

Key: 4244

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 4.033

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
COZZI KATHLEEN M & PAOLO 15 TURNER RD SCITUATE, MA 02066				39-3-7-0				15 TURNER RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
COZZI KATHLEEN M & PAOLO				12/20/2013	QS	465,000	(119949)				
TONDORF KARA BILODEAU & SCARAMUCCIA FLORIDA				05/01/2013	O	349,000	(118915)				
				05/01/2013	H	1	(118914)				

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	%
09-181	05/13/2009	7	OTHERS	20,000	07/29/2009	SJ	100	100
91-362	07/23/1991	3	ALTERATIONS				100	100

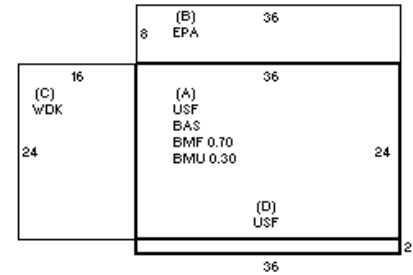
LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	9,978	OS 1.00	100	1.00	100	1.00	440,000	3.58	100	1.00	R03 1.00	361,150

TOTAL	9,975 SF	ZONING	FRNT	227	ASSESSED	CURRENT	PREVIOUS
Ngh	OCEANSIDE	NOTE			LAND	361,200	328,300
Infl1	FACTOR 100		BUILDING	423,800	397,100		
Infl2	PHY 100		DETACHED	100	100		
			OTHER	0	0		
			TOTAL	785,100	725,500		

DETAILED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	30 0.70		10	17.03	100



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	7/29/2009	SJ
MODEL	1		RESIDENTIAL	LIST	7/29/2009	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	4/4/2011	ER
QUALITY	G	1.20	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

INDING

YEAR BLT	1973	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	565,009
NET AREA	1,800	DETAIL ADJ	1.020	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	259		59.11	15,310	CONDITION ELEM CD	
\$NLA(RCN)	\$314	OVERALL	1.000	EXT COVER	4	VINYL	1.00	A	BMF	N	BSMT FINISH-SEP	605		82.98	50,201	EXTERIOR	
CAPACITY				ROOF SHAPE	1	GABLE	1.00	A	BAS	L	BASE AREA	864	1973	251.83	217,578	INTERIOR	
STORIES	2	1.00		ROOF COVER	1	ASPH SHINGLES	1.00	B	EPA	N	ENCLOSED PORCH	288		108.24	31,174	KITCHEN	
ROOMS	8	1.00		FLOOR COVER	14	COMB	1.00	C	WDK	N	WOOD DECK	384		46.08	17,695	BATHS	
BEDROOMS	4	1.00		INT FINISH	2	DRYWALL	1.00	+	USF	L	UPPER STORY FIN	936	1973	229.01	214,352	HEAT	
BATHROOMS	2	1.00		HEATING/COOLING	2	HOT WATER	1.02	F21	O	FPL 2S 10P	1		9,886.80	9,887	ELECT		
# 1/2 BATHS	1	1.00		FUEL SOURCE	99	N/A	1.00									EFF.YR/AGE 1990 / 32	
TOT FIXTURES	9	\$8,813														COND 25 25% FUNC 0 ECON 0 DEPR 25 % GD 75	
# UNITS	1	1.00														RCNLD \$423,800	