

Key: 3853

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 3.672

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
EBERT GREGORY W & JESSICA L GALLANT				34-11-24-0				4 STANDISH AV			
4 STANDISH AV				SCITUATE, MA 02066							
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
EBERT GREGORY W & CELLA F & J E & JONES S				08/29/2008	H	260,000	(112414)				
				07/08/1992	QS		(83257)				
CELLA JOHN D & PAUL & MAR				09/17/1982	XX		66615-0				

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	%
23-0092	01/30/2023	3	ALTERATIONS	40,000			70	70
15-390	06/29/2015	2	ADDITIONS	30,000	07/01/2016	SJ	100	5
15-390	06/29/2015	2	ADDITIONS	30,000	07/12/2016	SJ	100	40
15-390	06/29/2015	3	ALTERATIONS	30,000	08/27/2018	JD	100	50
14-555	08/26/2014	3	ALTERATIONS	4,000	07/24/2015	SJ	100	100

LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	11,391	OS 1.00	100	1.00	440,000	3.16	100	1.00	R08	1.00	363,830

TOTAL	11,391 SF	ZONING	FRNT	237	ASSESSED	CURRENT	PREVIOUS
Ngh	OCEANSIDE	N O T E C/W 25F	LAND	363,800	330,800		
Inf1	FACTOR 100		BUILDING	299,000	224,000		
Inf2	PHY 100		DETACHED	1,700	2,000		
			OTHER	0	0		
				TOTAL	664,500	556,800	

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	30 0.70 12X16		192	12.38	1,700

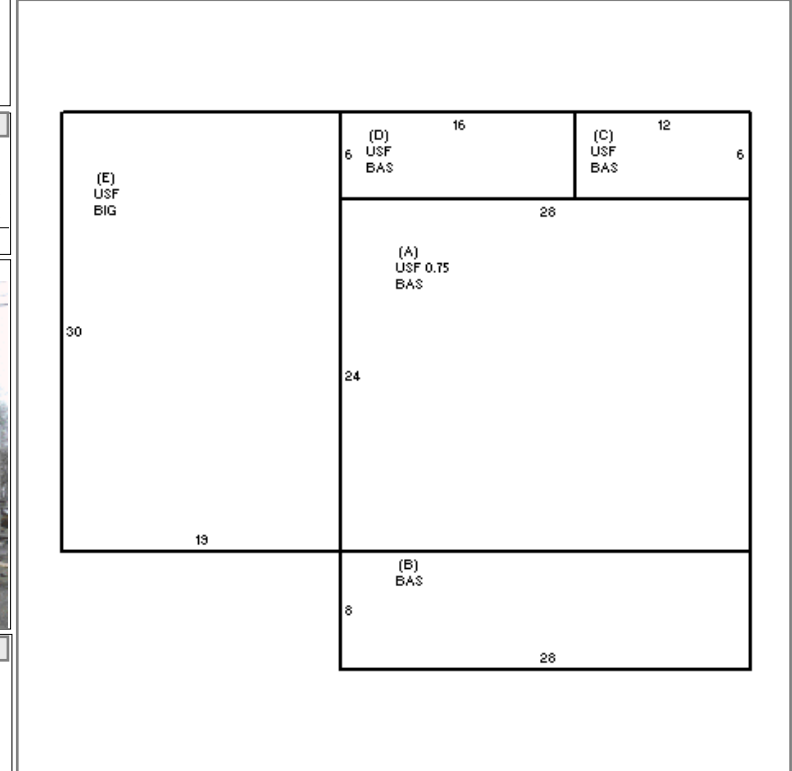
PHOTO 04/05/2023



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	7/12/2012	SJ
MODEL	1		RESIDENTIAL	LIST	8/27/2018	JD
STYLE	7	1.20	CONVENTIONAL [100%]	REVIEW	4/5/2023	JD
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1910	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	553,632	
NET AREA	2,306	DETAIL ADJ	1.200	FOUNDATION	3	CONT WALL	1.00	+	BAS	L	BASE AREA	896	1910	236.01	211,466	CONDITION ELEM	CD	
\$NLA(RCN)	\$240	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	USF	L	UPPER STORY FIN	504	1910	214.63	108,172	EXTERIOR	G	
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	168	2017	236.01	39,650	INTERIOR	G	
				ROOF COVER	1	ASPH SHINGLES	1.00	+	USF	L	UPPER STORY FIN	738	2017	214.63	158,395	KITCHEN	G	
				FLOOR COVER	2	SOFTWOOD	1.00	E	BIG	N	BUILT-IN GARAGE	570		51.28	29,229	BATHS	G	
				INT FINISH	1	PLASTER	1.00									HEAT	A	
				HEATING/COOLING	1	FORCED AIR	1.00									ELECT	A	
				FUEL SOURCE	2	GAS	1.00											
CAPACITY		UNITS	ADJ															
STORIES		1.75	1.00															
ROOMS		5	1.00															
BEDROOMS		3	1.00															
BATHROOMS		2	1.00															
# 1/2 BATHS		0	1.00															
TOT FIXTURES		7	\$6,720															
# UNITS		1	1.00															
																EFF.YR/AGE	2006 / 16	
																COND	16 16 %	
																FUNC	30 uc	
																ECON	0	
																DEPR	46 % GD 54	
																RCNLD	\$299,000	