

Key: 6612

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 6.313

LEGAL

LAND

DETAILED

BUILDING

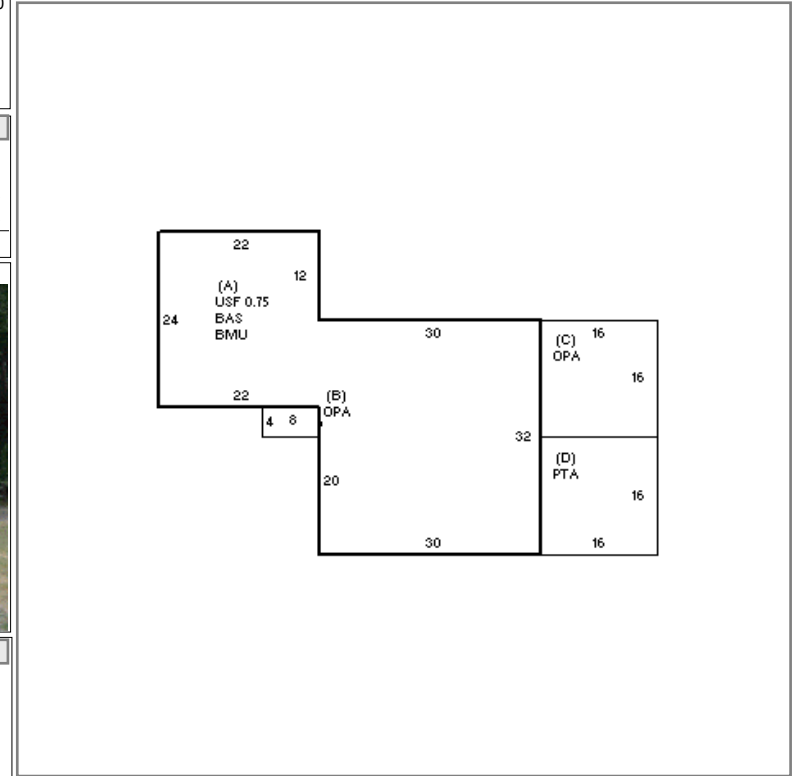
CURRENT OWNER				PARCEL ID				LOCATION			
STENSON RAYMOND C III 24 MARTHAS LN SCITUATE, MA 02066				58-1-8-0				24 MARTHAS LN			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
STENSON RAYMOND C III				07/28/2021	QS	1,000,000	55377-314				
COLLINS MICHAEL F TR &				05/13/2021	F	1 54965-142					
COLLINS MICHAEL F & MAURE				12/18/1991	QS	10645-19					

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	%
23-0594	07/12/2023	3	ALTERATIONS	50,000				
		7	OTHERS		08/02/2022	JD	100	100

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,000 GB	1.00	100	1.00	100	1.00	1.00	1.00	WV5	1.50	606,060
300	A	1.994 GB	1.00	100	1.00	100	1.00	1.00	1.00	WV5	1.50	5,920

TOTAL	2.912 Acres	ZONING	C/W 8E	FRNT	53	ASSESSED	CURRENT	PREVIOUS
Ngh	GREENBUSH	NOTE		LAND	612,000	556,600		
Inf1	FACTOR 100			BUILDING	472,000	420,000		
Inf2	PHY 100			DETACHED	1,300	1,200		
				OTHER	0	0		
				TOTAL	1,085,300	977,800		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00 30 0.70	14 X 10		140	13.34	1,300



BUILDING	CD	ADJ	DESC	MEASURE	8/2/2022	JD
MODEL	1		RESIDENTIAL	LIST	8/2/2022	EST
STYLE	4	1.10	CAPE [100%]	REVIEW	8/30/2021	JD
QUALITY	A	1.00	AVERAGE [100%]	BLDG COMMENTS		
FRAME	1	1.00	WOOD FRAME [100%]	MLS		

YEAR BLT	1956	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	655,541		
NET AREA	2,604	DETAIL ADJ	1.144	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	1,488		42.73	63,584	CONDITION ELEM	CD		
\$NLA(RCN)	\$252	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	BAS	L	BASE AREA	1,488	1956	220.66	328,338	EXTERIOR	G		
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	1,116	1956	200.66	223,941	INTERIOR	G		
				ROOF COVER	1	ASPH SHINGLES	1.00	+	OPA	N	OPEN PORCH	288		51.50	14,832	KITCHEN	G		
				FLOOR COVER	14	COMB	1.00	D	PTA	N	PATIO	256		14.90	3,814	BATHS	G		
				INT FINISH	1	PLASTER	1.00		BMG	O	BSMT GARAGE	2		2,491.00	4,982	HEAT	A		
				HEATING/COOLING	11	HW/COOL AIR	1.04		FPL	O	FIREPLACE	1		7,813.00	7,813	ELECT	A		
				FUEL SOURCE	1	OIL	1.00												
																		EFF.YR/AGE	1977 / 45
																		COND	28 28 %
																		FUNC	0
																		ECON	0
																		DEPR	28 % GD 72
																		RCNLD	\$472,000