

Key: 4950

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 4.699

LEGAL

LAND

DETACHED

BUILDING

INDING

CURRENT OWNER				PARCEL ID				LOCATION			
MURPHY KATHLEEN & BERRY MAUREEN				34-30-9-0				44 STRAWBERRY LN			
44 STRAWBERRY LN SCITUATE, MA 02066				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)
				MURPHY KATHLEEN & MURPHY RONALD V & MARY P				10/08/2009	H	1	37793-302
				BRAEMAR HOMES INC				01/01/1958	QS		2568-219
								01/01/1956	XX		2468-288

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 %
18-740	10/23/2018	3	ALTERATIONS	8,000	07/29/2019	JD	100 100

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	20,300	SC 1.00	100	1.00	100	1.00	396,000	1.84	100	1.00	R04 0.90	340,360

TOTAL	20,299 SF	ZONING	SCITUATE	FRNT	311	ASSESSED	CURRENT	PREVIOUS
Ngh	SCITUATE	NOTE	LAND	340,400	326,600			
Infl1	FACTOR 100		BUILDING	268,000	248,600			
Infl2	PHY 100		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	608,400	575,200			

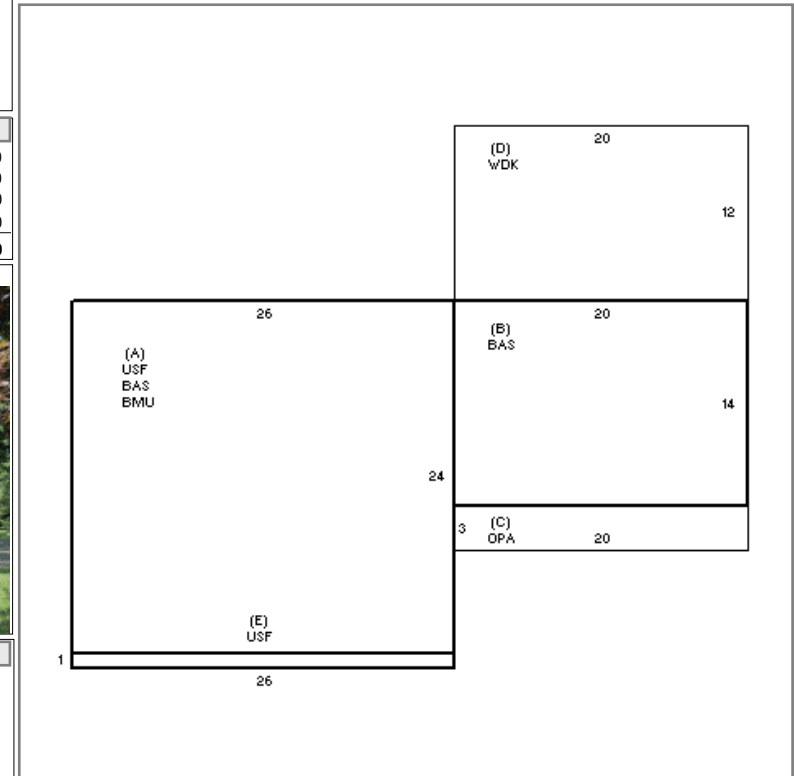
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS

Generator

BUILDING	CD	ADJ	DESC	MEASURE	7/29/2019	JD
MODEL	1		RESIDENTIAL	LIST	7/29/2019	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%]			



YEAR BLT	1957	SIZE ADJ	1.000
NET AREA	1,554	DETAIL ADJ	1.020
\$NLA(RCN)	\$246	OVERALL	1.000
CAPACITY		UNITS	ADJ
STORIES	2	1.00	
ROOMS	6	1.00	
BEDROOMS	3	1.00	
BATHROOMS	1	1.00	
# 1/2 BATHS	1	1.00	
TOT FIXTURES	5	\$4,080	
# UNITS	1	1.00	

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	624		55.28	34,493
EXT COVER	1	WD SHINGLES	1.00	+	BAS	L	BASE AREA	904	1957	216.52	195,735
ROOF SHAPE	1	GABLE	1.00	C	OPA	N	OPEN PORCH	60		51.50	3,090
ROOF COVER	1	ASPH SHINGLES	1.00	D	WDK	N	WOOD DECK	240		38.40	9,216
FLOOR COVER	14	COMB	1.00	+	USF	L	UPPER STORY FIN	650	1957	196.90	127,987
INT FINISH	1	PLASTER	1.00	F21	O	FPL 2S 1OP		1		8,239.00	8,239
HEATING/COOLING	2	HOT WATER	1.02								
FUEL SOURCE	1	OIL	1.00								

TOTAL RCN	382,840
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	G
KITCHEN	G
BATHS	G
HEAT	A
ELECT	A
EFF.YR/AGE	1973 / 49
COND	30 30 %
FUNC	0
ECON	0
DEPR	30 % GD 70
RCNLD	\$268,000