

Key: 4598

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 4.361

LEGALS

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
FITZGERALD NORA P S/O TOBIN LAURA 103 TURNER RD SCITUATE, MA 02066				40-9-33-0				103 TURNER RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
TOBIN LAURA				06/21/2023	QS	616,000	58024-187				
FITZGERALD NORA P				07/07/2015	F	1	45766-257				
FITZGERALD DAVID P & NORA				11/06/2002	F	100	23329-236				

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	%
90-230	05/14/1990	7	OTHERS		08/15/2023	JD	100	100
		2	ADDITIONS				100	100
		6	CYCL GROWTH				100	100

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	4,250	OS 1.00	100	1.00	100	1.00	440,000	8.09	100	1.00	R08 1.00	347,120

TOTAL	4,250 SF	ZONING	FRNT	37	ASSESSED	CURRENT	PREVIOUS
Ngh	OCEANSIDE	NOTE	LAND	347,100	315,600		
Inf1	FACTOR 100		BUILDING	202,300	114,500		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
			TOTAL	549,400	430,100		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS
MLS

BUILDING	CD	ADJ	DESC	MEASURE	9/30/2010	RD
MODEL	1		RESIDENTIAL	LIST	9/30/2010	EST
STYLE	7	1.20	CONVENTIONAL [100%]	REVIEW	8/15/2023	JD
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1930	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	1,320	DETAIL ADJ	1.176	FOUNDATION	3	CONT WALL	1.00	A	CRL	N	BSMT CRAWL	572		11.54	6,603
\$NLA(RCN)	\$284	OVERALL	1.000	EXT COVER	4	VINYL	1.00	+	BAS	L	BASE AREA	748	1930	259.55	194,145
				ROOF SHAPE	2	HIP	1.00	A	USF	L	UPPER STORY FIN	572	1930	236.03	135,012
				ROOF COVER	1	ASPH SHINGLES	1.00	B	BMU	N	BSMT UNFINISHED	176		51.70	9,099
				FLOOR COVER	2	SOFTWOOD	1.00	C	EPA	N	ENCLOSED PORCH	176		90.20	15,875
				INT FINISH	1	PLASTER	1.00		F21	O	FPL 2S 1OP	1		8,239.00	8,239
				HEATING/COOLING	6	GRAVITY	0.98								
				FUEL SOURCE	2	GAS	1.00								

TOTAL RCN	374,618	CONDITION ELEM	CD
		EXTERIOR	F
		INTERIOR	F
		KITCHEN	F
		BATHS	F
		HEAT	O
		ELECT	A
EFF.YR/AGE	1961 / 61	COND	46 46%
		FUNC	0
		ECON	0
		DEPR	46 % GD 54
RCNLD	\$202,300		

