

Key: 3921

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 3.739

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
MELI ANN H 128 OCEANSIDE DR SCITUATE, MA 02066				34-1-10-0				128 OCEANSIDE DR			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
MELI ANN H				07/31/2007	QS	675,000	(110878)				
RANDALL JANINE M & KENNET				07/17/2002	QS	549,000	(101653)				
O'KEEFE JOHN C JR & VAN				06/12/2001	QS	490,000	(C00099406)				

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	%
21-239	03/16/2021	3	ALTERATIONS	41,560	07/19/2021	JD	100	100
97-117	08/25/1997	3	ALTERATIONS				100	100
92-591	07/23/1992	1	NEW CONST				100	100

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	7,770	OS 1.00	100	1.00	100	1.00	704,000	4.54	100	1.00	WF7 1.60	570,440

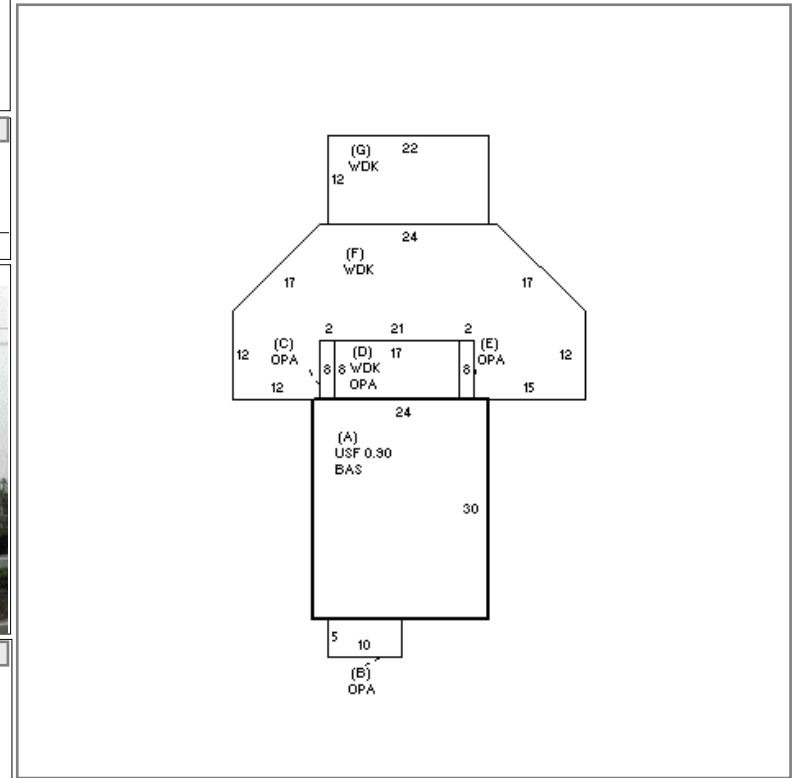
TOTAL	7,754 SF	ZONING	FRNT	91	ASSESSED	CURRENT	PREVIOUS
Ngh	OCEANSIDE	NOTE	LAND	570,400	518,600		
Inf1	FACTOR 100		BUILDING	403,400	358,900		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
		TOTAL		973,800	877,500		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	7/19/2021	JD
MODEL	1		RESIDENTIAL	LIST	7/19/2021	EST
STYLE	7	1.20	CONVENTIONAL [100%]	REVIEW	4/5/2011	ER
QUALITY	+	1.10	AVG +/GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1992	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	1,368	DETAIL ADJ	1.198	FOUNDATION	1	PIER	0.98	A	BAS	L	BASE AREA	720	1992	288.07	207,411
\$NLA(RCN)	\$328	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	USF	L	UPPER STORY FIN	648	1992	261.97	169,756
				ROOF SHAPE	1	GABLE	1.00	+	OPA	N	OPEN PORCH	218		56.65	12,350
				ROOF COVER	1	ASPH SHINGLES	1.00	+	WDK	N	WOOD DECK	1,240		42.24	52,378
				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								



CAPACITY	UNITS	ADJ
STORIES	1.9	1.00
ROOMS	7	1.00
BEDROOMS	3	1.00
BATHROOMS	2	1.00
# 1/2 BATHS	0	1.00
TOT FIXTURES	6	\$6,325
# UNITS	1	1.00

TOTAL RCN	448,219
CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	G
KITCHEN	V
BATHS	G
HEAT	A
ELECT	U
EFF.YR/AGE	2012 / 10
COND	10 10%
FUNC	0
ECON	0
DEPR	10 % GD 90
RCNLD	\$403,400