

Key: 5583

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 5.312

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
DESMOND JEREMY & GINA M 78 REBECCA RD SCITUATE, MA 02066				46-3-4-0				78 REBECCA RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
DESMOND JEREMY & GINA M				04/01/2016	QS	484,000	46761-20				
SOUTHWELL MICHAEL D &				07/06/2015	QS	447,500	45763-93				
MAGUIRE PETER L & MICHELE				05/28/2010	N	390,000	38576-215				

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	%
16-127	03/25/2016	3	ALTERATIONS	6,900	07/18/2016	SJ	100	100
06-091	03/02/2006	3	ALTERATIONS	15,000	08/03/2006	SJ	100	100
00-470	10/02/2000	3	ALTERATIONS				100	100
		7	OTHERS				100	100
		6	CYCL GROWTH				100	100

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	4,637	OS 1.00	100	1.00	528,000	7.44	100	1.00	WV3	1.20	418,030

TOTAL	4,617 SF	ZONING		FRNT	100	ASSESSED	CURRENT	PREVIOUS
Ngh	OCEANSIDE	NOTE	LAND	418,000	380,000			
Inf1	FACTOR 100		BUILDING	284,500	257,900			
Inf2	PHY 100		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	702,500	637,900			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	5/15/2015	SJ
MODEL	1		RESIDENTIAL	LIST	5/15/2015	EST
STYLE	7	1.20	CONVENTIONAL [100%]	REVIEW	3/24/2011	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1930	SIZE ADJ	1.000
NET AREA	1,848	DETAIL ADJ	1.224
\$NLA(RCN)	\$280	OVERALL	1.000
CAPACITY		UNITS	ADJ
STORIES	2	1.00	
ROOMS	7	1.00	
BEDROOMS	3	1.00	
BATHROOMS	2	1.00	
# 1/2 BATHS	1	1.00	
TOT FIXTURES	9	\$8,813	
# UNITS	1	1.00	

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	840		47.03	39,502
EXT COVER	1	WD SHINGLES	1.00	A	BMF	N	BSMT FINISH-SEP	168		66.01	11,090
ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,008	1930	250.28	252,281
ROOF COVER	1	ASPH SHINGLES	1.00	A	USF	L	UPPER STORY FIN	840	1930	227.60	191,185
FLOOR COVER	2	SOFTWOOD	1.00	C	OPA	N	OPEN PORCH	24		51.50	1,236
INT FINISH	1	PLASTER	1.00	+	WDK	N	WOOD DECK	344		38.40	13,210
HEATING/COOLING	2	HOT WATER	1.02								
FUEL SOURCE	2	GAS	1.00								

TOTAL RCN	517,317
CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	
EFF.YR/AGE	1962 / 60
COND	45 45%
FUNC	0
ECON	0
DEPR	45 % GD 55
RCNLD	\$284,500

