

Key: 3668

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 3.489

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER		PARCEL ID	LOCATION		
ANDERSON MICHAEL, ELLEN & S/O BUCKLEY MATTHEW 28 FAY RD SCITUATE, MA 02066		34-24-12-0	28 FAY RD		
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
BUCKLEY MATTHEW		05/31/2023	QS	677,000	(135446)
ANDERSON MICHAEL, ELLEN &		11/13/2007	F	1	(111297)
ANDERSON MICHAEL & ELLEN		11/13/2007	F	1	(111296)

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 %
99-78	03/05/1999	2	ADDITIONS				100 100
92-795	10/01/1992	3	ALTERATIONS				100 100

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	11,166	OS 1.00	100	1.00	100	1.00	440,000	3.22	100	1.00	R03 1.00	363,410

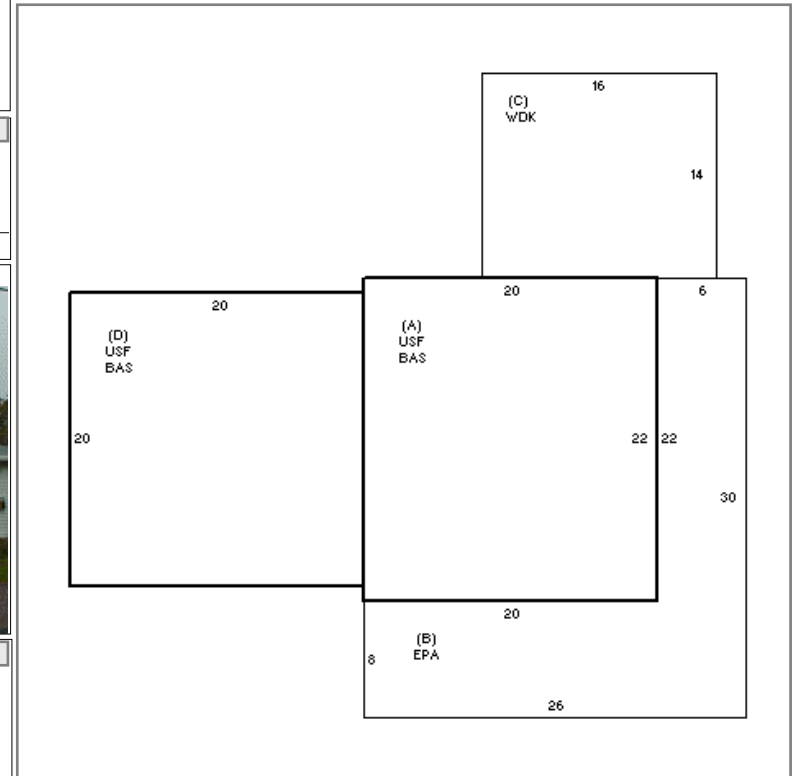
TOTAL	11,151 SF	ZONING		FRNT	213	ASSESSED	CURRENT	PREVIOUS
Ngh	OCEANSIDE	NOTE		LAND	363,400	330,400		
Inf1	FACTOR 100		BUILDING	283,400	275,300			
Inf2	PHY 100		DETACHED	4,400	4,200			
			OTHER	0	0			
			TOTAL	651,200	609,900			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	L	0.80 70 0.30			360	40.89	4,400



BUILDING	CD	ADJ	DESC	MEASURE	5/14/2009	PL
MODEL	1		RESIDENTIAL	LIST	5/14/2009	EST
STYLE	7	1.20	CONVENTIONAL [100%]	REVIEW	1/31/2023	JD
QUALITY	-	0.90	LOW +/- AVG - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS	MLS
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YEAR BLT	1930	SIZE ADJ	1.000
NET AREA	1,680	DETAIL ADJ	1.224
\$NLA(RCN)	\$248	OVERALL	1.000
CAPACITY		UNITS	ADJ
STORIES	2	1.00	
ROOMS	6	1.00	
BEDROOMS	3	1.00	
BATHROOMS	2	1.00	
# 1/2 BATHS	0	1.00	
TOT FIXTURES	6	\$5,288	
# UNITS	1	1.00	

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	3	CONT WALL	1.00	+	BAS	L	BASE AREA	840	1930	229.90	193,112
EXT COVER	4	VINYL	1.00	+	USF	L	UPPER STORY FIN	840	1930	209.06	175,614
ROOF SHAPE	1	GABLE	1.00	B	EPA	N	ENCLOSED PORCH	340		81.18	27,601
ROOF COVER	1	ASPH SHINGLES	1.00	C	WDK	N	WOOD DECK	224		34.56	7,742
FLOOR COVER	2	SOFTWOOD	1.00		F21	O	FPL 2S 1OP	1		7,415.10	7,415
INT FINISH	1	PLASTER	1.00								
HEATING/COOLING	2	HOT WATER	1.02								
FUEL SOURCE	2	GAS	1.00								

TOTAL RCN	416,772
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	G
KITCHEN	G
BATHS	A
HEAT	A
ELECT	A
EFF.YR/AGE	1971 / 51
COND	32 32 %
FUNC	0
ECON	0
DEPR	32 % GD 68
RCNLD	\$283,400