

Key: 4521

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 4.285

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
SULLIVAN PETER D & JEAN M 136 TURNER RD SCITUATE, MA 02066				40-2-6-0				136 TURNER RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
SULLIVAN PETER D & JEAN M				12/22/2020	O	375,000	54057-236				
MAHAN PATRICIA M				09/16/2005	F	-100	31341-348				
MAHAN FRANCIS P TRUSTEE				12/05/2002	F	100	23600-245				

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	%
21-318	03/30/2021	3	ALTERATIONS	29,709	07/28/2021	JD	100	100
07-441	08/02/2007	3	ALTERATIONS	6,000	07/09/2008	SJ	100	100
07-278	05/24/2007	3	ALTERATIONS	3,218	07/08/2007	SJ	100	100

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	9,256	OS 1.00	100	1.00	528,000	3.85	100	1.00	WV3	1.20	431,640

TOTAL	9,235 SF	ZONING	C/W 40-2-8 & 40-2-16 (lots 90 & 91)	FRNT	47	ASSESSED	LAND 431,600	CURRENT	229,000	PREVIOUS	203,600
Ngh	OCEANSIDE	NOTE	C/W 40-2-8 & 40-2-16 (lots 90 & 91)	LAND	431,600	392,400					
Infl1	FACTOR 100			BUILDING	229,000	203,600					
Infl2	PHY 100			DETACHED	0	0					
				OTHER	0	0					
<b>TOTAL</b>				<b>660,600</b>	<b>596,000</b>						

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS	MLS
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BUILDING	CD	ADJ	DESC	MEASURE	7/28/2021	JD
MODEL	1		RESIDENTIAL	LIST	7/28/2021	EST
STYLE	7	1.20	CONVENTIONAL [100%]	REVIEW	7/27/2021	JD
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1935	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	1,168	DETAIL ADJ	1.200	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	400		63.15	25,260
\$NLA(RCN)	\$306	OVERALL	1.000	EXT COVER	4	VINYL	1.00	A	USF	L	UPPER STORY FIN	400	1935	248.67	99,469
CAPACITY			UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	B	OPA	N	OPEN PORCH	112	51.50	5,768
STORIES	2	1.00		ROOF COVER	1	ASPH SHINGLES	1.00	+	BAS	L	BASE AREA	768	1935	273.45	210,009
ROOMS	6	1.00		FLOOR COVER	2	SOFTWOOD	1.00	D	WDK	N	WOOD DECK	160		38.40	6,144
BEDROOMS	3	1.00		INT FINISH	1	PLASTER	1.00		F21	O	FPL 2S 1OP	1		8,239.00	8,239
BATHROOMS	1	1.00		HEATING/COOLING	1	FORCED AIR	1.00								
# 1/2 BATHS	0	1.00		FUEL SOURCE	2	GAS	1.00								
TOT FIXTURES	3	\$2,880													
# UNITS	1	1.00													

TOTAL RCN	357,769
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A
EFF.YR/AGE	1968 / 54
COND	36 36%
FUNC	0
ECON	0
DEPR	36 % GD 64
RCNLD	\$229,000

