

Key: 6847

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 6.541

LEGALS

LAND

DETACHED

BUILDING

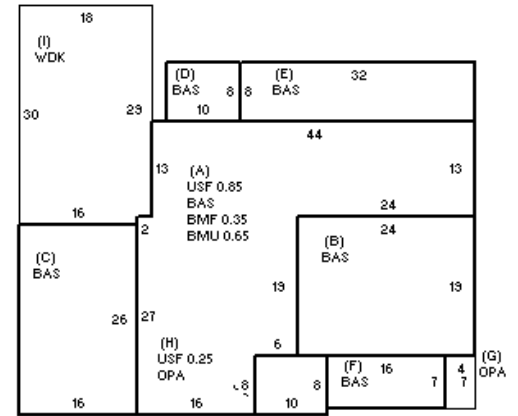
CURRENT OWNER				PARCEL ID				LOCATION			
HICKEY JAMES & FYANS KATHRYN A				62-1-1-G				76 C J CUSHING WAY			
76 C J CUSHING WAY SCITUATE, MA 02066				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)
				HICKEY JAMES & NARDINI ALFRED L & JEAN				12/27/2011	H	475,300	40784-60
				SILVERBERG ROBERT A AND S				11/14/1979	QS	4753-344	
								01/01/1979	QS	93,500	4407-331

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	%
23-359	04/26/2023	3	ALTERATIONS	25,000	09/05/2023	JD	100	100

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,000	GB 1.00	100	1.00	528,000	1.00	100	1.00	WV1	1.20	484,850
300	A	0.272	GB 1.00	100	1.00	23,760	1.00	100	1.00	WV1	1.20	6,460

TOTAL	1.190 Acres	ZONING	FRNT 172	ASSESSED	CURRENT	PREVIOUS
Ngh	GREENBUSH	NOTE		LAND	491,300	447,000
Infl1	FACTOR 100		BUILDING	454,900	386,900	
Infl2	PHY 100		DETACHED	0	0	
			OTHER	0	0	
				TOTAL	946,200	833,900

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	12/3/2010	PL
MODEL	1		RESIDENTIAL	LIST	12/3/2010	EST
STYLE	8	0.90	CONTEMPORARY [100%]	REVIEW	9/5/2023	JD
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	1974	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	668,956		
NET AREA	3,408	DETAIL ADJ	0.927	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	727		45.72	33,239	CONDITION ELEM	CD		
\$NLA(RCN)	\$196	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	A	BMF	N	BSMT FINISH-SEP	391		64.18	25,095	EXTERIOR	F		
				ROOF SHAPE	1	GABLE	1.00	+	USF	L	UPPER STORY FIN	970	1974	156.91	152,207	INTERIOR	A		
				ROOF COVER	1	ASPH SHINGLES	1.00	+	BAS	L	BASE AREA	2,438	1974	172.55	420,673	KITCHEN	A		
				FLOOR COVER	14	COMB	1.00	+	OPA	N	OPEN PORCH	108		51.50	5,562	BATHS	A		
				INT FINISH	2	DRYWALL	1.00	I	WDK	N	WOOD DECK	538		38.40	20,659	HEAT	A		
				HEATING/COOLING	9	WARM/COOL AIR	1.03	F	FPL	O	FIREPLACE	1		7,813.00	7,813	ELECT	A		
				FUEL SOURCE	1	OIL	1.00												
																		EFF.YR/AGE	1971 / 51
																		COND	32 32 %
																		FUNC	0
																		ECON	0
																		DEPR	32 % GD 68
																		RCNLD	\$454,900