

Key: 4117

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 3.935

LEGAL

LAND

DETACHED

BUILDING

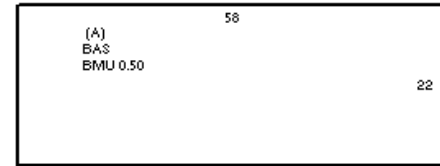
CURRENT OWNER				PARCEL ID				LOCATION			
SCORDO GEORGE A 16 JEFFERSON LN SCITUATE, MA 02066				38-11-9-0				16 JEFFERSON LN			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
SCORDO GEORGE A				12/28/2015	QS	440,000	(122889)				
MCGOURTY CHARLES P & LORI				09/04/2009	QS	340,000	(113731)				
SULLIVAN THOMAS & EVELYN				01/01/1962	QS		(30973)				

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	%
90-05	01/04/1990	3	ALTERATIONS				100	100

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	19,567	SC 1.00	100	1.00	396,000	1.91	100	1.00	R03	0.90	339,400

TOTAL	19,567 SF	ZONING	SCITUATE	FRNT	27	ASSESSED	CURRENT	PREVIOUS
Ngh	SCITUATE	NOTE	LAND	339,400	325,700			
Infl1	FACTOR 100		BUILDING	220,000	195,700			
Infl2	PHY 100		DETACHED	500	500			
			OTHER	0	0			
			TOTAL	559,900	521,900			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	30 0.70		40	17.03	500



BUILDING	CD	ADJ	DESC	MEASURE	9/21/2010	PL
MODEL	1		RESIDENTIAL	LIST	9/21/2010	EST
STYLE	1	0.85	RANCH [100%]	REVIEW	4/4/2011	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS
FY 17 KIT./BATH/INT. RENO. PER MLS

YEAR BLT	1954	SIZE ADJ	1.000
NET AREA	1,276	DETAIL ADJ	0.850
\$NLA(RCN)	\$224	OVERALL	1.000
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	\$2,040	
# UNITS	1	1.00	

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	638		54.81	34,971
EXT COVER	2	CLAPBOARD	1.00	A	BAS	L	BASE AREA	1,276	1954	189.21	241,437
ROOF SHAPE	1	GABLE	1.00		F11	O	FPL 1S 1OP	1		7,281.00	7,281
ROOF COVER	1	ASPH SHINGLES	1.00								
FLOOR COVER	14	COMB	1.00								
INT FINISH	1	PLASTER	1.00								
HEATING/COOLING	1	FORCED AIR	1.00								
FUEL SOURCE	99	N/A	1.00								

TOTAL RCN	285,729
CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	
EFF.YR/AGE	1995 / 27
COND	23 23 %
FUNC	0
ECON	0
DEPR	23 % GD 77
RCNLD	\$220,000