

Key: 3575

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 3.433

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
SEAGATE ASSOC LLC C/O TIMOTHY MAHONEY 4 OLIVIA LANE KENSINGTON, NH 03833				34-28-2-0				41 EDGAR RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
SEAGATE ASSOC LLC				12/22/1998	F		1 (94668)				
MAHONEY JOHN T TRUSTEE				04/11/1985	XX		71081-0				
ARMSTRONG ALBERT E JR & P				01/01/1978	XX		(C00058026)				

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	%

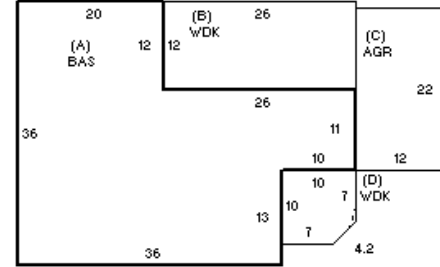
LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	10,000	OS 1.00	100	1.00	100	1.00	440,000	3.58	100	1.00	R03 1.00	361,190

TOTAL	10,019 SF	ZONING		FRNT	94	ASSESSED	CURRENT	PREVIOUS
Ngh	OCEANSIDE	NOTE		LAND	361,200	328,400		
Infl1	FACTOR 100		BUILDING	180,700	163,100			
Infl2	PHY 100		DETACHED	0	0			
			OTHER	0	0			
				TOTAL	541,900	491,500		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	5/12/2009	PL
MODEL	1		RESIDENTIAL	LIST	5/12/2009	EST
STYLE	1	0.85	RANCH [100%]	REVIEW	4/7/2011	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

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YEAR BLT	1950	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	261,924	
NET AREA	1,214	DETAIL ADJ	0.807	FOUNDATION	2	SLAB	0.95	A	BAS	L	BASE AREA	1,214	1950	182.02	220,977	CONDITION ELEM	CD	
\$NLA(RCN)	\$216	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	+	WDK	N	WOOD DECK	408		38.40	15,667	EXTERIOR		
				ROOF SHAPE	1	GABLE	1.00	C	AGR	N	ATT GARAGE	264		53.94	14,239	INTERIOR		
				ROOF COVER	1	ASPH SHINGLES	1.00		FPL	O	FIREPLACE	1		7,813.00	7,813	KITCHEN		
				FLOOR COVER	14	COMB	1.00									BATHS		
				INT FINISH	1	PLASTER	1.00									HEAT		
				HEATING/COOLING	1	FORCED AIR	1.00									ELECT		
				FUEL SOURCE	99	N/A	1.00											
																	EFF.YR/AGE	1972 / 50
																	COND	31 31 %
																	FUNC	0
																	ECON	0
																	DEPR	31 % GD 69
																	RCNLD	\$180,700