

Key: 7622

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 7.295

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
MOREL ROBERT G JR C/O MOREL JOANNE 5 LENNON RD ARLINGTON, MA 02474				73-7-26-0				22 OCEAN FRONT ST			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
MOREL ROBERT G JR				06/26/1992	QS		(83178)				
MOREL ROBERT G & GRACE M				01/01/1950	XX		14038-0				
MOREL ROBERT G AND GRACE				01/01/1950	XX		(C00014038)				

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	%
02-594	10/09/2002	2	ADDITIONS		03/30/2004	PJB	100	100
		3	ALTERATIONS				100	100
		2	ADDITIONS				100	100
		7	OTHERS				100	100

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	5,375 HUM	1.00	100	1.00	100	1.00	748,000	6.46	100	1.00	WF7 1.70	595,930

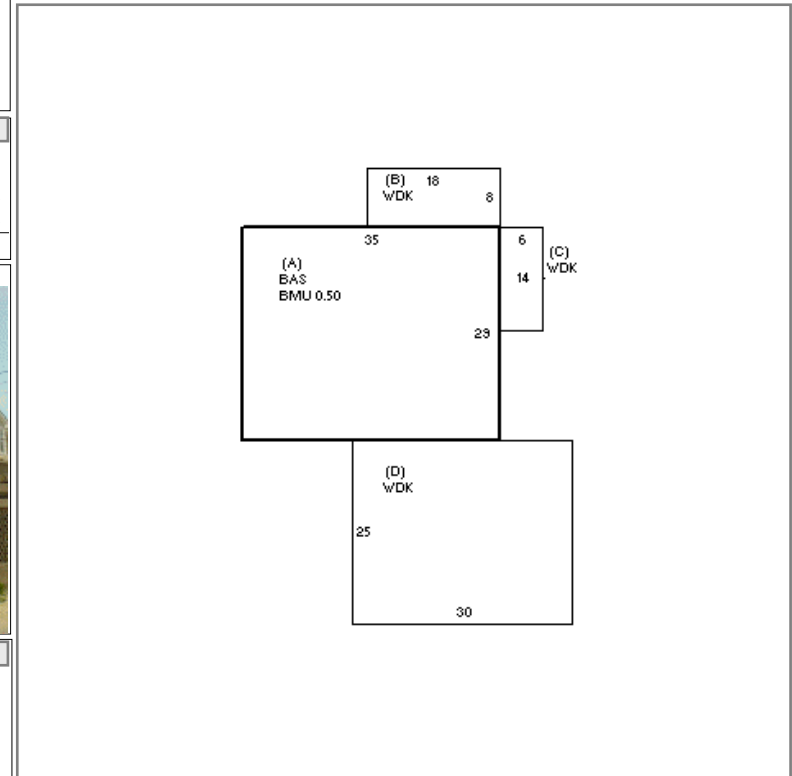
TOTAL	5,375 SF	ZONING	FRNT	52	ASSESSED	CURRENT	PREVIOUS
Ngh	HUMAROCK	NOTE			LAND	595,900	509,900
Inf1	FACTOR 100		BUILDING	210,800	187,400		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
			TOTAL		806,700	697,300	

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	12/9/2010	PL
MODEL	1		RESIDENTIAL	LIST	12/9/2010	EST
STYLE	1	0.85	RANCH [100%]	REVIEW	3/7/2011	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1950	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	284,915
NET AREA	1,015	DETAIL ADJ	0.850	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	508		60.20	30,583		
\$NLA(RCN)	\$281	OVERALL	1.000	EXT COVER	4	VINYL	1.00	A	BAS	L	BASE AREA	1,015	1950	201.94	204,965		
				ROOF SHAPE	1	GABLE	1.00	+	WDK	N	WOOD DECK	978		38.40	37,555		
				ROOF COVER	1	ASPH SHINGLES	1.00		BMG	O	BSMT GARAGE	1		2,491.00	2,491		
				FLOOR COVER	14	COMB	1.00		F11	O	FPL 1S 10P	1		7,281.00	7,281		
				INT FINISH	1	PLASTER	1.00										
				HEATING/COOLING	1	FORCED AIR	1.00										
				FUEL SOURCE	99	N/A	1.00										



CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	3	1.00
BEDROOMS	1	1.00
BATHROOMS	1	1.00
# 1/2 BATHS	0	1.00
TOT FIXTURES	3	\$2,040
# UNITS	1	1.00

CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	

EFF.YR/AGE	1985 / 37
COND	26 26 %
FUNC	0
ECON	0
DEPR	26 % GD 74

RCNLD	\$210,800
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