

Key: 4341

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 4.112

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CURRENT OWNER		PARCEL ID		LOCATION	
DAVIS JEFFREY R & ELLEN Z 51 KENNETH RD SCITUATE, MA 02066		40-11-26-0		51 KENNETH RD	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
DAVIS JEFFREY R & ELLEN Z		04/29/1997	QS	170,000	(91293)
QUENZEL GEORGE Q &		11/27/1981	XX		65697-0
LOPILATO MICHAEL & MARTIC		01/01/1979	XX		(C00061053)

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 %

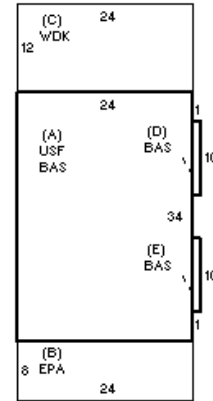
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CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	4,876	OS 1.00	100	1.00	440,000	7.09	100	1.00	R08	1.00	349,090

TOTAL	4,879 SF	ZONING	FRNT 48	ASSESSED	CURRENT	PREVIOUS
Ngh	OCEANSIDE	N O T E	IN M39	LAND	349,100	317,400
Inf1	FACTOR 100			BUILDING	168,700	158,500
Inf2	PHY 100			DETACHED	200	200
				OTHER	0	0
				TOTAL	518,000	476,100

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TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	30 0.70		20	17.03	200



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BUILDING	CD	ADJ	DESC	MEASURE	9/24/2010	PL
MODEL	1		RESIDENTIAL	LIST	9/24/2010	EST
STYLE	7	1.20	CONVENTIONAL [100%]	REVIEW	4/1/2011	ER
QUALITY	+	1.10	AVG +/GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS
FY12 FR- COTT/BUNG TO CONV

YEAR BLT	1935	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	468,637	
NET AREA	1,652	DETAIL ADJ	1.162	FOUNDATION	2	SLAB	0.95	+	BAS	L	BASE AREA	836	1935	267.56	223,678	CONDITION ELEM	CD	
\$NLA(RCN)	\$284	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	USF	L	UPPER STORY FIN	816	1935	243.32	198,546	EXTERIOR		
				ROOF SHAPE	2	HIP	1.00	B	EPA	N	ENCLOSED PORCH	192		99.22	19,050	INTERIOR		
				ROOF COVER	1	ASPH SHINGLES	1.00	C	WDK	N	WOOD DECK	288		42.24	12,165	KITCHEN		
				FLOOR COVER	2	SOFTWOOD	1.00		F21	O	FPL 2S 1OP	1		9,062.90	9,063	BATHS		
				INT FINISH	1	PLASTER	1.00									HEAT		
				HEATING/COOLING	2	HOT WATER	1.02									ELECT		
				FUEL SOURCE	99	N/A	1.00											
																	EFF.YR/AGE	1952 / 70
																	COND	64 64 %
																	FUNC	0
																	ECON	0
																	DEPR	64 % GD 36
																	RCNLD	\$168,700