

Key: 4613

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 4376

LEG
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LAND

CURRENT OWNER				PARCEL ID				LOCATION			
MARROCCO JOSEPH N JR 44 WAMPATUCK AV SCITUATE, MA 02066				40-9-3-0				44 WAMPATUCK AV			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
MARROCCO JOSEPH N JR				06/30/2016	QS	470,000	47121-134				
BROWN FRANCIS X & MARY M				01/01/1978	QS		4283-51				
COLLYER KENNETH F				01/01/1975	XX		4036-50				

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	%
11-758		6	CYCL GROWTH		08/06/2012		100	100
01-134		3	ALTERATIONS	391	08/06/2012	SJ	100	100
97-263.2	04/20/2001	3	ALTERATIONS				100	100
97-263	07/13/1998	3	ALTERATIONS				100	100
97-263	05/22/1997	3	ALTERATIONS				100	100

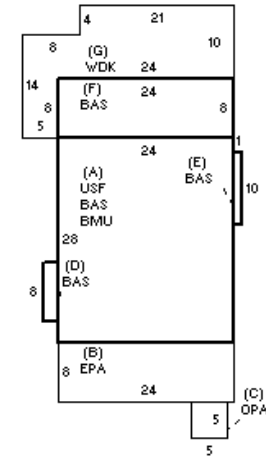
LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	8,512 OS	1.00	100	1.00	440,000	4.17	100	1.00	R08	1.00	358,150

TOTAL	8,512 SF	ZONING	FRNT	72	ASSESSED	CURRENT	PREVIOUS
Ngh	OCEANSIDE	NOTE			LAND	358,200	325,600
Inf1	FACTOR 100		BUILDING	247,700	228,800		
Inf2	PHY 100		DETACHED	5,200	4,900		
			OTHER	0	0		
			TOTAL	611,100	559,300		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	A	1.00	70 0.30		324	53.13	5,200



BUILDING

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%]			

BLDG COMMENTS

BLDG

YEAR BLT	1935	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	476,264
NET AREA	1,562	DETAIL ADJ	1.248	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	672		53.72	36,100		
\$NLA(RCN)	\$305	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	USF	L	UPPER STORY FIN	672	1935	240.44	161,574		
				ROOF SHAPE	2	HIP	1.00	B	EPA	N	ENCLOSED PORCH	192		90.20	17,318		
				ROOF COVER	1	ASPH SHINGLES	1.00	C	OPA	N	OPEN PORCH	25		51.52	1,288		
				FLOOR COVER	2	SOFTWOOD	1.00	+	BAS	L	BASE AREA	890	1935	264.39	235,310		
				INT FINISH	1	PLASTER	1.00	G	WDK	N	WOOD DECK	298		38.40	11,443		
				HEATING/COOLING	11	HW/COOL AIR	1.04	F21	O		FPL 2S 1OP	1		8,239.00	8,239		
				FUEL SOURCE	99	N/A	1.00										
																CONDITION ELEM	CD
																EXTERIOR	
																INTERIOR	
																KITCHEN	
																BATHS	
																HEAT	
																ELECT	
																EFF.YR/AGE	1960 / 62
																COND	48 48 %
																FUNC	0
																ECON	0
																DEPR	48 % GD 52
																RCNLD	\$247,700