Key: 3734

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 3,555

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
ROSADO EDUARDO E & RACHEL K 23 JAY RD SCITUATE, MA 02066	34-16-10-0	23 JAY RD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
ROSADO EDUARDO E & RACHEL	03/14/2019	QS	456,000	(128227)
HANNIGAN ROBERT M	03/14/2019	F		(123105)
FITZSIMMONS NANCY A TR &	02/29/2016	F	10	(123105)

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	100	SINGLE FAMILY		1	1 of 1

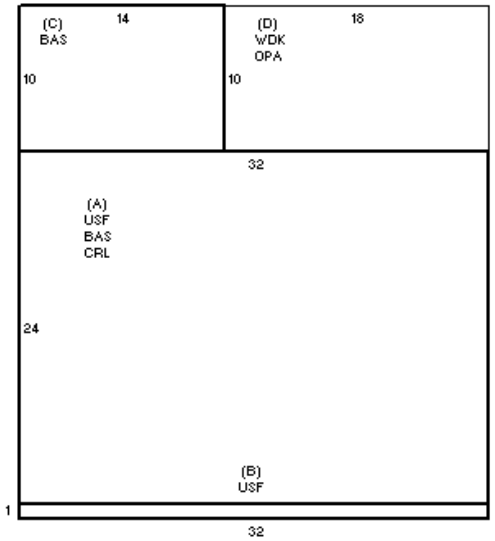
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
		7	OTHERS		05/05/2017		100	100
07-674	11/15/2007	3	ALTERATIONS	17,000	07/02/2008	SJ	100	100
07-656	11/08/2007	3	ALTERATIONS	17,000	07/02/2008	SJ	100	100
03-590	09/26/2003	2	ADDITIONS	5,746	07/27/2004	SJ	100	100
93-739	12/13/1993	3	ALTERATIONS				100	100

LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	9,126	OS 1.00	100 1.00	100 1.00	440,000	3.90	100 1.00	R03 1.00			359,440

TOTAL	9,126 SF	ZONING		FRNT	47
Ngh	OCEANSIDE	NOTE			
Infl1	FACTOR 100				
Infl2	PHY 100				

ASSESSED	CURRENT	PREVIOUS
LAND	359,400	326,800
BUILDING	261,700	243,500
DETACHED	700	700
OTHER	0	0
TOTAL	**621,800**	**571,000**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	30 0.70		1994	60	17.03	700

PHOTO 10/21/2003

BLDG COMMENTS

MLS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	5	1.00	COLONIAL [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	10/13/2015	SJ
LIST	10/13/2015	EST
REVIEW	8/31/2020	JD

YEAR BLT	1953	SIZE ADJ	1.000
NET AREA	1,708	DETAIL ADJ	1.020
$NLA(RCN)	$225	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	2	1.00
ROOMS	5	1.00
BEDROOMS	3	1.00
BATHROOMS	2	1.00
# 1/2 BATHS	0	1.00
TOT FIXTURES	6	$4,896
# UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	3	CONT WALL	1.00
EXT COVER	3	ALUMINUM	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH SHINGLES	1.00
FLOOR COVER	14	COMB	1.00
INT FINISH	1	PLASTER	1.00
HEATING/COOLING	2	HOT WATER	1.02
FUEL SOURCE	2	GAS	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	CRL	N	BSMT CRAWL	768		11.44	8,786
+	USF	L	UPPER STORY FIN	800	1953	192.80	154,237
+	BAS	L	BASE AREA	908	1953	212.01	192,501
D	OPA	N	OPEN PORCH	180		51.50	9,270
D	WDK	N	WOOD DECK	180		38.40	6,912
	F21	O	FPL 2S 1OP	1		8,239.00	8,239

TOTAL RCN	384,841
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	G
BATHS	F
HEAT	U
ELECT	A

EFF.YR/AGE	1971 / 51	
COND	32	32 %
FUNC	0	
ECON	0	
DEPR	32	% GD 68
RCNLD		$261,700