

Key: 5868

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 5.593

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION				
MOLINARI WAYNE L & PAMELA A 11 STENBECK PLACE SCITUATE, MA 02066				50-13-23-0				11 STENBECK PL				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
MOLINARI WAYNE L & PAMELA				03/15/1989	QS	155,000	9033-227					
SYLVESTER FRED JR & CHRIS				03/14/1989	QS	155,000	9033-227					
SYLVESTER FRED L JR & CHR				01/01/1975	XX	3972-777						
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	23,650	HBR 1.00	100	1.00	506,000	1.60	100	1.00	R03 1.15		440,350

LAND

TOTAL	23,650 SF	ZONING	FRNT	100	ASSESSED	CURRENT	PREVIOUS
Ngh	HARBOR	NOTE			LAND	440,400	400,300
Inf1	FACTOR 100				BUILDING	417,900	372,000
Inf2	PHY 100				DETACHED	200	200
					OTHER	0	0
				TOTAL	858,500	772,500	

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	30 0.70		20	17.03	200



BLDG COMMENTS

IN-LAW APT

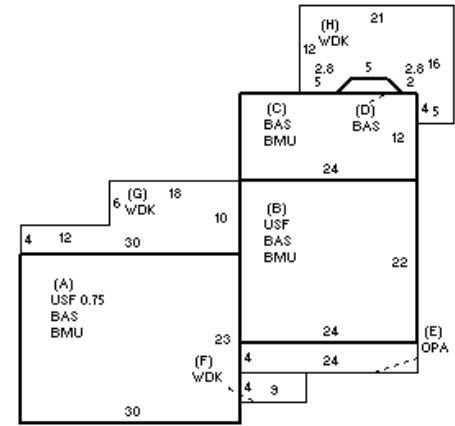
BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	5/30/2018	JD
MODEL	1		RESIDENTIAL	LIST	5/30/2018	JD
STYLE	4	1.10	CAPE [100%]	REVIEW	7/23/2020	JD
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

G

YEAR BLT	1949	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ
NET AREA	2,566	DETAIL ADJ	1.144	FOUNDATION	4	CONT BSMT WALL	1.00
\$NLA(RCN)	\$254	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00
CAPACITY				ROOF SHAPE	1	GABLE	1.00
STORIES	1.75	UNITS	1.00	ROOF COVER	1	ASPH SHINGLES	1.00
ROOMS	9	ADJ	1.00	FLOOR COVER	1	HARDWOOD	1.00
BEDROOMS	4		1.00	INT FINISH	1	PLASTER	1.00
BATHROOMS	3		1.00	HEATING/COOLING	2	HOT WATER	1.02
# 1/2 BATHS	1		1.00	FUEL SOURCE	1	OIL	1.00
TOT FIXTURES	11		\$10,067				
# UNITS	2		1.02				

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 %
19-773	10/15/2019	3	ALTERATIONS		07/23/2020	JD	100 100
07-380	07/13/2007	3	ALTERATIONS	50,000			100 100
94-122	04/12/1994	2	ADDITIONS				100 100
89-85	03/17/1989	3	ALTERATIONS				100 100
		6	CYCL GROWTH				100 100



TOTAL RCN	652,985
CONDITION ELEM CD	
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A
EFF.YR/AGE 1968 / 54	
COND	36 36%
FUNC	0
ECON	0
DEPR	36 % GD 64
RCNLD	\$417,900