

Key: 4287

# Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 4.058

LEGALS

CURRENT OWNER		PARCEL ID	LOCATION			
SCHINDLER GERALD F TR MAUREEN E TR 54 STETSON SHRINE LN NORWELL, MA 02061		39-4-12-0	15 TENTH AV			
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)	
SCHINDLER GERALD F TR		05/20/2015	A	101,000	(121841)	
O'BRIEN JOHN W & NORMA M		05/13/2011	F	1	(116016)	
O'BRIEN JOHN W & NORMA M		08/01/2008	F	1	(112294)	

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	%
17-808	12/19/2017	1	NEW CONST	99,000	05/15/2018	JD	100	85
17-808	12/19/2017	1	NEW CONST	99,000	12/12/2018	JD	100	100

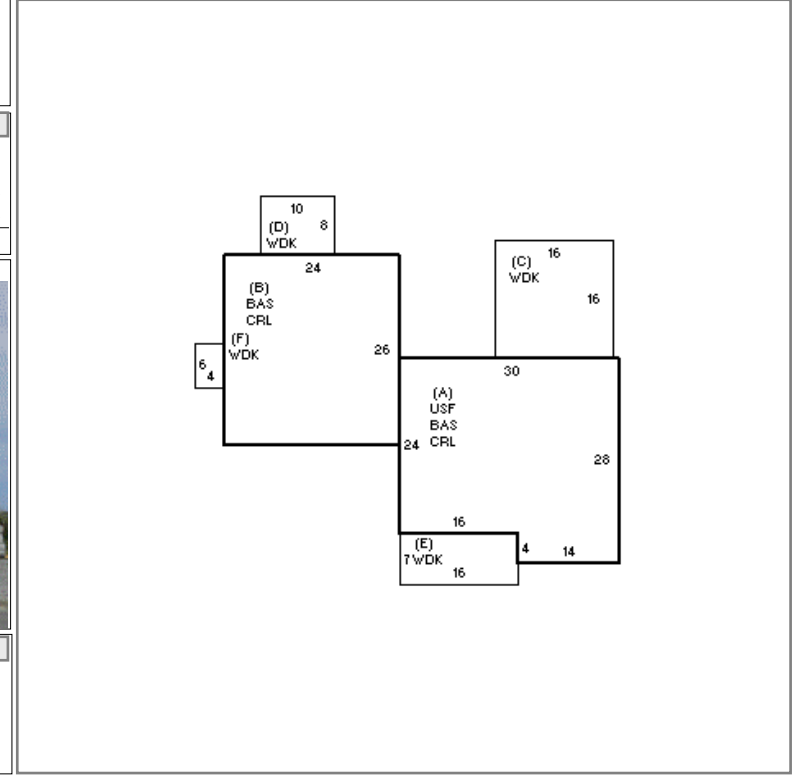
LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	6,000	OS 1.00	100 1.00	100 1.00	440,000	5.81	100 1.00	R08	1.00		352,240

TOTAL	6,011 SF	ZONING	FRNT	50	ASSESSED	CURRENT	PREVIOUS
Ngh	OCEANSIDE	NOTE			LAND	352,200	320,200
Inf1	FACTOR 100		BUILDING	548,100	515,500		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
					<b>TOTAL</b>	<b>900,300</b>	<b>835,700</b>

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS		
IN-LAW APT/LEGAL ACCESSORY DWELLING		

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	5/15/2018	JD
MODEL	1		RESIDENTIAL	LIST	5/15/2018	JD
STYLE	5	1.00	COLONIAL [100%]	REVIEW	8/1/2019	JD
QUALITY	G	1.20	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	2018	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	570,898														
NET AREA	2,176	DETAIL ADJ	1.050	FOUNDATION	4	CONT BSMT WALL	1.00	+	CRL	N	BSMT CRAWL	1,400		11.61	16,250	<table border="1"> <thead> <tr> <th>CONDITION ELEM</th> <th>CD</th> </tr> </thead> <tbody> <tr><td>EXTERIOR</td><td>A</td></tr> <tr><td>INTERIOR</td><td>A</td></tr> <tr><td>KITCHEN</td><td>A</td></tr> <tr><td>BATHS</td><td>A</td></tr> <tr><td>HEAT</td><td>A</td></tr> <tr><td>ELECT</td><td>A</td></tr> </tbody> </table>	CONDITION ELEM	CD	EXTERIOR	A	INTERIOR	A	KITCHEN	A	BATHS	A	HEAT	A	ELECT	A	
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\$NLA(RCN)	\$262	OVERALL	1.000	EXT COVER	4	VINYL	1.00	+	BAS	L	BASE AREA	1,400	2018	250.20	350,284																
CAPACITY			UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	776	2018	227.53		176,566														
STORIES	2		1.00	ROOF COVER	1	ASPH SHINGLES	1.00	+	WDK	N	WOOD DECK	472		46.08	21,750																
ROOMS	10		1.00	FLOOR COVER	12	COMB	1.00																								
BEDROOMS	4		1.00	INT FINISH	2	DRYWALL	1.00																								
BATHROOMS	2		1.00	HEATING/COOLING	9	WARM/COOL AIR	1.03																								
# 1/2 BATHS	0		1.00	FUEL SOURCE	2	GAS	1.00																								
TOT FIXTURES	6		\$6,048																												
# UNITS	2		1.02																												
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