

Key: 7243

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 6.925

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
HEAVEY CHRISTOPHER W & MICHELLE M 198 CANTON AVE MILTON, MA 02186				70-2-42-0				38 ATLANTIC DR			
				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)
				HEAVEY CHRISTOPHER W & COTE JEFFREY J & MICHELLE				08/04/2017	V	710,000	48760-227
				COTE JEFFREY J & MICHELLE				12/10/2012	F	1	42364-29
								06/10/2005	QS	633,500	30697-99

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 %
23-316	04/12/2023	3	ALTERATIONS	36,000	06/12/2023	JD	100 100
19-767	10/15/2019	7	OTHERS	125,000	08/12/2020	JD	100 80
19-767	10/15/2019	7	OTHERS	125,000	03/25/2021	JD	100 100
13-288	05/14/2013	3	ALTERATIONS	9,960	09/03/2013	SJ	100 100
05-557	09/01/2005	3	ALTERATIONS	5,000	09/07/2006	SJ	100 100

LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	4,223	HUM	1.00	100	1.00	100	1.00	WF7	1.70		589,960

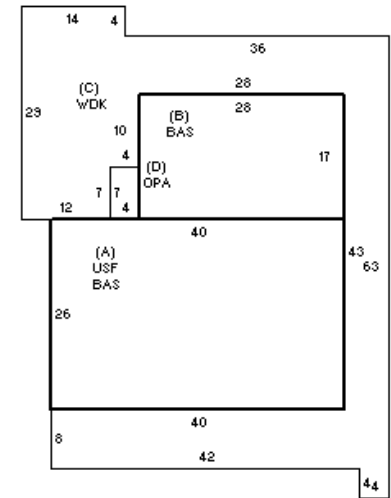
TOTAL	4,223 SF	ZONING	FRNT	62	ASSESSED	CURRENT	PREVIOUS
Ngh	HUMAROCK	NOTE	LAND	590,000	504,800		
Inf1	FACTOR 100		BUILDING	443,800	381,400		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
			<b>TOTAL</b>	<b>1,033,800</b>	<b>886,200</b>		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								06/12/2023



BLDG COMMENTS



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	8/12/2020	JD
MODEL	1		RESIDENTIAL	LIST	8/12/2020	EST
STYLE	7	1.20	CONVENTIONAL [100%]	REVIEW	6/12/2023	JD
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

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YEAR BLT	1940	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	652,709		
NET AREA	2,556	DETAIL ADJ	1.222	FOUNDATION	1	PIER	0.98	+	BAS	L	BASE AREA	1,516	1940	236.47	358,495	CONDITION ELEM	CD		
\$NLA(RCN)	\$255	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	USF	L	UPPER STORY FIN	1,040	1940	215.05	223,650	EXTERIOR	A		
				ROOF SHAPE	1	GABLE	1.00	C	WDK	N	WOOD DECK	1,342		38.40	51,533	INTERIOR	A		
				ROOF COVER	1	ASPH SHINGLES	1.00	D	OPA	N	OPEN PORCH	28		51.50	1,442	KITCHEN	G		
				FLOOR COVER	2	SOFTWOOD	1.00		FPL	O	FIREPLACE	1		7,813.00	7,813	BATHS	G		
				INT FINISH	1	PLASTER	1.00		GEN	O	GENERATOR	1		0.00		HEAT	A		
				HEATING/COOLING	11	HW/COOL AIR	1.04									ELECT	A		
				FUEL SOURCE	2	GAS	1.00												
																		EFF.YR/AGE	1971 / 51
																		COND	32 32 %
																		FUNC	0
																		ECON	0
																		DEPR	32 % GD 68
																		RCNLD	\$443,800