

Key: 3781

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 3.601

LEGAL

LAND

DETACHED

BUILDING

| CURRENT OWNER   |  |  |  | PARCEL ID  |    |             |  | LOCATION     |  |  |  |
|---|--|--|--|------------|----|-------------|--|--------------|--|--|--|
| SOUTHWORTH JOANNA T<br>48 HAWLEY ROAD<br>SCITUATE, MA 02066 |  |  |  | 34-26-16-A |    |             |  | 48 HAWLEY RD |  |  |  |
| TRANSFER HISTORY  |  |  |  | DOS        | T  | SALE PRICE  |  | BK-PG (Cert) |  |  |  |
| SOUTHWORTH JOANNA T   |  |  |  | 02/04/1981 | QS | (64546)     |  |              |  |  |  |
| BOOTH THOMAS C JR & DOROT                                   |  |  |  | 01/14/1980 | XX | (C00063083) |  |              |  |  |  |
| CAIMI JOSEPH DOMENIC  |  |  |  | 01/01/1953 | XX | (C00017474) |  |              |  |  |  |

| 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    | %   |
| 10-003 | 01/07/2010 | 3             | ALTERATIONS | 6,500  | 06/28/2010 | SJ | 100    | 100 |
| 90-116 | 04/03/1990 | 2             | ADDITIONS   |        |            |    | 100    | 100 |
| 88-415 | 07/01/1988 | 3             | ALTERATIONS |        |            |    | 100    | 100 |

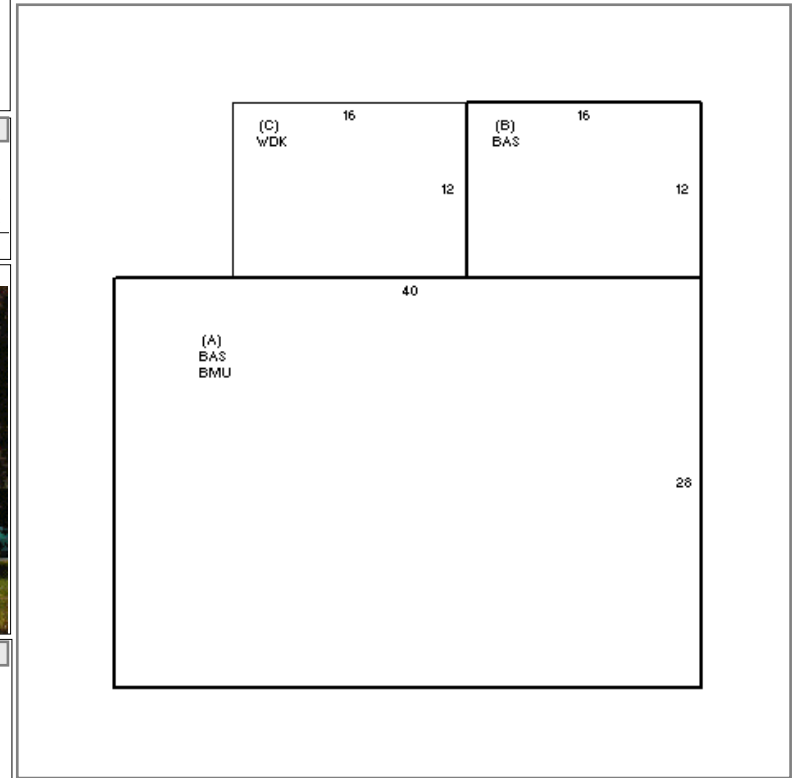
| CD  | T | AC/SF/UN | Ngh     | Infl1 | Infl2 | ADJ BASE | SAF  | Infl3 | Lpi  | VC  | CREDIT AMT | ADJ VALUE |
|-----|---|----------|---------|-------|-------|----------|------|-------|------|-----|------------|-----------|
| 100 | S | 15,000   | OS 1.00 | 100   | 1.00  | 440,000  | 2.44 | 100   | 1.00 | R03 | 1.00       | 370,050   |

