

Key: 5046

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 4.795

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION				
O'BRIEN PATRICK J & CECILIA C				33-7-27-0				2 CAIRO CIR				
2 CAIRO CIR				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)	
SCITUATE, MA 02066				O'BRIEN PATRICK J & CECIL				11/08/2017	QS	520,000	(126036)	
				CLEMENTS DEBRA & TROY				12/03/2002	QS	361,000	(102500)	
				CLEMENTS DEBRA & TROY				12/02/2002	QS	361,000	(L00102500)	

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	%
22-0162	02/16/2022	3	ALTERATIONS	144,000	04/03/2023	JD	100	100
22-0162	02/16/2022	3	ALTERATIONS	144,000	06/30/2022	JD	100	90
16-298	06/02/2016	3	ALTERATIONS	12,526	06/28/2016	SJ	100	100
89-482	09/01/1989	3	ALTERATIONS				100	100
89-332	06/01/1989	3	ALTERATIONS				100	100

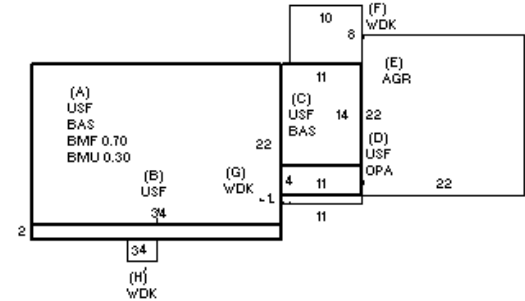
LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	26,208	SC	1.00	100	1.00	100	1.00	R04	0.90		347,780

TOTAL	26,208 SF	ZONING	FRNT	173	ASSESSED	CURRENT	PREVIOUS
Ngh	SCITUATE	NOTE	LAND	347,800	333,700		
Inf1	FACTOR 100		BUILDING	427,800	348,600		
Inf2	PHY 100		DETACHED	1,600	1,600		
			OTHER	0	0		
			TOTAL	777,200	683,900		

DETAILED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	20 0.80	16 X 10	1989	160	12.89
							1,600



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	6/30/2022	JD
MODEL	1		RESIDENTIAL	LIST	6/30/2022	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	4/3/2023	JD
QUALITY	G	1.20	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

LOADING

YEAR BLT	1964	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	570,434			
NET AREA	1,916	DETAIL ADJ	1.030	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	224		62.04	13,897	CONDITION ELEM	CD			
\$NLA(RCN)	\$298	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	BMF	N	BSMT FINISH-SEP	524		87.09	45,635	EXTERIOR	G			
				ROOF SHAPE	1	GABLE	1.00	+	USF	L	UPPER STORY FIN	1,014	1964	228.41	231,610	INTERIOR	G			
				ROOF COVER	1	ASPH SHINGLES	1.00	+	BAS	L	BASE AREA	902	1964	251.17	226,554	KITCHEN	V			
				FLOOR COVER	34	COMB	1.00	D	OPA	N	OPEN PORCH	44		61.80	2,719	BATHS	G			
				INT FINISH	1	PLASTER	1.00	E	AGR	N	ATT GARAGE	484		53.34	25,818	HEAT	A			
				HEATING/COOLING	9	WARM/COOL AIR	1.03	+	WDK	N	WOOD DECK	103		46.08	4,746	ELECT	A			
				FUEL SOURCE	2	GAS	1.00		F21	O	FPL 2S 1OP	1		9,886.80	9,887					
												GEN	O	GENERATOR	1		0.00			
												ODS	O	OUT DOOR SHOWER	1		1,658.40	1,658		
												EFF.YR/AGE		1988 / 34						
												COND	25	25 %						
												FUNC	0							
												ECON	0							
												DEPR	25	% GD	75					
												RCNLD				\$427,800				