

Key: 4432

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 4.201

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
LOPES DELFINO & MARIA O 30 PARK AVENUE SCITUATE, MA 02066				39-25-5-B				30 PARK AV			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
LOPES DELFINO & MARIA O				01/01/1978	QS	4333-468					
ANGELONE LILLIAN M TRUSTE				01/01/1977	XX	4178-554					
CAPPIELLO JOHN				01/01/1973	XX	3881-136					

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 %
11-456	07/26/2011	3	ALTERATIONS		08/02/2012	SJ	100 100
09-286	07/02/2009	3	ALTERATIONS	8,500	07/14/2010	SJ	100 100
03-303	06/11/2003	7	OTHERS	10,000	08/02/2004	SJ	100 100
95-294	06/01/1995	3	ALTERATIONS				100 100
88-418	07/01/1988	3	ALTERATIONS				100 100

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	10,000	OS 1.00	100	1.00	100	1.00	440,000	3.58	100	1.00	R03 1.00	361,190

TOTAL	10,019 SF	ZONING	OCEANSIDE	FRNT	228	ASSESSED	LAND 361,200 BUILDING 479,400 DETACHED 700 OTHER 0 TOTAL 841,300	CURRENT	328,400 445,300 700 0 774,400	PREVIOUS	328,400 445,300 700 0 774,400
Ngh	OCEANSIDE	NOTE	NOTED								
Inf1	FACTOR 100										
Inf2	PHY 100										

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	30 0.70	1988	60	17.03	700



BLDG COMMENTS	
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BUILDING	CD	ADJ	DESC	MEASURE	8/2/2012	SJ
MODEL	1		RESIDENTIAL	LIST	8/2/2012	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	4/1/2011	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1976	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	3,152	DETAIL ADJ	1.000	FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	896		48.71	43,644
\$NLA(RCN)	\$208	OVERALL	1.000	EXT COVER	4	VINYL	1.00	+	BAS	L	BASE AREA	1,280	1976	188.03	240,683
CAPACITY		UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	C	BIG	N	BUILT-IN GARAGE	520		43.66	22,703
STORIES	2	1.00		ROOF COVER	1	ASPH SHINGLES	1.00	+	USF	L	UPPER STORY FIN	1,392	1976	171.00	238,027
ROOMS	8	1.00		FLOOR COVER	14	COMB	1.00	E	BAS	L	BASE AREA	480	2003	188.03	90,256
BEDROOMS	3	1.00		INT FINISH	2	DRYWALL	1.00	F	WDK	N	WOOD DECK	280		38.40	10,752
BATHROOMS	1	1.00		HEATING/COOLING	1	FORCED AIR	1.00	F21	O		FPL 2S 10P	1		8,239.00	8,239
# 1/2 BATHS	0	1.00		FUEL SOURCE	99	N/A	1.00								
TOT FIXTURES	3	\$2,400													
# UNITS	1	1.00													

TOTAL RCN	656,704
CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	
EFF.YR/AGE	1982 / 40
COND	27 27 %
FUNC	0
ECON	0
DEPR	27 % GD 73
RCNLD	\$479,400

