

Key: 5228

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 4.973

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
PETERSON JOHN F & LISA S 58 BEAVER DAM ROAD SCITUATE, MA 02066				45-2-46-0				58 BEAVER DAM RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
PETERSON JOHN F & LISA S				04/30/1998	QS	284,200	16149-19				
WOLFE CHRISTINE J				01/02/1997	QS	208,000	14888-203				
HENDERSON DANIEL J JR & K				07/14/1995	F	13695-87					

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	%
16-511	09/17/2016	3	ALTERATIONS	40,800	07/26/2017	SJ	100	100
94-602	11/29/1994	3	ALTERATIONS				100	100
93-417	07/15/1993	3	ALTERATIONS				100	100

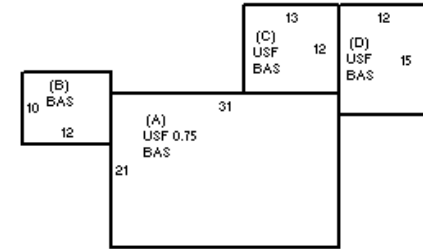
LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	12,283	HBR 1.00	100	1.00	100	1.00		R02	1.40		511,610

TOTAL	12,283 SF	ZONING	FRNT	227	ASSESSED	CURRENT	PREVIOUS
Ngh	HARBOR	N O T E C/W 46A	LAND	511,600	431,900		
Infl1	FACTOR 100		BUILDING	316,400	281,500		
Infl2	PHY 100		DETACHED	5,900	5,600		
			OTHER	0	0		
TOTAL			833,900	719,000			

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	A	1.00	70 0.30		400	49.28	5,900



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	7/9/2009	PL
MODEL	1		RESIDENTIAL	LIST	7/9/2009	EST
STYLE	19	1.15	ANTIQUE [100%]	REVIEW	3/28/2011	ER
QUALITY	+	1.10	AVG +/-GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS	
FY12 FR- CAPE TO ANTIQUE	
VG TO PLUS	

YEAR BLT	1711	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	479,382														
NET AREA	1,931	DETAIL ADJ	1.124	FOUNDATION	2	SLAB	0.95	+	BAS	L	BASE AREA	1,107	1711	250.73	277,558																
\$NLA(RCN)	\$248	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	+	USF	L	UPPER STORY FIN	824	1711	228.01	187,881																
				ROOF SHAPE	1	GABLE	1.00		F11	O	FPL 1S 10P	1		8,009.10	8,009																
				ROOF COVER	2	WOOD SHINGLES	1.01																								
				FLOOR COVER	2	SOFTWOOD	1.00																								
				INT FINISH	1	PLASTER	1.00																								
				HEATING/COOLING	2	HOT WATER	1.02																								
				FUEL SOURCE	99	N/A	1.00																								
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