

Key: 3871

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 3.691

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION								
MEDEIROS STEVEN J TR 79 HIDDEN VALLEY RD MARSHFIELD, MA 02050				34-7-13-0				188 HATHERLY RD								
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)									
MEDEIROS STEVEN J TR				05/19/2022	QS	740,000	(133883)									
STEVENS DONOVAN & COLLEEN				01/12/2018	QS	485,000	(126309)									
DEBORAH O'BRIEN TR				09/23/2017	F	1	(100656)									
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE				
100	S	9,368	OS	1.00	100	1.00	100	1.00	440,000	3.80	100	1.00	R08	1.00		359,930

TOTAL	9,368 SF	ZONING	FRNT	196	ASSESSED	CURRENT	PREVIOUS
Ngh	OCEANSIDE	NOTE	LAND	359,900	327,200		
Inf1	FACTOR 100		BUILDING	221,200	197,000		
Inf2	PHY 100		DETACHED	2,100	2,100		
			OTHER	0	0		
			TOTAL	583,200	526,300		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	
SHF	A	1.00	30 0.70	8 X 8	1989	64	17.03	800
SHF	A	1.00	30 0.70	14 X 10		140	13.34	1,300



BLDG COMMENTS

MLS

BUILDING	CD	ADJ	DESC	MEASURE	7/25/2019	JD
MODEL	1		RESIDENTIAL	LIST	7/25/2019	JD
STYLE	1	0.85	RANCH [100%]	REVIEW	4/5/2023	JD
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1950	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ
NET AREA	1,357	DETAIL ADJ	0.875	FOUNDATION	4	CONT BSMT WALL	1.00
\$NLA(RCN)	\$209	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00
CAPACITY				ROOF SHAPE	1	GABLE	1.00
STORIES	1	ADJ	1.00	ROOF COVER	1	ASPH SHINGLES	1.00
ROOMS	6		1.00	FLOOR COVER	14	COMB	1.00
BEDROOMS	3		1.00	INT FINISH	1	PLASTER	1.00
BATHROOMS	2		1.00	HEATING/COOLING	9	WARM/COOL AIR	1.03
# 1/2 BATHS	0		1.00	FUEL SOURCE	2	GAS	1.00
TOT FIXTURES	6		\$4,200				
# UNITS	1		1.00				

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	CRL	N	BSMT CRAWL	1,157		10.12	11,713
B	OPA	N	OPEN PORCH	40		51.50	2,060
+	BAS	L	BASE AREA	1,357	1950	191.64	260,060
	GEN	O	GENERATOR	1		0.00	
	GFP	O	GAS FIREPLACE	1		5,556.00	5,556

TOTAL RCN	283,589
CONDITION ELEM CD	
EXTERIOR	G
INTERIOR	G
KITCHEN	V
BATHS	G
HEAT	U
ELECT	A
EFF.YR/AGE	1997 / 25
COND	22 22 %
FUNC	0
ECON	0
DEPR	22 % GD 78
RCNLD	\$221,200

