

Key: 4084

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 3.903

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
DONEHUE JOHN J & JULIANA J				38-7-23-0				21 CLIFTON AV			
21 CLIFTON AVENUE				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)
SCITUATE, MA 02066				DONEHUE JOHN J & JULIANA				04/13/1984	QS	108,000	(69179)
				GILDEA LEO F AND LINDA A				09/25/1983	XX		(C00068096)
				CROWELL JOHN T & ELIZABET				01/01/1960	XX		(C00028144)

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	%
07-724	05/27/2007	2	ADDITIONS	30,000	07/14/2008	SJ	100	100
07-274	05/25/2007	3	ALTERATIONS	30,000	07/10/2007	SJ	100	100
93-388	07/07/1993	3	ALTERATIONS				100	100

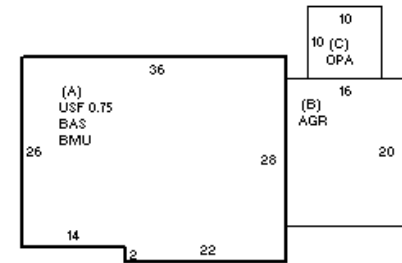
LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	10,312	SC 1.00	100	1.00	100	1.00	396,000	3.47	100	1.00	R03 0.90	325,620

TOTAL	10,312 SF	ZONING	FRNT	95	ASSESSED	CURRENT	PREVIOUS
Ngh	SCITUATE	NOTE	LAND	325,600	312,500		
Infl1	FACTOR 100		BUILDING	325,800	294,000		
Infl2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
TOTAL				651,400	606,500		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	5/29/2009	PL
MODEL	1		RESIDENTIAL	LIST	5/29/2009	EST
STYLE	4	1.10	CAPE [100%]	REVIEW	4/5/2011	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

INDING

YEAR BLT	1950	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	472,123		
NET AREA	1,715	DETAIL ADJ	1.144	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	980		47.45	46,498	CONDITION ELEM	CD		
\$NLA(RCN)	\$275	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	BAS	L	BASE AREA	980	1950	237.54	232,787	EXTERIOR			
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	735	1950	216.01	158,771	INTERIOR			
				ROOF COVER	1	ASPH SHINGLES	1.00	B	AGR	N	ATT GARAGE	320		50.32	16,102	KITCHEN			
				FLOOR COVER	14	COMB	1.00	C	OPA	N	OPEN PORCH	100		51.50	5,150	BATHS			
				INT FINISH	1	PLASTER	1.00		F21	O	FPL 2S 1OP	1		8,239.00	8,239	HEAT			
				HEATING/COOLING	11	HW/COOL AIR	1.04									ELECT			
				FUEL SOURCE	99	N/A	1.00												
CAPACITY		UNITS	ADJ															EFF.YR/AGE	1972 / 50
STORIES		1.75	1.00															COND	31 31 %
ROOMS		7	1.00															FUNC	0
BEDROOMS		4	1.00															ECON	0
BATHROOMS		1	1.00															DEPR	31 % GD 69
# 1/2 BATHS		1	1.00															RCNLD	\$325,800
TOT FIXTURES		5	\$4,576																
# UNITS		1	1.00																