

Key: 7514

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 7.188

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER		PARCEL ID	LOCATION			
O'BRIEN THOMAS J & SUSAN L PO BOX 393 HUMAROCK, MA 02047		72-4-13-0	31 BRUNSWICK ST			
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)	
O'BRIEN THOMAS J & SUSAN		07/09/1984	QS		(69688)	
OBRIEN THOMAS J AND MARGA		01/01/1956	XX		(C00022083)	

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	%
10-522	11/05/2010	3	ALTERATIONS	3,000	08/10/2011	SJ	100	100
98-261	06/11/1998	3	ALTERATIONS				100	100
89-159	04/14/1989	3	ALTERATIONS				100	100

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	4,200	HUM 1.00	100	1.00	550,000	8.18	100	1.00	R08	1.25	433,700

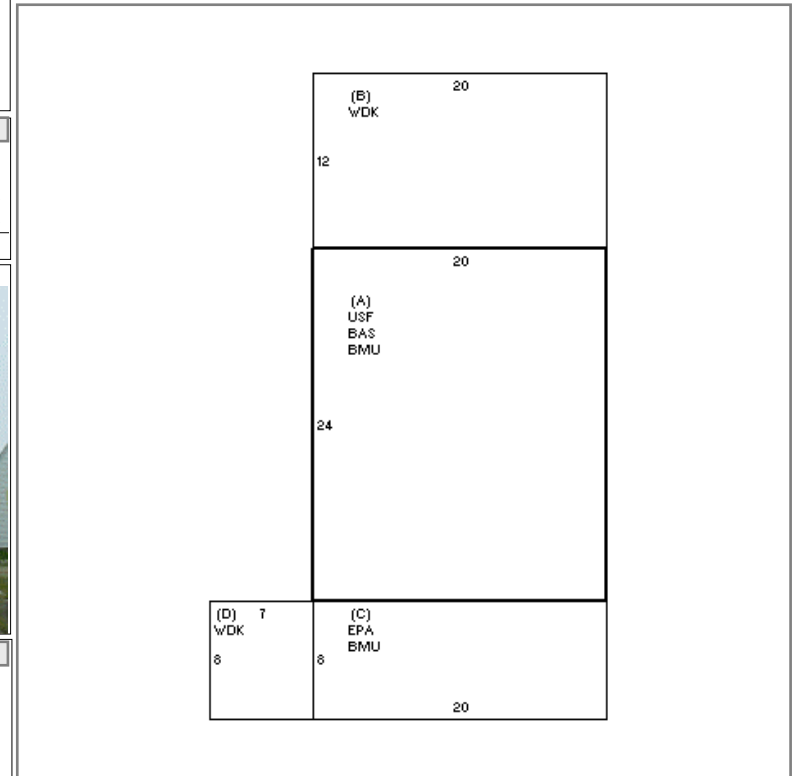
TOTAL	4,200 SF	ZONING	FRNT	51	ASSESSED	CURRENT	PREVIOUS
Ngh	HUMAROCK	NOTE	LAND	433,700	394,300		
Inf1	FACTOR 100		BUILDING	109,000	103,100		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
TOTAL				542,700	497,400		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



PHOTO	09/19/2003
BLDG COMMENTS	

BUILDING	CD	ADJ	DESC	MEASURE	4/15/2010	PL
MODEL	1		RESIDENTIAL	LIST	4/15/2010	EST
STYLE	7	1.20	CONVENTIONAL [100%]	REVIEW	3/8/2011	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1940	SIZE ADJ	1.000
NET AREA	960	DETAIL ADJ	1.200
\$NLA(RCN)	\$355	OVERALL	1.000
CAPACITY		UNITS	ADJ
STORIES		2	1.00
ROOMS		7	1.00
BEDROOMS		4	1.00
BATHROOMS		1	1.00
# 1/2 BATHS		1	1.00
TOT FIXTURES		6	\$5,760
# UNITS		1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	CONT BSMT WALL	1.00
EXT COVER	1	WD SHINGLES	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH SHINGLES	1.00
FLOOR COVER	14	COMB	1.00
INT FINISH	1	PLASTER	1.00
HEATING/COOLING	99	N/A	1.00
FUEL SOURCE	99	N/A	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	640		54.73	35,027
A	BAS	L	BASE AREA	480	1940	290.15	139,270
A	USF	L	UPPER STORY FIN	480	1940	263.86	126,651
+	WDK	N	WOOD DECK	296		38.40	11,366
C	EPA	N	ENCLOSED PORCH	160		90.20	14,432
	F21	O	FPL 2S 1OP	1		8,239.00	8,239

TOTAL RCN	340,745	
CONDITION ELEM	CD	
EXTERIOR		
INTERIOR		
KITCHEN		
BATHS		
HEAT		
ELECT		
EFF.YR/AGE	1952 / 70	
COND	64	64 %
FUNC	4	PARTIAL HEAT
ECON	0	
DEPR	68	% GD 32
RCNLD	\$109,000	