

Key: 4952

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 4.701

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
TOMLINSON THOMAS J & WACHTER KRISTA A 37 STRAWBERRY LN SCITUATE, MA 02066				34-31-8-0				37 STRAWBERRY LN			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
TOMLINSON THOMAS J & CROWLEY JOHN WESTON				07/27/2012	QS	459,000	41708-146				
DLJ MORTGAGE CAPITAL, INC				12/14/2011	S	243,375	N/A-N/A				
				09/13/2011	L	363,500	40311-307				

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	%
21-562	06/01/2021	2	ADDITIONS	16,920	07/11/2022	JD	100	100
17-763	11/28/2017	2	ADDITIONS	65,000	06/14/2018	JD	100	100
14-228	05/08/2014	3	ALTERATIONS	1,951	07/10/2014	MR	100	100
12-062	02/09/2012	3	ALTERATIONS	4,000	07/24/2012	SJ	100	100

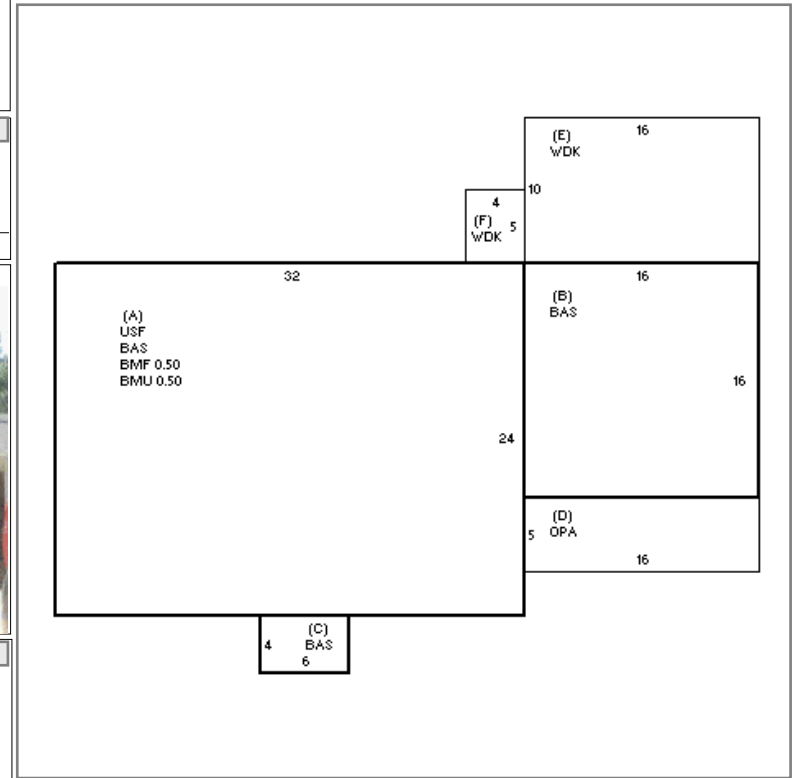
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	20,000	SC	1.00	100	1.00	100	1.00	R04	0.90		339,960

TOTAL	19,994 SF	ZONING	FRNT	120	ASSESSED	CURRENT	PREVIOUS
Ngh	SCITUATE	NOTE	LAND	340,000	326,200		
Inf1	FACTOR 100		BUILDING	344,900	319,800		
Inf2	PHY 100		DETACHED	2,700	2,500		
			OTHER	0	0		
			TOTAL	687,600	648,500		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	30 0.70	10 X 12	120	13.93	1,200
APO	A	1.00	10 0.90	20'	20	80.70	1,500



BUILDING	CD	ADJ	DESC	MEASURE	7/11/2022	JD
MODEL	1		RESIDENTIAL	LIST	7/11/2022	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	7/15/2014	TD
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1957	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	1,816	DETAIL ADJ	1.030	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	384		51.24	19,675
\$NLA(RCN)	\$244	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	BMF	N	BSMT FINISH-SEP	384		71.92	27,619
CAPACITY				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	768	1957	192.32	147,700
STORIES	2	1.00		ROOF COVER	1	ASPH SHINGLES	1.00	+	BAS	L	BASE AREA	1,048	1957	211.48	221,630
ROOMS	8	1.00		FLOOR COVER	14	COMB	1.00	D	OPA	N	OPEN PORCH	80		51.50	4,120
BEDROOMS	4	1.00		INT FINISH	1	PLASTER	1.00	+	WDK	N	WOOD DECK	180		38.40	6,912
BATHROOMS	2	1.00		HEATING/COOLING	9	WARM/COOL AIR	1.03	F21	O	FPL 2S 1OP	1		8,239.00	8,239	
# 1/2 BATHS	0	1.00		FUEL SOURCE	2	GAS	1.00	ODS	O	OUT DOOR SHOWER	1		1,382.00	1,382	
TOT FIXTURES	6	\$4,944													
# UNITS	1	1.00													

TOTAL RCN	442,221
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	G
KITCHEN	G
BATHS	G
HEAT	U
ELECT	U
EFF.YR/AGE	1997 / 25
COND	22 22 %
FUNC	0
ECON	0
DEPR	22 % GD 78
RCNLD	\$344,900