

Key: 5734

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 5.459

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
WOLCZIK PETER A & ANNE MARIE 32 JOEL CIRCLE LYNN, MA 01904				46-1-41-0				3 REBECCA RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
WOLCZIK PETER A & ANNE MA				12/12/2002	QS		1 23657-349				
WOLCZIK ANNE M				01/01/1973	XX		10890-0				
STONEFIELD MARY E				01/01/1957	XX		2531-450				

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	%
91-628	11/14/1991	7	OTHERS ALTERATIONS		08/04/2021	JD	100	100

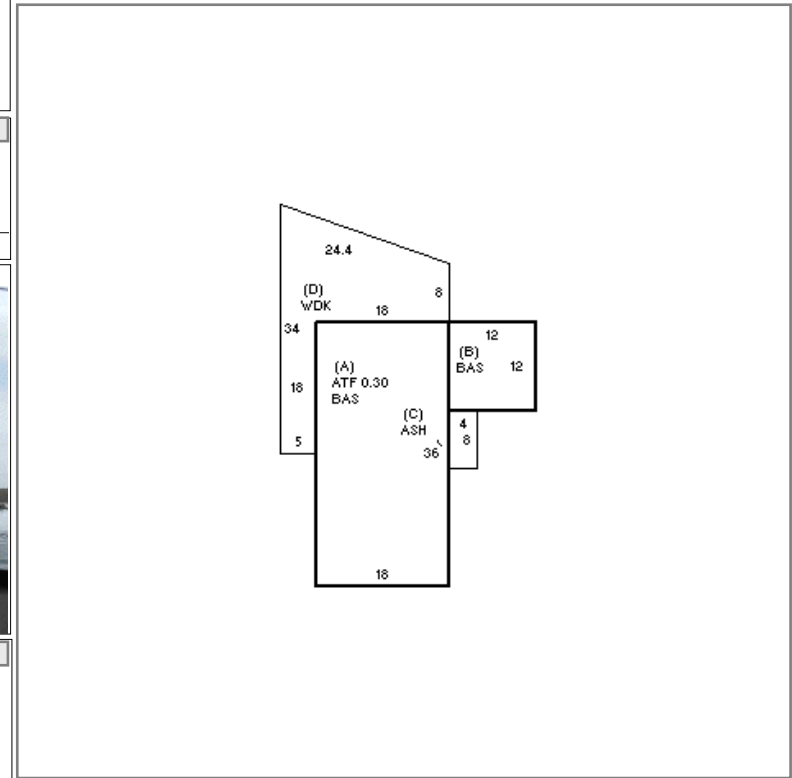
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	11,026	OS 1.00	100	1.00	704,000	3.26	100	1.00	WF7	1.60	581,050

TOTAL	11,021 SF	ZONING	NOTE	FRNT	107	ASSESSED	CURRENT	PREVIOUS
Ngh	OCEANSIDE	NOTE	LAND	581,100	528,200			
Inf1	FACTOR 100		BUILDING	130,400	115,900			
Inf2	PHY 100		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	711,500	644,100			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	8/4/2021	JD
MODEL	1		RESIDENTIAL	LIST	8/4/2021	EST
STYLE	6	0.85	COTT/BUNGALOW [100%]	REVIEW	9/22/2021	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1898	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	203.697		
NET AREA	986	DETAIL ADJ	0.850	FOUNDATION	3	CONT WALL	1.00	+	BAS	L	BASE AREA	792	1898	203.73	161,352	CONDITION ELEM	CD		
\$NLA(RCN)	\$207	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	ATF	L	ATTIC FINISH	194	1898	131.63	25,536	EXTERIOR	A		
				ROOF SHAPE	1	GABLE	1.00	C	ASH	N	ATT SHED	32		22.34	715	INTERIOR	A		
				ROOF COVER	1	ASPH SHINGLES	1.00	D	WDK	N	WOOD DECK	366		38.40	14,054	KITCHEN	A		
				FLOOR COVER	2	SOFTWOOD	1.00									BATHS	A		
				INT FINISH	1	PLASTER	1.00									HEAT	A		
				HEATING/COOLING	1	FORCED AIR	1.00									ELECT	A		
				FUEL SOURCE	2	GAS	1.00									EFF.YR/AGE 1968 / 54			
																	COND	36	36 %
																	FUNC	0	
																	ECON	0	
																	DEPR	36	% GD 64
																	RCNLD		\$130,400