

Key: 4547

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 4.311

LEGALS

CURRENT OWNER										PARCEL ID				LOCATION			
BERRY-O'TOOLE ALLISON E & O'TOOLE TERRENCE V 73 SEAVIEW AV SCITUATE, MA 02066										40-5-18-0				73 SEAVIEW AV			
TRANSFER HISTORY										DOS	T	SALE PRICE		BK-PG (Cert)			
										02/25/2020	F	1 52383-109					
										10/31/2017	O	433,000 49126-1					
										12/27/2007	F	-100 35440-317					

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	%
22-1065	10/12/2022	3	ALTERATIONS	12,000	05/18/2023	NC	100	100
18-659	09/25/2018	3	ALTERATIONS	32,000	08/07/2019	JD	100	100
98-354	07/21/1998	6	CYCL GROWTH		07/19/2017		100	100
		3	ALTERATIONS				100	100

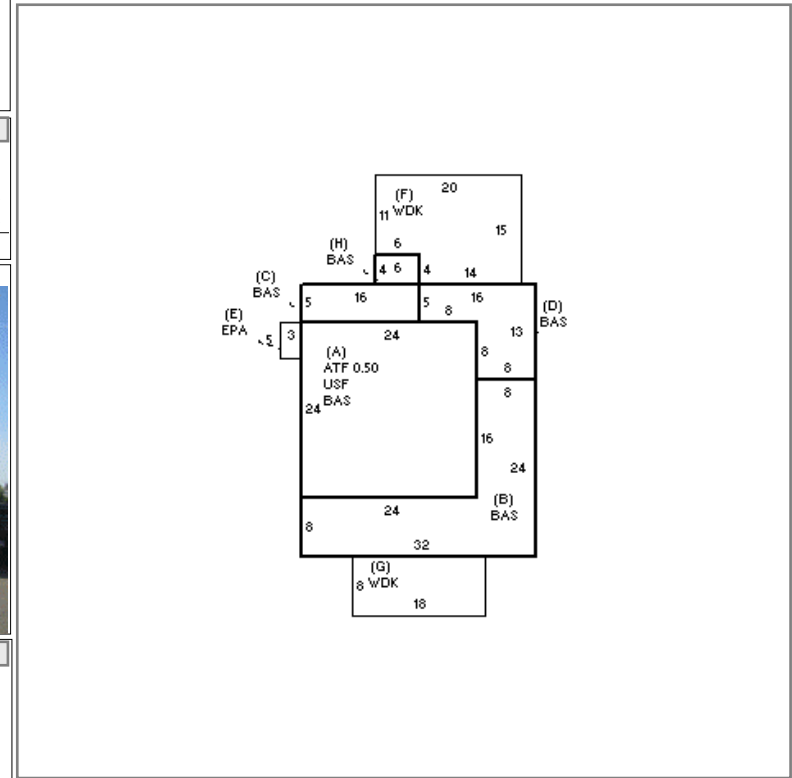
LAND

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	100	1.00	440,000	3.58	100	1.00	R08 1.00	361,190

TOTAL	10,000 SF	ZONING	FRNT	107	ASSESSED	CURRENT	PREVIOUS
Ngh	OCEANSIDE	NOTE	LAND	361,200	328,400		
Inf1	FACTOR 100		BUILDING	385,000	329,900		
Inf2	PHY 100		DETACHED	8,600	8,200		
			OTHER	0	0		
			TOTAL	754,800	666,500		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	A	1.00	50 0.50		324	53.13	8,600



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	6/11/2009	PL
MODEL	1		RESIDENTIAL	LIST	6/11/2009	EST
STYLE	7	1.20	CONVENTIONAL [100%]	REVIEW	8/7/2019	JD
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

LOADING

YEAR BLT	1935	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	493,556		
NET AREA	2,072	DETAIL ADJ	1.200	FOUNDATION	4	CONT BSMT WALL	1.00	+	BAS	L	BASE AREA	1,208	1935	240.31	290,297	CONDITION ELEM CD			
\$NLA(RCN)	\$238	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	USF	L	UPPER STORY FIN	576	1935	218.54	125,878	EXTERIOR	A		
				ROOF SHAPE	1	GABLE	1.00	A	ATF	L	ATTIC FINISH	288	1935	155.27	44,717	INTERIOR	G		
				ROOF COVER	1	ASPH SHINGLES	1.00	E	EPA	N	ENCLOSED PORCH	15		90.20	1,353	KITCHEN	G		
				FLOOR COVER	2	SOFTWOOD	1.00	+	WDK	N	WOOD DECK	420		38.40	16,128	BATHS	G		
				INT FINISH	1	PLASTER	1.00		FPL	O	FIREPLACE	1		7,813.00	7,813	HEAT	U		
				HEATING/COOLING	1	FORCED AIR	1.00		ODS	O	OUT DOOR SHOWER	1		1,610.00	1,610	ELECT	U		
				FUEL SOURCE	2	GAS	1.00												
																		EFF.YR/AGE	1997 / 25
																		COND	22 22 %
																		FUNC	0
																		ECON	0
																		DEPR	22 % GD 78
																		RCNLD	\$385,000