

Key: 4276

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 4.049

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
REZENDES LAUREN ANN 2 MAPLE AV SCITUATE, MA 02066				45-7-16-F				2 MAPLE AV			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
REZENDES LAUREN ANN				08/19/2022	U	475,000	57147-20				
FONTES ORLINDO & MARIA				01/15/1982	QS	29,000	5238-9				
GRACA FRANCISCO P AND MAR				01/01/1969	XX		3442-581				

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	%
23-215	03/15/2023	3	ALTERATIONS	20,000	04/27/2023	JD	0	0
22-1198	11/16/2022	3	ALTERATIONS	100,000	04/27/2023	JD	70	70
22-0997	09/26/2022	3	ALTERATIONS	5,000	04/27/2023	JD	100	100
09-305	07/07/2009	3	ALTERATIONS	1,500	08/11/2010	SJ	100	100

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	7,680	OS 1.00	100	1.00	100	1.00	440,000	4.59	100	1.00	R03 1.00	356,330

TOTAL	7,680 SF	ZONING	FRNT	82	ASSESSED	CURRENT	PREVIOUS
Ngh	OCEANSIDE	N O T E	IN M39		LAND	356,300	323,900
Infl1	FACTOR 100		BUILDING	240,900	240,300		
Infl2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
			<b>TOTAL</b>	<b>597,200</b>	<b>564,200</b>		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	8/11/2010	SJ
MODEL	1		RESIDENTIAL	LIST	8/11/2010	EST
STYLE	4	1.10	CAPE [100%]	REVIEW	4/27/2023	JD
QUALITY	+	1.10	AVG +/GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1962	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	1,344	DETAIL ADJ	1.100	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	768		56.36	43,284
\$NLA(RCN)	\$299	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	BAS	L	BASE AREA	768	1962	265.78	204,119
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	576	1962	241.70	139,218
				ROOF COVER	1	ASPH SHINGLES	1.00		F21	O	FPL 2S 1OP	1		9,062.90	9,063
				FLOOR COVER	34	COMB	1.00								
				INT FINISH	1	PLASTER	1.00								
				HEATING/COOLING	1	FORCED AIR	1.00								
				FUEL SOURCE	2	GAS	1.00								

TOTAL RCN	401,492
CONDITION ELEM	CD
EXTERIOR	V
INTERIOR	V
KITCHEN	V
BATHS	V
HEAT	U
ELECT	U
EFF.YR/AGE	2012 / 10
COND	10 10 %
FUNC	30 uc
ECON	0
DEPR	40 % GD 60
RCNLD	\$240,900

