

Key: 4594

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 4.357

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CURRENT OWNER				PARCEL ID				LOCATION			
HEARN ALISON E & SWOPE KATHERINE A 95 TURNER RD SCITUATE, MA 02066				40-9-29-0				95 TURNER RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
HEARN ALISON E & CABOZZI GEORGE & DOROTHY				12/21/2017	QS	385,000	49329-34				
DOWIE ROBERT C				10/18/1983	QS	56,000	5484-94				
				01/01/1978	XX	4299-186					

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	%
01-087	03/26/2001	3	ALTERATIONS				100	100
98-47	02/25/1998	3	ALTERATIONS				100	100
98-550		3	ALTERATIONS				100	100

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	5,600	OS 1.00	100	1.00	100	1.00	440,000	6.21	100	1.00	R08 1.00	351,170

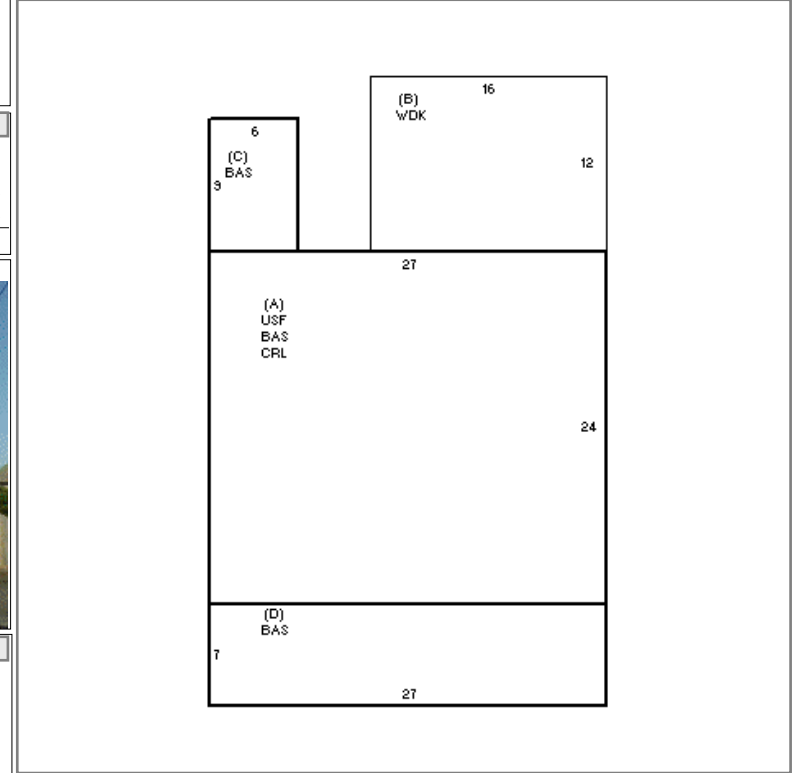
TOTAL	5,619 SF	ZONING		FRNT	52	ASSESSED	CURRENT	PREVIOUS
Ngh	OCEANSIDE	NOTE		LAND	351,200	319,300		
Inf1	FACTOR 100		BUILDING	298,600	265,800			
Inf2	PHY 100		DETACHED	600	600			
			OTHER	0	0			
TOTAL				TOTAL	650,400	585,700		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	30 0.70		50	17.03	600



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	6/12/2009	PL
MODEL	1		RESIDENTIAL	LIST	6/12/2009	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	1935	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	1,539	DETAIL ADJ	1.224	FOUNDATION	3	CONT WALL	1.00	A	CRL	N	BSMT CRAWL	648		12.16	7,882
\$NLA(RCN)	\$269	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	USF	L	UPPER STORY FIN	648	1935	236.75	153,416
CAPACITY			UNITS	ADJ	ROOF SHAPE	2	HIP	1.00	B	WDK	N	WOOD DECK	192	38.40	7,373
STORIES	2	1.00		ROOF COVER	1	ASPH SHINGLES	1.00	+	BAS	L	BASE AREA	891	1935	260.34	231,964
ROOMS	8	1.00		FLOOR COVER	2	SOFTWOOD	1.00		F21	O	FPL 2S 1OP	1		8,239.00	8,239
BEDROOMS	4	1.00		INT FINISH	1	PLASTER	1.00								
BATHROOMS	2	1.00		HEATING/COOLING	2	HOT WATER	1.02								
# 1/2 BATHS	0	1.00		FUEL SOURCE	99	N/A	1.00								
TOT FIXTURES	6	\$5,875													
# UNITS	1	1.00													

TOTAL RCN	414,749	
CONDITION ELEM	CD	
EXTERIOR		G
INTERIOR		G
KITCHEN		G
BATHS		G
HEAT		
ELECT		
EFF.YR/AGE	1977 / 45	
COND	28	28 %
FUNC	0	
ECON	0	
DEPR	28	% GD 72
RCNLD	\$298,600	