

Key: 4786

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 4.538

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
MURPHY CAROLYN TR/MURPHY FAMILY TRUST 130 CROSS ST BELMONT, MA 02478-3154				46-13-8-0				20 SPAULDING AV			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
MURPHY CAROLYN				01/12/1982	QS	45,000	(66775)				
BALCOLM WILLIAM F & MARGUE				01/01/1973	XX		(C00049110)				
BALCOLM GEORGE M & BLANCH				01/01/1952	XX		(C00016093)				

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	%
95-346	06/20/1995	3	ALTERATIONS				100	100
		6	CYCL GROWTH				100	100

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	8,600	OS 1.00	100	1.00	440,000	4.13	100	1.00	R08	1.00	358,340

TOTAL	8,600 SF	ZONING	IN M40 C/W 9	FRNT	73	ASSESSED	LAND 358,300 BUILDING 200,300 DETACHED 0 OTHER 0	CURRENT	558,600	PREVIOUS	325,800 180,700 0 0
Ngh	OCEANSIDE	IN M40	C/W 9	LAND		BUILDING		DETACHED		OTHER	
Infl1	FACTOR 100	PHY 100		TOTAL		ASSESSED	558,600	CURRENT	506,500	PREVIOUS	

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	7/20/2009	PL
MODEL	1		RESIDENTIAL	LIST	7/20/2009	EST
STYLE	4	1.10	CAPE [100%]	REVIEW	3/30/2011	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1974	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	964	DETAIL ADJ	1.100	FOUNDATION	4	CONT BSMT WALL	1.00	A	CRL	N	BSMT CRAWL	540		11.85	6,401
\$NLA(RCN)	\$293	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	+	BAS	L	BASE AREA	694	1974	265.50	184,259
				ROOF SHAPE	1	GABLE	1.00	A	ATF	L	ATTIC FINISH	270	1974	171.54	46,317
				ROOF COVER	1	ASPH SHINGLES	1.00	B	BMU	N	BSMT UNFINISHED	154		53.09	8,176
				FLOOR COVER	14	COMB	1.00	C	EPA	N	ENCLOSED PORCH	176		90.20	15,875
				INT FINISH	2	DRYWALL	1.00	D	WDK	N	WOOD DECK	277		38.40	10,637
				HEATING/COOLING	99	N/A	1.00		FPL	O	FIREPLACE	1		7,813.00	7,813
				FUEL SOURCE	99	N/A	1.00								

TOTAL RCN	282,118
CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	
EFF.YR/AGE	1990 / 32
COND	25 25 %
FUNC	4 PARTIAL HEAT
ECON	0
DEPR	29 % GD 71
RCNLD	\$200,300

