

Key: 6867

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 6.560

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
VITALI VALERIE FORTE TR & PHILLIP C TR 34 DRIFTWAY SCITUATE, MA 02066				64-11-2-0				34 DRIFTWAY			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
VITALI VALERIE FORTE TR & VITALI PHILLIP C & VALERIE				11/20/2019	F	100	51974-319				
VITALI PHILLIP C & VALERIE				12/13/2007	F	1	35394-288				
VITALI PHILLIP & VALERIE				10/01/1981	QS		5061-151				

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
SS09-29		5	SPLIT/SUB/LA		12/05/2008	ER	100	100
		3	ALTERATIONS		03/30/2004	PJB	100	100
		3	ALTERATIONS		01/07/2004	PJB	100	100
01-683	12/03/2001	2	ADDITIONS				100	100
92-671	08/01/1992	3	ALTERATIONS				100	100

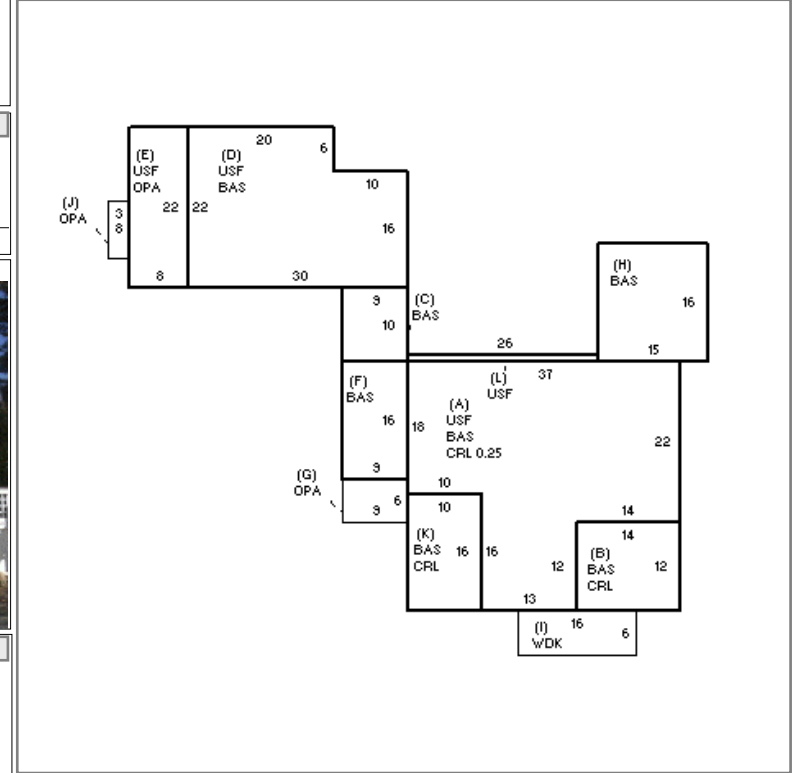
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	38,865 CLF	1.00	100	1.00	572,000	1.03	100	1.00	R05	1.30	523,310

TOTAL	38,865 SF	ZONING	NOTED	FRNT	172	ASSESSED	CURRENT	PREVIOUS
Ngh	CLIFFS					LAND	523,300	475,700
Inf1	FACTOR 100					BUILDING	902,100	802,900
Inf2	PHY 100					DETACHED	0	0
						OTHER	88,100	78,300
						TOTAL	1,513,500	1,356,900

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	3/3/2022	JD
MODEL	1		RESIDENTIAL	LIST	3/3/2022	JD
STYLE	7	1.20	CONVENTIONAL [100%]	REVIEW	3/14/2011	ER
QUALITY	G	1.20	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1920	SIZE ADJ	1.000
NET AREA	4,064	DETAIL ADJ	1.248
\$NLA(RCN)	\$281	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	2	1.00
ROOMS	8	1.00
BEDROOMS	3	1.00
BATHROOMS	3	1.00
# 1/2 BATHS	1	1.00
TOT FIXTURES	13	\$15,575
# UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	CONT BSMT WALL	1.00	+	CRL	N	BSMT CRAWL	561		15.45	8,670
EXT COVER	1	WD SHINGLES	1.00	+	BAS	L	BASE AREA	1,732	1920	273.71	474,060
ROOF SHAPE	1	GABLE	1.00	D	BAS	L	BASE AREA	600	2000	273.71	164,224
ROOF COVER	1	ASPH SHINGLES	1.00	+	USF	L	UPPER STORY FIN	776	2000	248.91	193,152
FLOOR COVER	2	SOFTWOOD	1.00	+	OPA	N	OPEN PORCH	254		61.80	15,697
INT FINISH	1	PLASTER	1.00	I	WDK	N	WOOD DECK	96		46.08	4,423
HEATING/COOLING	11	HW/COOL AIR	1.04	+	USF	L	UPPER STORY FIN	956	1920	248.91	237,955
FUEL SOURCE	1	OIL	1.00	+	FPL	O	FIREPLACE	3		9,375.20	28,126

TOTAL RCN	1,141,882
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	G
KITCHEN	V
BATHS	A
HEAT	U
ELECT	A

EFF.YR/AGE	2000 / 22
COND	20 20 %
FUNC	0
ECON	0
DEPR	21 % GD 79
RCNLD	\$902,100

