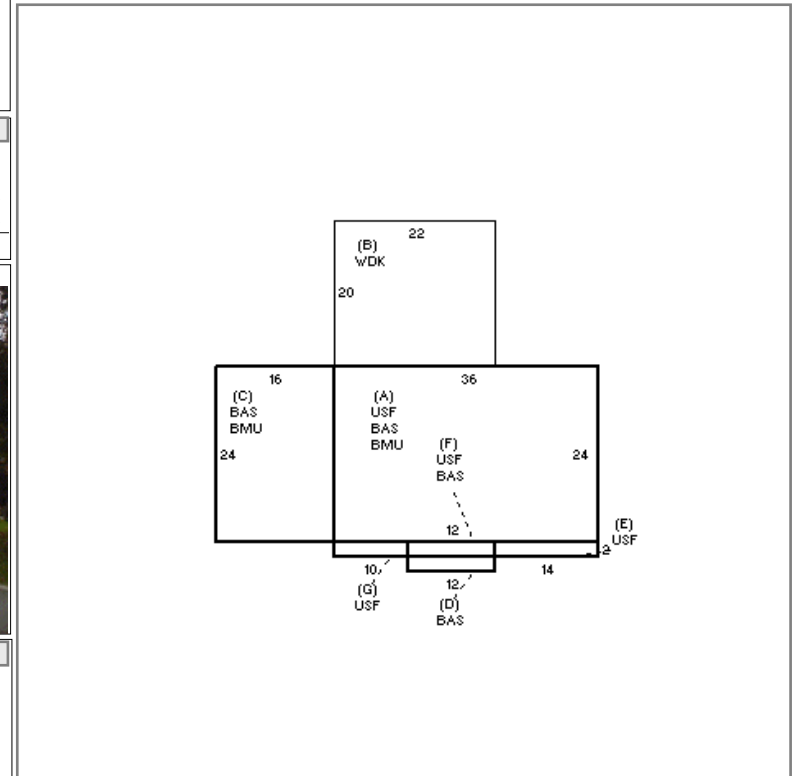
LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	23,553	SC	1.00	100	1.00	100	1.00	R04	0.90		344,520

TOTAL	23,566 SF	ZONING	FRNT	155	ASSESSED	CURRENT	PREVIOUS
Ngh	SCITUATE	NOTE	LAND	344,500	330,600		
Inf1	FACTOR 100		BUILDING	388,200	340,700		
Inf2	PHY 100		DETACHED	400	300		
			OTHER	0	0		
			TOTAL	733,100	671,600		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	30 0.70		30	17.03	400



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	5/7/2014	SJ
MODEL	1		RESIDENTIAL	LIST	5/7/2014	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	8/15/2023	JD
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS
MLS

INDING

YEAR BLT	1957	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	524,531														
NET AREA	2,232	DETAIL ADJ	1.030	FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,248		44.46	55,483																
\$NLA(RCN)	\$235	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	B	WDK	N	WOOD DECK	440		38.40	16,896																
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,296	1957	203.66	263,946																
				ROOF COVER	1	ASPH SHINGLES	1.00	+	USF	L	UPPER STORY FIN	936	1957	185.21	173,356																
				FLOOR COVER	14	COMB	1.00		BMG	O	BSMT GARAGE	1		2,491.00	2,491																
				INT FINISH	1	PLASTER	1.00		F21	O	FPL 2S 1OP	1		8,239.00	8,239																
				HEATING/COOLING	9	WARM/COOL AIR	1.03																								
				FUEL SOURCE	1	OIL	1.00																								
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