

Key: 4549

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 4.314

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
MALONE CARA M 72 BROCKTON AV SCITUATE, MA 02066				40-5-2-0				72 BROCKTON AV			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
MALONE CARA M				09/15/2020	QS	415,800	(130754)				
ROBINSON DANIEL B & KATRI				05/21/2010	QS	304,000	(114625)				
SWIECHOWICZ JOSEPHINE A				05/11/2010	F	1	(114625)				

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	%
92-521	06/01/1992	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	440,000	3.58	100	1.00	R08	1.00	361,190

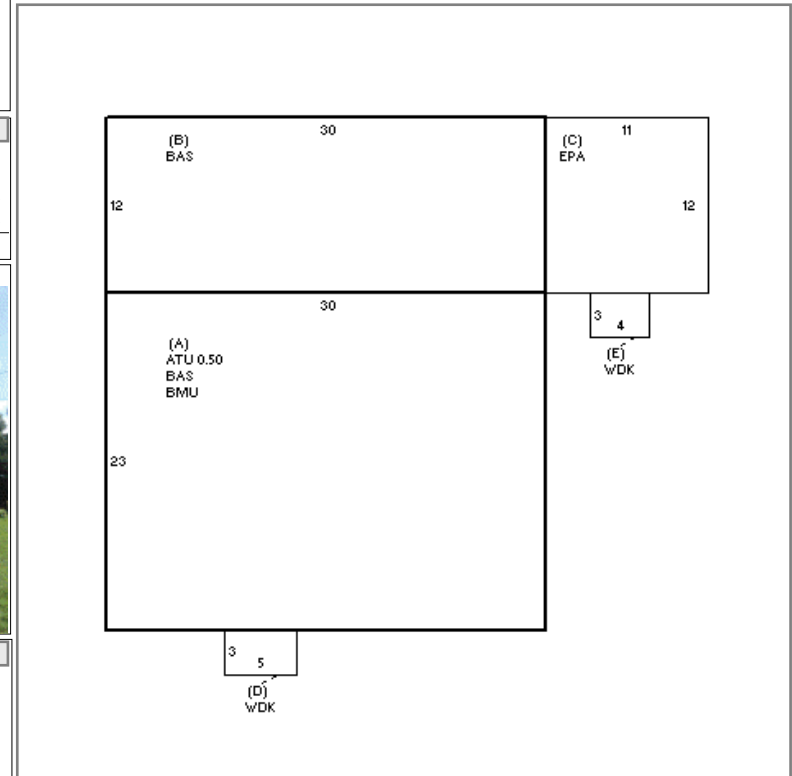
TOTAL	10,000 SF	ZONING	FRNT	99	ASSESSED	CURRENT	PREVIOUS
Ngh	OCEANSIDE	N O T E  C/W 3	LAND	361,200	328,400		
Inf1	FACTOR 100		BUILDING	180,200	160,200		
Inf2	PHY 100		DETACHED	900	900		
			OTHER	0	0		
			TOTAL	542,300	489,500		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	30 0.70	8 X 10	80	15.97	900



BLDG COMMENTS
MLS

BUILDING	CD	ADJ	DESC	MEASURE	7/28/2021	JD
MODEL	1		RESIDENTIAL	LIST	7/28/2021	EST
STYLE	1	0.85	RANCH [100%]	REVIEW	10/5/2020	JD
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1945	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	281,522
NET AREA	1,050	DETAIL ADJ	0.850	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	690		53.21	36,718		
\$NLA(RCN)	\$268	OVERALL	1.000	EXT COVER	4	VINYL	1.00	A	ATU	N	ATTIC UNF	345		37.00	12,765		
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,050	1945	199.79	209,775		
				ROOF COVER	1	ASPH SHINGLES	1.00	C	EPA	N	ENCLOSED PORCH	132		90.20	11,906		
				FLOOR COVER	2	SOFTWOOD	1.00	+	WDK	N	WOOD DECK	27		38.41	1,037		
				INT FINISH	1	PLASTER	1.00	F11	O	FPL 1S 1OP	1		7,281.00	7,281			
				HEATING/COOLING	1	FORCED AIR	1.00										
				FUEL SOURCE	2	GAS	1.00										
																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	\$180,200