

Key: 5237

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 4.983

LEGAL

LAND

DETACHED

BUILDING

INDING

CURRENT OWNER				PARCEL ID				LOCATION			
AMARANTE PATRICIA & FILARDI DAVID E 6 MURPHYS LN SCITUATE, MA 02066				45-2-27-K				6 MURPHYS LN			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
AMARANTE PATRICIA & MCCABE MARK F & BLANCHE E				07/20/2015	QS	468,000	45814-1				
				05/28/2004	O	385,000	28333-45				
FOURNIER FRANK				12/27/2001	QS	252,000	21235-245				

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	%
16-294	05/31/2016	2	ADDITIONS	4,260	07/20/2016	SJ	100	100
04-640	09/30/2004	7	OTHERS	25,000	06/29/2005	SJ	100	100

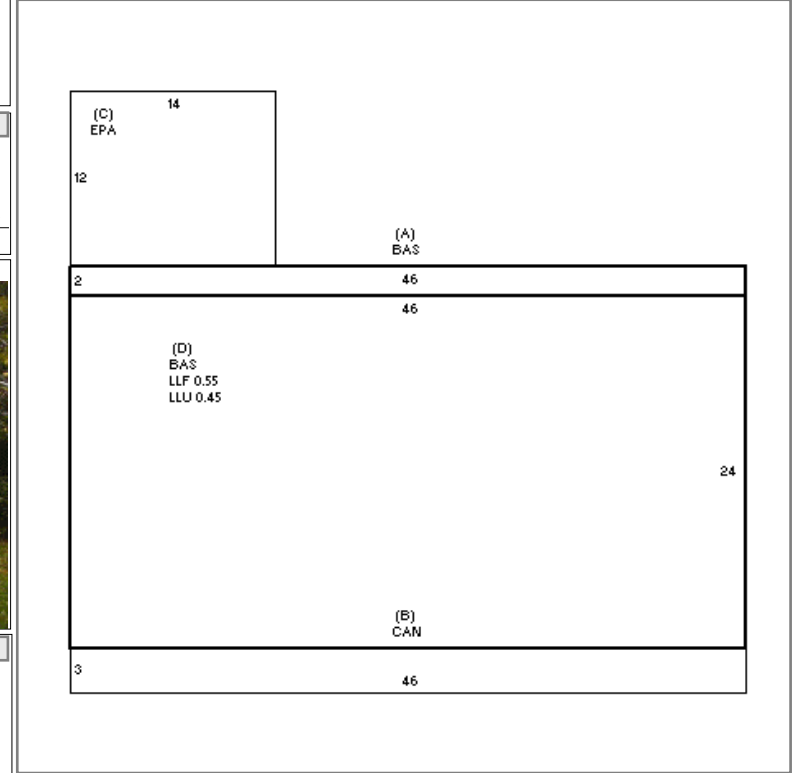
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	10,290	HBR 1.00	100	1.00	100	1.00	506,000	3.48	100	1.00	R03 1.15	416,030

TOTAL	10,290 SF	ZONING	FRNT	118	ASSESSED	CURRENT	PREVIOUS
Ngh	HARBOR	NOTE	LAND	416,000	378,200		
Inf1	FACTOR 100		BUILDING	289,900	258,100		
Inf2	PHY 100		DETACHED	15,700	14,900		
			OTHER	0	0		
			TOTAL	721,600	651,200		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
IPG	A	1.00	20 0.80	16 X 30	2005	480 37.88	14,500
SHF	A	1.00	20 0.80		2005	100 14.74	1,200



BUILDING	CD	ADJ	DESC	MEASURE	5/2/2011	SJ
MODEL	1		RESIDENTIAL	LIST	5/2/2011	EST
STYLE	2	1.00	RAISED RANCH [100%]	REVIEW	3/28/2011	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



BLDG COMMENTS

YEAR BLT	1970	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	376,488		
NET AREA	1,803	DETAIL ADJ	1.000	FOUNDATION	4	CONT BSMT WALL	1.00	+	BAS	L	BASE AREA	1,196	1970	196.68	235,225	CONDITION ELEM	CD		
\$NLA(RCN)	\$209	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	B	CAN	N	CANOPY	138		17.00	2,346	EXTERIOR			
				ROOF SHAPE	1	GABLE	1.00	C	EPA	N	ENCLOSED PORCH	168		90.20	15,154	INTERIOR			
				ROOF COVER	1	ASPH SHINGLES	1.00	D	LLU	N	LOWER LEVEL UNF	497		57.10	28,379	KITCHEN			
				FLOOR COVER	14	COMB	1.00	D	LLF	L	LOWER LEVEL FIN	607	1970	135.66	82,345	BATHS			
				INT FINISH	2	DRYWALL	1.00		F21	O	FPL 2S 1OP	1		8,239.00	8,239	HEAT			
				HEATING/COOLING	1	FORCED AIR	1.00									ELECT			
				FUEL SOURCE	99	N/A	1.00												
																		EFF.YR/AGE	1995 / 27
																		COND	23 23 %
																		FUNC	0
																		ECON	0
																		DEPR	23 % GD 77
																		RCNLD	\$289,900