

Key: 5049

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 4.798

LEGAL

LAND

DETACHED

BUILDING

| CURRENT OWNER | | | | PARCEL ID | | | | LOCATION | | | |
|---|--|--|--|------------|----|------------|--------------|-------------|--|--|--|
| HALEY GERALD F & SUSAN C 3 ROSA'S LANE SCITUATE, MA 02066 | | | | 33-1-6-0 | | | | 3 ROSA'S LN | | | |
| TRANSFER HISTORY | | | | DOS | T | SALE PRICE | BK-PG (Cert) | | | | |
| HALEY GERALD F & SUSAN C | | | | 01/01/1976 | QS | | (55037) | | | | |
| BELMONTE RONALD L AND ELA | | | | 01/01/1972 | XX | | (C00048284) | | | | |
| MURPHY JOHN J AND KATHERI | | | | 01/01/1961 | XX | | (C00029212) | | | | |

| 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 | % |
| 18-57 | 01/20/2018 | 3 | ALTERATIONS | 16,000 | 04/23/2018 | JD | 100 | 100 |
| 05-794 | 12/01/2005 | 2 | ADDITIONS | 58,500 | 06/29/2006 | SJ | 100 | 100 |

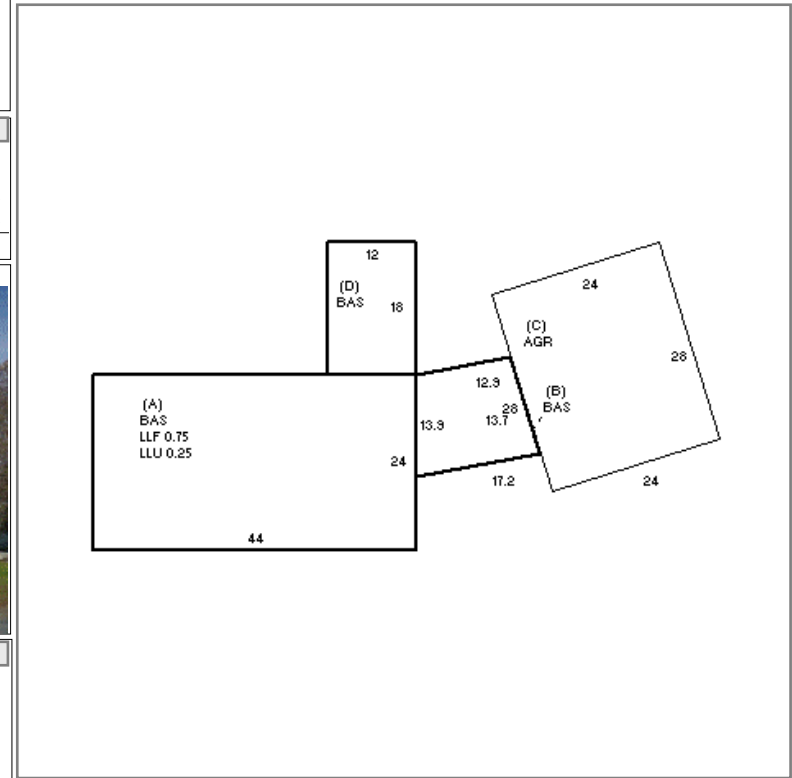
| CD | T | AC/SF/UN | Ngh | Inf1 | Inf2 | ADJ BASE | SAF | Inf3 | Lpi | VC | CREDIT AMT | ADJ VALUE |
|-----|---|----------|---------|------|------|----------|------|------|------|-----|------------|-----------|
| 100 | S | 20,681 | SC 1.00 | 100 | 1.00 | 396,000 | 1.81 | 100 | 1.00 | R04 | 0.90 | 340,860 |

| TOTAL | 20,691 SF | ZONING | FRNT | 289 | ASSESSED | CURRENT | PREVIOUS |
|-------|------------|--------|----------|---------|----------|---------|----------|
| Ngh | SCITUATE | NOTE | LAND | 340,900 | 327,100 | | |
| Inf1 | FACTOR 100 | | BUILDING | 349,600 | 315,300 | | |
| Inf2 | PHY 100 | | DETACHED | 0 | 0 | | |
| | | | OTHER | 0 | 0 | | |
| | | | TOTAL | 690,500 | 642,400 | | |

| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD |
|----|------|------|----------|----|-------|-----------|-------|
| | | | | | | | |



| BUILDING | CD | ADJ | DESC | MEASURE | 4/23/2018 | JD |
|----------|----|------|---------------------|---------|-----------|----|
| MODEL | 1 | | RESIDENTIAL | LIST | 4/23/2018 | JD |
| STYLE | 2 | 1.00 | RAISED RANCH [100%] | REVIEW | 3/29/2011 | ER |
| QUALITY | A | 1.00 | AVERAGE [100%] | | | |
| FRAME | 1 | 1.00 | WOOD FRAME [100%] | | | |



| YEAR BLT | 1970 | SIZE ADJ | 1.000 | ELEMENT | CD | DESCRIPTION | ADJ | S | BAT | T | DESCRIPTION | UNITS | YB | ADJ PRICE | RCN |
|------------|-------|------------|-------|-----------------|----|----------------|------|---|-----|---|-----------------|-------|------|-----------|---------|
| NET AREA | 2,269 | DETAIL ADJ | 1.020 | FOUNDATION | 4 | CONT BSMT WALL | 1.00 | A | LLU | N | LOWER LEVEL UNF | 264 | | 57.37 | 15,145 |
| \$NLA(RCN) | \$205 | OVERALL | 1.000 | EXT COVER | 2 | CLAPBOARD | 1.00 | A | LLF | L | LOWER LEVEL FIN | 792 | 1970 | 136.30 | 107,946 |
| | | | | ROOF SHAPE | 1 | GABLE | 1.00 | + | BAS | L | BASE AREA | 1,261 | 1970 | 197.60 | 249,173 |
| | | | | ROOF COVER | 1 | ASPH SHINGLES | 1.00 | C | AGR | N | ATT GARAGE | 672 | | 41.28 | 27,739 |
| | | | | FLOOR COVER | 14 | COMB | 1.00 | D | BAS | L | BASE AREA | 216 | 2006 | 197.60 | 42,682 |
| | | | | INT FINISH | 2 | DRYWALL | 1.00 | | F22 | O | FPL 2S 2OP | 1 | | 11,305.00 | 11,305 |
| | | | | HEATING/COOLING | 2 | HOT WATER | 1.02 | | GFP | O | GAS FIREPLACE | 1 | | 5,556.00 | 5,556 |
| | | | | FUEL SOURCE | 99 | N/A | 1.00 | | | | | | | | |

| TOTAL RCN | 466.074 | CONDITION ELEM | CD |
|------------|-----------|----------------|-----------|
| EXTERIOR | | | |
| INTERIOR | | | |
| KITCHEN | | | |
| BATHS | | | |
| HEAT | | | |
| ELECT | | | |
| EFF.YR/AGE | 1990 / 32 | | |
| COND | 25 | 25 % | |
| FUNC | 0 | | |
| ECON | 0 | | |
| DEPR | 25 | % GD | 75 |
| RCNLD | | | \$349,600 |