

Key: 5658

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 5.386

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
BAUGHMAN DANIEL 75 REBECCA RD SCITUATE, MA 02066				46-1-9-0				75 REBECCA RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
BAUGHMAN DANIEL				04/21/2022	QS	1,010,000	56713-266				
DINGER MARGARET A & STEVE				05/29/2003	QS	539,000	25270-214				
MOODY KEITH T & SUSAN K				09/29/2000	QS	425,000	18929-194				

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	%
18-628	09/13/2018	3	OTHERS		05/12/2022	JD	100	100
13-622	09/16/2013	3	ALTERATIONS	21,800	08/14/2019	JD	100	100
11-676	10/27/2011	3	ALTERATIONS	19,850	07/09/2014	MR	100	100
11-050	01/31/2011	3	ALTERATIONS	23,500	07/18/2012	SJ	100	100
				28,100	07/20/2011	SJ	100	100

LAND

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

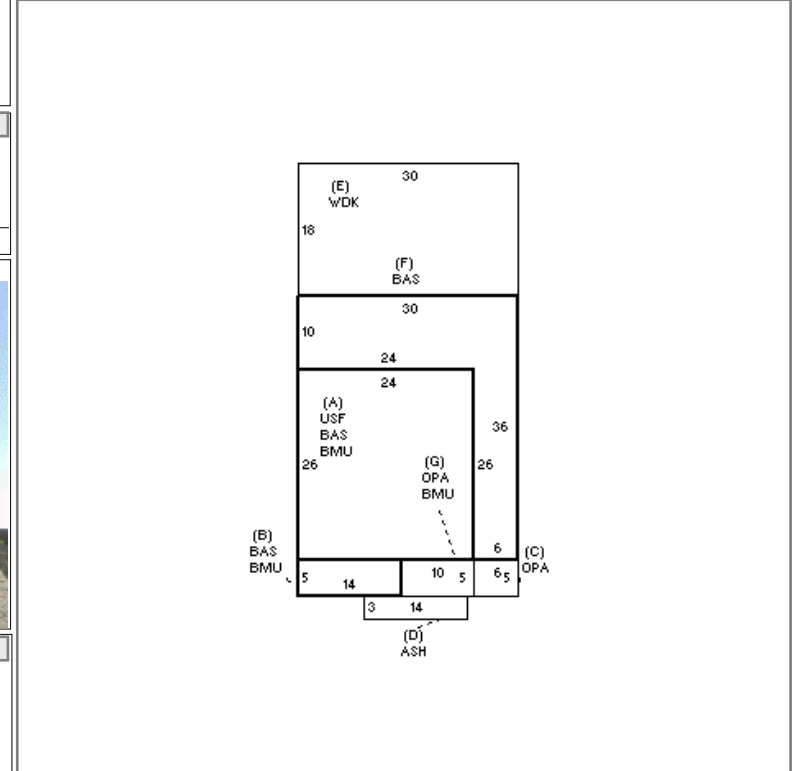
TOTAL	4,000 SF	ZONING	FRNT	58	ASSESSED	CURRENT	PREVIOUS
Ngh	OCEANSIDE	NOTE			LAND	519,400	472,200
Inf1	FACTOR 100		BUILDING	440,300	391,700		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
					TOTAL	959,700	863,900

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS
MLS



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	8/1/2023	JD
MODEL	1		RESIDENTIAL	LIST	8/1/2023	EST
STYLE	7	1.20	CONVENTIONAL [100%]	REVIEW	5/12/2022	JD
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1922	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	524,179	
NET AREA	1,774	DETAIL ADJ	1.236	FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	744		51.78	38,527	CONDITION ELEM	CD	
\$NLA(RCN)	\$295	OVERALL	1.000	EXT COVER	4	VINYL	1.00	A	USF	L	UPPER STORY FIN	624	1922	231.73	144,599	EXTERIOR	G	
				ROOF SHAPE	2	HIP	1.00	+	OPA	N	OPEN PORCH	80		51.50	4,120	INTERIOR	G	
				ROOF COVER	1	ASPH SHINGLES	1.00	D	ASH	N	ATT SHED	42		22.36	939	KITCHEN	V	
				FLOOR COVER	2	SOFTWOOD	1.00	E	WDK	N	WOOD DECK	540		38.40	20,736	BATHS	V	
				INT FINISH	1	PLASTER	1.00	+	BAS	L	BASE AREA	1,150	1922	254.82	293,039	HEAT	U	
				HEATING/COOLING	9	WARM/COOL AIR	1.03		BMG	O	BSMT GARAGE	1		2,491.00	2,491	ELECT	U	
				FUEL SOURCE	2	GAS	1.00		F21	O	FPL 2S 1OP	1		8,239.00	8,239			
										GFP	O	GAS FIREPLACE	1		5,556.00	5,556		
																EFF.YR/AGE	2006 / 16	
																COND	16 16%	
																FUNC	0	
																ECON	0	
																DEPR	16 % GD 84	
																RCNLD	\$440,300	