

Key: 5363

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 5.106

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
RICCI JONATHAN G & MARIA A				45-11-10-0				28 HATHERLY RD			
28 HATHERLY RD				TRANSFER HISTORY				DOS T SALE PRICE BK-PG (Cert)			
SCITUATE, MA 02066				RICCI JONATHAN G & MARIA				05/25/2017 L 311,000 (125194)			
				SECRETARY OF HOUSING &				09/16/2016 L 281,424 (124083)			
				MARINI JOHN J				04/03/2000 F 170,000 (97185)			

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	%
17-748	11/17/2017	3	ALTERATIONS	8,000	07/25/2018	JD	100	100
98-294	06/23/1998	3	ALTERATIONS				100	100

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	12,773	OS 1.00	100	1.00	440,000	2.84	100	1.00	R02	1.00	366,300

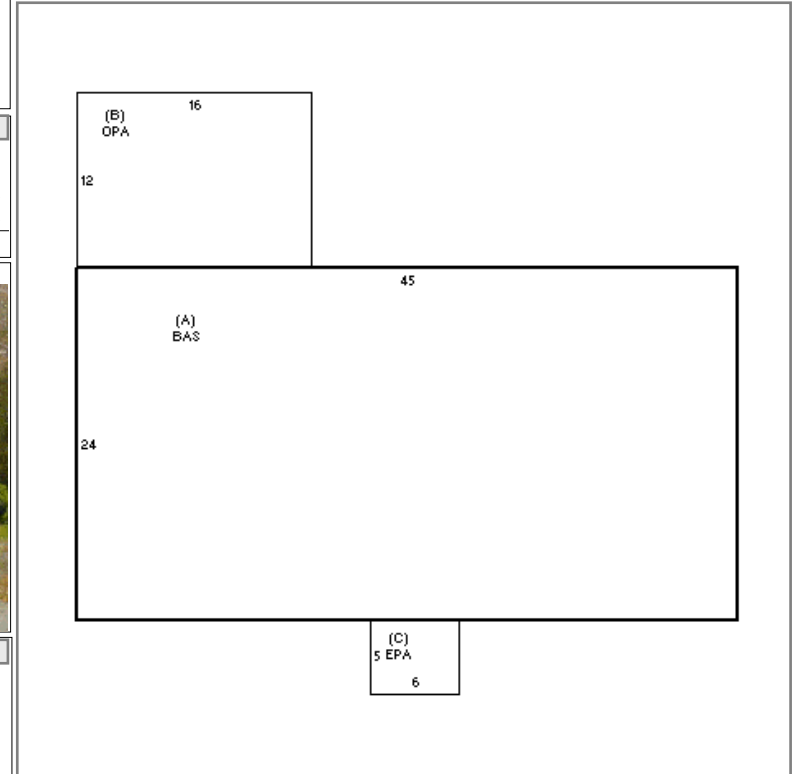
TOTAL	12,773 SF	ZONING		FRNT	231	ASSESSED	CURRENT	PREVIOUS
Ngh	OCEANSIDE	NOTE				LAND	366,300	333,000
Inf1	FACTOR 100		BUILDING	181,000	161,000			
Inf2	PHY 100		DETACHED	4,000	3,800			
			OTHER	0	0			
						TOTAL	551,300	497,800

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	30 0.70		30	17.03	400
HTB	A	1.00	30 0.70		1	5,181.80	3,600



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	7/13/2009	PL
MODEL	1		RESIDENTIAL	LIST	7/13/2009	EST
STYLE	1	0.85	RANCH [100%]	REVIEW	7/25/2018	JD
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1965	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	229,078	
NET AREA	1,080	DETAIL ADJ	0.823	FOUNDATION	2	SLAB	0.95	A	BAS	L	BASE AREA	1,080	1965	191.88	207,228	CONDITION ELEM	CD	
\$NLA(RCN)	\$212	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	B	OPA	N	OPEN PORCH	192		51.50	9,888	EXTERIOR		
				ROOF SHAPE	1	GABLE	1.00	C	EPA	N	ENCLOSED PORCH	30		90.20	2,706	INTERIOR		
				ROOF COVER	1	ASPH SHINGLES	1.00		F11	O	FPL 1S 1OP	1		7,281.00	7,281	KITCHEN		
				FLOOR COVER	34	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	2000 / 22
																	COND	20 20 %
																	FUNC	0
																	ECON	0
																	DEPR	21 % GD 79
																	RCNLD	\$181,000