| TOTAL | 14,985 SF  | ZONING | FRNT     | 147     | ASSESSED | CURRENT | PREVIOUS |
|-------|------------|--------|----------|---------|----------|---------|----------|
| Ngh   | OCEANSIDE  | NOTE   | LAND     | 370,100 | 336,400  |         |          |
| Infl1 | FACTOR 100 |        | BUILDING | 235,000 | 211,900  |         |          |
| Infl2 | PHY 100    |        | DETACHED | 600     | 600      |         |          |
|       |            |        | OTHER    | 0       | 0        |         |          |
|       |            |        | TOTAL    | 605,700 | 548,900  |         |          |

| TY  | QUAL | COND | DIM/NOTE | YB   | UNITS | ADJ PRICE | RCNLD |
|-----|------|------|----------|------|-------|-----------|-------|
| SHF | A    | 1.00 | 30 0.70  | 1988 | 50    | 17.03     | 600   |



| BUILDING | CD | ADJ  | DESC              | MEASURE | 6/28/2010 | SJ  |
|----------|----|------|-------------------|---------|-----------|-----|
| MODEL    | 1  |      | RESIDENTIAL       | LIST    | 6/28/2010 | EST |
| STYLE    | 1  | 0.85 | RANCH [100%]      | REVIEW  | 4/6/2011  | ER  |
| QUALITY  | A  | 1.00 | AVERAGE [100%]    |         |           |     |
| FRAME    | 1  | 1.00 | WOOD FRAME [100%] |         |           |     |



| YEAR BLT   | 1980  | SIZE ADJ   | 1.000 | ELEMENT         | CD | DESCRIPTION    | ADJ  | S | BAT | T | DESCRIPTION     | UNITS | YB   | ADJ PRICE | RCN     |
|------------|-------|------------|-------|-----------------|----|----------------|------|---|-----|---|-----------------|-------|------|-----------|---------|
| NET AREA   | 1,312 | DETAIL ADJ | 0.867 | FOUNDATION      | 4  | CONT BSMT WALL | 1.00 | A | BMU | N | BSMT UNFINISHED | 1,120 |      | 45.72     | 51,207  |
| \$NLA(RCN) | \$239 | OVERALL    | 1.000 | EXT COVER       | 1  | WD SHINGLES    | 1.00 | + | BAS | L | BASE AREA       | 1,312 | 1980 | 191.54    | 251,296 |
|            |       |            |       | ROOF SHAPE      | 1  | GABLE          | 1.00 | C | WDK | N | WOOD DECK       | 192   |      | 38.40     | 7,373   |
|            |       |            |       | ROOF COVER      | 1  | ASPH SHINGLES  | 1.00 |   |     |   |                 |       |      |           |         |
|            |       |            |       | FLOOR COVER     | 13 | COMB           | 1.00 |   |     |   |                 |       |      |           |         |
|            |       |            |       | INT FINISH      | 2  | DRYWALL        | 1.00 |   |     |   |                 |       |      |           |         |
|            |       |            |       | HEATING/COOLING | 2  | HOT WATER      | 1.02 |   |     |   |                 |       |      |           |         |
|            |       |            |       | FUEL SOURCE     | 99 | N/A            | 1.00 |   |     |   |                 |       |      |           |         |

| TOTAL RCN  | 313,344   | CONDITION ELEM | CD        |
|------------|-----------|----------------|-----------|
| EXTERIOR   |           |                |           |
| INTERIOR   |           |                |           |
| KITCHEN    |           |                |           |
| BATHS      |           |                |           |
| HEAT       |           |                |           |
| ELECT      |           |                |           |
| EFF.YR/AGE | 1990 / 32 |                |           |
| COND       | 25        | 25 %           |           |
| FUNC       | 0         |                |           |
| ECON       | 0         |                |           |
| DEPR       | 25        | % GD           | 75        |
| RCNLD      |           |                | \$235,000 |