

Key: 4582

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 4.345

LEGAL

LAND

DETACHED

BUILDING

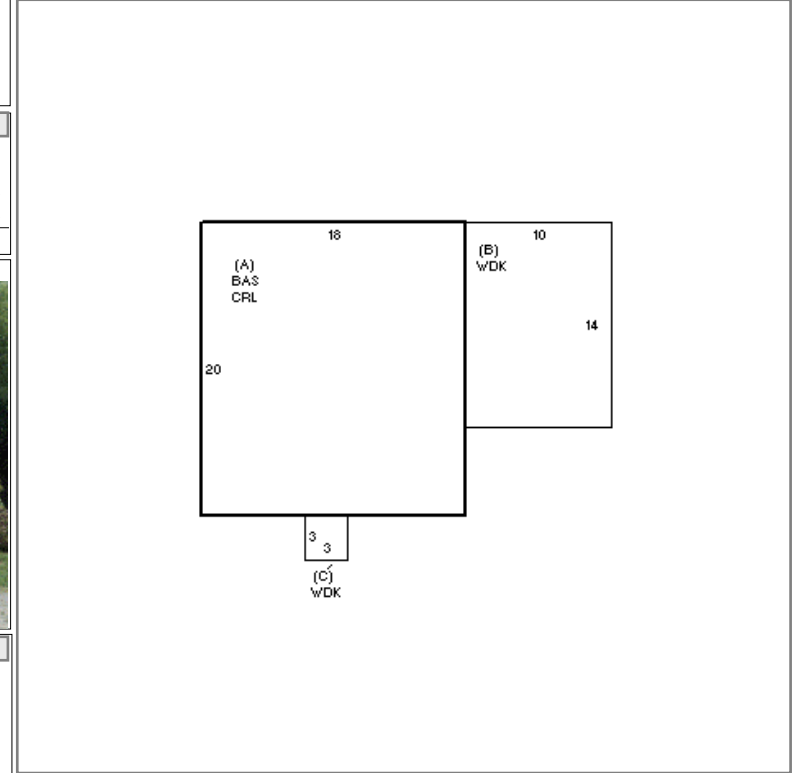
CURRENT OWNER				PARCEL ID				LOCATION			
MUSTO SHIRLEY L TR 111 GLADES ROAD NORTH SCITUATE, MA 02066				40-8-5-0				46 SEABREEZE LN			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
MUSTO SHIRLEY L TR				10/23/1991	V	100		10545-87			
MUSTO SHIRLEY L. TR				09/05/1986	V	162,000		7090-212			
MURPHY PAUL F & LINDA J				01/01/1974	QS	25,500		3936-455			

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	%
	06/01/2022	7	OTHERS		05/24/2023	JD	100	100

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	6,100	OS 1.00	100	1.00	374,000	5.72	85	0.85	R03	1.00	299,630

TOTAL	6,100 SF	ZONING		FRNT	13	ASSESSED	CURRENT	PREVIOUS
Ngh	OCEANSIDE	N O T E	INCLUDES LOTS 47A & 47B INFL3=SHARED DRIVE			LAND	299,600	272,400
Infl1	FACTOR 100		BUILDING	54,700	30,300			
Infl2	PHY 100		DETACHED	700	300			
			OTHER	0	0			
			TOTAL	355,000	303,000			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	50 0.50 8X12		96	14.95	700



BUILDING	CD	ADJ	DESC	MEASURE	5/24/2023	JD
MODEL	1		RESIDENTIAL	LIST	5/24/2023	EST
STYLE	6	0.85	COTT/BUNGALOW [100%]	REVIEW	3/31/2011	ER
QUALITY	-	0.90	LOW +/- AVG - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	1945	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	97,694				
NET AREA	360	DETAIL ADJ	0.841	FOUNDATION	3	CONT WALL	1.00	A	CRL	N	BSMT CRAWL	360		12.69	4,568	CONDITION ELEM	CD				
\$NLA(RCN)	\$271	OVERALL	1.000	EXT COVER	4	VINYL	1.00	A	BAS	L	BASE AREA	360	1945	239.33	86,160	EXTERIOR	F				
				ROOF SHAPE	1	GABLE	1.00	+	WDK	N	WOOD DECK	149		34.56	5,150	INTERIOR	F				
				ROOF COVER	1	ASPH SHINGLES	1.00									KITCHEN	F				
				FLOOR COVER	2	SOFTWOOD	1.00									BATHS	F				
				INT FINISH	1	PLASTER	1.00									HEAT	A				
				HEATING/COOLING	5	ELECTRIC BB	0.99									ELECT	A				
				FUEL SOURCE	3	ELECTRIC	1.00														
																		EFF.YR/AGE	1963 / 59		
																		COND	44 44 %		
																		FUNC	0		
																		ECON	0		
																		DEPR	44	% GD	56
																		RCNLD	\$54,700		