

Key: 7873

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 7.534

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
DEVIN KEVIN J & LORRAINE A TRS 94 GREENFIELD LN SCITUATE, MA 02066				54-3-B-0				94 GREENFIELD LN			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
DEVIN KEVIN J & LORRAINE				08/26/2020	F	100	53320-242				
DEVIN KEVIN J & LORRAINE				06/16/2020	F	100	52916-219				
DEVIN KEVIN J TR &				06/21/2016	F	1	47076-227				

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	%
04-252	05/07/2004	2	ADDITIONS	90,000	09/01/2004	SJ	100	100
97-350	06/25/1997	3	ALTERATIONS				100	100
95-199	04/20/1995	3	ALTERATIONS				100	100
		2	ADDITIONS				0	100

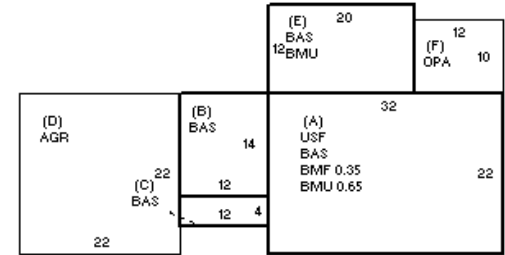
LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	35,164	HBR 1.00	100	1.00	100	1.00	506,000	1.12	100	1.00	R04 1.15	457,690

TOTAL	35,164 SF	ZONING	FRNT	148	ASSESSED	CURRENT	PREVIOUS
Ngh	HARBOR	NOTE	LAND	457,700	416,100		
Inf1	FACTOR 100		BUILDING	422,000	395,700		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
			TOTAL	879,700	811,800		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	9/17/2009	PL
MODEL	1		RESIDENTIAL	LIST	9/17/2009	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	3/3/2011	ER
QUALITY	G	1.20	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BUILDING

YEAR BLT	1972	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	562,602		
NET AREA	1,864	DETAIL ADJ	1.030	FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	698		57.54	40,164	CONDITION ELEM	CD		
\$NLA(RCN)	\$302	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	BMF	N	BSMT FINISH-SEP	246		80.78	19,871	EXTERIOR			
				ROOF SHAPE	3	GAMBREL	1.00	A	USF	L	UPPER STORY FIN	704	1972	229.60	161,635	INTERIOR			
				ROOF COVER	2	WOOD SHINGLES	1.01	+	BAS	L	BASE AREA	920	1972	252.47	232,274	KITCHEN			
				FLOOR COVER	14	COMB	1.00	D	AGR	N	ATT GARAGE	484		53.34	25,818	BATHS			
				INT FINISH	2	DRYWALL	1.00	E	BAS	L	BASE AREA	240	2005	252.47	60,593	HEAT			
				HEATING/COOLING	2	HOT WATER	1.02	F	OPA	N	OPEN PORCH	120		61.80	7,416	ELECT			
				FUEL SOURCE	99	N/A	1.00	F21	O	FPL 2S 1OP	1		9,886.80	9,887					
																		EFF.YR/AGE	1990 / 32
																		COND	25 25 %
																		FUNC	0
																		ECON	0
																		DEPR	25 % GD 75
																		RCNLD	\$422,000