

Key: 8398

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 8.006

LEGAL

LAND

DETACHED

BUILDING

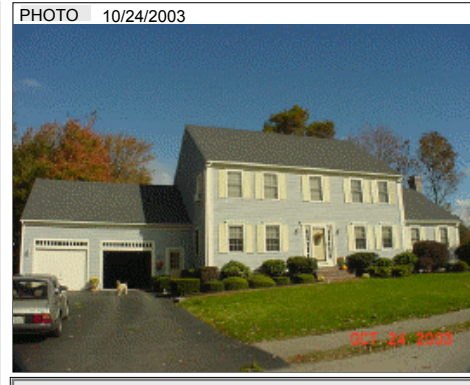
CURRENT OWNER				PARCEL ID				LOCATION			
NIKEL CHAD & GAYLE ANN 5 WINDWARD LN SCITUATE, MA 02066				27-1-8-K				5 WINDWARD LN			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
NIKEL CHAD & GAYLE ANN				04/16/2014	QS	787,500	44236-126				
WALLS MICHAEL J & PATRICI				07/13/2000	QS	549,900	18694-7				
BREITZKA STEVEN L & CYNTH				03/09/1999	XX		17221-149				

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	%
23-0478	06/06/2023	3	ALTERATIONS	75,000				0
17-779	12/06/2017	3	ALTERATIONS	36,000	04/05/2018	JD	100	100
98-02	01/05/1998	3	ALTERATIONS				100	100
93-563	09/21/1993	1	NEW CONST				100	100

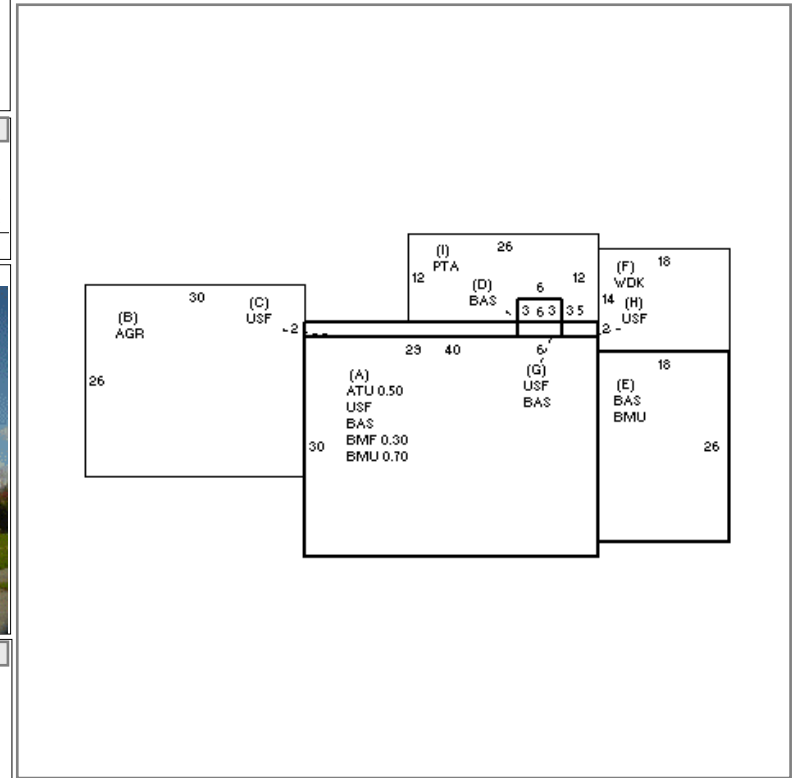
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	20,079	SC	1.00	100	1.00	100	1.00	R06	1.40		528,990

TOTAL	20,079 SF	ZONING	FRNT	179	ASSESSED	CURRENT	PREVIOUS
Ngh	SCITUATE	NOTE			LAND	529,000	377,900
Inf1	FACTOR 100		BUILDING	847,900	783,800		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
					TOTAL	1,376,900	1,161,700

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS
FY12 FR-VG TO +



BUILDING	CD	ADJ	DESC	MEASURE	4/5/2018	JD
MODEL	1		RESIDENTIAL	LIST	4/5/2018	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%]			

YEAR BLT	1995	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	2,978	DETAIL ADJ	1.020	FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,308		50.12	65,551
\$NLA(RCN)	\$288	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	A	BMF	N	BSMT FINISH-SEP	360		70.35	25,327
				ROOF SHAPE	1	GABLE	1.00	A	ATU	N	ATTIC UNF	600		44.40	26,640
				ROOF COVER	1	ASPH SHINGLES	1.00	B	AGR	N	ATT GARAGE	780		48.16	37,562
				FLOOR COVER	13	COMB	1.00	+	USF	L	UPPER STORY FIN	1,280	1995	210.71	269,706
				INT FINISH	2	DRYWALL	1.00	+	BAS	L	BASE AREA	1,698	1995	231.70	393,428
				HEATING/COOLING	2	HOT WATER	1.02	F	WDK	N	WOOD DECK	252		46.08	11,612
				FUEL SOURCE	99	N/A	1.00	I	PTA	N	PATIO	294		17.88	5,257
									PTA	N	PATIO	216		17.88	3,862
									F11	O	FPL 1S 10P	1		8,737.20	8,737

TOTAL RCN	856,496
CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	V
KITCHEN	V
BATHS	V
HEAT	U
ELECT	U
EFF.YR/AGE	2021 / 1
COND	1 1 %
FUNC	0
ECON	0
DEPR	1 % GD 99
RCNLD	\$847,900