

Key: 3567

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 3.425

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
CASEY CYNTHIA ANN 15 EDGAR RD SCITUATE, MA 02066				34-24-7-0				15 EDGAR RD			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
CASEY CYNTHIA ANN				01/27/2022	QS	520,000 (133375)					
WRIGHT KRISTIN & LANI				04/07/2017	QS	310,000 (124979)					
CLANCY BRIAN C & CAITLIN				07/16/2015	S	180,000 (122137)					

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	%
15-520		7	OTHERS		04/13/2023	JD	100	100
15-520	08/11/2015	6	CYCL GROWTH		04/25/2018	JD	100	100
15-520	08/11/2015	3	ALTERATIONS	14,500	07/01/2016	SJ	100	100
93-302	06/03/1993	3	ALTERATIONS	14,500	07/13/2017	SJ	100	100

LAND

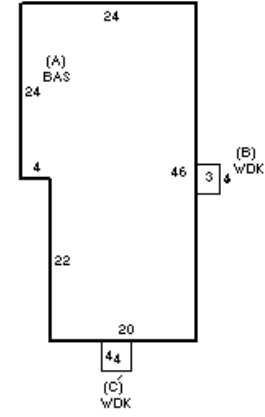
CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	5,009	OS 1.00	100	1.00	440,000	6.92	100	1.00	R03		349,460

TOTAL	5,009 SF	ZONING	FRNT	49	ASSESSED	CURRENT	PREVIOUS
Ngh	OCEANSIDE	NOTE			LAND	349,500	317,700
Infl1	FACTOR 100		BUILDING	142,800	120,100		
Infl2	PHY 100		DETACHED	7,300	6,900		
			OTHER	0	0		
			TOTAL	499,600	444,700		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
DGF	A	1.00	30 0.70 19X10	1970	190	54.75	7,300	04/13/2023



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	4/25/2018	JD
MODEL	1		RESIDENTIAL	LIST	4/25/2018	JD
STYLE	6	0.85	COTT/BUNGALOW [100%]	REVIEW	4/13/2023	JD
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS
MLS

G

YEAR BLT	1925	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	216,289																
NET AREA	1,016	DETAIL ADJ	0.875	FOUNDATION	5	BRICK/STONE	1.00	A	BAS	L	BASE AREA	1,016	1925	207.69	211,014																		
\$NLA(RCN)	\$213	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	+	WDK	N	WOOD DECK	28		38.39	1,075																		
CAPACITY				ROOF SHAPE	1	GABLE	1.00																										
STORIES	1	ADJ	1.00	ROOF COVER	1	ASPH SHINGLES	1.00																										
ROOMS	4		1.00	FLOOR COVER	2	SOFTWOOD	1.00																										
BEDROOMS	2		1.00	INT FINISH	1	PLASTER	1.00																										
BATHROOMS	2		1.00	HEATING/COOLING	9	WARM/COOL AIR	1.03																										
# 1/2 BATHS	0		1.00	FUEL SOURCE	2	GAS	1.00																										
TOT FIXTURES	6		\$4,200																														
# UNITS	1		1.00																														
<table border="1"> <thead> <tr> <th>EFF.YR/AGE</th> <td colspan="2">1970 / 52</td> </tr> </thead> <tbody> <tr> <td>COND</td> <td>34</td> <td>34 %</td> </tr> <tr> <td>FUNC</td> <td>0</td> <td></td> </tr> <tr> <td>ECON</td> <td>0</td> <td></td> </tr> <tr> <td>DEPR</td> <td>34</td> <td>% GD 66</td> </tr> <tr> <td>RCNLD</td> <td colspan="2">\$142,800</td> </tr> </tbody> </table>																EFF.YR/AGE	1970 / 52		COND	34	34 %	FUNC	0		ECON	0		DEPR	34	% GD 66	RCNLD	\$142,800	
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