Key: 5179

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 4,924

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
BONANNO DOMINIC J **29 WILSHIRE DRIVE** **SCITUATE, MA 02066**	**45-1-11-0**	**29 WILSHIRE DR**

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
BONANNO DOMINIC J	01/04/2000	F		18183-342
BONANNO DOMINIC J & FRANC	01/01/1966	XX		3253-516
CARCHIA GEORGE E & BETTY	01/01/1960	XX		2710-90

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	%
89-20	01/22/1989	3	ALTERATIONS				100	100

LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	20,600	OS 1.00	100 1.00	100 1.00	440,000	1.82	100 1.00	R03 1.00			378,600

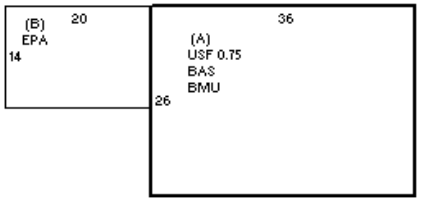
TOTAL	20,600 SF	ZONING		FRNT	147
Ngh	OCEANSIDE	NOTE			
Infl1	FACTOR 100				
Infl2	PHY 100				

ASSESSED	CURRENT	PREVIOUS
LAND	378,600	344,200
BUILDING	330,100	293,700
DETACHED	600	600
OTHER	0	0
TOTAL	**709,300**	**638,500**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	30 0.70		1989	50	17.03	600

PHOTO 10/27/2003



BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	4	1.10	CAPE [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	10/6/2014	SJ
LIST	10/6/2014	EST
REVIEW	3/28/2011	ER

BLDG COMMENTS

FY12 FR- GOOD TO AVG

YEAR BLT	1964	SIZE ADJ	1.000
NET AREA	1,638	DETAIL ADJ	1.100
$NLA(RCN)	$272	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	6	1.00
BEDROOMS	3	1.00
BATHROOMS	1	1.00
# 1/2 BATHS	1	1.00
TOT FIXTURES	5	$4,400
# UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	CONT BSMT WALL	1.00
EXT COVER	1	WD SHINGLES	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH SHINGLES	1.00
FLOOR COVER	34	COMB	1.00
INT FINISH	1	PLASTER	1.00
HEATING/COOLING	1	FORCED AIR	1.00
FUEL SOURCE	99	N/A	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	936		48.08	45,001
A	BAS	L	BASE AREA	936	1964	230.72	215,954
A	USF	L	UPPER STORY FIN	702	1964	209.82	147,291
B	EPA	N	ENCLOSED PORCH	280		90.20	25,256
	F21	O	FPL 2S 1OP	1		8,239.00	8,239

TOTAL RCN	446,141

CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	

EFF.YR/AGE	1985 / 37	
COND	26	26 %
FUNC	0	
ECON	0	
DEPR	26	% GD 74
RCNLD		$330,100