

Key: 3894

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 3.713

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
RYAN DEBRA J 1 SECOND AVENUE SCITUATE, MA 02066				34-10-10-0				1 SECOND AV			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
RYAN DEBRA J				06/28/1991	QS	(81624)					
RYAN CLIFFORD P				04/22/1988	XX	(C00076867)					
CANNONE ANTHONY J AND LEA				01/01/1974	XX	(C00052308)					

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	%
02-224.1	07/18/2002	3	ALTERATIONS				100	100
02-224	05/01/2002	2	ADDITIONS				100	100
93-282	05/25/1993	3	ALTERATIONS				100	100
90-512	08/23/1990	3	ALTERATIONS				100	100

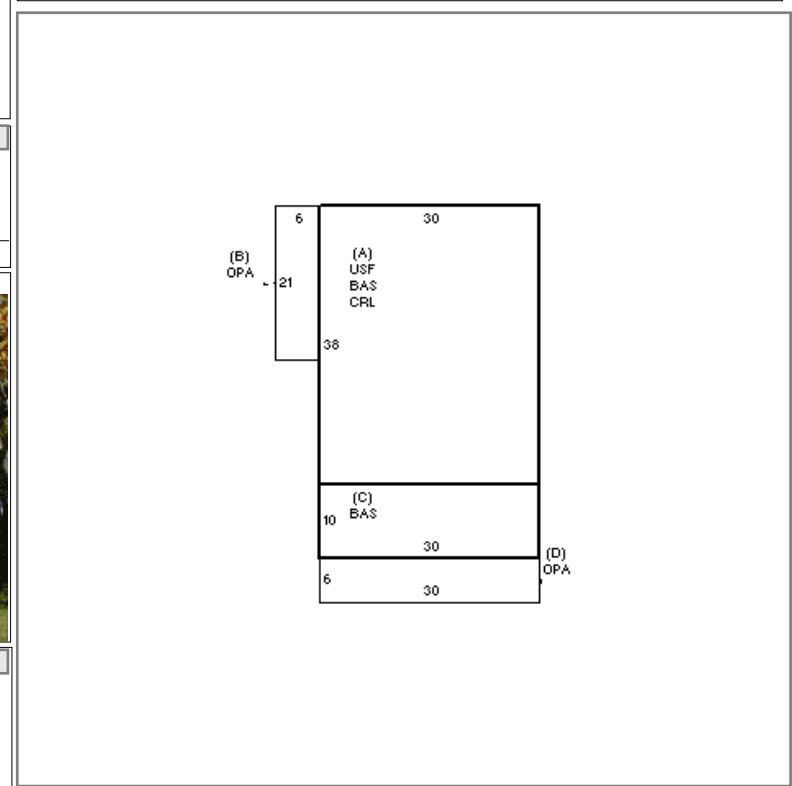
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	7,305	OS 1.00	100	1.00	440,000	4.82	100	1.00	R08	1.00	355,470

TOTAL	7,305 SF	ZONING		FRNT	186	ASSESSED	CURRENT	PREVIOUS
Ngh	OCEANSIDE	NOTE	LAND	355,500	323,200			
Inf1	FACTOR 100		BUILDING	435,600	405,700			
Inf2	PHY 100		DETACHED	0	0			
			OTHER	0	0			
			<b>TOTAL</b>	<b>791,100</b>	<b>728,900</b>			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS



BUILDING	CD	ADJ	DESC	MEASURE	5/22/2010	PL
MODEL	1		RESIDENTIAL	LIST	5/22/2001	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	4/5/2011	ER
QUALITY	+	1.10	AVG +/GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1951	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	2,580	DETAIL ADJ	1.030	FOUNDATION	3	CONT WALL	1.00	A	CRL	N	BSMT CRAWL	1,140		11.18	12,742
\$NLA(RCN)	\$228	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	USF	L	UPPER STORY FIN	1,140	1951	198.95	226,805
				ROOF SHAPE	1	GABLE	1.00	+	OPA	N	OPEN PORCH	306		56.65	17,335
				ROOF COVER	1	ASPH SHINGLES	1.00	+	BAS	L	BASE AREA	1,440	1951	218.77	315,035
				FLOOR COVER	14	COMB	1.00		FPL	O	FIREPLACE	1		8,594.30	8,594
				INT FINISH	1	PLASTER	1.00								
				HEATING/COOLING	9	WARM/COOL AIR	1.03								
				FUEL SOURCE	99	N/A	1.00								

TOTAL RCN	588,668
CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	
EFF.YR/AGE 1985 / 37	
COND	26 26 %
FUNC	0
ECON	0
DEPR	26 % GD 74
RCNLD	\$435,600