

Key: 5308

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 5.052

LEGALS

LAND

DETACHED

BUILDING

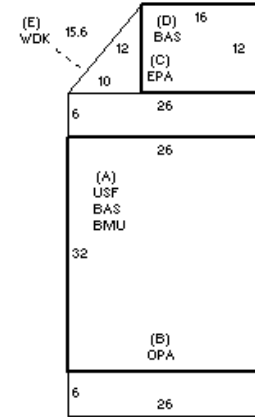
CURRENT OWNER		PARCEL ID		LOCATION	
CLINTON MARIA DALUZ & JAWANN EVANS 117 CAPTAIN PIERCE ROAD SCITUATE, MA 02066		45-4-7-0		39 HATHERLY RD	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
CLINTON MARIA DALUZ & DALUZ MANUEL & ISaura L		10/23/1996	A	(90429)	
ARCANA FRANK J & SERAFINA		01/01/1966	XX	38184-0	
		01/01/1958	XX	(C00025570)	

CLASS	CLASS%	DESCRIPTION		BN ID	BN	CARD
1010	100	SINGLE FAMILY			1	1 of 1
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY
97-549	09/22/1997	3	ALTERATIONS			100
89-175	04/24/1987	3	ALTERATIONS			100

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	9,978 OS	1.00	100	1.00	440,000	3.58	100	1.00	R02	1.00	361,150

TOTAL	9,978 SF	ZONING	FRNT	209	ASSESSED	CURRENT	PREVIOUS
Ngh	OCEANSIDE	NOTE			LAND	361,200	328,300
Inf1	FACTOR 100		BUILDING	292,700	260,300		
Inf2	PHY 100		DETACHED	5,000	4,700		
			OTHER	0	0		
					TOTAL	658,900	593,300

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	-	0.90 70 0.30			360	46.00	5,000



BLDG COMMENTS		
FY12 FR- COLONIAL TO CONV		

BUILDING	CD	ADJ	DESC	MEASURE	7/10/2009	PL
MODEL	1		RESIDENTIAL	LIST	7/10/2009	EST
STYLE	7	1.20	CONVENTIONAL [100%]	REVIEW	8/14/2019	JD
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1927	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	522,743
NET AREA	1,856	DETAIL ADJ	1.224	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	832		49.89	41,507		
\$NLA(RCN)	\$282	OVERALL	1.000	EXT COVER	4	VINYL	1.00	A	USF	L	UPPER STORY FIN	832	1927	227.60	189,365		
CAPACITY			UNITS	ADJ	ROOF SHAPE	3	GAMBREL	1.00	B	OPA	N	OPEN PORCH	156	51.50	8,034		
STORIES	2	1.00		ROOF COVER	1	ASPH SHINGLES	1.00	C	EPA	N	ENCLOSED PORCH	156		90.20	14,071		
ROOMS	8	1.00		FLOOR COVER	2	SOFTWOOD	1.00	+	BAS	L	BASE AREA	1,024	1927	250.28	256,285		
BEDROOMS	4	1.00		INT FINISH	1	PLASTER	1.00	E	WDK	N	WOOD DECK	60		38.40	2,304		
BATHROOMS	1	1.00		HEATING/COOLING	2	HOT WATER	1.02	F21	O		FPL 2S 1OP	1		8,239.00	8,239		
# 1/2 BATHS	0	1.00		FUEL SOURCE	2	GAS	1.00										
TOT FIXTURES	3	\$2,938															
# UNITS	1	1.00															
																EFF.YR/AGE	1963 / 59
																COND	44 44 %
																FUNC	0
																ECON	0
																DEPR	44 % GD 56
																RCNLD	\$292,700