

Key: 4830

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 4.582

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
Dwyer Shane & Karen 41 Elm St Scituate, MA 02066				44-2-6-B				41 Elm St			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
Dwyer Shane & Karen				10/27/2006	QS	395,000	33582-135				
Moore Denis H				03/06/2003	F	100	24404-79				
Moore Cynthia A				11/13/1991	QS		10581-320				

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	%	

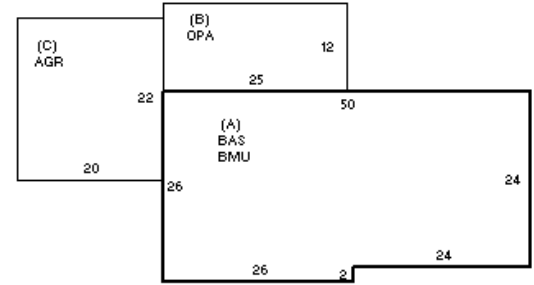
LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	20,250	SC 1.00	100	1.00	100	1.00		R03	0.90		340,290

TOTAL	20,250 SF	ZONING	SCITUATE	FRNT	125	ASSESSED	CURRENT	PREVIOUS
Ngh	SCITUATE	NOTE		LAND	340,300	326,500		
Infl1	FACTOR 100		BUILDING	261,100	235,600			
Infl2	PHY 100		DETACHED	0	0			
			OTHER	0	0			
				TOTAL	601,400	562,100		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	10/6/2010	PL
MODEL	1		RESIDENTIAL	LIST	10/6/2010	EST
STYLE	1	0.85	RANCH [100%]	REVIEW	3/30/2011	ER
QUALITY	+	1.10	AVG +/GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

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YEAR BLT	1965	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	378,409		
NET AREA	1,252	DETAIL ADJ	0.867	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	1,252		48.90	61,227	CONDITION ELEM	CD		
\$NLA(RCN)	\$302	OVERALL	1.000	EXT COVER	4	VINYL	1.00	A	BAS	L	BASE AREA	1,252	1965	213.30	267,056	EXTERIOR			
				ROOF SHAPE	1	GABLE	1.00	B	OPA	N	OPEN PORCH	300		56.65	16,995	INTERIOR			
				ROOF COVER	1	ASPH SHINGLES	1.00	C	AGR	N	ATT GARAGE	440		50.16	22,070	KITCHEN			
				FLOOR COVER	34	COMB	1.00		F11	O	FPL 1S 1OP	1		8,009.10	8,009	BATHS			
				INT FINISH	1	PLASTER	1.00									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	\$261,100