

Key: 4854

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 4.605

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
O'BRIEN MAUREEN ALANA 108 ELM ST SCITUATE, MA 02066				44-3-25-B				108 ELM ST			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
O'BRIEN MAUREEN ALANA				12/08/2017	QS	440,000		49277-26			
JACOBSON ANITA L				05/14/2010	H	100		38523-103			
STEVERMAN FRANCIS X				06/27/2000	F	100		18640-218			

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 %

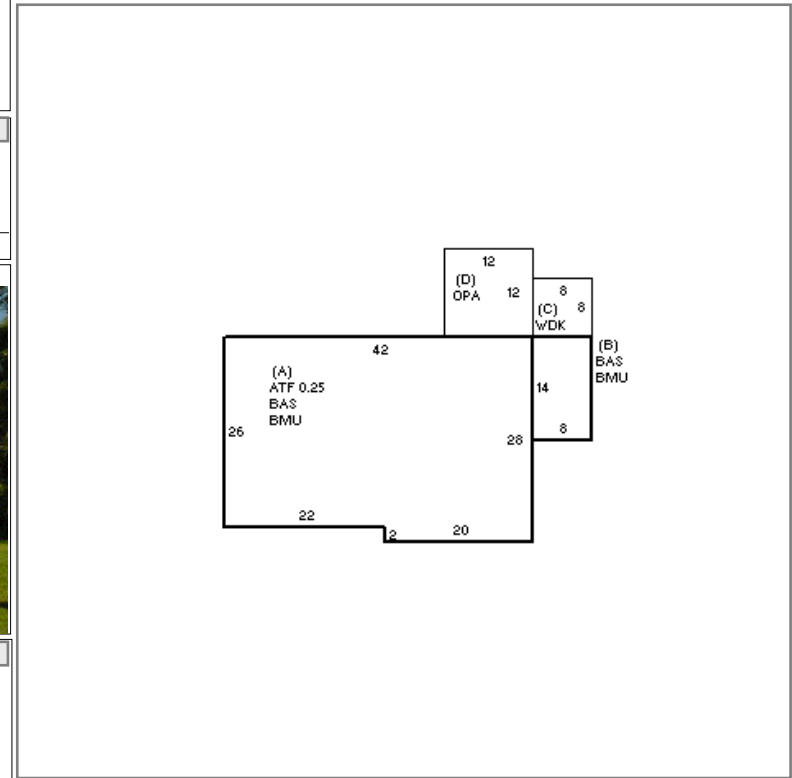
LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	20,000	SC 1.00	100	1.00	396,000	1.87	100	1.00	R03	0.90	339,960

TOTAL	20,000 SF	ZONING	FRNT	128	ASSESSED	CURRENT	PREVIOUS
Ngh	SCITUATE	NOTE			LAND	340,000	326,200
Infl1	FACTOR 100		BUILDING	331,100	294,600		
Infl2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
TOTAL						671,100	620,800

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	4/4/2015	SJ
MODEL	1		RESIDENTIAL	LIST	4/14/2015	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%]			

BLDG COMMENTS
FY12 FR-G TO AVE

BUILDING

YEAR BLT	1997	SIZE ADJ	1.000
NET AREA	1,527	DETAIL ADJ	1.122
\$NLA(RCN)	\$274	OVERALL	1.000
CAPACITY		UNITS	ADJ
STORIES		1.25	1.00
ROOMS		6	1.00
BEDROOMS		3	1.00
BATHROOMS		2	1.00
# 1/2 BATHS		0	1.00
TOT FIXTURES		6	\$5,386
# UNITS		1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	CONT BSMT WALL	1.00
EXT COVER	2	CLAPBOARD	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH SHINGLES	1.00
FLOOR COVER	13	COMB	1.00
INT FINISH	2	DRYWALL	1.00
HEATING/COOLING	2	HOT WATER	1.02
FUEL SOURCE	99	N/A	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	1,244		44.50	55,358
+	BAS	L	BASE AREA	1,244	1997	239.12	297,464
A	ATF	L	ATTIC FINISH	283	1997	154.50	43,723
C	WDK	N	WOOD DECK	64		38.41	2,458
D	OPA	N	OPEN PORCH	144		51.50	7,416
	F11	O	FPL 1S 1OP	1		7,281.00	7,281

TOTAL RCN	419,086
CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	
EFF.YR/AGE	2000 / 22
COND	20 20 %
FUNC	0
ECON	0
DEPR	21 % GD 79
RCNLD	\$331,100