

Key: 4039

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 3.857

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION				
NORTON KEVIN F JR 8 SANGAY LN SCITUATE, MA 02066				38-7-2-B				8 SANGAY LN				
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)				
NORTON KEVIN F JR				09/22/2015	F	100 (122451)						
NORTON KEVIN F JR & KRIST				08/03/1999	QS	255,000 (95929)						
WATSON THOMAS F & ELIZABE				10/15/1993	QS	30,000 (C00085362)						
CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	15,393	SC 1.00	100	1.00	396,000	2.38	100	1.00	R03	0.90	333,620

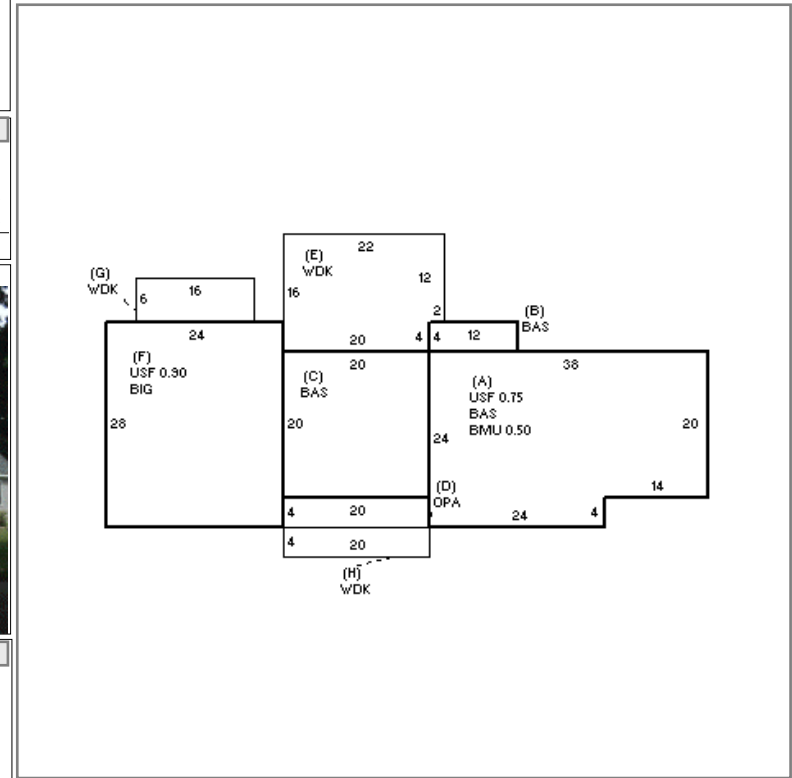
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
18-862	12/10/2018	2	ADDITIONS	41,500	07/31/2019	JD	100	80
18-862	12/10/2018	2	ADDITIONS	41,500	07/06/2020	JD	100	100
93-527	12/18/2003	3	ALTERATIONS			PJB	100	100
	09/01/1993	1	NEW CONST				100	100

LAND

TOTAL	15,377 SF	ZONING		FRNT	131	ASSESSED	CURRENT	PREVIOUS
Ngh	SCITUATE	NOTE				LAND	333,600	320,100
Infl1	FACTOR 100		BUILDING	532,600	473,800			
Infl2	PHY 100		DETACHED	3,600	3,500			
			OTHER	0	0			
			TOTAL	869,800	797,400			

DETAILED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
HTB	A	1.00	30 0.70		1	5,181.80	3,600



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	7/31/2019	JD
MODEL	1		RESIDENTIAL	LIST	7/31/2019	EST
STYLE	4	1.10	CAPE [100%]	REVIEW	7/6/2020	JD
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS		

LOADING

YEAR BLT	1994	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	626,582	
NET AREA	2,551	DETAIL ADJ	1.122	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	428		63.15	27,028	CONDITION ELEM	CD	
\$NLA(RCN)	\$246	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	+	USF	L	UPPER STORY FIN	1,247	1994	197.45	246,220	EXTERIOR	G	
CAPACITY			UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,304	1994	217.12	283,129	INTERIOR	G
STORIES	1.75	1.00	ROOF COVER	1	ASPH SHINGLES	1.00	D	OPA	N	OPEN PORCH	80		51.50	4,120	KITCHEN	G		
ROOMS	6	1.00	FLOOR COVER	13	COMB	1.00	+	WDK	N	WOOD DECK	520		38.40	19,968	BATHS	G		
BEDROOMS	3	1.00	INT FINISH	2	DRYWALL	1.00	F	BIG	N	BUILT-IN GARAGE	672		46.31	31,123	HEAT	A		
BATHROOMS	2	1.00	HEATING/COOLING	2	HOT WATER	1.02		FPL	O	FIREPLACE	1		7,813.00	7,813	ELECT	A		
# 1/2 BATHS	1	1.00	FUEL SOURCE	2	GAS	1.00												
TOT FIXTURES	8	\$7,181																
# UNITS	1	1.00																
																EFF.YR/AGE	2007 / 15	
																COND	15 15%	
																FUNC	0	
																ECON	0	
																DEPR	15 % GD 85	
																RCNLD	\$532,600	