

Key: 4696

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 4.450

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
O'HEARN MATTHEW R & RENEE M S/O 64 OCEANSIDE LLC 90 GILSON RD SCITUATE, MA 02066				40-1-2-0				64 OCEANSIDE DR			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
64 OCEANSIDE LLC				05/30/2023	F		1 (115421)				
O'HEARN MATTHEW R & RENEE				11/26/2010	H	399,900	(115421)				
GEOGHAN CATHERINE T R TRU				03/17/1995	F		1 (87764)				

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	%
19-297	05/01/2019	3	ALTERATIONS	27,793	08/05/2019	JD	100	100
16-97	03/08/2016	3	ALTERATIONS	36,000	07/13/2016	SJ	100	100
14-78	11/10/2014	3	ALTERATIONS	160,500	07/28/2015	SJ	100	100
11-402	07/05/2011	3	ALTERATIONS	65,750	07/17/2012	SJ	100	100
11-402	07/05/2011	3	ALTERATIONS	65,750	07/16/2013	SJ	100	100

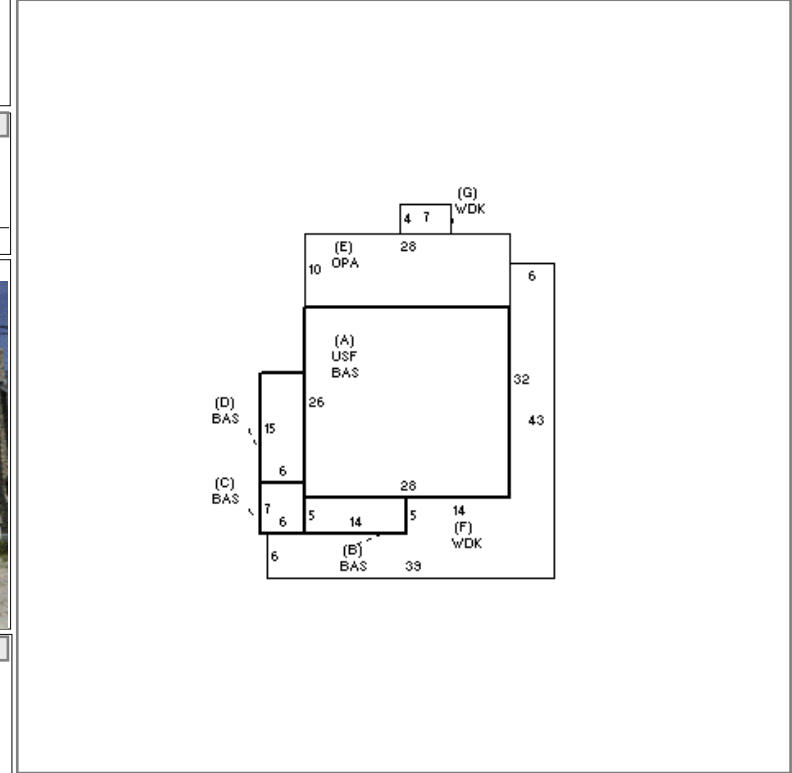
LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	7,980	OS 1.00	100	1.00	100	1.00	704,000	4.43	100	1.00	WF7 1.60	571,190

TOTAL	7,971 SF	ZONING	FRNT	62	ASSESSED	CURRENT	PREVIOUS
Ngh	OCEANSIDE	NOTE	LAND	571,200	519,300		
Inf1	FACTOR 100		BUILDING	363,700	323,600		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
TOTAL			TOTAL	934,900	842,900		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	8/5/2019	JD
MODEL	1		RESIDENTIAL	LIST	8/5/2019	EST
STYLE	7	1.20	CONVENTIONAL [100%]	REVIEW	3/30/2011	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS
Outside Shower

G

YEAR BLT	1911	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	443,579		
NET AREA	1,658	DETAIL ADJ	1.176	FOUNDATION	1	PIER	0.98	+	BAS	L	BASE AREA	930	1911	245.92	228,703	CONDITION ELEM	CD		
\$NLA(RCN)	\$268	OVERALL	1.000	EXT COVER	4	VINYL	1.00	A	USF	L	UPPER STORY FIN	728	1911	223.64	162,807	EXTERIOR	G		
				ROOF SHAPE	2	HIP	1.00	E	OPA	N	OPEN PORCH	280		51.50	14,420	INTERIOR	G		
				ROOF COVER	1	ASPH SHINGLES	1.00	+	WDK	N	WOOD DECK	554		38.40	21,274	KITCHEN	G		
				FLOOR COVER	2	SOFTWOOD	1.00		BMG	O	BSMT GARAGE	1		2,491.00	2,491	BATHS	V		
				INT FINISH	1	PLASTER	1.00		F21	O	FPL 2S 1OP	1		8,239.00	8,239	HEAT	U		
				HEATING/COOLING	1	FORCED AIR	1.00									ELECT	U		
				FUEL SOURCE	2	GAS	1.00												
																		EFF.YR/AGE	2004 / 18
																		COND	17 17 %
																		FUNC	0
																		ECON	0
																		DEPR	18 % GD 82
																		RCNLD	\$363,700