

Key: 4949

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 4.698

LEGAL

LAND

DETACHED

BUILDING

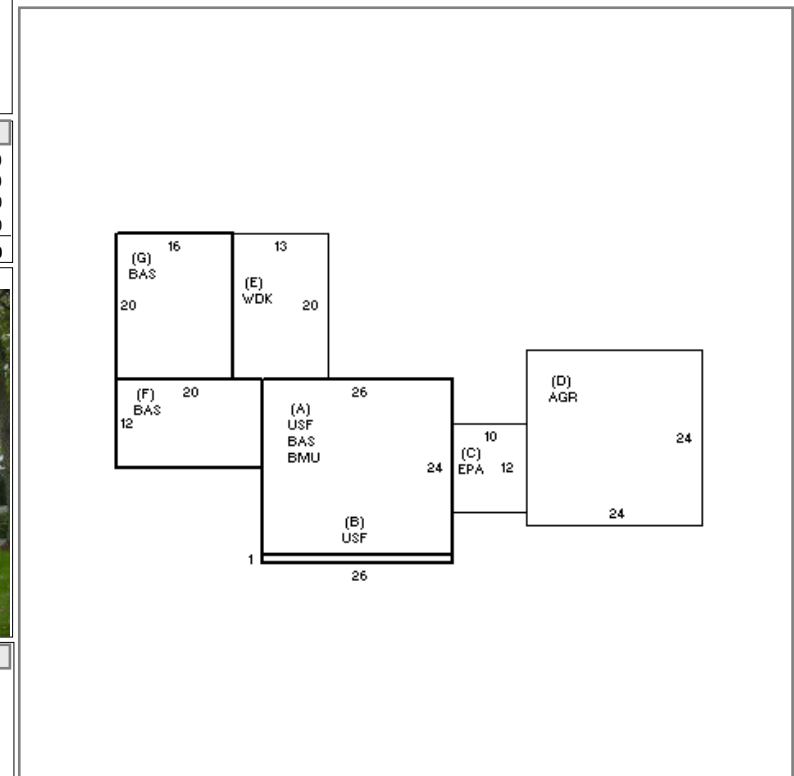
CURRENT OWNER				PARCEL ID				LOCATION			
CALLAHAN BRIAN M & MARY LYNNE				34-30-8-0				58 STRAWBERRY LN			
58 STRAWBERRY LN SCITUATE, MA 02066				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)
				CALLAHAN BRIAN M & MORAN JOSEPH JR & MARY E				07/31/2015	QS	460,000	45870-227
				MORAN JOSEPH A JR				01/01/1961	QS		2766-211
								01/01/1958	XX		2576-330

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	%
91-553	10/24/1991	3	ALTERATIONS				100	100

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	20,720	SC 1.00	100	1.00	100	1.00		R04	0.90		340,900

TOTAL	20,735 SF	ZONING	FRNT	149	ASSESSED	CURRENT	PREVIOUS
Ngh	SCITUATE	NOTE			LAND	340,900	327,100
Inf1	FACTOR 100		BUILDING	324,600	304,500		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
					TOTAL	665,500	631,600

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	5/18/2014	SJ
MODEL	1		RESIDENTIAL	LIST	5/18/2014	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	3/29/2011	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS
FY12 FR-G TO AVE

YEAR BLT	1957	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	470,453
NET AREA	1,834	DETAIL ADJ	1.020	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	624		55.28	34,493		
\$NLA(RCN)	\$257	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	+	USF	L	UPPER STORY FIN	650	1957	190.06	123,538		
				ROOF SHAPE	1	GABLE	1.00	C	EPA	N	ENCLOSED PORCH	120		90.20	10,824		
				ROOF COVER	1	ASPH SHINGLES	1.00	D	AGR	N	ATT GARAGE	576		42.64	24,563		
				FLOOR COVER	14	COMB	1.00	E	WDK	N	WOOD DECK	260		38.40	9,984		
				INT FINISH	1	PLASTER	1.00	+	BAS	L	BASE AREA	1,184	1957	209.00	247,451		
				HEATING/COOLING	2	HOT WATER	1.02	F11	O	FPL 1S 1OP	1			7,281.00	7,281		
				FUEL SOURCE	99	N/A	1.00	F21	O	FPL 2S 1OP	1			8,239.00	8,239		
																CONDITION ELEM	CD
																EXTERIOR	
																INTERIOR	
																KITCHEN	
																BATHS	
																HEAT	
																ELECT	
																EFF.YR/AGE	1972 / 50
																COND	31 31 %
																FUNC	0
																ECON	0
																DEPR	31 % GD 69
																RCNLD	\$324,600