

Key: 5654

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 5382

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CURRENT OWNER				PARCEL ID				LOCATION			
NUTLEY KENNETH ROBERT & S/O NUTLEY KENNETH ROBERT 85 REBECCA RD SCITUATE, MA 02066				46-1-4-0				85 REBECCA RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
NUTLEY KENNETH ROBERT				08/14/2023	H	100	58183-280				
NUTLEY KENNETH ROBERT & MARSHALL ELAINE S				06/14/2018	QS	555,000	49918-313				
				09/01/2016	QS	557,500	47413-27				

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 %
17-193	04/10/2017	3	ALTERATIONS	23,000	08/01/2017	SJ	100 100
99-530	11/21/1999	3	ALTERATIONS				100 100
99-530	10/22/1999	3	ALTERATIONS				100 100
91-865	12/10/1991	3	ALTERATIONS				100 100
90-172	04/18/1990	3	ALTERATIONS				100 100

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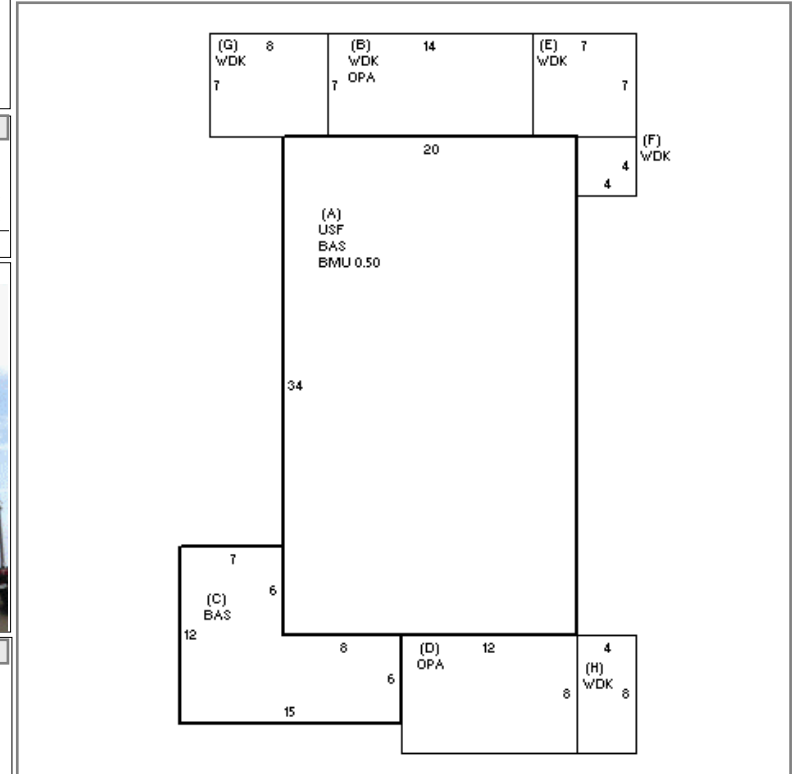
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	4,000	OS 1.00	100	1.00	100	1.00	660,000	8.57	100	1.00	WF6 1.50	519,420

TOTAL	4,008 SF	ZONING	FRNT	44	ASSESSED	CURRENT	PREVIOUS
Ngh	OCEANSIDE	N O T E	LAND	519,400	472,200		
Inf1	FACTOR 100		BUILDING	313,700	279,300		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
			TOTAL	833,100	751,500		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	8/14/2019	JD
MODEL	1		RESIDENTIAL	LIST	8/14/2019	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%]			



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YEAR BLT	1920	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	435,706
NET AREA	1,492	DETAIL ADJ	1.236	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	340		63.15	21,471		
\$NLA(RCN)	\$292	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	USF	L	UPPER STORY FIN	680	1920	240.73	163,698		
				ROOF SHAPE	2	HIP	1.00	+	OPA	N	OPEN PORCH	194		51.50	9,991		
				ROOF COVER	2	WOOD SHINGLES	1.01	+	BAS	L	BASE AREA	812	1920	264.72	214,951		
				FLOOR COVER	2	SOFTWOOD	1.00	+	WDK	N	WOOD DECK	251		38.40	9,638		
				INT FINISH	1	PLASTER	1.00		BMG	O	BSMT GARAGE	1		2,491.00	2,491		
				HEATING/COOLING	2	HOT WATER	1.02		GFP	O	GAS FIREPLACE	1		5,556.00	5,556		
				FUEL SOURCE	2	GAS	1.00										
																CONDITION ELEM	CD
																EXTERIOR	A
																INTERIOR	A
																KITCHEN	G
																BATHS	G
																HEAT	U
																ELECT	A
																EFF.YR/AGE	1977 / 45
																COND	28 28 %
																FUNC	0
																ECON	0
																DEPR	28 % GD 72
																RCNLD	\$313,700