

Key: 4028

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 3.846

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LAND

CURRENT OWNER				PARCEL ID				LOCATION				
TOWLE NANCY J & RICHARD J				38-5-32-F				38 OLD COLONY WAY				
38 OLD COLONY WAY				TRANSFER HISTORY				DOS T SALE PRICE BK-PG (Cert)				
SCITUATE, MA 02066				TOWLE NANCY J & RICHARD J				06/03/2009 F 1 (113372)				
				MARSTON MARGARET M				06/03/2009 F 1 (113371)				
				MARGESON-TOWLE NANCY				10/18/2004 F 100 (106273)				
CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	17,038	SC 1.00	100	1.00	356,400	2.17	90	0.90	R03	0.90	302,360

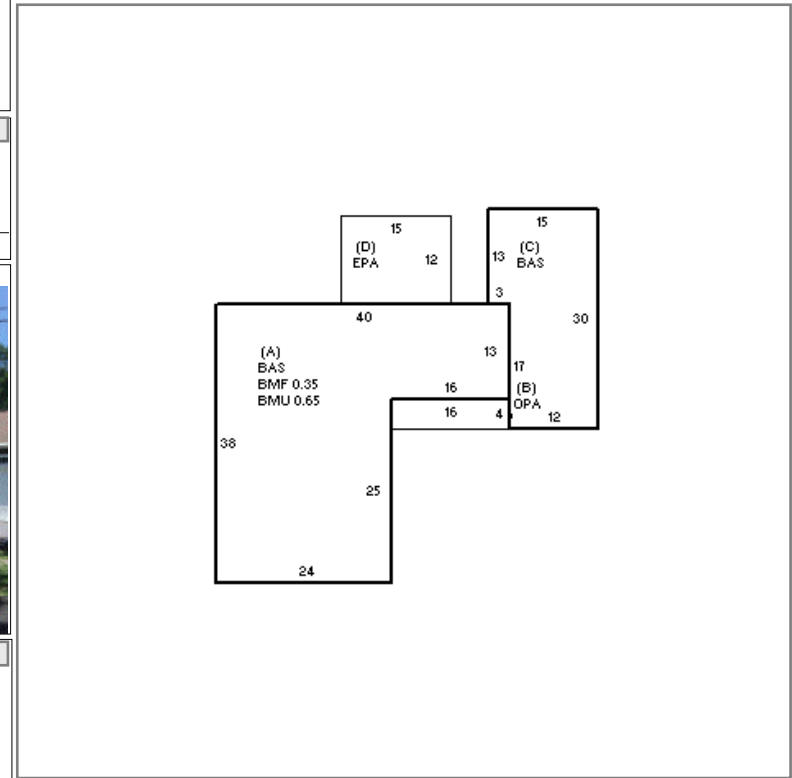
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
22-0553	05/26/2022	3	ALTERATIONS	13,995	07/12/2022	JD	100	100
04-771	11/22/2004	3	ALTERATIONS	50,000	06/21/2005	SJ	100	100
		2	ADDITIONS				100	100
		7	OTHERS				100	100

LAND

TOTAL	17,038 SF	ZONING	FRNT	525	ASSESSED	CURRENT	PREVIOUS
Ngh	SCITUATE	NOTE INFL3=COMMUTER RAIL			LAND	302,400	290,200
Infl1	FACTOR 100		BUILDING	289,200	257,100		
Infl2	PHY 100		DETACHED	19,300	18,400		
			OTHER	0	0		
TOTAL					610,900	565,700	

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	A	1.00	40 0.60 30 X 26	2005	780	41.26	19,300



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	7/12/2022	JD
MODEL	1		RESIDENTIAL	LIST	7/12/2022	EST
STYLE	1	0.85	RANCH [100%]	REVIEW	4/5/2011	ER
QUALITY	+	1.10	AVG +/GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

LOADING

YEAR BLT	1956	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	413,126	
NET AREA	1,519	DETAIL ADJ	0.867	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	728		50.29	36,614	CONDITION ELEM	CD	
\$NLA(RCN)	\$272	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	BMF	N	BSMT FINISH-SEP	392		70.60	27,676	EXTERIOR	A	
				ROOF SHAPE	1	GABLE	1.00	B	OPA	N	OPEN PORCH	64		56.65	3,626	INTERIOR	G	
				ROOF COVER	1	ASPH SHINGLES	1.00	+	BAS	L	BASE AREA	1,519	1956	203.45	309,044	KITCHEN	G	
				FLOOR COVER	14	COMB	1.00	D	EPA	N	ENCLOSED PORCH	180		99.22	17,860	BATHS	G	
				INT FINISH	1	PLASTER	1.00	F11	O	O	FPL 1S 1OP	2		8,009.10	16,018	HEAT	A	
				HEATING/COOLING	2	HOT WATER	1.02									ELECT	A	
				FUEL SOURCE	2	GAS	1.00											
CAPACITY		UNITS	ADJ															
STORIES		1	1.00															
ROOMS		6	1.00															
BEDROOMS		3	1.00															
BATHROOMS		1	1.00															
# 1/2 BATHS		0	1.00															
TOT FIXTURES		3	\$2,289															
# UNITS		1	1.00															
EFF.YR/AGE 1973 / 49																		
COND 30 30 %																		
FUNC 0																		
ECON 0																		
DEPR 30 % GD 70																		
RCNLD \$289,200																		