

Key: 3808

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 3.627

LEGAL

LAND

DETACHED

BUILDING

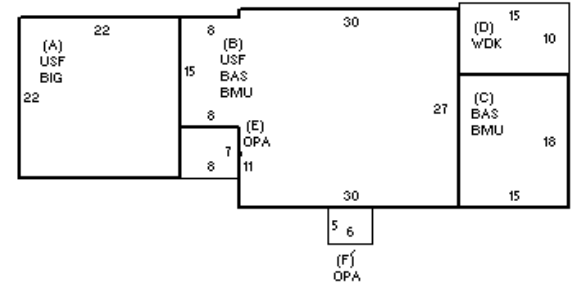
CURRENT OWNER				PARCEL ID				LOCATION			
SULLIVAN SEAN & CLOUGH JUSTINE 56 IRVING RD SCITUATE, MA 02066				34-25-14-0				56 IRVING RD			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
SULLIVAN SEAN & CLOUGH JU				07/16/2020	QS	799,000		53086-215			
FOES PAULA				11/08/2013	QS	623,000		43807-15			
MARVELL HOMES, LLC				04/24/2013	V	360,000		(74403)			

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	%
13-222	04/18/2013	1	OTHERS		06/10/2013	SJ	100	100
13-222	04/18/2013	1	NEW CONST	250,000	06/10/2013	SJ	100	10
13-222	04/18/2013	1	NEW CONST	250,000	07/02/2014	ROM	100	100

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	440,000	3.58	100	1.00	R03		361,190

TOTAL	10,000 SF	ZONING	N O T E	FRNT	182	ASSESSED	CURRENT	PREVIOUS
Ngh	OCEANSIDE					LAND	361,200	328,400
Inf1	FACTOR 100					BUILDING	648,600	609,000
Inf2	PHY 100					DETACHED	0	0
						OTHER	0	0
						TOTAL	1,009,800	937,400

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS

MLS

BUILDING	CD	ADJ	DESC	MEASURE	7/2/2014	ROM
MODEL	1		RESIDENTIAL	LIST	7/2/2014	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	9/28/2020	JD
QUALITY	G	1.20	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	2013	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	712,700
NET AREA	2,614	DETAIL ADJ	1.030	FOUNDATION	4	CONT BSMT WALL	1.00	A	BIG	N	BUILT-IN GARAGE	484		54.94	26,593	CONDITION ELEM	CD
\$NLA(RCN)	\$273	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	+	USF	L	UPPER STORY FIN	1,414	2013	216.80	306,557	EXTERIOR	A
				ROOF SHAPE	1	GABLE	1.00	+	BMU	N	BSMT UNFINISHED	1,200		53.91	64,686	INTERIOR	A
				ROOF COVER	1	ASPH SHINGLES	1.00	+	BAS	L	BASE AREA	1,200	2013	238.40	286,082	KITCHEN	A
				FLOOR COVER	1	HARDWOOD	1.00	D	WDK	N	WOOD DECK	150		46.08	6,912	BATHS	A
				INT FINISH	2	DRYWALL	1.00	+	OPA	N	OPEN PORCH	86		61.80	5,315	HEAT	A
				HEATING/COOLING	9	WARM/COOL AIR	1.03		GFP	O	GAS FIREPLACE	1		6,667.20	6,667	ELECT	A
				FUEL SOURCE	2	GAS	1.00										
CAPACITY		UNITS	ADJ														
STORIES		2	1.00														
ROOMS		7	1.00														
BEDROOMS		4	1.00														
BATHROOMS		2	1.00														
# 1/2 BATHS		1	1.00														
TOT FIXTURES		10	\$9,888														
# UNITS		1	1.00														
EFF.YR/AGE		2013 / 9															
COND	9 9 %																
FUNC	0																
ECON	0																
DEPR	9 % GD		91														
RCNLD			\$648,600														