

Key: 4642

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 4.403

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
FLYNN THOMAS M 56 WRIGHT'S WAY MARSHFIELD, MA 02050				40-10-3-0				64 KENNETH RD			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
FLYNN THOMAS M				08/18/2017	F	1 (125626)					
FLYNN THOMAS M & CAROLYN				03/20/2000	QS	215,000 (97109)					
STUNZENAS ALGRID TRUSTEE				01/08/1985	XX	70627-0					

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	%
00-191	05/10/2000	3	ALTERATIONS				100	100
94-250	06/14/1994	3	ALTERATIONS				100	100

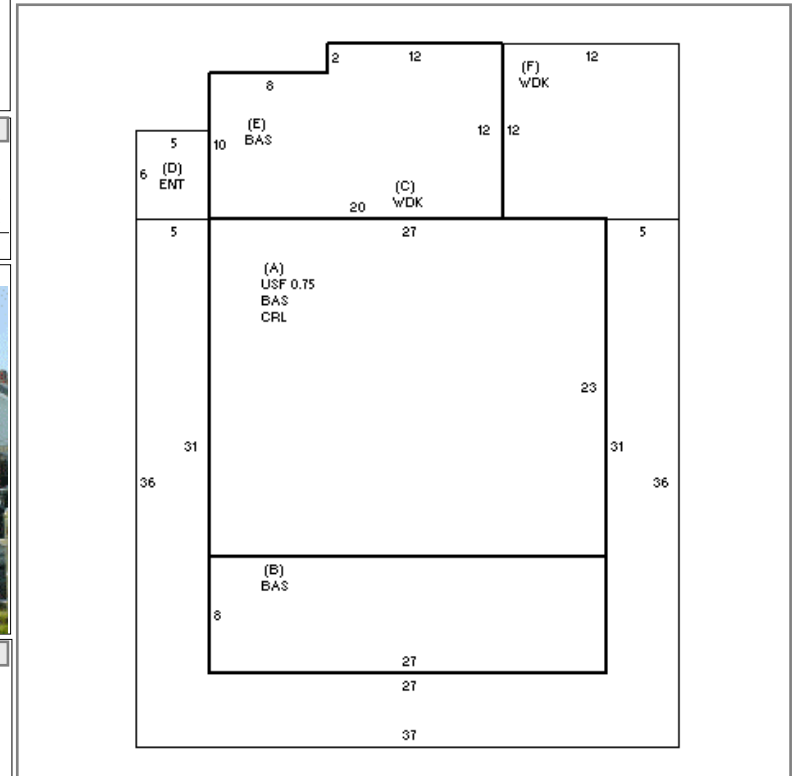
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	4,636	OS 1.00	100	1.00	100	1.00	440,000	7.44	100	1.00	R08 1.00	348,360

TOTAL	4,617 SF	ZONING		FRNT	101	ASSESSED	CURRENT	PREVIOUS
Ngh	OCEANSIDE	NOTE		LAND	348,400	316,700		
Inf1	FACTOR 100		BUILDING	281,600	265,500			
Inf2	PHY 100		DETACHED	0	0			
			OTHER	0	0			
				TOTAL	630,000	582,200		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS
FY12 FR- COLONIAL TO CONV



BUILDING	CD	ADJ	DESC	MEASURE	6/12/2009	PL
MODEL	1		RESIDENTIAL	LIST	6/12/2009	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	3/31/2011	ER
QUALITY	+	1.10	AVG +/GOOD - [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	TOTAL RCN	408,146			
NET AREA	1,527	DETAIL ADJ	1.020	FOUNDATION	3	CONT WALL	1.00	A	CRL	N	BSMT CRAWL	621		13.60	8,444	CONDITION ELEM	CD			
\$NLA(RCN)	\$267	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	USF	L	UPPER STORY FIN	466	1935	217.45	101,333	EXTERIOR				
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,061	1935	239.12	253,705	INTERIOR				
				ROOF COVER	1	ASPH SHINGLES	1.00	+	WDK	N	WOOD DECK	639		42.24	26,992	KITCHEN				
				FLOOR COVER	2	SOFTWOOD	1.00	D	ENT	N	ENCLOSED ENTRY	30		107.47	3,224	BATHS				
				INT FINISH	1	PLASTER	1.00	F21	O	FPL 2S 1OP	1		9,062.90	9,063	HEAT					
				HEATING/COOLING	2	HOT WATER	1.02								ELECT					
				FUEL SOURCE	99	N/A	1.00													
																		EFF.YR/AGE	1972 / 50	
																		COND	31 31 %	
																		FUNC	0	
																		ECON	0	
																		DEPR	31 % GD 69	
																		RCNLD	\$281,600	