

Key: 4534

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 4.298

LEGAL LAND

CURRENT OWNER				PARCEL ID				LOCATION			
HACKETT ANNA C TR & PICONA KELLY TR C/O MARTIN LEVANGIE 66 SEAVIEW AV SCITUATE, MA 02066				40-4-5-0				66 SEAVIEW AV			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
HACKETT ANNA C TR & LEVANGIE MARTIN P & JUNE				01/28/2013	F	100	(118582)				
BOWMAN JOHN L & DOLORES M				01/01/1968	QS		(40599)				
				01/01/1965	XX		(C00035030)				

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	%
90-633	10/16/1990	7	OTHERS ALTERATIONS		05/24/2023	JD	100	100
		3					100	100

LAND

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	440,000	3.58	100	1.00	R08	1.00	361,190

TOTAL	10,000 SF	ZONING	FRNT	98	ASSESSED	CURRENT	PREVIOUS
Ngh	OCEANSIDE	NOTE			LAND	361,200	328,400
Inf1	FACTOR 100		BUILDING	294,400	158,800		
Inf2	PHY 100		DETACHED	6,500	6,400		
			OTHER	0	0		
			<b>TOTAL</b>		<b>662,100</b>	<b>493,600</b>	

DETACHED

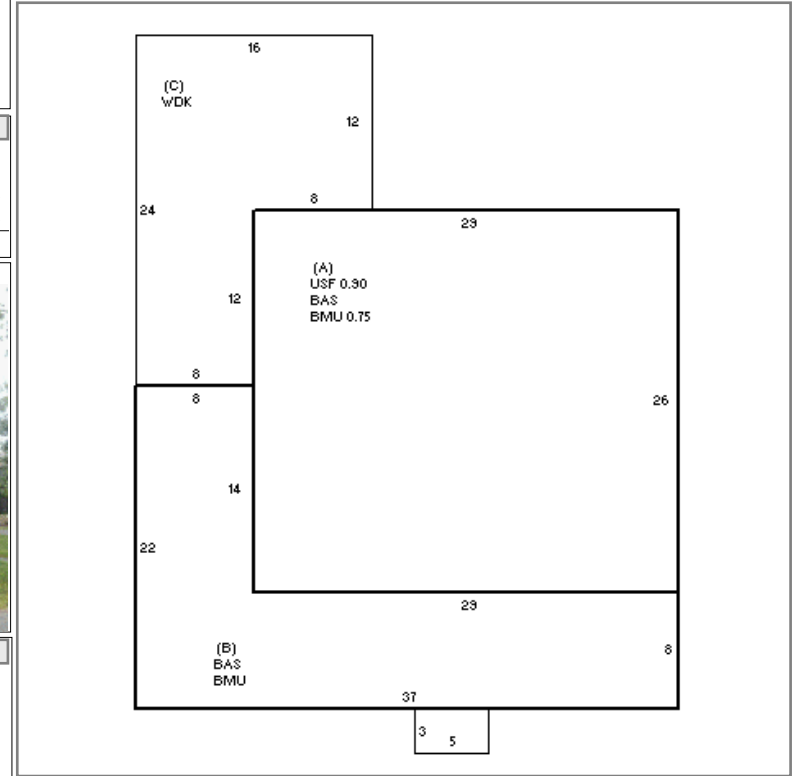
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	A	1.00	70 0.30 18X20		360	51.11	5,500
SHF	A	1.00	30 0.70 12X8		96	14.95	1,000



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	5/24/2023	JD
MODEL	1		RESIDENTIAL	LIST	5/24/2023	EST
STYLE	7	1.20	CONVENTIONAL [100%]	REVIEW	3/31/2011	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1910	SIZE ADJ	1.000
NET AREA	1,841	DETAIL ADJ	1.200
\$NLA(RCN)	\$276	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1.9	1.00
ROOMS	7	1.00
BEDROOMS	4	1.00
BATHROOMS	1	1.00
# 1/2 BATHS	1	1.00
TOT FIXTURES	5	\$4,800
# UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	CONT BSMT WALL	1.00
EXT COVER	1	WD SHINGLES	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH SHINGLES	1.00
FLOOR COVER	2	SOFTWOOD	1.00
INT FINISH	1	PLASTER	1.00
HEATING/COOLING	1	FORCED AIR	1.00
FUEL SOURCE	2	GAS	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	974		47.53	46,295
+	BAS	L	BASE AREA	1,162	1910	245.62	285,415
A	USF	L	UPPER STORY FIN	679	1910	223.37	151,667
+	WDK	N	WOOD DECK	303		38.40	11,635
	FPL	O	FIREPLACE	1		7,813.00	7,813
	GEN	O	GENERATOR	1		0.00	

TOTAL RCN	507,625
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	F
KITCHEN	F
BATHS	F
HEAT	A
ELECT	A

EFF.YR/AGE	1965 / 57
COND	42 42 %
FUNC	0
ECON	0
DEPR	42 % GD 58
RCNLD	\$294,400