

Key: 5495

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 5.225

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION				
MAGUIRE MATTHEW G & KATHERINE M				46-6-2-0				11 BROOKLINE RD				
11 BROOKLINE RD SCITUATE, MA 02066				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)	
				MAGUIRE MATTHEW G & MEENAGHAN ANTHONY & MICHA				07/01/2022	U	2,600,000	(134119)	
				HUGHES JACQUELINE A				05/26/2006	QS	820,000	(109075)	
								02/25/2004	F		(104934)	

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 %
08-111	03/01/2008	6	CYCL GROWTH		08/24/2022	JD	100 100
07-261	05/21/2007	3	ALTERATIONS	2,500	07/22/2008	SJ	100 100
		3	ALTERATIONS	25,000	07/18/2007	SJ	100 100
		7	OTHERS		06/13/2006	SJ	100 100
	12/17/2003	3	ALTERATIONS			PJB	100 100

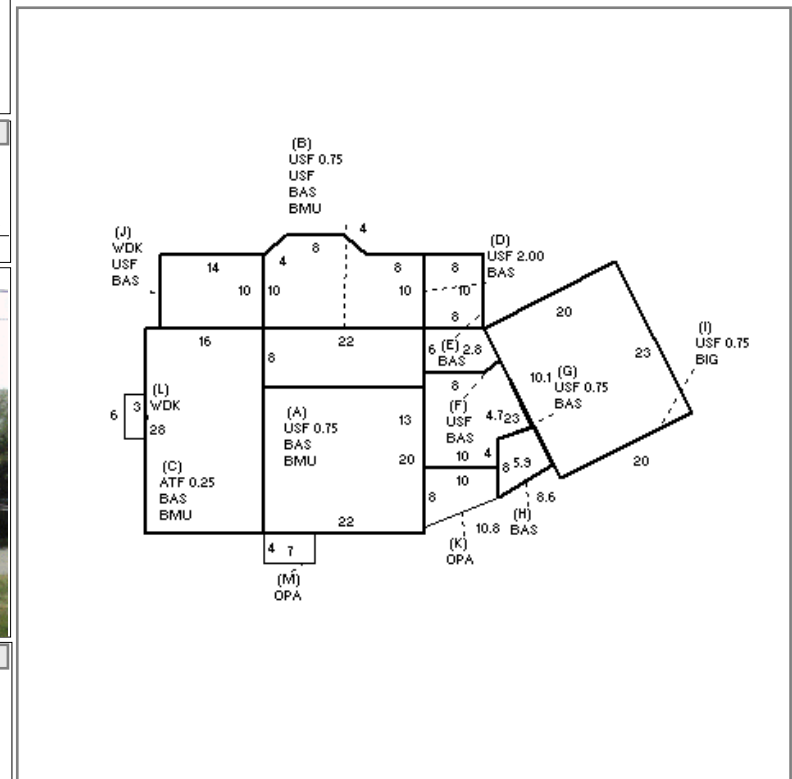
LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	16,100 OS	1.00	100	1.00	616,000	2.29	100	1.00	WV4	1.40	520,540

TOTAL	16,100 SF	ZONING	FRNT	282	ASSESSED	CURRENT	PREVIOUS
Ngh	OCEANSIDE	NOTE			LAND	520,500	473,200
Inf1	FACTOR 100		BUILDING	1,390,500	973,300		
Inf2	PHY 100		DETACHED	23,000	21,900		
			OTHER	0	0		
			TOTAL	1,934,000	1,468,400		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
IPG	G	1.20 20 0.80	38X18		684	41.99	23,000



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	8/24/2022	JD
MODEL	1		RESIDENTIAL	LIST	8/24/2022	EST
STYLE	4	1.10	CAPE [100%]	REVIEW	3/25/2011	ER
QUALITY	E	1.80	EXCELLENT [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

G

YEAR BLT	1985	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	1,511,453				
NET AREA	3,694	DETAIL ADJ	1.144	FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,064		83.43	88,774	CONDITION ELEM	CD				
\$NLA(RCN)	\$409	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	+	USF	L	UPPER STORY FIN	848	1985	345.40	292,903	EXTERIOR	G				
				ROOF SHAPE	1	GABLE	1.00	+	USF	L	UPPER STORY FIN	946	1998	345.41	326,754	INTERIOR	G				
				ROOF COVER	1	ASPH SHINGLES	1.00	C	ATF	L	ATTIC FINISH	112	1985	245.41	27,486	KITCHEN	G				
				FLOOR COVER	13	COMB	1.00	+	BAS	L	BASE AREA	645	1998	379.82	244,984	BATHS	G				
				INT FINISH	2	DRYWALL	1.00	+	BAS	L	BASE AREA	1,143	1985	379.82	434,133	HEAT	U				
				HEATING/COOLING	11	HW/COOL AIR	1.04	I	BIG	N	BUILT-IN GARAGE	461		92.72	42,743	ELECT	U				
				FUEL SOURCE	2	GAS	1.00	+	OPA	N	OPEN PORCH	88		92.70	8,158						
													+	WDK	N	WOOD DECK	158	69.12	10,921		
													F21	O	FPL 2S 1OP	1	14,830.20	14,830			
CAPACITY		UNITS	ADJ															EFF.YR/AGE	2014 / 8		
STORIES		1.75	1.00															COND	8 8 %		
ROOMS		9	1.00															FUNC	0		
BEDROOMS		3	1.00															ECON	0		
BATHROOMS		3	1.00															DEPR	8 % GD	92	
# 1/2 BATHS		1	1.00															RCNLD	\$1,390,500		
TOT FIXTURES		12	\$19,768																		
# UNITS		1	1.00																		