

Key: 8369

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 7.978

LEGAL

LAND

DETACHED

BUILDING

GRID

CURRENT OWNER				PARCEL ID				LOCATION			
SULLIVAN JEANNE M & KEVIN J 145 C J CUSHING WAY SCITUATE, MA 02066				58-2-5-G				145 C J CUSHING WAY			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
SULLIVAN JEANNE M & KEVIN				10/07/2014	QS	650,000	44819-238				
SCHINDLER GERALD F				08/13/1984	QS	40,000	5745-70				

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	%
92-612	07/30/1992	2	ADDITIONS		01/23/2004	PJB	100	100
		3	ALTERATIONS				100	100
		7	OTHERS				100	100

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,000 GB	1.00	100	1.00	374,000	1.00	100	1.00	R01	0.85	343,430
300	A	0.182 GB	1.00	100	1.00	16,830	1.00	100	1.00	R01	0.85	3,060

TOTAL	1.100 Acres	ZONING	FRNT	182	ASSESSED	CURRENT	PREVIOUS
Ngh	GREENBUSH	N O T E	IN-LAW/ACCESSORY DWG.		LAND	346,500	296,600
Infl1	FACTOR 100		BUILDING	769,000	698,500		
Infl2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
					TOTAL	1,115,500	995,100

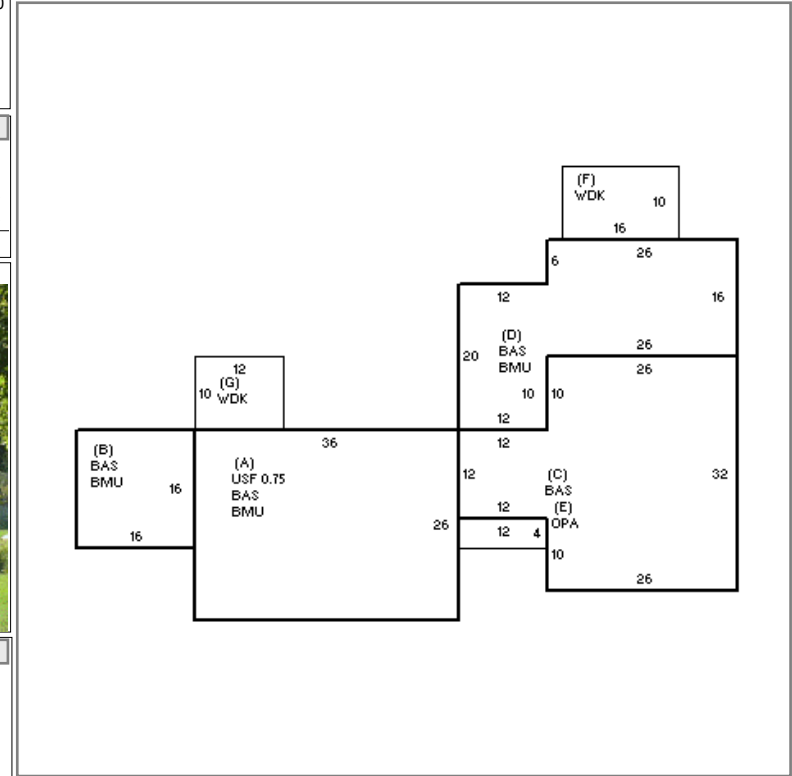
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS

IN-LAW/ LEGAL ACCESSORY DWELLING

BUILDING	CD	ADJ	DESC	MEASURE	3/25/2015
MODEL	1		RESIDENTIAL	LIST	3/25/2015
STYLE	4	1.10	CAPE [100%]	REVIEW	3/3/2011
QUALITY	G	1.20	GOOD [100%]		
FRAME	1	1.00	WOOD FRAME [100%]		ER



YEAR BLT	1985	SIZE ADJ	1.000
NET AREA	3,526	DETAIL ADJ	1.166
\$NLA(RCN)	\$291	OVERALL	1.000
CAPACITY		UNITS	ADJ
STORIES		1.75	1.00
ROOMS		8	1.00
BEDROOMS		4	1.00
BATHROOMS		3	1.00
# 1/2 BATHS		0	1.00
TOT FIXTURES		9	\$10,074
# UNITS		2	1.02

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,848		49.16	90,840
EXT COVER	2	CLAPBOARD	1.00	A	USF	L	UPPER STORY FIN	702	1985	236.04	165,700
ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	2,824	1985	259.56	732,990
ROOF COVER	1	ASPH SHINGLES	1.00	E	OPA	N	OPEN PORCH	48		61.80	2,966
FLOOR COVER	13	COMB	1.00	+	WDK	N	WOOD DECK	280		46.08	12,902
INT FINISH	2	DRYWALL	1.00	F21	O	FPL 2S 1OP		1		9,886.80	9,887
HEATING/COOLING	11	HW/COOL AIR	1.04								
FUEL SOURCE	99	N/A	1.00								

TOTAL RCN	1,025,359
CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	
EFF.YR/AGE	1990 / 32
COND	25 25%
FUNC	0
ECON	0
DEPR	25 % GD 75
RCNLD	\$769,000