

Key: 3718

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 3.539

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
HEMEN CHARLES M & STACEY MAHMOOD 7 IRVING RD SCITUATE, MA 02066				34-20-2-0				7 IRVING RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
HEMEN CHARLES M & HEMAN CHARLES M HEMAN CHARLES M				09/28/2017	F	1 (125832)					
				08/17/2007	F	1 (110963)					
				02/12/1985	QS	78,000	70811-				

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	%
04-775	11/23/2004	3	ALTERATIONS	36,000	06/29/2006	SJ	100	100
96-284	07/08/1996	2	ADDITIONS		06/02/2005	SJ	100	100
96-2847	07/01/1996	3	ALTERATIONS				100	100

LAND

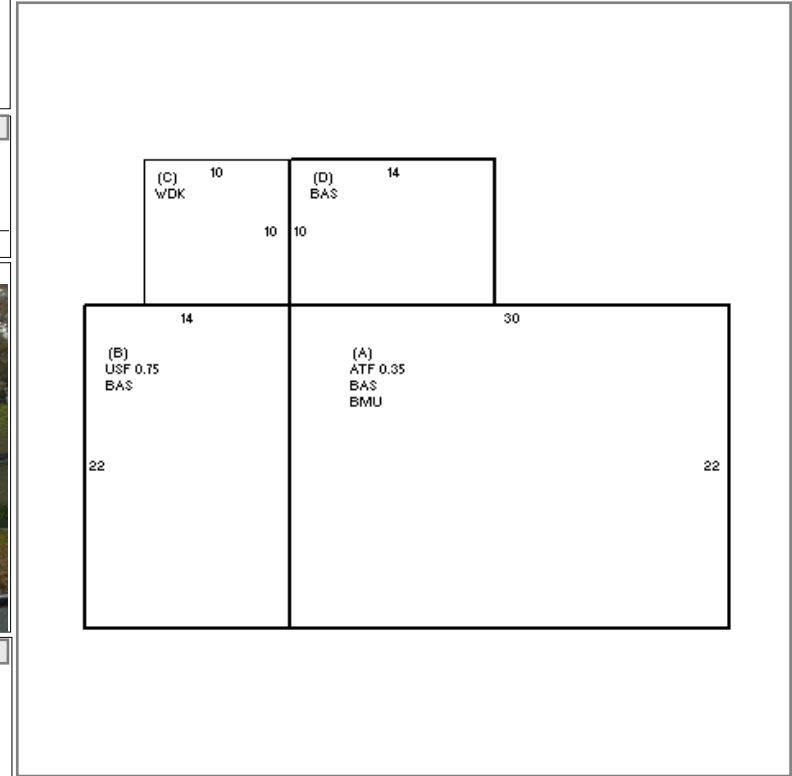
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	10,000	OS 1.00	100	1.00	100	1.00	440,000	3.58	100	1.00	R03 1.00	361,190

TOTAL	10,019 SF	ZONING		FRNT	97	ASSESSED	CURRENT	PREVIOUS
Ngh	OCEANSIDE	NOTE		LAND	361,200	328,400		
Inf1	FACTOR 100		BUILDING	230,300	204,700			
Inf2	PHY 100		DETACHED	13,800	13,100			
			OTHER	0	0			
				TOTAL	605,300	546,200		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
DGF	-	0.90 40 0.60		1987	576	39.81	13,800	10/21/2003





BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	3/14/2012	SJ
MODEL	1		RESIDENTIAL	LIST	3/14/2012	EST
STYLE	3	1.00	SPLIT LEVEL [100%]	REVIEW	4/6/2011	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1952	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	359,775	
NET AREA	1,570	DETAIL ADJ	1.000	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	660		54.10	35,705	CONDITION ELEM	CD	
\$NLA(RCN)	\$229	OVERALL	1.000	EXT COVER	3	ALUMINUM	1.00	A	ATF	L	ATTIC FINISH	231	1952	136.74	31,588	EXTERIOR	A	
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,108	1952	211.64	234,501	INTERIOR	A	
				ROOF COVER	1	ASPH SHINGLES	1.00	B	USF	L	UPPER STORY FIN	231	1952	192.47	44,460	KITCHEN	A	
				FLOOR COVER	14	COMB	1.00	C	WDK	N	WOOD DECK	100		38.40	3,840	BATHS	A	
				INT FINISH	1	PLASTER	1.00		F11	O	FPL 1S 1OP	1		7,281.00	7,281	HEAT	A	
				HEATING/COOLING	1	FORCED AIR	1.00									ELECT	A	
				FUEL SOURCE	99	N/A	1.00											

EFF.YR/AGE		1968 / 54	
COND	36	36 %	
FUNC	0		
ECON	0		
DEPR	36	% GD	64
RCNLD	\$230,300		