

Key: 7993

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 7.664

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
NOONAN JOSEPH S & LAURA E TRS 28 BRIDLE LANE SCITUATE, MA 02066				50-7-25-0				10 FRONT ST			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
NOONAN JOSEPH S & LAURA E				07/09/2019	QS	756,756 (128790)					
BANK OF AMERICA				03/27/1985	XX	115,000 (70985)					
BANK OF AMERICA				01/01/1960	QS	27345-N/A					

CLASS	CLASS%	DESCRIPTION		BN ID	BN	CARD	
3410	100	BANK BLDG			1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st %
20-940	12/22/2020	3	ALTERATIONS	100,000	08/16/2021	JD	100 50
20-940	12/22/2020	3	ALTERATIONS	100,000	07/25/2022	JD	100 50
20-940	12/22/2020	3	ALTERATIONS	100,000	05/23/2023	NC	50 50
15-620	09/22/2015	3	ALTERATIONS	159,000	07/26/2016	SJ	100 100
14-468	07/30/2014	2	ADDITIONS	58,000	09/08/2015	SJ	100 100

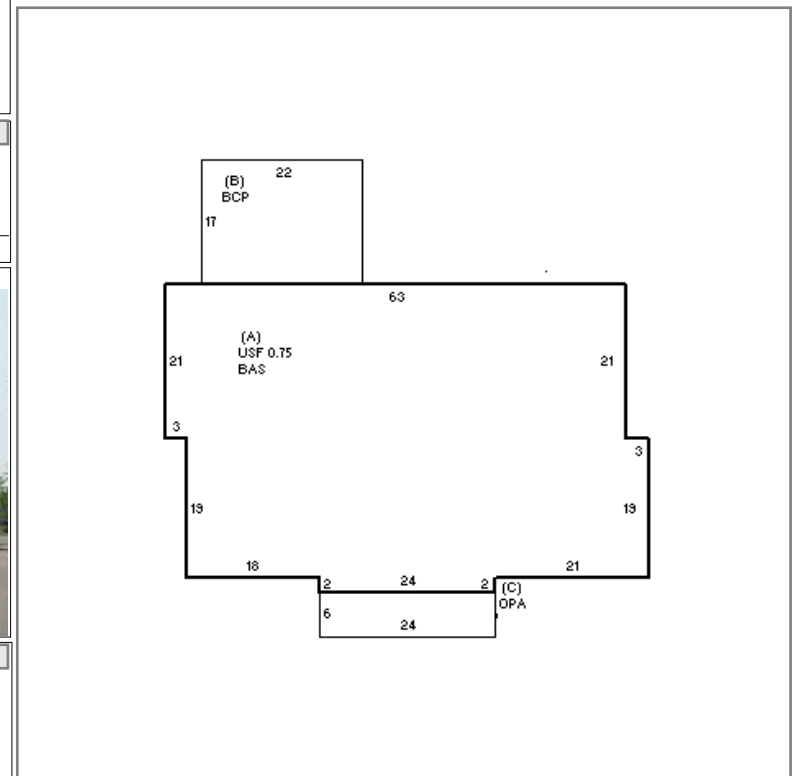
LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
103	S	25,800	C06 1.00	100 1.00	100 1.00	462,185	1.41	100 1.00	C06	1.15		387,190

TOTAL	25,788 SF	ZONING	FRNT	20	ASSESSED	CURRENT	PREVIOUS
Ngh	6	NOTE	LAND	387,200	370,500		
Inf1	FACTOR 100		BUILDING	571,300	464,700		
Inf2	PHY 100		DETACHED	24,100	22,700		
			OTHER	0	0		
			TOTAL	982,600	857,900		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
PAV	A	1.00 50 0.50			10,000	3.40	17,000
LH1	A	1.00 50 0.50			3	1,530.70	2,300
SP2	V	1.50 30 0.70	5X5		25	272.10	4,800



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	LIST	REVIEW
MODEL	5		CIM-5			
STYLE	24	1.01	BANK [57%]		4/29/2011	DF
QUALITY	G	1.10	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]		7/6/2023	JD

BLDG COMMENTS
FORMER BANK OF AMERICA

G

YEAR BLT	1985	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	892,628		
NET AREA	4,494	DETAIL ADJ	1.009	FOUNDATION	2	SLAB	1.00	A	BAS	L	BASE AREA	2,568	1985	179.29	460,404	CONDITION ELEM	CD		
\$NLA(RCN)	\$199	OVERALL	1.000	EXT. COVER	4	VINYL	1.00	A	USF	L	UP-STRY FIN	1,926	1985	179.29	345,303	EXTERIOR	V		
				ROOF SHAPE	1	GABLE	1.00	B	BCP	N	BANK CANOPY	374		64.90	24,273	INTERIOR	V		
				ROOF COVER	1	ASPH/CMP SHIN	1.00	C	OPA	N	OPEN PORCH	144		30.80	4,435	CDN/APP	V		
				FLOOR COVER	3	W/W CARPET	1.00		VLT	N	VAULT	120		192.00	23,040				
				INT. FINISH	2	DRYWALL	1.00		ATM	O	ATM	1		0.00					
				HEATING/COOL	9	WARM/COOL AIR	1.00		NDB	O	NT DEP BOX	1		12,841.00	12,841				
				FUEL SOURCE	2	GAS	1.00		V06	O	6" VLT DOOR	1		22,332.00	22,332				
																		EFF.YR/AGE	2016 / 6
																		COND	6 6 %
																		FUNC	10 uc
																		ECON	20
																		DEPR	36 % GD 64
																		RCNLD	\$571,300