

Key: 4750

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 4.503

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
DESTEFANO IRENE ET AL S/O SVAGDIS MATTHEW P & 156 TURNER RD SCITUATE, MA 02066				46-14-25-0				156 TURNER RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
SVAGDIS MATTHEW P & DESTEFANO IRENE ET AL DESTEFANO VINCENT J & JOA				07/18/2023	QS	499,900	58107-87				
				12/29/2006	H	10 33906-347					
				01/01/1971	QS	3636-783					

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	%
22-0414	04/22/2022	3	ALTERATIONS	6,500	07/20/2022	JD	100	100

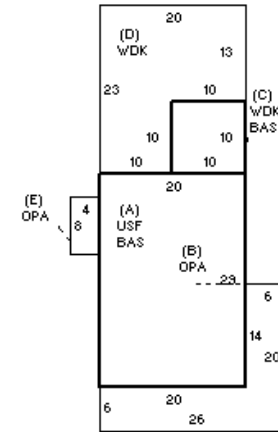
LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	2,800 OS	1.00	100	1.00	528,000	12.08	100	1.00	WV3	1.20	409,890

TOTAL	2,788 SF	ZONING	FRNT	34	ASSESSED	CURRENT	PREVIOUS
Ngh	OCEANSIDE	N O T E IN M40			LAND	409,900	372,600
Infl1	FACTOR 100		BUILDING	114,500	159,000		
Infl2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
					TOTAL	524,400	531,600

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS
MLS

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	7/20/2022	JD
MODEL	1		RESIDENTIAL	LIST	7/20/2022	EST
STYLE	7	1.20	CONVENTIONAL [100%]	REVIEW	8/16/2023	JD
QUALITY	-	0.90	LOW +/- AVG - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1900	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ
NET AREA	1,260	DETAIL ADJ	1.176	FOUNDATION	1	PIER	0.98
\$NLA(RCN)	\$252	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00
				ROOF SHAPE	1	GABLE	1.00
				ROOF COVER	1	ASPH SHINGLES	1.00
				FLOOR COVER	2	SOFTWOOD	1.00
				INT FINISH	1	PLASTER	1.00
				HEATING/COOLING	1	FORCED AIR	1.00
				FUEL SOURCE	2	GAS	1.00
CAPACITY		UNITS	ADJ				
STORIES		2	1.00				
ROOMS		7	1.00				
BEDROOMS		4	1.00				
BATHROOMS		1	1.00				
# 1/2 BATHS		1	1.00				
TOT FIXTURES		5	\$4,234				
# UNITS		1	1.00				

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BAS	L	BASE AREA	680	1900	236.27	160,666
+	A	L	UPPER STORY FIN	580	1900	214.87	124,622
+	OPA	N	OPEN PORCH	272		46.35	12,607
+	WDK	N	WOOD DECK	460		34.56	15,898

TOTAL RCN	318,027
CONDITION ELEM	CD
EXTERIOR	P
INTERIOR	P
KITCHEN	P
BATHS	P
HEAT	O
ELECT	O
EFF.YR/AGE	1952 / 70
COND	64 64 %
FUNC	0
ECON	0
DEPR	64 % GD 36
RCNLD	\$114,500