

Key: 7679

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 7.351

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
NORTON MARILYN J PO BOX 445 HUMAROCK, MA 02047				73-5-15-0				4 OCEAN DR			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
NORTON MARILYN J				07/13/1990	QS	122,500		(80367)			
CONNELL MARY E AND PAUL J				01/01/1967	XX			(C00038273)			
ENGEL KATHERINE AND				01/01/1959	XX			(C00025861)			

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	%
22-1049	10/06/2022	3	ALTERATIONS	20,481	06/13/2023	JD	100	100
07-315	06/07/2007	3	ALTERATIONS	37,000	08/22/2008	SJ	100	100
00-532	11/02/2000	3	ALTERATIONS				100	100
95-134	03/23/1995	3	ALTERATIONS				100	100
		3	ALTERATIONS				100	100

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	4,000	HUM	1.00	1.00	534,600	8.57	90	0.90	WV3	1.35	420,730

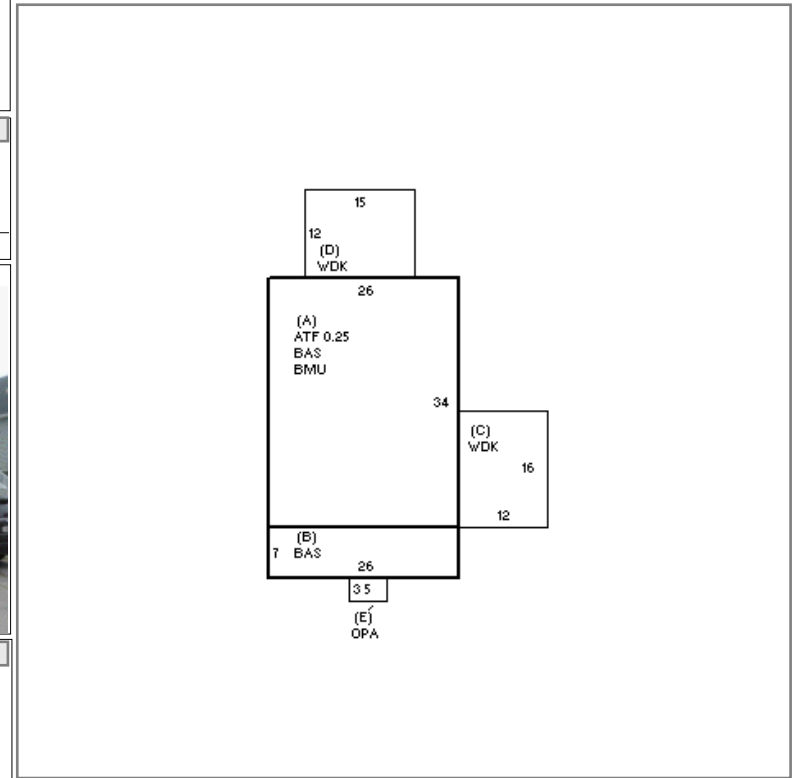
TOTAL	4,008 SF	ZONING	FRNT	94	ASSESSED	CURRENT	PREVIOUS
Ngh	HUMAROCK	NOTE infl3 - obstructed views	LAND	420,700	382,500		
Infl1	FACTOR 100		BUILDING	159,100	136,000		
Infl2	PHY 100		DETACHED	900	900		
			OTHER	0	0		
			TOTAL	580,700	519,400		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	30 0.70 8X10		80	15.97	900



BUILDING	CD	ADJ	DESC	MEASURE	10/27/2015	SJ
MODEL	1		RESIDENTIAL	LIST	7/26/2018	JD
STYLE	6	0.85	COTT/BUNGALOW [100%]	REVIEW	6/13/2023	JD
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	884		48.92	43,245
EXT COVER	7	STUCCO	0.98	A	ATF	L	ATTIC FINISH	221	1947	119.58	26,427
ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,066	1947	185.08	197,294
ROOF COVER	1	ASPH SHINGLES	1.00	+	WDK	N	WOOD DECK	372		38.40	14,285
FLOOR COVER	14	COMB	1.00	E	OPA	N	OPEN PORCH	15		51.53	773
INT FINISH	1	PLASTER	1.00								
HEATING/COOLING	1	FORCED AIR	1.00								
FUEL SOURCE	2	GAS	1.00								



YEAR BLT	1947	SIZE ADJ	1.000
NET AREA	1,287	DETAIL ADJ	0.833
\$NLA(RCN)	\$221	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1.25	1.00
ROOMS	5	1.00
BEDROOMS	3	1.00
BATHROOMS	1	1.00
# 1/2 BATHS	0	1.00
TOT FIXTURES	3	\$1,999
# UNITS	1	1.00

TOTAL RCN	284,023	
CONDITION ELEM	CD	
EXTERIOR	F	
INTERIOR	F	
KITCHEN	F	
BATHS	F	
HEAT	A	
ELECT	A	
EFF.YR/AGE	1963 / 59	
COND	44	44 %
FUNC	0	
ECON	0	
DEPR	44	% GD 56
RCNLD	\$159,100	