

Key: 8285

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 7.901

LEGALS

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
SHEA BARBARA E S/O FRASIER TIMOTHY & KELLY 8 THIRD AV SCITUATE, MA 02066				34-8-12-G				8 THIRD AV			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
FRASIER TIMOTHY & KELLY				07/28/2023	QS	750,000	(135693)				
SHEA BARBARA E				01/01/1975	QS		(53375)				
RYAN ROBERT H				01/01/1973	XX		(C00049148)				

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 %

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	10,000	OS 1.00	100	1.00	100	1.00	440,000	3.58	100	1.00	R08 1.00	361,190

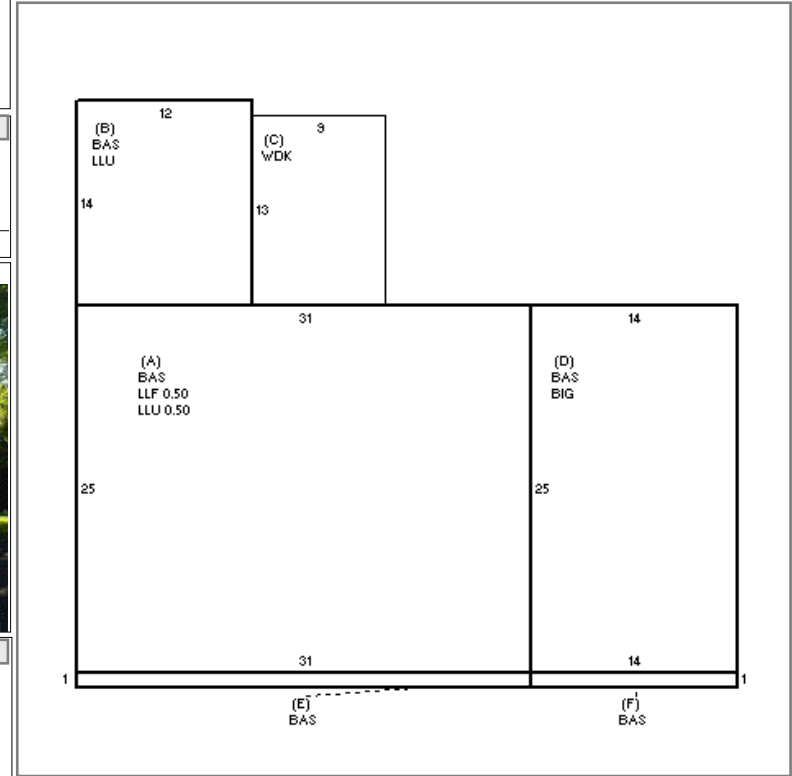
TOTAL	10,000 SF	ZONING	FRNT	88	ASSESSED	CURRENT	PREVIOUS
Ngh	OCEANSIDE	NOTE			LAND	361,200	328,400
Inf1	FACTOR 100		BUILDING	280,800	266,200		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
					TOTAL	642,000	594,600

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS
MLS

BUILDING	CD	ADJ	DESC	MEASURE	11/1/2010	PL
MODEL	1		RESIDENTIAL	LIST	11/1/2010	EST
STYLE	2	1.00	RAISED RANCH [100%]	REVIEW	8/15/2023	JD
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1972	SIZE ADJ	1.000
NET AREA	1,726	DETAIL ADJ	1.040
\$NLA(RCN)	\$229	OVERALL	1.000
CAPACITY		UNITS	ADJ
STORIES	1	1.00	
ROOMS	7	1.00	
BEDROOMS	3	1.00	
BATHROOMS	1	1.00	
# 1/2 BATHS	1	1.00	
TOT FIXTURES	5	\$4,160	
# UNITS	1	1.00	

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	CONT BSMT WALL	1.00	+	LLU	N	LOWER LEVEL UNF	556		59.45	33,053
EXT COVER	1	WD SHINGLES	1.00	A	LLF	L	LOWER LEVEL FIN	388	1972	141.23	54,799
ROOF SHAPE	1	GABLE	1.00	C	WDK	N	WOOD DECK	117		38.40	4,493
ROOF COVER	1	ASPH SHINGLES	1.00	D	BIG	N	BUILT-IN GARAGE	350		50.77	17,770
FLOOR COVER	14	COMB	1.00	+	BAS	L	BASE AREA	1,338	1972	204.76	273,972
INT FINISH	2	DRYWALL	1.00	F11	O	O	FPL 1S 10P	1		7,281.00	7,281
HEATING/COOLING	11	HW/COOL AIR	1.04								
FUEL SOURCE	2	GAS	1.00								

TOTAL RCN	395,528
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	G
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A
EFF.YR/AGE	1975 / 47
COND	29 29 %
FUNC	0
ECON	0
DEPR	29 % GD 71
RCNLD	\$280,800