

Key: 8037

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 7.730

LEGALS

| CURRENT OWNER | | | | PARCEL ID | | | | LOCATION | | | |
|--|--|--|--|------------|----|------------|--------------|------------------|--|--|--|
| DOLAN THOMAS & DENISE 33 CENTRAL AV UNIT 1 MARSHFIELD, MA 02050 | | | | 71-9-5-0 | | | | 33-U1 CENTRAL AV | | | |
| TRANSFER HISTORY | | | | DOS | T | SALE PRICE | BK-PG (Cert) | | | | |
| DOLAN THOMAS & DENISE | | | | 04/06/2018 | QS | 1,149,000 | 49673-181 | | | | |
| ANDERSON DONALD R TR | | | | 04/12/2017 | F | 1 | 48306-264 | | | | |
| ANDERSON DONALD R | | | | 06/13/2016 | F | 100 | 47043-83 | | | | |

| CLASS | CLASS% | DESCRIPTION | | | BN ID | BN | CARD | |
|---------|--------|-------------|-----------|--------|------------|----|--------|-----|
| 1020 | 100 | CONDOMINIUM | | | | 1 | 1 of 1 | |
| PMT NO | PMT DT | TY | DESC | AMOUNT | INSP | BY | 1st | % |
| C12-132 | | 1 | NEW CONST | | 04/30/2013 | SJ | 100 | 100 |
| | | 7 | OTHERS | | 04/30/2013 | SJ | 100 | 100 |
| | | 1 | NEW CONST | | 06/11/2012 | SJ | 60 | 60 |

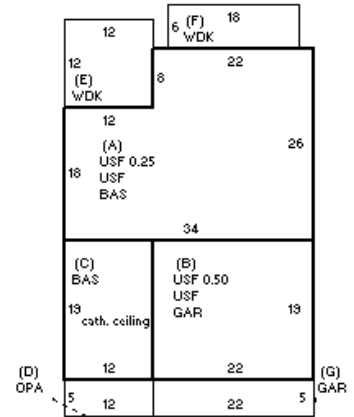
LAND

| CD | T | AC/SF/UN | Ngh | Inf1 | Inf2 | ADJ BASE | SAF | Inf3 | Lpi | VC | CREDIT AMT | ADJ VALUE |
|----|---|----------|-----|------|------|----------|-----|------|-----|----|------------|-----------|
| | | | | | | | | | | | | |

| TOTAL | SF | ZONING | FRNT | 0 | ASSESSED | CURRENT | PREVIOUS |
|-------|----|------------------|------|---|--------------|------------------|------------------|
| Ngh | | Condo's /FY 2014 | | | LAND | 0 | 0 |
| Inf1 | | | | | BUILDING | 1,366,400 | 1,376,700 |
| Inf2 | | | | | DETACHED | 0 | 0 |
| | | | | | OTHER | 0 | 0 |
| | | | | | TOTAL | 1,366,400 | 1,376,700 |

DETACHED

| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD | PHOTO |
|----|------|------|----------|----|-------|-----------|-------|------------|
| | | | | | | | | 05/11/2023 |

BUILDING

| BUILDING | CD | ADJ | DESC | MEASURE | 5/11/2023 | NC |
|----------|----|------|-------------------|---------------|-----------|-----|
| MODEL | 10 | | CONDO | LIST | 5/11/2023 | EST |
| STYLE | 1 | 1.00 | CONDO [100%] | REVIEW | 6/20/2023 | MR |
| QUALITY | G | 1.25 | GOOD [100%] | BLDG COMMENTS | | |
| FRAME | 1 | 1.00 | WOOD FRAME [100%] | XTRA SHOWER | | |

G

| YEAR BLT | 2012 | SIZE ADJ | 1.000 | ELEMENT | CD | DESCRIPTION | ADJ | S | BAT | T | DESCRIPTION | UNITS | YB | ADJ PRICE | RCN | TOTAL RCN | 1,408,617 |
|--------------|-------|------------|----------|-------------|----|---------------|------|---|-----|---|---------------|-------|------|-----------|---------|----------------|-------------|
| NET AREA | 2,628 | DETAIL ADJ | 2.167 | COMPLEX | 88 | SOUTH RIVER | 1.70 | + | BAS | L | BAS AREA | 1,016 | 2012 | 514.20 | 522,429 | CONDITION ELEM | CD |
| \$NLA(RCN) | \$536 | OVERALL | 1.000 | STYLE | 20 | TOWNHOUSE | 1.00 | + | USF | L | UP-STRY FIN | 1,612 | 2012 | 514.20 | 828,894 | INTERIOR | A |
| | | | | VIEW/LOC | 7 | WATERFRONT | 1.25 | + | GAR | N | GARAGE | 528 | | 47.63 | 25,146 | KITCHEN | A |
| | | | | HVAC | 9 | WARM/COOL AIR | 1.02 | D | OPA | N | OPEN PORCH | 60 | | 30.50 | 1,830 | BATHS | A |
| | | | | FUEL SOURCE | 2 | GAS | 1.00 | + | WDK | N | ATT WOOD DECK | 252 | | 23.75 | 5,985 | EXTERIOR | A |
| | | | | FLOOR LEVEL | 5 | END UNIT | 1.00 | | GFP | O | GAS FIREPLACE | 1 | | 3,530.00 | 3,530 | | |
| | | | | CONDO MODEL | 99 | | 1.00 | | | | | | | | | | |
| | | | | INT QUALITY | 0 | | 1.00 | | | | | | | | | | |
| CAPACITY | | UNITS | ADJ | | | | | | | | | | | | | | |
| ROOMS | | 7 | 1.00 | | | | | | | | | | | | | | |
| BEDROOMS | | 3 | 1.00 | | | | | | | | | | | | | | |
| BATHROOMS | | 3 | 1.00 | | | | | | | | | | | | | | |
| # 1/2 BATHS | | 1 | 1.00 | | | | | | | | | | | | | | |
| TOT FIXTURES | | 12 | \$20,803 | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | EFF.YR/AGE | 2012 / 10 |
| | | | | | | | | | | | | | | | | COND | 3 3 % |
| | | | | | | | | | | | | | | | | FUNC | 0 |
| | | | | | | | | | | | | | | | | ECON | 0 |
| | | | | | | | | | | | | | | | | DEPR | 3 % GD 97 |
| | | | | | | | | | | | | | | | | RCNLD | \$1,366,400 |