

Key: 7017

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 6.708

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
MCNAMARA JOHN F & CATHERINE M				64-9-8-0				75 MOORLAND RD			
75 MOORLAND RD				TRANSFER HISTORY				DOS T SALE PRICE BK-PG (Cert)			
SCITUATE, MA 02066				MCNAMARA JOHN F & CATHERI				12/02/2010 QS 630,000 39347-89			
				PRESCOTT PAUL W TR				01/26/2005 F 1 29896-38			
				PRESCOTT P A & J G TRUSTE				07/05/2000 F 18672-255			

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	%
15-728	11/02/2015	1	NEW CONST	200,000	08/12/2016	SJ	100	10
15-728	11/02/2015	1	NEW CONST	200,000	08/28/2018	JD	100	0
15-728	11/02/2015	1	NEW CONST	200,000	08/29/2019	JD	100	0
15-728	11/02/2015	1	NEW CONST	200,000	08/10/2020	JD	100	100
13-156	03/28/2013	4	DEMO		06/05/2013	SJ	100	100

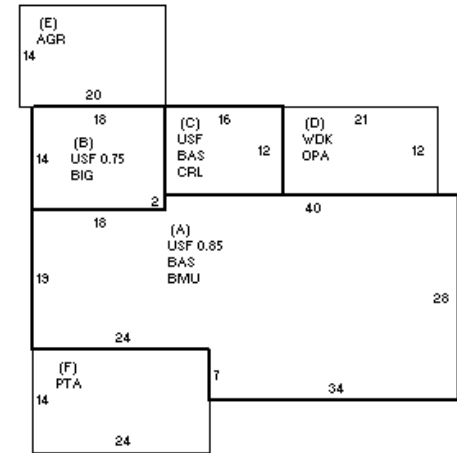
LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	24,335 CLF	1.00	100	1.00	1,320,000	1.56	100	1.00	WV6	3.00	1,151,640

TOTAL	24,335 SF	ZONING	FRNT	280	ASSESSED	CURRENT	PREVIOUS
Ngh	CLIFFS	NOTE	LAND	1,151,600	1,046,900		
Inf1	FACTOR 100		BUILDING	929,800	827,400		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
			TOTAL	2,081,400	1,874,300		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	5/3/2011	SJ
MODEL	1		RESIDENTIAL	LIST	5/3/2011	EST
STYLE	4	1.10	CAPE [100%]	REVIEW	8/10/2020	JD
QUALITY	G	1.20	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

G

YEAR BLT	2014	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	929,836
NET AREA	3,200	DETAIL ADJ	1.133	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	1,420		50.47	71,666		
\$NLA(RCN)	\$291	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	+	BAS	L	BASE AREA	1,612	2014	255.08	411,185		
				ROOF SHAPE	1	GABLE	1.00	+	USF	L	UPPER STORY FIN	1,588	2014	231.97	368,362		
				ROOF COVER	1	ASPH SHINGLES	1.00	B	BIG	N	BUILT-IN GARAGE	252		59.06	14,882		
				FLOOR COVER	12	COMB	1.00	C	CRL	N	BSMT CRAWL	192		11.27	2,164		
				INT FINISH	2	DRYWALL	1.00	D	OPA	N	OPEN PORCH	252		61.80	15,574		
				HEATING/COOLING	9	WARM/COOL AIR	1.03	D	WDK	N	WOOD DECK	252		46.08	11,612		
				FUEL SOURCE	2	GAS	1.00	E	AGR	N	ATT GARAGE	280		52.13	14,596		
								F	PTA	N	PATIO	336		17.88	6,007		
									GEN	O	GENERATOR	1		0.00			
									ODS	O	OUT DOOR SHOWER	1		1,824.00	1,824		

CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	G
KITCHEN	G
BATHS	G
HEAT	A
ELECT	A
EFF.YR/AGE	2022 / 0
COND	0 0 %
FUNC	0
ECON	0
DEPR	0 % GD 100
RCNLD	\$929,800