

Key: 5359

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 5.102

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
DEMELLO MARIE L 42 HATHERLY RD SCITUATE, MA 02066				45-10-5-0				42 HATHERLY RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
DEMELLO MARIE L				06/29/2022	F	100	(134097)				
DEMELLO JAMES C & MARIE				01/01/1973	QS		(50053)				
BRENNAN WILLIAM P ET AL				01/01/1972	XX		P0010-7491				

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	%

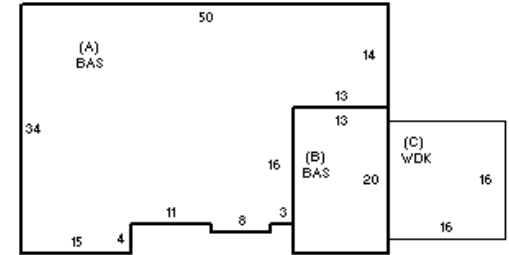
LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	10,250 OS	1.00	100	1.00	440,000	3.49	100	1.00	R02	1.00	361,680

TOTAL	10,250 SF	ZONING		FRNT	250	ASSESSED	CURRENT	PREVIOUS
Ngh	OCEANSIDE	NOTE				LAND	361,700	328,800
Inf1	FACTOR 100		BUILDING	227,600	205,300			
Inf2	PHY 100		DETACHED	1,200	1,100			
			OTHER	0	0			
						<b>TOTAL</b>	<b>590,500</b>	<b>535,200</b>

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00 20 0.80			100	14.74	1,200



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	10/13/2010	PL
MODEL	1		RESIDENTIAL	LIST	10/13/2010	EST
STYLE	1	0.85	RANCH [100%]	REVIEW	3/25/2011	ER
QUALITY	+	1.10	AVG +/GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

LOADING

YEAR BLT	1952	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	329,809
NET AREA	1,620	DETAIL ADJ	0.823	FOUNDATION	2	SLAB	0.95	+	BAS	L	BASE AREA	1,620	1952	190.26	308,229	CONDITION ELEM	CD
\$NLA(RCN)	\$204	OVERALL	1.000	EXT COVER	4	VINYL	1.00	C	WDK	N	WOOD DECK	256		42.24	10,813	EXTERIOR	
				ROOF SHAPE	1	GABLE	1.00		FPL	O	FIREPLACE	1		8,594.30	8,594	INTERIOR	
				ROOF COVER	1	ASPH SHINGLES	1.00									KITCHEN	
				FLOOR COVER	14	COMB	1.00									BATHS	
				INT FINISH	1	PLASTER	1.00									HEAT	
				HEATING/COOLING	2	HOT WATER	1.02									ELECT	
				FUEL SOURCE	99	N/A	1.00										
																EFF.YR/AGE	1972 / 50
																COND	31 31 %
																FUNC	0
																ECON	0
																DEPR	31 % GD 69
																RCNLD	\$227,600