

Key: 4611

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 4.374

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION				
HASENFUS ELLENMARIE D 50 WAMPATUCK AV SCITUATE, MA 02066				40-9-1-0				50 WAMPATUCK AV				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
HASENFUS ELLENMARIE D				06/14/2013	QS	315,000	43204-94					
WEST, JILL ANNE TRS				04/01/2010	H	285,000	38383-310					
BOHN JAMES R				09/16/1993	H	103,300	38383-107					
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	6,042	OS 1.00	100	1.00	440,000	5.77	100	1.00	R08	1.00	352,350

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	%
05-692	10/18/2005	3	ALTERATIONS	3,100	07/18/2006	SJ	100	100
02-080	02/14/2002	3	ALTERATIONS				100	100
01-409	08/02/2001	3	ALTERATIONS				100	100
89-287	06/09/1987	3	ALTERATIONS				100	100

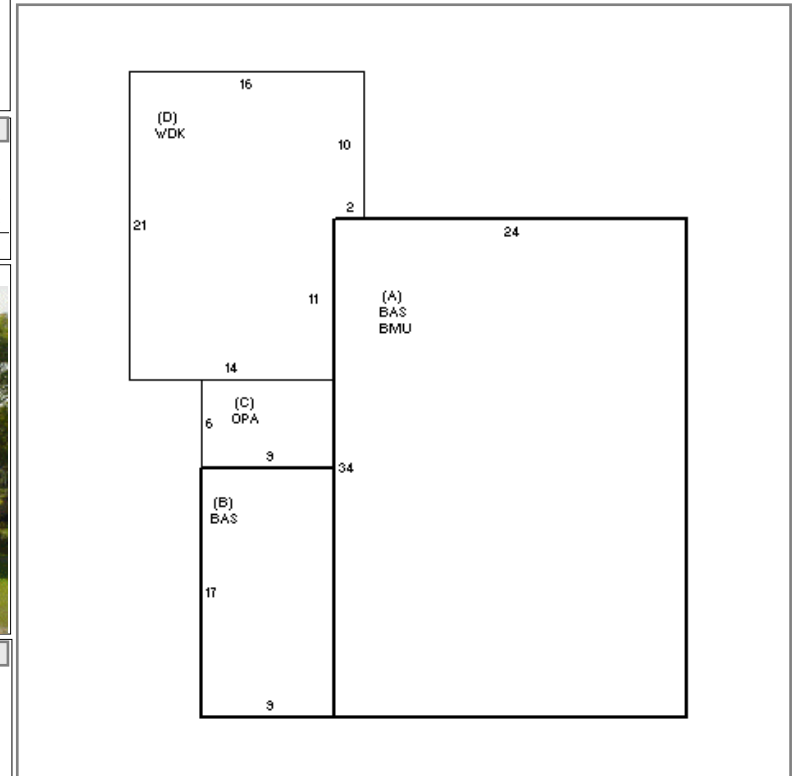
TOTAL	6,042 SF	ZONING	FRNT	165	ASSESSED	CURRENT	PREVIOUS
Ngh	OCEANSIDE	NOTE			LAND	352,400	320,300
Inf1	FACTOR 100		BUILDING	180,400	162,700		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
					TOTAL	532,800	483,000

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	9/30/2010	RD
MODEL	1		RESIDENTIAL	LIST	9/30/2010	EST
STYLE	1	0.85	RANCH [100%]	REVIEW	3/31/2011	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1955	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	261,440
NET AREA	969	DETAIL ADJ	0.841	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	816		50.18	40,949		
\$NLA(RCN)	\$270	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	+	BAS	L	BASE AREA	969	1955	202.63	196,353		
				ROOF SHAPE	1	GABLE	1.00	C	OPA	N	OPEN PORCH	54		51.50	2,781		
				ROOF COVER	1	ASPH SHINGLES	1.00	D	WDK	N	WOOD DECK	314		38.40	12,058		
				FLOOR COVER	14	COMB	1.00		F11	O	FPL 1S 1OP	1		7,281.00	7,281		
				INT FINISH	1	PLASTER	1.00										
				HEATING/COOLING	5	ELECTRIC BB	0.99										
				FUEL SOURCE	3	ELECTRIC	1.00										



CAPACITY			UNITS	ADJ
STORIES	1	1.00		
ROOMS	6	1.00		
BEDROOMS	3	1.00		
BATHROOMS	1	1.00		
# 1/2 BATHS	0	1.00		
TOT FIXTURES	3	\$2,018		
# UNITS	1	1.00		

CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	
EFF.YR/AGE 1972 / 50	
COND	31 31 %
FUNC	0
ECON	0
DEPR	31 % GD 69
RCNLD	\$180,400