

Key: 4225

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 4.016

LEGAL

LAND

DETACHED

BUILDING

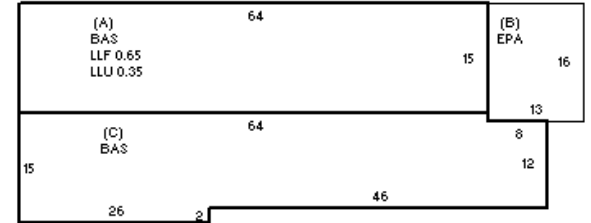
CURRENT OWNER				PARCEL ID				LOCATION			
SULLIVAN MICHAEL J & BARBARA E 31 SHADWELL ROAD SCITUATE, MA 02066				39-26-25-G				31 SHADWELL RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
SULLIVAN MICHAEL J & BARB TOWN AND COUNTRY LIVING I				01/01/1974	QS		(51341)				
GAULEY KENNETH H & ELIZAB				01/01/1973	XX		(C00050136)				
				01/01/1971	XX		(C00046129)				

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	%
01-684	12/03/2001	3	ALTERATIONS				100	100
88-342	06/01/1988	2	ADDITIONS				100	100

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	21,885	OS 1.00	100	1.00	440,000	1.72	100	1.00	R03	1.00	380,450

TOTAL	21,867 SF	ZONING		FRNT	139	ASSESSED	CURRENT	PREVIOUS
Ngh	OCEANSIDE	NOTE		LAND	380,500	345,900		
Inf1	FACTOR 100		BUILDING	438,000	389,800			
Inf2	PHY 100		DETACHED	13,600	12,900			
			OTHER	0	0			
				TOTAL	832,100	748,600		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	30 0.70		30	17.03	400
IPC	A	1.00	40 0.60	1980	648	33.95	13,200



BUILDING	CD	ADJ	DESC	MEASURE	9/23/2010	PL
MODEL	1		RESIDENTIAL	LIST	9/23/2010	EST
STYLE	3	1.00	SPLIT LEVEL [100%]	REVIEW	4/4/2011	ER
QUALITY	+	1.10	AVG +/GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	1974	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	568,866	
NET AREA	2,564	DETAIL ADJ	1.020	FOUNDATION	4	CONT BSMT WALL	1.00	A	LLU	N	LOWER LEVEL UNF	336		61.87	20,788	CONDITION ELEM	CD	
\$NLA(RCN)	\$222	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	A	LLF	L	LOWER LEVEL FIN	624	1974	146.99	91,720	EXTERIOR		
				ROOF SHAPE	1	GABLE	1.00	B	EPA	N	ENCLOSED PORCH	208		99.22	20,638	INTERIOR		
				ROOF COVER	1	ASPH SHINGLES	1.00	+	BAS	L	BASE AREA	1,940	1974	213.10	413,419	KITCHEN		
				FLOOR COVER	14	COMB	1.00	F11	O	O	FPL 1S 1OP	2		8,009.10	16,018	BATHS		
				INT FINISH	2	DRYWALL	1.00									HEAT		
				HEATING/COOLING	2	HOT WATER	1.02									ELECT		
				FUEL SOURCE	99	N/A	1.00											
																	EFF.YR/AGE	1995 / 27
																	COND	23 23 %
																	FUNC	0
																	ECON	0
																	DEPR	23 % GD 77
																	RCNLD	\$438,000